

Austin Heights HOA

Balance Sheet
As of 12/31/10

ASSETS

Cash Checking - Operating	\$ 8,377.78	
Cash - Working Capital	4,550.89	
Cash - Reserves	.01	
HOA Assmts Receivable	5,485.75	
HOA Fine Fees Receivable	1,937.80	
HOA Late Fees Receiv.	255.00	
Admin Fees Receivable	60.00	
Legal Fees Receivable	471.50	
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TOTAL ASSETS		\$ 21,138.73
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LIABILITIES & EQUITY

CURRENT LIABILITIES:		
Working Capital	\$ 4,550.89	
Prepaid Owner Assessments	3,228.30	
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Subtotal Current Liab.		\$ 7,779.19
RESERVES:		
Reserves - Unallocated	\$.01	
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Subtotal Reserves		\$.01
EQUITY:		
Prior Years Retained Earnings	\$ 6,794.47	
Current Year Net Income/(Loss)	6,565.06	
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Subtotal Equity		\$ 13,359.53
TOTAL LIABILITIES & EQUITY		\$ 21,138.73
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Austin Heights HOA

Income/Expense Statement
Period: 12/01/10 to 12/31/10

Description	Current Period			Year-To-Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME:							
HOA Assmts. Income	.00	.00	.00	30,033.72	30,184.00	(150.28)	30,184.00
HOA Fine Fees Income	.00	.00	.00	2,275.00	.00	2,275.00	.00
HOA NSF Fees Income	.00	.00	.00	52.00	.00	52.00	.00
HOA Late Fees Income	.00	10.00	(10.00)	1,060.00	120.00	940.00	120.00
Demand Letter Fee	.00	.00	.00	65.00	.00	65.00	.00
Admin Fees Income	.00	.00	.00	80.00	.00	80.00	.00
Legal Fees Income	80.00	.00	80.00	459.00	.00	459.00	.00
Interest Income - Operating	.56	1.63	(1.07)	11.51	20.00	(8.49)	20.00
Subtotal Income	80.56	11.63	68.93	34,036.23	30,324.00	3,712.23	30,324.00
EXPENSES							
General & Administrative							
Management Fees	550.00	550.00	.00	6,600.00	6,600.00	.00	6,600.00
Audit/Tax Return	.00	25.00	25.00	270.00	300.00	30.00	300.00
Legal Fees	90.00	200.00	110.00	626.00	2,400.00	1,774.00	2,400.00
Postage & Mail	47.07	25.00	(22.07)	317.79	300.00	(17.79)	300.00
Insurance	475.14	148.12	(327.02)	667.50	1,777.00	1,109.50	1,777.00
Dues & Subscriptions	35.00	.00	(35.00)	35.00	.00	(35.00)	.00
Admin Fees & Supplies	178.90	50.00	(128.90)	1,046.49	600.00	(446.49)	600.00
Newsletter	.00	.00	.00	300.00	.00	(300.00)	.00
Contingency	.00	.00	.00	185.00	.00	(185.00)	.00
General & Administrative	1,376.11	998.12	(377.99)	10,047.78	11,977.00	1,929.22	11,977.00
Utilities							
Electricity	16.78	258.37	241.59	166.59	3,100.00	2,933.41	3,100.00
Water & Sewer	196.59	258.37	61.78	6,893.80	3,100.00	(3,793.80)	3,100.00
Utilities	213.37	516.74	303.37	7,060.39	6,200.00	(860.39)	6,200.00
Repair & Maintenance							
R&M / Landscaping	.00	100.00	100.00	1,737.00	1,200.00	(537.00)	1,200.00
Repair & Maintenance	.00	100.00	100.00	1,737.00	1,200.00	(537.00)	1,200.00
Service							
Service / Landscaping	775.00	900.00	125.00	8,525.00	10,800.00	2,275.00	10,800.00
Snow Removal	.00	.00	.00	101.00	.00	(101.00)	.00
Service	775.00	900.00	125.00	8,626.00	10,800.00	2,174.00	10,800.00

