

**COMSTOCK ESTATES HOA
BALANCE SHEET
DECEMBER 31, 2020**

	<u>NOVEMBER</u>	<u>DECEMBER</u>
ASSETS		
CURRENT ASSETS		
BANK OF THE WEST - CHECKING	23,773.17	20,784.12
BANK OF THE WEST - C/D	84,309.79	84,315.37
BANK OF THE WEST - M/M	50,163.22	50,168.74
TOTAL CASH IN BANK	<u>158,246.18</u>	<u>155,268.23</u>
ACCOUNTS RECEIVABLE		
HOA ASSESSMENTS & FEES - 2020	4,483.39	6,270.48
HOA ASSESSMENTS & FEES -PRIOR YEARS	3,466.57	3,466.57
TOTAL ACCOUNTS RECEIVABLE	<u>7,949.96</u>	<u>9,737.05</u>
OTHER ASSETS		
UNDEPOSITED FUNDS	200.00	0.00
PREPAID EXPENSES (INSURANCE)	236.41	2,836.00
REIMBURSABLE EXPENSES	1,762.42	3,407.42
DEPOSITS	1,084.95	1,084.95
TOTAL OTHER ASSETS	<u>3,283.78</u>	<u>7,328.37</u>
TOTAL ASSETS	<u>169,479.92</u>	<u>172,333.65</u>
LIABILITIES & EQUITY		
CURRENT LIABILITIES		
ACCOUNTS PAYABLE	925.00	1,660.00
2021 ASSESSMENTS RECEIVED IN DECEMBER	0.00	4,050.00
PREPAID ASSESSMENTS - 2020	504.16	204.16
TOTAL CURRENT LIABILITIES	<u>1,429.16</u>	<u>5,914.16</u>
EQUITY		
OWNERS' EQUITY	21,421.48	21,421.48
RETAINED EARNINGS	126,856.10	126,856.10
NET INCOME	19,773.18	18,141.91
TOTAL EQUITY	<u>168,050.76</u>	<u>166,419.49</u>
TOTAL LIABILITIES & EQUITY	<u>169,479.92</u>	<u>172,333.65</u>

**COMSTOCK ESTATES HOA
PROFIT & LOSS YTD COMPARISON
DECEMBER 31, 2020**

	DECEMBER MONTH	JAN-DEC YEAR TO DATE	BUDGET 2020
INCOME			
FINANCE CHARGES	141.79	1,867.73	
HOA ASSESSMENTS	0.00	46,650.00	46,800.00
LATE FEES	0.00	1,250.00	
LEGAL FEES	1,600.00	1,800.00	
LIEN FEES	45.00	104.79	
VIOLATION FEES	0.00	1,637.42	
WRITE OFFS	0.00	(226.85)	
TOTAL INCOME	1,786.79	53,083.09	46,800.00
EXPENSES			
BANK FEES	0.00	130.48	
ELECTRICITY	11.53	219.12	250.00
INSURANCE (LIABILITY)	236.33	2,835.96	2,850.00
IRRIGATION (G/V SHARES - ELMWD)	0.00	2,204.44	1,600.00
IRRIGATION PROJECT	0.00	0.00	5,000.00
LEGAL AND ACCOUNTING	0.00	1,108.60	1,500.00
MAINTENANCE:			
FENCE MAINTENANCE	0.00	42.46	3,000.00
GROUNDS MAINTENANCE	735.00	6,615.00	8,400.00
GROUNDS MAINTENANCE - REPAIRS	0.00	247.00	
IRRIGATION MAINTENANCE	225.00	2,700.00	
IRRIGATION MAINTENANCE - REPAIRS	0.00	3,221.72	6,000.00
TOTAL MAINTENANCE	960.00	12,826.18	17,400.00
MEETING EXPENSES	0.00	628.60	400.00
MISCELLANEOUS EXPENSES	0.00	0.00	250.00
POSTAGE AND COPIES	236.30	647.62	1,000.00
PROPERTY MANAGEMENT FEES	1,150.00	13,800.00	13,800.00
RETURNED CHECKS	0.00	150.00	
SIGNS	0.00	1,206.46	2,000.00
TAXES AND LICENSES	0.00	110.00	65.00
WEBSITE	100.00	687.95	300.00
TOTAL EXPENSES	2,694.16	36,555.41	46,415.00
NET ORDINARY INCOME	(907.37)	16,527.68	385.00
OTHER INCOME/EXPENSE			
INTEREST EARNED	10.78	1,191.37	2,000.00
UNREIMBURSED INCOME	0.00	422.54	0.00
TOTAL OTHER INCOME/EXPENSE	10.78	1,613.91	2,000.00
NET INCOME	(896.59)	18,141.59	2,385.00
OPERATING & RESERVE FUNDS			
CURRENT YEAR OPERATIONS		16,142.68	
FENCE RESERVE		55,000.00	
IRRIGATION SYSTEM RESERVE		45,000.00	
LANDSCAPE MODIFICATION RESERVE		15,000.00	
HARD TIMES RESERVE		15,000.00	
EXCESS FUNDS		(9,125.55)	
TOTAL FUNDS		155,268.23	