

**COMSTOCK ESTATES HOA
BALANCE SHEET
JULY 31, 2018**

	<u>JUNE</u>	<u>JULY</u>
ASSETS		
CURRENT ASSETS		
CASH IN BANK - CHECKING	67,311.73	65,301.57
CASH IN BANK - SAVINGS	80,025.65	80,032.33
TOTAL CASH IN BANK	<u>147,337.38</u>	<u>145,333.90</u>
UNDEPOSITED FUNDS	182.34	
CHECKS IN TRANSIT	(141.80)	(2,143.08)
TOTAL CASH	<u>147,377.92</u>	<u>143,190.82</u>
ACCOUNTS RECEIVABLE		
HOA ASSESSMENTS & FEES - 2018	2,777.00	2,858.05
HOA ASSESSMENTS & FEES -PRIOR YEARS	3,161.43	3,090.49
REIMBURSABLE EXPENSE	99.96	49.96
TOTAL ACCOUNTS RECEIVABLE	<u>6,038.39</u>	<u>5,998.50</u>
OTHER ASSETS		
PREPAID EXPENSES (INSURANCE)	1,352.02	1,126.69
DEPOSITS	1,000.00	1,000.00
TOTAL OTHER ASSETS	<u>2,352.02</u>	<u>2,126.69</u>
TOTAL ASSETS	<u>155,768.33</u>	<u>151,316.01</u>
LIABILITIES & EQUITY		
CURRENT LIABILITIES		
ACCOUNTS PAYABLE	940.00	100.00
PREPAID ASSESSMENTS	1,315.00	1,315.00
REIMBURSABLE RECEIPTS	120.10	46.90
TOTAL CURRENT LIABILITIES	<u>2,375.10</u>	<u>1,461.90</u>
EQUITY		
OWNERS' EQUITY	21,421.48	21,421.48
RETAINED EARNINGS	100,715.47	100,715.47
NET INCOME	31,256.28	27,717.16
TOTAL EQUITY	<u>153,393.23</u>	<u>149,854.11</u>
TOTAL LIABILITIES & EQUITY	<u>155,768.33</u>	<u>151,316.01</u>

**COMSTOCK ESTATES HOA
PROFIT & LOSS YTD COMPARISON
JULY, 2018**

	JULY	JULY	BUDGET
	MONTH	YEAR TO DATE	2018
INCOME			
FINANCE CHARGES	80.54	507.51	
HOA ASSESSMENTS	0.00	46,800.00	46,800.00
LATE FEES	0.00	975.00	
WRITE OFFS	(0.45)	(220.86)	
TOTAL INCOME	80.09	48,061.65	46,800.00
EXPENSES			
COMPLIANCE	0.00	0.00	1,200.00
ELECTRICITY	22.48	101.36	250.00
INSURANCE (LIABILITY)	225.33	1,577.35	2,000.00
IRRIGATION (G/V SHARES - ELMWD)	0.00	1,587.46	1,600.00
IRRIGATION PROJECT	787.50	1,432.29	5,000.00
LEGAL AND ACCOUNTING	78.00	1,438.00	3,500.00
MAINTENANCE:			
FENCE MAINTENANCE	0.00	0.00	30,000.00
GROUNDS MAINTENANCE	840.00	3,922.50	3,900.00
IRRIGATION MAINTENANCE	685.38	2,054.07	2,700.00
TOTAL MAINTENANCE	1,525.38	5,976.57	36,600.00
MEETING EXPENSES	50.00	359.00	400.00
MISCELLANEOUS EXPENSES	40.00	165.35	0.00
POSTAGE AND COPIES	0.00	672.66	1,500.00
PROPERTY MANAGEMENT FEES	1,000.00	7,000.00	12,000.00
SIGNS	0.00	0.00	2,000.00
TAXES AND LICENSES	0.00	57.68	200.00
WEBSITE	0.00	0.00	200.00
TOTAL EXPENSES	3,728.69	20,367.72	66,450.00
OTHER INCOME/EXPENSE			
INTEREST EARNED	6.68	23.23	0.00
TOTAL OTHER INCOME/EXPENSE	6.68	23.23	0.00
NET INCOME	(3,641.92)	27,717.16	(19,650.00)
OPERATING & RESERVE FUNDS			
FENCE RESERVE		25,000.00	
IRRIGATION SYSTEM RESERVE		45,000.00	
LANDSCAPE MODIFICATION RESERVE		15,000.00	
HARD TIMES RESERVE		15,000.00	
TOTAL FUNDS		100,000.00	