

**COMSTOCK ESTATES HOA  
BALANCE SHEET  
AUGUST, 2021**

	<u>JULY</u>	<u>AUGUST</u>
<b>ASSETS</b>		
<b>CURRENT ASSETS</b>		
BANK OF THE WEST - CHECKING	21,897.35	20,159.04
BANK OF THE WEST - C/D	84,353.93	84,361.13
BANK OF THE WEST - M/M	70,215.89	70,217.64
TOTAL CASH IN BANK	<u>176,467.17</u>	<u>174,737.81</u>
<b>ACCOUNTS RECEIVABLE</b>		
HOA ASSESSMENTS & FEES - 2021	7,035.92	7,699.09
HOA ASSESSMENTS & FEES -PRIOR YEARS	9,437.95	9,437.95
TOTAL ACCOUNTS RECEIVABLE	<u>16,473.87</u>	<u>17,137.04</u>
<b>OTHER ASSETS</b>		
UNDEPOSITED FUNDS-PAYPAL	0.00	0.00
UNDEPOSITED FUNDS-BANK	551.26	0.00
PREPAID EXPENSES (INSURANCE)	1,156.77	920.44
REIMBURSABLE EXPENSES	7,254.45	7,579.63
DEPOSITS	1,084.95	1,009.95
TOTAL OTHER ASSETS	<u>10,047.43</u>	<u>9,510.02</u>
<b>TOTAL ASSETS</b>	<u><u>202,988.47</u></u>	<u><u>201,384.87</u></u>
<b>LIABILITIES &amp; EQUITY</b>		
<b>CURRENT LIABILITIES</b>		
ACCOUNTS PAYABLE	1,452.00	2,749.33
PREPAID ASSESSMENTS - 2021	0.00	0.00
TOTAL CURRENT LIABILITIES	<u>1,452.00</u>	<u>2,749.33</u>
<b>EQUITY</b>		
OWNERS' EQUITY	21,421.48	21,421.48
RETAINED EARNINGS	145,744.64	145,744.64
NET INCOME	34,370.35	31,469.42
TOTAL EQUITY	<u>201,536.47</u>	<u>198,635.54</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>202,988.47</u></u>	<u><u>201,384.87</u></u>

**COMSTOCK ESTATES HOA  
PROFIT & LOSS YTD COMPARISON  
AUGUST 31, 2021**

	AUGUST MONTH	JAN-AUGUST YEAR TO DATE	BUDGET 2021
<b>INCOME</b>			
FINANCE CHARGES	293.99	1,909.72	
HOA ASSESSMENTS	0.00	46,800.00	46,800.00
LATE FEES	0.00	250.00	
LEGAL FEES	110.18	3,749.71	
LIEN FEES	0.00	125.00	
RETURN CHECK FEES	15.00	15.00	
VIOLATION FEES	200.00	325.00	
WRITE OFFS	0.00	(434.36)	
<b>TOTAL INCOME</b>	<b>619.17</b>	<b>52,740.07</b>	<b>46,800.00</b>
<b>EXPENSES</b>			
BANK FEES	0.00	8.01	
ELECTRICITY	30.79	134.16	250.00
INSURANCE (LIABILITY)	236.33	1,890.64	3,100.00
IRRIGATION (G/V SHARES - ELMWD)	0.00	2,228.67	2,205.00
IRRIGATION PROJECT	0.00	0.00	5,000.00
LEGAL AND ACCOUNTING	0.00	0.00	1,500.00
MAINTENANCE:			
FENCE MAINTENANCE	0.00	0.00	3,000.00
GROUNDS MAINTENANCE	752.00	3,760.00	8,825.00
GROUNDS MAINTENANCE - REPAIRS	0.00	0.00	
IRRIGATION MAINTENANCE	225.00	1,800.00	2,700.00
IRRIGATION MAINTENANCE - REPAIRS		938.42	0.00
<b>TOTAL MAINTENANCE</b>	<b>977.00</b>	<b>6,498.42</b>	<b>14,525.00</b>
MEETING EXPENSES	0.00	282.30	650.00
MISCELLANEOUS EXPENSES	512.59	543.31	250.00
POSTAGE AND COPIES	0.00	20.90	500.00
PROPERTY MANAGEMENT FEES	1,150.00	9,200.00	13,800.00
RETURNED CHECKS	170.00	170.00	
SIGNS	0.00	0.00	2,000.00
TAXES AND LICENSES	0.00	118.90	110.00
WEBSITE	0.00	370.00	300.00
<b>TOTAL EXPENSES</b>	<b>3,076.71</b>	<b>21,465.31</b>	<b>44,190.00</b>
<b>NET ORDINARY INCOME</b>	<b>(2,457.54)</b>	<b>31,274.76</b>	<b>2,610.00</b>
<b>OTHER INCOME/EXPENSE</b>			
INTEREST EARNED	8.95	94.66	1,500.00
UNREIMBURSED INCOME	0.00	100.00	0.00
<b>TOTAL OTHER INCOME/EXPENSE</b>	<b>8.95</b>	<b>194.66</b>	<b>1,500.00</b>
<b>NET INCOME</b>	<b>(2,448.59)</b>	<b>31,469.42</b>	<b>4,110.00</b>
<b>OPERATING &amp; RESERVE FUNDS</b>			
CURRENT YEAR OPERATIONS		28,664.76	
FENCE RESERVE		65,000.00	
IRRIGATION SYSTEM RESERVE		55,000.00	
LANDSCAPE MODIFICATION RESERVE		15,000.00	
HARD TIMES RESERVE		15,000.00	
EXCESS FUNDS		(3,926.95)	
<b>TOTAL FUNDS</b>		<b>174,737.81</b>	