

Raintree Villa's Homeowners Association
Profit & Loss Operating Current Month
December 2023

	Dec 23
Ordinary Income/Expense	
Income	
Activities Income	555.00
Maintenance Fee	
Maintenance Fees-1250 sq ft	394.65
Maintenance Fees-1450 sq ft	2,320.00
Maintenance Fees-1550 sq ft	992.00
Maintenance Fees-1850 sq ft	1,032.00
Total Maintenance Fee	4,738.65
Total Income	5,293.65
Gross Profit	5,293.65
Expense	
Administrative	
Activities	660.82
Legal fees	175.00
Management fees	565.00
Total Administrative	1,400.82
Lawn Care Maintenance	
Core Aeration	1,500.00
Fertilization	2,884.00
Irrigation	2,640.00
Leaf Clean up	3,600.00
Mowing	1,860.00
Tree Trimming/Uplift/Removal	1,755.00
Total Lawn Care Maintenance	14,239.00
Repairs & Maintenance	
Gutter/Downspout Cleaning	8,050.00
Total Repairs & Maintenance	8,050.00
Utilities	
Trash	2,185.25
Water	327.68
Total Utilities	2,512.93
Total Expense	26,202.75
Net Ordinary Income	-20,909.10
Net Income	-20,909.10

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
 January through December

	Jan - Dec 23	Budget
Ordinary Income/Expense		
Income		
Activities Income	555.00	
Maintenance Fee		
Maintenance Fees-1250 sq ft	29,371.00	28,800.00
Maintenance Fees-1450 sq ft	85,492.00	86,304.00
Maintenance Fees-1550 sq ft	17,484.00	17,856.00
Maintenance Fees-1725 sq ft	3,312.00	3,312.00
Maintenance Fees-1850 sq ft	35,616.00	35,520.00
Total Maintenance Fee	171,275.00	171,792.00
Other Income		
Credit Card Service Fee	13.00	
Total Other Income	13.00	
Overpayment on Insurance	101.00	
Transfer from Mazuma CD	1.00	
Total Income	171,945.00	171,792.00
Gross Profit	171,945.00	171,792.00
Expense		
Administrative		
Accounting & Tax Fees	4,825.00	4,825.00
Activities	735.82	300.00
Bank Service Charges	30.47	50.00
Communications	163.34	200.00
Filing Fees	0.00	100.00
Insurance	946.00	950.00
Legal fees	1,325.00	1,000.00
Management fees	6,780.00	6,780.00
Printing/Supplies/Postage	364.83	200.00
Safety Deposit Box	0.00	25.00
Website	284.00	300.00
Total Administrative	15,454.46	14,730.00
Lawn Care Maintenance		
Core Aeration	1,500.00	3,000.00
Fertilization	16,340.00	15,000.00
Irrigation	11,859.44	15,000.00
Leaf Clean up	5,515.00	6,000.00
Monument Maintenance	1,936.19	1,800.00
Mowing	55,800.00	59,365.00
Mulch	5,025.00	5,000.00
Open/Close Irrigation/Backflow	6,600.00	7,260.00
Shrub Trimming	4,800.00	5,000.00
Snow Removal	0.00	8,000.00
Tree Trimming/Uplift/Removal	17,180.00	12,000.00
Tree/Shrub Replacement	5,244.19	8,000.00
Total Lawn Care Maintenance	131,799.82	145,425.00
Overpayment of dues	1,000.00	
Repairs & Maintenance		
Bldg. gutters, roof repairs	615.00	4,000.00
Gutter/Downspout Cleaning	8,765.00	8,500.00
Painting	19,320.00	
Power Washing	2,400.00	
Total Repairs & Maintenance	31,100.00	12,500.00
Utilities		
Trash	25,626.85	26,250.00
Water	3,213.22	4,500.00

Raintree Villa's Homeowners Association
Profit & Loss Budget vs. Actual Operating Account YTD
January through December

	<u>Jan - Dec 23</u>	<u>Budget</u>
Total Utilities	28,840.07	30,750.00
Total Expense	208,194.35	203,405.00
Net Ordinary Income	-36,249.35	-31,613.00
Net Income	<u>-36,249.35</u>	<u>-31,613.00</u>

Raintree Villa's Homeowners Association
Balance Sheet
As of December 31, 2023

	<u>Dec 31, 23</u>
ASSETS	
Current Assets	
Checking/Savings	
ARVEST-CD-7086	22,219.15
ARVEST-CD7082	20,199.23
ARVEST-MM3540	10,215.34
ARVESTCD3749	58,635.93
Operating Account	2,609.64
Total Checking/Savings	<u>113,879.29</u>
Total Current Assets	<u>113,879.29</u>
TOTAL ASSETS	<u><u>113,879.29</u></u>
LIABILITIES & EQUITY	0.00

Raintree Villa's Homeowners Association
Interest Earned
January through December 2023

Type	Date	Account	Split	Amount
Jan - Dec 23				
Deposit	10/31/2023	ARVEST-CD-7086	Interest Income	129.85
Deposit	11/30/2023	ARVEST-CD-7086	Interest Income	89.30
Deposit	10/31/2023	ARVEST-CD7082	Interest Income	118.04
Deposit	11/30/2023	ARVEST-CD7082	Interest Income	81.19
Deposit	01/17/2023	ARVEST-MM3540	Interest Income	14.32
Deposit	08/31/2023	ARVEST-MM3540	Interest Income	165.97
Deposit	10/31/2023	ARVEST-MM3540	Interest Income	15.31
Deposit	11/15/2023	ARVEST-MM3540	Interest Income	16.74
Deposit	12/31/2023	ARVEST-MM3540	Interest Income	17.32
Deposit	10/31/2023	ARVESTCD3749	Interest Income	635.93
Jan - Dec 23				