

Co Pd 1
Co Yr 2021

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

Description	Amount	Year to Date
MONTHLY INCOME	49,284.42	49,284.42
TOTAL MONTHLY EXPENSE	3,965.50	3,965.50
NET MONTHLY INCOME (LOSS)	45,318.92	45,318.92

TOTAL CASH	106,347.23
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Bank Ops Account PMG	0.00
CAB OPERATING ACCOUNT	57,334.61
CAB BANK RESERVES	49,012.62

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WHITE OAK SPRINGS
Trial Balance
For the month of January
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	20,737.24		57,334.61	
1050	CAB BANK RESERVES	897.53		49,012.62	
	** L I A B I L I T I E S **				
2010	Accounts Payable		0.00		0.00
2011	Unapplied Payments		45.00		6,327.85
2012	Refund for Over Payment		0.00		0.00
2013	Assessment Pre-Payments	23,729.15			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		293.20		293.20
4011	2021 Assessment Income		48,958.10		48,958.10
4020	Interest & Penalty Income		0.00		0.00
4030	Collection Fees Reimbursement		0.00		0.00
4040	D/R Enforcement Income		25.00		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		8.12		8.12
4090	Miscellaneous Income		0.00		0.00
	** E X P E N S E S **				
6110	Landscape Contract	600.00		600.00	
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	304.02		304.02	
6210	Electricity	566.43		566.43	
6220	Trash Service	1,854.35		1,854.35	
6230	Water	8.04		8.04	
6240	Cameras	0.00		0.00	
6250	Website	0.00		0.00	
6260	Storage	0.00		0.00	
6310	Management Contract	556.97		556.97	
6320	Management Extras	0.00		0.00	
6330	Postage	22.60		22.60	
6340	Copies	13.09		13.09	
6350	Collection Expense	0.00		0.00	
6360	Deed Restrictions Expense	15.00		15.00	
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	25.00		25.00	
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	0.00		0.00	
6670	Bank Charges	0.00		0.00	
6680	General Reserve	0.00		0.00	
B a l a n c e		49,329.42	49,329.42	110,312.73	110,312.73

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WHITE OAK SPRINGS
Income Statement
For the month of January
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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	293.20	293.20	200.00
4011	2021 Assessment Income	48,958.10	48,958.10	63,840.00
4020	Interest & Penalty Income	0.00	0.00	600.00
4030	Collection Fees Reimbursement	0.00	0.00	150.00
4040	D/R Enforcement Income	25.00	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	8.12	8.12	90.00
4090	Miscellaneous Income	0.00	0.00	0.00
	TOTAL INCOME	49,284.42	49,284.42	67,220.00
	** E X P E N S E S **			
	** MAINTENANCE **			
6110	Landscape Contract	600.00	600.00	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	304.02	304.02	600.00
	TOTAL MAINTENANCE	904.02	904.02	13,850.00
	** UTILITIES **			
6210	Electricity	566.43	566.43	8,400.00
6220	Trash Service	1,854.35	1,854.35	22,500.00
6230	Water	8.04	8.04	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	2,428.82	2,428.82	34,216.00
	** ADMINISTRATIVE **			
6310	Management Contract	556.97	556.97	6,668.00
6320	Management Extras	0.00	0.00	100.00
6330	Postage	22.60	22.60	800.00
6340	Copies	13.09	13.09	170.00
6350	Collection Expense	0.00	0.00	125.00
6360	Deed Restrictions Expense	15.00	15.00	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	607.66	607.66	8,963.00
	** LEGAL **			
6410	Legal Corporate	0.00	0.00	250.00
6420	Legal Billable	25.00	25.00	2,000.00
	TOTAL LEGAL	25.00	25.00	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	0.00	0.00	600.00
6670	Bank Charges	0.00	0.00	180.00
6680	General Reserve	0.00	0.00	3,887.00
	TOTAL OTHER EXPENSES	0.00	0.00	4,951.00
	TOTAL EXPENSES	3,965.50	3,965.50	67,220.00

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Account No	Description	Current Period	Y-T-D Balance	Year Budget
	PROFIT OR (LOSS)	45,318.92	45,318.92	0.00