

Balance Sheet
Thursday, January 31, 2013

Reserves

Accrual Accounting Year Starts January 1, 2013

ASSETS

Operating Cash & Investmt		
1110 Sorrel CW Money Market	\$53,991.75	
Total Operating Cash & Investmt		\$53,991.75
Reserve Accts Receivable		
1750 Due from Operating Fund	\$42,385.00	
Total Reserve Accts Receivable		\$42,385.00

TOTAL ASSETS	<u>\$96,376.75</u>
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EQUITY

Reserve Current Yr Earnin	\$4,620.00	
Prior Yr Earnings	\$91,756.75	

TOTAL EQUITY	<u>\$96,376.75</u>
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TOTAL LIABILITIES AND EQUITY	<u>\$96,376.75</u>
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Unaudited - For Management Purposes Only

Balance Sheet

Thursday, January 31, 2013

Sorrel Ranch HOA, Inc.

Accrual Accounting Year Starts January 1, 2013

ASSETS

Operating Cash & Investmt		
1010 Sorrel Ranch CW Operating	\$44,572.82	
	Total Operating Cash & Investmt	\$44,572.82
Accounts Receivable		
1210 Accounts Receivable	\$24,231.48	
1299 Allowance For Bad Debts	(\$14,500.00)	
	Total Accounts Receivable	\$9,731.48
Other Assets		
1320 Prepaid Insurance	\$3,084.68	
1550 Furniture & Fixtures	\$2,694.25	
1600 Accumulated Depreciation	(\$192.00)	
	Total Other Assets	\$5,586.93
	TOTAL ASSETS	<u>\$59,891.23</u>

LIABILITIES

Operating Liabilities		
2030 Advance Payments	\$19,564.85	
2033 Deposit - Refundable	\$2,500.00	
2040 Open Credits	\$2.37	
2770 Due to Reserve Fund	\$42,385.00	
	Total Operating Liabilities	\$64,452.22
	TOTAL LIABILITIES	<u>\$64,452.22</u>

EQUITY

Operating Current Yr Earn	\$17,439.56	
Prior Yr Earnings	(\$22,000.55)	
	TOTAL EQUITY	<u>(\$4,560.99)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$59,891.23</u>

Unaudited For Management Purposes Only

Unexpended Budget Report

Thursday, January 31, 2013

2013 Sorrel Ranch HOA Reserve

Reserves Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserve Income								
9410 Reserve Income	4,620.00	4,620.00	0.00	4,620.00	4,620.00	0.00	55,440.00	50,820.00
Total Reserve Income	4,620.00	4,620.00	0.00	4,620.00	4,620.00	0.00	55,440.00	50,820.00
TOTAL INCOME	4,620.00	4,620.00	0.00	4,620.00	4,620.00	0.00	55,440.00	50,820.00
NET INCOME (LOSS)	4,620.00	4,620.00		4,620.00	4,620.00		55,440.00	
UNEXPENDED (OVER EXPENDED)								50,820.00

Unaudited - For Management Purposes Only

Unexpended Budget Report

Thursday, January 31, 2013

2013 Sorrel Ranch HOA

Sorrel Ranch HOA, Inc. Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Operating Income								
4010 Association Assessments	23,287.00	22,849.00	438.00	23,287.00	22,849.00	438.00	280,539.00	257,252.00
4020 Builder Assessments	2,409.58	2,361.00	48.58	2,409.58	2,361.00	48.58	26,215.00	23,805.42
4040 CC&R Fines	150.00	250.00	(100.00)	150.00	250.00	(100.00)	3,000.00	2,850.00
4080 Late Fee Income	3,110.21	400.00	2,710.21	3,110.21	400.00	2,710.21	4,800.00	1,689.79
4100 Legal Fee Reimb Income	0.00	85.00	(85.00)	0.00	85.00	(85.00)	1,000.00	1,000.00
4110 Misc Income	60.00	0.00	60.00	60.00	0.00	60.00	600.00	540.00
4140 NSF Fees	28.00	0.00	28.00	28.00	0.00	28.00	0.00	(28.00)
4200 Working Capital Income	1,606.00	146.00	1,460.00	1,606.00	146.00	1,460.00	2,190.00	584.00
Total Operating Income	30,650.79	26,091.00	4,559.79	30,650.79	26,091.00	4,559.79	318,344.00	287,693.21
TOTAL INCOME	30,650.79	26,091.00	4,559.79	30,650.79	26,091.00	4,559.79	318,344.00	287,693.21
EXPENSES								
Admin Expense								
7021 Admininstration Expense	169.04	300.00	(130.96)	169.04	300.00	(130.96)	3,600.00	3,430.96
7040 Bad Debt Expense	0.00	110.00	(110.00)	0.00	110.00	(110.00)	1,320.00	1,320.00
7110 Insurance Expense	0.00	385.25	(385.25)	0.00	385.25	(385.25)	4,623.00	4,623.00
7119 Legal Collection Fees	0.00	85.00	(85.00)	0.00	85.00	(85.00)	1,000.00	1,000.00
7120 Legal Fees	0.00	200.00	(200.00)	0.00	200.00	(200.00)	2,400.00	2,400.00
7121 Legal - Risk Sharing	0.00	400.00	(400.00)	0.00	400.00	(400.00)	4,800.00	4,800.00
7140 Management Fees	1,600.00	1,600.00	0.00	1,600.00	1,600.00	0.00	19,200.00	17,600.00
7280 Social	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
Total Admin Expense	1,769.04	3,080.25	(1,311.21)	1,769.04	3,080.25	(1,311.21)	37,443.00	35,673.96
CLUBHOUSE & POOL								
6440 Pool Chemicals & Supplies	340.02	0.00	340.02	340.02	0.00	340.02	5,500.00	5,159.98
6450 Pool Repairs	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00	3,000.00
6460 Pool Contract	0.00	0.00	0.00	0.00	0.00	0.00	10,176.00	10,176.00
6462 Pool Telephone	0.00	125.00	(125.00)	0.00	125.00	(125.00)	1,500.00	1,500.00
Total CLUBHOUSE & POOL	340.02	125.00	215.02	340.02	125.00	215.02	20,176.00	19,835.98
Utilities								
5021 Gas/Electricity	0.00	300.00	(300.00)	0.00	300.00	(300.00)	12,000.00	12,000.00
5040 Trash Removal	3,246.44	3,468.00	(221.56)	3,246.44	3,468.00	(221.56)	42,581.00	39,334.56

Unexpended Budget Report

Thursday, January 31, 2013

2013 Sorrel Ranch HOA (Continued)

Sorrel Ranch HOA, Inc. Accrual Accounting Year Starts January 1, 2013

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Utilities (Continued)								
5090 Water & Sewer	0.00	100.00	(100.00)	0.00	100.00	(100.00)	87,700.00	87,700.00
Total Utilities	3,246.44	3,868.00	(621.56)	3,246.44	3,868.00	(621.56)	142,281.00	139,034.56
Maintenance Expense								
6240 Grounds Maintenance	119.23	800.00	(680.77)	119.23	800.00	(680.77)	9,600.00	9,480.77
6340 Landscape Contract	3,116.50	3,117.00	(0.50)	3,116.50	3,117.00	(0.50)	37,404.00	34,287.50
6510 Snow Removal	0.00	1,500.00	(1,500.00)	0.00	1,500.00	(1,500.00)	8,000.00	8,000.00
6512 Sprinkler Repairs	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00	6,000.00
6560 Tree, Plants, Shrubs Maint	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00	2,000.00
Total Maintenance Expense	3,235.73	5,417.00	(2,181.27)	3,235.73	5,417.00	(2,181.27)	63,004.00	59,768.27
Reserve Contribution								
5900 Reserve Contribution	4,620.00	4,620.00	0.00	4,620.00	4,620.00	0.00	55,440.00	50,820.00
Total Reserve Contribution	4,620.00	4,620.00	0.00	4,620.00	4,620.00	0.00	55,440.00	50,820.00
TOTAL EXPENSES	13,211.23	17,110.25	(3,899.02)	13,211.23	17,110.25	(3,899.02)	318,344.00	305,132.77
NET INCOME (LOSS)	17,439.56	8,980.75	8,458.81	17,439.56	8,980.75	8,458.81		
UNEXPENDED (OVER EXPENDED)								(17,439.56)