

Balance Sheet

Wednesday, April 30, 2014

Reserves

Accrual Accounting Year Starts January 1, 2014

ASSETS

Reserve Cash & Investment

1110 Rive Rock RBC Wealth Mgmt	\$39,723.43
1130 RBC CDs	\$75,920.00

Total Reserve Cash & Investment \$115,643.43

Accounts Receivable

1290 Accrued Interest -Reserve	\$105.11
1750 Due From Operating	\$47,184.00

Total Accounts Receivable \$47,289.11

TOTAL ASSETS \$162,932.54

EQUITY

Current Year Earnings	\$8,597.10
Ret.Earnings-PRYR	\$154,335.44

TOTAL EQUITY \$162,932.54

TOTAL LIABILITIES AND EQUITY \$162,932.54

Balance Sheet

Wednesday, April 30, 2014

River Rock Condominiums

Accrual Accounting Year Starts January 1, 2014

ASSETS

Operating Cash & Invest		
1010 River Rock CW Oper Acct	\$7,242.40	
	Total Operating Cash & Invest	\$7,242.40
Accounts Receivable		
1210 Accounts Receivable	\$19,946.68	
1299 Allowance-Uncollectible	(\$19,000.00)	
	Total Accounts Receivable	\$946.68
Other Assets		
1320 Prepaid Insurance	\$1,057.04	
1330 Prepaid Expenses	\$704.00	
	Total Other Assets	\$1,761.04
	TOTAL ASSETS	<u>\$9,950.12</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$58,024.89	
2030 Advance Payments	\$13,207.82	
2040 Open Credits	\$5.00	
	Total Current Liabilities	\$71,237.71
	TOTAL LIABILITIES	<u>\$71,237.71</u>

EQUITY

Current Year Earnings	(\$9,202.85)	
Ret.Earnings-PRYR	(\$52,084.74)	
	TOTAL EQUITY	<u>(\$61,287.59)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$9,950.12</u>

Unexpended Budget Report

Wednesday, April 30, 2014

River Rock Reserve 2014

Reserves Accrual Accounting Year Starts January 1, 2014

		Month To Date			Year To Date			Annual Budget	
		Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME									
Reserve Income									
9410 Reserve Income		12,446	6,223	6,223	24,892	24,892	0	74,676	49,784
9440 Reserve Interest Income		0	0	0	195	0	195	0	(195)
Total Reserve Income		12,446	6,223	6,223	25,087	24,892	195	74,676	49,589
TOTAL INCOME		12,446	6,223	6,223	25,087	24,892	195	74,676	49,589
EXPENSES									
Reserve Expense									
9800 Reserve Expense		140	0	140	16,490	0	16,490	0	(16,490)
Total Reserve Expense		140	0	140	16,490	0	16,490	0	(16,490)
TOTAL EXPENSES		140	0	140	16,490	0	16,490	0	(16,490)
NET INCOME (LOSS)		12,306	6,223	6,083	8,597	24,892	(16,295)	74,676	
UNEXPENDED (OVER EXPENDED)									66,079

Unexpended Budget Report

Wednesday, April 30, 2014

River Rock Condominiums Operating 2014

River Rock Condominiums Accrual Accounting Year Starts January 1, 2014

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Income								
4010 Homeowner Dues	34,400	34,400	0	137,600	137,600	0	412,800	275,200
4050 Clubhouse Rental Income	0	25	(25)	50	50	0	200	150
4080 Late Charge Income	130	200	(70)	460	800	(340)	2,000	1,540
4100 Legal Fee Income	407	417	(10)	2,284	1,668	616	5,000	2,716
4160 Miscellaneous Income	0	50	(50)	295	150	145	500	205
4170 Parking - Carport	160	160	0	640	640	0	1,920	1,280
4175 Parking - Garage	873	873	0	3,492	3,492	0	10,476	6,984
Total Income	35,970	36,125	(155)	144,821	144,400	421	432,896	288,075
TOTAL INCOME	35,970	36,125	(155)	144,821	144,400	421	432,896	288,075
EXPENSES								
Operating Expenses								
5021 Gas & Electric	700	917	(217)	3,469	3,668	(199)	11,000	7,531
5040 Trash Removal	1,644	3,750	(2,106)	1,644	15,000	(13,356)	45,000	43,356
5090 Water & Sewer	5,400	4,800	600	21,127	19,200	1,927	72,000	50,873
Total Operating Expenses	7,743	9,467	(1,724)	26,240	37,868	(11,628)	128,000	101,760
Maintenance Expense								
6008 Alarm/Fire	2,287	500	1,787	7,105	6,500	605	20,000	12,895
6050 General Building Maint	0	1,000	(1,000)	5,711	4,000	1,711	12,000	6,289
6070 Clubhouse	83	200	(118)	523	900	(378)	2,500	1,978
6135 Extermin./Pest Control	0	42	(42)	0	164	(164)	500	500
6140 Gates - Security	0	500	(500)	3,690	1,500	2,190	3,000	(690)
6240 General Grounds Maint.	1,373	1,000	373	4,514	3,700	814	11,000	6,486
6340 Landscape Contract	2,285	2,285	0	9,140	9,140	0	27,420	18,280
6360 Lighting - Common Area	0	200	(200)	1,875	800	1,075	2,400	525
6405 Parking Lot Monitoring	250	150	100	1,000	600	400	1,800	800
6430 Plumbing and Electric	0	250	(250)	600	750	(150)	2,000	1,400
6460 Pool/Hot Tub	865	1,000	(135)	1,075	1,000	75	7,000	5,925
6480 Roofs/Gutters	0	0	0	0	1,500	(1,500)	2,000	2,000
6510 Snow Removal	0	0	0	8,634	6,200	2,434	13,000	4,366
6512 Sprinkler Repairs	0	500	(500)	0	500	(500)	4,000	4,000
6530 Streets	0	40	(40)	0	160	(160)	500	500

Unexpended Budget Report

Wednesday, April 30, 2014

River Rock Condominiums Operating 2014 (Continued)

River Rock Condominiums Accrual Accounting Year Starts January 1, 2014

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Maintenance Expense (Continued)								
6560 Tree Care	0	1,200	(1,200)	5,864	6,200	(336)	11,000	5,136
Total Maintenance Expense	7,142	8,867	(1,725)	49,730	43,614	6,116	120,120	70,390
Administration Expense								
7030 Audit	0	0	0	3,450	0	3,450	3,400	(50)
7040 Bad Debts	8,002	0	8,002	8,002	800	7,202	1,000	(7,002)
7060 Copies, Printing, Postage	70	100	(30)	745	700	45	2,000	1,255
7100 Income Tax	0	0	0	0	0	0	500	500
7110 Master Insurance	7,995	5,920	2,075	31,057	23,680	7,377	71,000	39,943
7120 Legal	451	750	(299)	2,328	3,000	(672)	9,000	6,672
7130 Licenses & Inspections	0	0	0	0	0	0	200	200
7140 Management Fee	1,875	1,875	0	7,500	7,500	0	22,500	15,000
7180 Miscellaneous/Activities	0	40	(40)	80	160	(80)	500	420
Total Administration Expense	18,393	8,685	9,708	53,162	35,840	17,322	110,100	56,938
Reserve Contributions								
5900 Reserve Contribution	6,223	6,223	0	24,892	24,892	0	74,676	49,784
Total Reserve Contributions	6,223	6,223	0	24,892	24,892	0	74,676	49,784
TOTAL EXPENSES	39,501	33,242	6,259	154,024	142,214	11,810	432,896	278,872
NET INCOME (LOSS)	(3,531)	2,883	(6,414)	(9,203)	2,186	(11,389)		
UNEXPENDED (OVER EXPENDED)								9,203