

Co Pd 2
Co Yr 2021

WHITE OAK SPRINGS
Monthly Summary
For the month of February
Year 2021

Description	Amount	Year to Date
MONTHLY INCOME	6,572.75	55,857.17
TOTAL MONTHLY EXPENSE	4,067.09	8,032.59
NET MONTHLY INCOME (LOSS)	2,505.66	47,824.58
 TOTAL CASH		 109,561.06
Bank Ops Account PMG		0.00
CAB OPERATING ACCOUNT		60,542.80
CAB BANK RESERVES		49,018.26

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WHITE OAK SPRINGS
Trial Balance
For the month of February
Year 2021

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Account No	Description	Current Period		Year to Date Balance	
		Debit	Credit	Debit	Credit
	** A S S E T S **				
1010	Bank Ops Account PMG	0.00		0.00	
1020	CAB OPERATING ACCOUNT	3,208.19		60,542.80	
1050	CAB BANK RESERVES	5.64		49,018.26	
	** L I A B I L I T I E S **				
2010	Accounts Payable		0.00		0.00
2011	Unapplied Payments		809.04		7,136.89
2012	Refund for Over Payment	100.87			-100.87
2013	Assessment Pre-Payments		0.00		0.00
	** C A P I T A L **				
3110	Retained Earnings		0.00		54,700.46
	** I N C O M E **				
4009	2019 Assessment Income		0.00		0.00
4010	2020 ASSESSMENT INCOME		0.00		293.20
4011	2021 Assessment Income		6,353.67		55,311.77
4020	Interest & Penalty Income		211.16		211.16
4030	Collection Fees Reimbursement		0.00		0.00
4040	D/R Enforcement Income		0.00		25.00
4050	Payment Plan Income		0.00		0.00
4060	Legal Fee Reimbursement		0.00		0.00
4070	D/R Mowing Reimbursement		0.00		0.00
4080	Bank Interest Income		7.92		16.04
4090	Miscellaneous Income		0.00		0.00
	** E X P E N S E S **				
6110	Landscape Contract	600.00		1,200.00	
6120	Landscape Extras	0.00		0.00	
6130	Irrigation Repairs	0.00		0.00	
6140	Signage and Fence Repair	0.00		0.00	
6150	Force Mows	0.00		0.00	
6180	Miscellaneous Repairs	23.00		327.02	
6210	Electricity	564.79		1,131.22	
6220	Trash Service	1,854.35		3,708.70	
6230	Water	8.04		16.08	
6240	Cameras	0.00		0.00	
6250	Website	0.00		0.00	
6260	Storage	0.00		0.00	
6310	Management Contract	556.97		1,113.94	
6320	Management Extras	0.00		0.00	
6330	Postage	18.76		41.36	
6340	Copies	1.43		14.52	
6350	Collection Expense	10.00		10.00	
6360	Deed Restrictions Expense	5.00		20.00	
6370	Other Administrative Services	0.00		0.00	
6380	Office Supplies	0.00		0.00	
6390	Meeting Expense	0.00		0.00	
6410	Legal Corporate	0.00		0.00	
6420	Legal Billable	150.50		175.50	
6510	Insurance D & O	0.00		0.00	
6520	Insurance Genl Liab Pkge	0.00		0.00	
6610	Tax Return - Permits	0.00		0.00	
6620	Taxes Federal	0.00		0.00	
6630	Taxes Property	0.00		0.00	
6640	Committee Expense	274.25		274.25	
6670	Bank Charges	0.00		0.00	
6680	General Reserve	0.00		0.00	
B a l a n c e		7,381.79	7,381.79	117,593.65	117,593.65

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Income Statement
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Account No	Description	Current Period	Y-T-D Balance	Year Budget
	** I N C O M E **			
4009	2019 Assessment Income	0.00	0.00	0.00
4010	2020 ASSESSMENT INCOME	0.00	293.20	200.00
4011	2021 Assessment Income	6,353.67	55,311.77	63,840.00
4020	Interest & Penalty Income	211.16	211.16	600.00
4030	Collection Fees Reimbursement	0.00	0.00	150.00
4040	D/R Enforcement Income	0.00	25.00	300.00
4050	Payment Plan Income	0.00	0.00	40.00
4060	Legal Fee Reimbursement	0.00	0.00	2,000.00
4070	D/R Mowing Reimbursement	0.00	0.00	0.00
4080	Bank Interest Income	7.92	16.04	90.00
4090	Miscellaneous Income	0.00	0.00	0.00
	TOTAL INCOME	6,572.75	55,857.17	67,220.00
	** E X P E N S E S **			
	** MAINTENANCE **			
6110	Landscape Contract	600.00	1,200.00	7,500.00
6120	Landscape Extras	0.00	0.00	2,100.00
6130	Irrigation Repairs	0.00	0.00	1,000.00
6140	Signage and Fence Repair	0.00	0.00	2,500.00
6150	Force Mows	0.00	0.00	150.00
6180	Miscellaneous Repairs	23.00	327.02	600.00
	TOTAL MAINTENANCE	623.00	1,527.02	13,850.00
	** UTILITIES **			
6210	Electricity	564.79	1,131.22	8,400.00
6220	Trash Service	1,854.35	3,708.70	22,500.00
6230	Water	8.04	16.08	1,200.00
6240	Cameras	0.00	0.00	1,500.00
6250	Website	0.00	0.00	400.00
6260	Storage	0.00	0.00	216.00
	TOTAL UTILITIES	2,427.18	4,856.00	34,216.00
	** ADMINISTRATIVE **			
6310	Management Contract	556.97	1,113.94	6,668.00
6320	Management Extras	0.00	0.00	100.00
6330	Postage	18.76	41.36	800.00
6340	Copies	1.43	14.52	170.00
6350	Collection Expense	10.00	10.00	125.00
6360	Deed Restrictions Expense	5.00	20.00	300.00
6370	Other Administrative Services	0.00	0.00	200.00
6380	Office Supplies	0.00	0.00	0.00
6390	Meeting Expense	0.00	0.00	600.00
	TOTAL ADMINISTRATIVE	592.16	1,199.82	8,963.00
	** LEGAL **			
6410	Legal Corporate	0.00	0.00	250.00
6420	Legal Billable	150.50	175.50	2,000.00
	TOTAL LEGAL	150.50	175.50	2,250.00
	** INSURANCE **			
6510	Insurance D & O	0.00	0.00	1,050.00
6520	Insurance Genl Liab Pkge	0.00	0.00	1,940.00
	TOTAL INSURANCE	0.00	0.00	2,990.00
	** OTHER EXPENSES **			
6610	Tax Return - Permits	0.00	0.00	250.00
6620	Taxes Federal	0.00	0.00	4.00
6630	Taxes Property	0.00	0.00	30.00
6640	Committee Expense	274.25	274.25	600.00
6670	Bank Charges	0.00	0.00	180.00
6680	General Reserve	0.00	0.00	3,887.00
	TOTAL OTHER EXPENSES	274.25	274.25	4,951.00
	TOTAL EXPENSES	4,067.09	8,032.59	67,220.00

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Account No	Description	Current Period	Y-T-D Balance	Year Budget
	PROFIT OR (LOSS)	2,505.66	47,824.58	0.00