

ROSEVILLE CORNER

MONTHLY FINANCIAL REPORTS

PREPARED FOR THE BOARD OF DIRECTORS

MARCH 2018

64E ROSEVILLE CORNER BUNGALOW
BALANCE SHEET - OPERATING (UNAUDITED)
03/31/2018

8360 E VIA DE VENTURA
BLDG L SUITE 100
SCOTTSDALE AZ 85258

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
CASH			
OPERATING CASH	82,715.08	79,876.96	2,838.12
TOTAL CASH	82,715.08	79,876.96	2,838.12
ACCOUNTS RECEIVABLE			
ACCOUNTS RECEIVABLE	8,921.40	8,786.27	135.13
RESERVE FOR BAD DEBT	(4,390.48)	(4,160.48)	(230.00)
TOTAL ACCOUNTS RECEIVABLE	4,530.92	4,625.79	(94.87)
OTHER ASSETS			
PREPAID EXPENSE	156.74	174.16	(17.42)
TOTAL OTHER ASSETS	156.74	174.16	(17.42)
TOTAL ASSETS	87,402.74	84,676.91	2,725.83

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	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
LIABILITIES & EQUITY			
CURRENT LIABILITIES			
ACCRUED EXPENSES	5,806.48	5,806.48	0.00
ACCOUNTS PAYABLE	(477.67)	(14.67)	(463.00)
UNCLAIMED FUNDS	158.42	158.42	0.00
PREPAID ASSESSMENTS	<u>7,351.98</u>	<u>6,535.08</u>	<u>816.90</u>
TOTAL CURRENT LIABILITIES	12,839.21	12,485.31	353.90
EQUITY			
OWNERS' EQUITY	75,178.85	75,178.85	0.00
CURRENT YEAR INCOME (LOSS)	<u>(615.32)</u>	<u>(2,987.25)</u>	<u>2,371.93</u>
TOTAL EQUITY	74,563.53	72,191.60	2,371.93
TOTAL LIABILITIES & EQUITY	<u><u>87,402.74</u></u>	<u><u>84,676.91</u></u>	<u><u>2,725.83</u></u>

64E ROSEVILLE CORNER BUNGALOW
OPERATING STATEMENT - DETAIL (UNAUDITED)
03/31/2018

8360 E VIA DE VENTURA
BLDG L SUITE 100
SCOTTSDALE AZ 85258

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE	Mar2018 GL#		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
12,828.64	12,829	(0.36)	0401	INCOME					
(6,092.00)	(6,092)	0.00	0402	ASSOCIATION DUES	38,485.92	38,487	(1.08)	153,948	(115,462.08)
(230.00)	(253)	23.00	0423	RESERVE FUND CONTRIBUTION	(18,276.00)	(18,276)	0.00	(73,100)	54,824.00
100.00	0	100.00	0441	LESS BAD DEBT	70.00	(759)	829.00	(3,036)	3,106.00
127.12	0	127.12	0449	LATE CHARGES	250.00	0	250.00	0	250.00
				DELINQUENCY INTEREST	313.76	0	313.76	0	313.76
<u>6,733.76</u>	<u>6,484</u>	<u>249.76</u>		TOTAL INCOME	<u>20,843.68</u>	<u>19,452</u>	<u>1,391.68</u>	<u>77,812</u>	<u>(56,968.32)</u>
				EXPENSES					
748.00	748	0.00	6514	ADMINISTRATIVE					
0.00	20	20.00		ADMINISTRATIVE FEE	2,244.00	2,244	0.00	8,976	6,732.00
				MISC - ADMINISTRATIVE	0.00	20	20.00	154	154.00
<u>748.00</u>	<u>768</u>	<u>20.00</u>		TOTAL ADMINISTRATIVE	<u>2,244.00</u>	<u>2,264</u>	<u>20.00</u>	<u>9,130</u>	<u>6,886.00</u>
				OPERATIONAL EXPENSES					
0.00	500	500.00	6603	GENERAL MAINTENANCE	0.00	1,000	1,000.00	1,500	1,500.00
0.00	1,500	1,500.00	66030002	POWER WASHING	0.00	1,500	1,500.00	9,500	9,500.00
0.00	0	0.00	66030003	GUTTER CLEANING	0.00	0	0.00	2,000	2,000.00
3,596.41	3,596	(0.41)	6607	LANDSCAPE MANAGEMENT	10,789.31	10,788	(1.31)	43,152	32,362.69
0.00	126	126.00	66070001	LANDSCAPE & IRRIGATION	3,129.43	378	(2,751.43)	1,512	(1,617.43)
17.42	418	400.58	6626	TERMITE BOND	5,296.26	1,254	(4,042.26)	5,018	(278.26)
<u>3,613.83</u>	<u>6,140</u>	<u>2,526.17</u>		TOTAL OPERATIONAL EXPENSE	<u>19,215.00</u>	<u>14,920</u>	<u>(4,295.00)</u>	<u>62,682</u>	<u>43,467.00</u>
				RECREATIONAL/FACILITY MAIN MAINTENANCE					
0.00	800	800.00			0.00	4,400	4,400.00	6,000	6,000.00
<u>0.00</u>	<u>800</u>	<u>800.00</u>		TOTAL RECREATIONAL EXPENS	<u>0.00</u>	<u>4,400</u>	<u>4,400.00</u>	<u>6,000</u>	<u>6,000.00</u>
<u>4,361.83</u>	<u>7,708</u>	<u>3,346.17</u>		TOTAL OPERATING EXPENSES	<u>21,459.00</u>	<u>21,584</u>	<u>125.00</u>	<u>77,812</u>	<u>56,353.00</u>
2,371.93	(1,224)	3,595.93		NET INCOME BEFORE DEBT&DEPRECIATION	(615.32)	(2,132)	1,516.68	0	(615.32)
<u>2,371.93</u>	<u>(1,224)</u>	<u>3,595.93</u>		OPERATING NET INCOME (LOSS)	<u>(615.32)</u>	<u>(2,132)</u>	<u>1,516.68</u>	<u>0</u>	<u>(615.32)</u>

64E ROSEVILLE CORNER BUNGALOW
BALANCE SHEET - RESERVES (UNAUDITED)
03/31/2018

8360 E VIA DE VENTURA
BLDG L SUITE 100
SCOTTSDALE AZ 85258

	CURRENT MONTH BALANCE	PREVIOUS MONTH BALANCE	NET CHANGE
ASSETS			
CASH			
RESERVES CASH	<u>351,262.80</u>	<u>345,021.39</u>	<u>6,241.41</u>
TOTAL CASH	351,262.80	345,021.39	6,241.41
TOTAL ASSETS	<u>351,262.80</u>	<u>345,021.39</u>	<u>6,241.41</u>
LIABILITIES & EQUITY			
EQUITY			
RESERVE FUND BALANCE	332,408.13	332,408.13	0.00
NET INCOME (LOSS)	<u>18,854.67</u>	<u>12,613.26</u>	<u>6,241.41</u>
TOTAL EQUITY	351,262.80	345,021.39	6,241.41
TOTAL LIABILITIES & EQUIT	<u>351,262.80</u>	<u>345,021.39</u>	<u>6,241.41</u>

64E ROSEVILLE CORNER BUNGALOW
RESERVE STATEMENT - DETAIL (UNAUDITED)
03/31/2018

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BLDG L SUITE 100
SCOTTSDALE AZ 85258

MONTHLY ACTUAL	MONTHLY BUDGET	MONTHLY VARIANCE		YEAR TO DATE ACTUAL	YEAR TO DATE BUDGET	YEAR TO DATE VARIANCE	ANNUAL BUDGET	BUDGET REMAINING
			INCOME					
6,092.00	6,092	0.00	RESERVE FUND CONTRIBUTION	18,276.00	18,276	0.00	73,100	(54,824.00)
<u>149.41</u>	<u>0</u>	<u>149.41</u>	INTEREST INCOME - RESERVE	<u>668.67</u>	<u>0</u>	<u>668.67</u>	<u>0</u>	<u>668.67</u>
6,241.41	6,092	149.41	TOTAL INCOME	18,944.67	18,276	668.67	73,100	(54,155.33)
			EXPENSES					
<u>0.00</u>	<u>0</u>	<u>0.00</u>	ROOF	<u>90.00</u>	<u>0</u>	<u>(90.00)</u>	<u>0</u>	<u>(90.00)</u>
0.00	0	0.00	TOTAL EXPENSE	90.00	0	(90.00)	0	(90.00)
<u>6,241.41</u>	<u>6,092</u>	<u>149.41</u>	NET INCOME (LOSS)	<u>18,854.67</u>	<u>18,276</u>	<u>578.67</u>	<u>73,100</u>	<u>(54,245.33)</u>