

Balance Sheet

Sunday, May 31, 2015

Reserves

Accrual Accounting Year Starts January 1, 2015

ASSETS

Reserve Cash & Investment

1110 River Rock Wealth Mgmt

\$26,402.30

1130 RBC CDs

\$70,813.80

Total Reserve Cash & Investment

\$97,216.10

TOTAL ASSETS

\$97,216.10

EQUITY

Current Year Earnings

\$7,453.43

Ret.Earnings-PRYR

\$89,762.67

TOTAL EQUITY

\$97,216.10

TOTAL LIABILITIES AND EQUITY

\$97,216.10

Unaudited - For Management Purposes Only

Balance Sheet

Sunday, May 31, 2015

River Rock Condominiums

Accrual Accounting Year Starts January 1, 2015

ASSETS

Operating Cash & Invest		
1010 River Rock CW Oper Acct	\$3,730.30	
	Total Operating Cash & Invest	\$3,730.30
Accounts Receivable		
1210 Accounts Receivable	\$15,816.45	
1299 Allowance-Uncollectible	(\$4,946.06)	
	Total Accounts Receivable	\$10,870.39
Other Assets		
1320 Prepaid Insurance	\$965.08	
1330 Prepaid Expenses	\$385.00	
	Total Other Assets	\$1,350.08
	TOTAL ASSETS	<u>\$15,950.77</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$20,335.92	
2030 Advance Payments	\$11,748.80	
2040 Open Credits	\$300.78	
	Total Current Liabilities	\$32,385.50
	TOTAL LIABILITIES	<u>\$32,385.50</u>

EQUITY

Current Year Earnings	(\$1,522.23)	
Ret.Earnings-PRYR	(\$14,912.50)	
	TOTAL EQUITY	<u>(\$16,434.73)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$15,950.77</u>

Unexpended Budget Report

Sunday, May 31, 2015

2015 River Rock Reserve

Reserves Accrual Accounting Year Starts January 1, 2015

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserve Income								
9410 Reserve Income	10,039	5,020	5,020	20,079	25,098	(5,020)	60,236	40,157
9440 Reserve Interest Income	0	0	0	2	0	2	0	(2)
Total Reserve Income	10,040	5,020	5,020	20,081	25,098	(5,018)	60,236	40,155
TOTAL INCOME	10,040	5,020	5,020	20,081	25,098	(5,018)	60,236	40,155
EXPENSES								
Reserve Expense								
9670 Res Fences & Gates	0	0	0	6,742	0	6,742	0	(6,742)
9800 Reserve Expense	0	0	0	5,885	0	5,885	0	(5,885)
Total Reserve Expense	0	0	0	12,627	0	12,627	0	(12,627)
TOTAL EXPENSES	0	0	0	12,627	0	12,627	0	(12,627)
NET INCOME (LOSS)	10,040	5,020	5,020	7,453	25,098	(17,645)	60,236	
UNEXPENDED (OVER EXPENDED)								52,783

Unexpended Budget Report

Sunday, May 31, 2015

2015 River Rock Condominiums Operating

River Rock Condominiums Accrual Accounting Year Starts January 1, 2015

	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	172,000	172,000	0	412,800	240,800
4050 Clubhouse Rental Income	50	25	25	100	75	25	200	100
4080 Late Charge Income	70	100	(30)	490	900	(410)	2,000	1,510
4100 Legal Fee Income	17	333	(316)	2,833	1,667	1,166	4,000	1,167
4160 Miscellaneous Income	120	50	70	250	200	50	500	250
4170 Parking - Carport	160	160	0	800	800	0	1,920	1,120
4175 Parking - Garage	873	873	0	4,365	4,365	0	10,476	6,111
Total Income	35,690	35,941	(251)	180,838	180,007	831	431,896	251,058
TOTAL INCOME	35,690	35,941	(251)	180,838	180,007	831	431,896	251,058
EXPENSES								
Operating Expenses								
5021 Gas & Electric	1,015	1,000	15	4,516	5,000	(484)	12,000	7,484
5040 Trash Removal	2,291	2,083	208	11,127	10,417	710	25,000	13,873
5090 Water & Sewer	6,102	6,500	(398)	27,263	32,500	(5,237)	78,000	50,737
Total Operating Expenses	9,409	9,583	(174)	42,907	47,917	(5,010)	115,000	72,093
Maintenance Expense								
6008 Alarm/Fire	1,315	2,000	(685)	7,734	8,500	(766)	20,000	12,266
6050 General Building Maint	1,926	2,000	(74)	9,151	7,000	2,151	13,000	3,849
6070 Clubhouse	55	200	(145)	531	1,000	(469)	2,000	1,469
6135 Extermin./Pest Control	919	42	877	1,443	206	1,237	500	(943)
6140 Gates - Security	745	0	745	1,045	2,500	(1,455)	5,000	3,955
6240 General Grounds Maint.	1,152	1,000	152	6,358	6,500	(142)	14,000	7,642
6340 Landscape Contract	3,840	2,355	1,485	13,260	11,775	1,485	28,260	15,000
6360 Lighting - Common Area	477	200	277	1,482	1,100	382	2,500	1,018
6405 Parking Lot Monitoring	150	150	0	600	750	(150)	1,800	1,200
6430 Plumbing and Electric	271	0	271	371	750	(379)	2,000	1,629
6460 Pool/Hot Tub	1,453	1,000	453	2,228	2,000	228	7,900	5,672
6480 Roofs/Gutters	0	0	0	110	1,500	(1,390)	2,000	1,890
6510 Snow Removal	1,358	0	1,358	16,366	6,200	10,166	13,000	(3,366)
6512 Sprinkler Repairs	206	500	(294)	206	1,000	(794)	4,000	3,794
6530 Streets	0	40	(40)	0	200	(200)	500	500

Unexpended Budget Report

Sunday, May 31, 2015

2015 River Rock Condominiums Operating (Continued)

River Rock Condominiums Accrual Accounting Year Starts January 1, 2015

	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	500	(500)	3,478	6,700	(3,222)	11,000	7,522
Total Maintenance Expense	13,866	9,987	3,879	64,363	57,681	6,682	127,460	63,097
Administration Expense								
7030 Audit	0	0	0	0	3,450	(3,450)	3,450	3,450
7040 Bad Debts	244	0	244	244	800	(556)	1,000	756
7060 Copies, Printing, Postage	88	250	(162)	830	950	(120)	2,000	1,170
7100 Income Tax	0	500	(500)	0	500	(500)	500	500
7110 Master Insurance	7,120	7,833	(713)	36,465	39,167	(2,702)	94,000	57,535
7120 Legal	137	417	(280)	2,953	2,083	869	5,000	2,047
7130 Licenses & Inspections	0	0	0	0	0	0	200	200
7140 Management Fee	1,900	1,900	0	9,500	9,500	0	22,800	13,300
7180 Miscellaneous/Activities	0	30	(30)	0	110	(110)	250	250
Total Administration Expense	9,489	10,930	(1,441)	49,992	56,560	(6,568)	129,200	79,208
Reserve Contributions								
5900 Reserve Contribution	5,020	5,020	0	25,098	25,098	0	60,236	35,138
Total Reserve Contributions	5,020	5,020	0	25,098	25,098	0	60,236	35,138
TOTAL EXPENSES	37,784	35,520	2,264	182,360	187,256	(4,896)	431,896	249,536
NET INCOME (LOSS)	(2,094)	421	(2,515)	(1,522)	(7,249)	5,727		
UNEXPENDED (OVER EXPENDED)								1,522