

**Raintree Villa's Homeowners Association**  
**Profit & Loss Operating Current Month**  
 December 2019

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	Dec 19
<b>Ordinary Income/Expense</b>	
<b>Income</b>	
<b>Activities Income</b>	624.00
<b>Legal Fees</b>	200.00
<b>Maintenance Fee</b>	
Maintenance Fees-1250 sq ft	1,900.00
Maintenance Fees-1450 sq ft	5,916.00
Maintenance Fees-1550 sq ft	1,116.00
Maintenance Fees-1725 sq ft	414.00
Maintenance Fees-1850 sq ft	3,252.00
<b>Total Maintenance Fee</b>	12,598.00
<b>Total Income</b>	13,422.00
<b>Gross Profit</b>	13,422.00
<b>Expense</b>	
<b>Administrative</b>	
<b>Activities</b>	618.80
<b>Management fees</b>	565.00
<b>Total Administrative</b>	1,183.80
<b>Lawn Maintenance</b>	
<b>Gutter Cleaning</b>	1,800.00
<b>Snow Removal</b>	3,200.00
<b>Total Lawn Maintenance</b>	5,000.00
<b>Utilities</b>	
<b>Trash</b>	917.41
<b>Water</b>	16.58
<b>Total Utilities</b>	933.99
<b>Total Expense</b>	7,117.79
<b>Net Ordinary Income</b>	6,304.21
<b>Net Income</b>	6,304.21

**Raintree Villa's Homeowners Association**  
**Profit & Loss Budget vs. Actual Operating Account YTD**  
 January through December 2019

	Jan - Dec 19	Budget
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
Activities Income	894.00	
Finance Charges	210.41	
Legal Fees	1,000.00	
Maintenance Fee		
Maintenance Fees-1250 sq ft	28,023.20	28,800.00
Maintenance Fees-1450 sq ft	85,932.00	86,304.00
Maintenance Fees-1550 sq ft	17,099.70	17,856.00
Maintenance Fees-1725 sq ft	3,726.00	3,312.00
Maintenance Fees-1850 sq ft	35,514.22	35,420.00
<b>Total Maintenance Fee</b>	170,295.12	171,692.00
Other Income	189.19	
<b>Total Income</b>	172,588.72	171,692.00
<b>Gross Profit</b>	172,588.72	171,692.00
<b>Expense</b>		
<b>Administrative</b>		
Accounting & Tax Fees	325.00	400.00
Activities	1,082.99	900.00
Bank Service Charges	16.00	
Communications	93.10	120.00
Filing Fees	0.00	150.00
Insurance	812.00	1,000.00
Legal fees	1,562.50	1,500.00
Management fees	6,780.00	7,000.00
Printing/Office Supplies	50.72	150.00
Safety Deposit Box	25.00	25.00
Website	90.00	90.00
<b>Total Administrative</b>	10,837.31	11,335.00
<b>Lawn Maintenance</b>		
Core Aeration	0.00	4,500.00
Dirt Work/Sod	930.00	
Fertilization	11,055.00	11,600.00
Gutter Cleaning	5,855.00	4,000.00
Insect Control	4,715.00	5,000.00
Irrigation	22,871.15	23,000.00
Leaf Clean up	6,660.10	3,600.00
Monument Cleaning/Plants	0.00	700.00
Mowing	52,080.00	57,660.00
Mulch	6,275.00	5,000.00
Shrub Trimming	4,800.00	4,800.00
Snow Removal	12,875.00	12,000.00
Sod	109.50	
Tree Trimming/Uplift	10,540.00	9,500.00
Tree/Shrub Replacement	385.00	4,000.00
Verticut	3,350.00	5,000.00
<b>Total Lawn Maintenance</b>	142,500.75	150,360.00
Overpayment of dues	189.19	
<b>Repairs &amp; Maintenance</b>		
Bldg, gutters, roof repairs	3,805.00	3,500.00
Painting	90,040.22	30,000.00
<b>Total Repairs &amp; Maintenance</b>	93,845.22	33,500.00
<b>Utilities</b>		
Trash	11,008.92	12,000.00
Water	2,124.94	4,500.00

**Raintree Villa's Homeowners Association**  
**Profit & Loss Budget vs. Actual Operating Account YTD**  
 January through December 2019

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	Jan - Dec 19	Budget
Total Utilities	13,133.86	16,500.00
Total Expense	260,506.33	211,695.00
Net Ordinary Income	-87,917.61	-40,003.00
Other Income/Expense		
Other Income		
Transferred from Money Market	95,000.00	
Total Other Income	95,000.00	
Net Other Income	95,000.00	
Net Income	7,082.39	-40,003.00

**Raintree Villa's Homeowners Association**  
**Balance Sheet**  
As of December 31, 2019

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	<u>Dec 31, 19</u>
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
ARVEST-MM-1777	41,118.06
BM-CD-7616	43,056.25
BM-CD-7617	38,634.69
Mazuma	82,735.87
Operating Account	26,196.97
<b>Total Checking/Savings</b>	<u>231,741.84</u>
<b>Total Current Assets</b>	<u>231,741.84</u>
<b>TOTAL ASSETS</b>	<u><u>231,741.84</u></u>
<b>LIABILITIES &amp; EQUITY</b>	0.00