

CINNAMON VILLAGE

Balance Sheet  
As of 02/29/20

ASSETS

|                                |              |               |
|--------------------------------|--------------|---------------|
| Mutual of Omaha Bank Operating | \$ 58,281.27 |               |
| Mutual of Omaha - Reserve Acct | 44,270.47    |               |
| Accounts Receivable            | 15,531.66    |               |
|                                | <hr/>        |               |
| TOTAL ASSETS                   |              | \$ 118,083.40 |
|                                |              | =====         |

LIABILITIES & EQUITY

CURRENT LIABILITIES:

|                        |               |             |
|------------------------|---------------|-------------|
| Accounts Payable       | \$ (3,495.00) |             |
| Prepaid Assessments    | 4,654.19      |             |
|                        | <hr/>         |             |
| Subtotal Current Liab. |               | \$ 1,159.19 |

RESERVES:

|                   |       |        |
|-------------------|-------|--------|
| Subtotal Reserves | <hr/> | \$ .00 |
|-------------------|-------|--------|

EQUITY:

|                                |              |               |
|--------------------------------|--------------|---------------|
| Retained Earnings              | \$ 95,804.03 |               |
| Current Year Net Income/(Loss) | 21,120.18    |               |
|                                | <hr/>        |               |
| Subtotal Equity                |              | \$ 116,924.21 |

|                            |  |               |
|----------------------------|--|---------------|
| TOTAL LIABILITIES & EQUITY |  | \$ 118,083.40 |
|                            |  | =====         |

# CINNAMON VILLAGE

## Income/Expense Statement

Period: 02/01/20 to 02/29/20

| Account                        | Description                       | Current Period   |                  |                   | Year-To-Date     |                  |                  | Yearly            |
|--------------------------------|-----------------------------------|------------------|------------------|-------------------|------------------|------------------|------------------|-------------------|
|                                |                                   | Actual           | Budget           | Variance          | Actual           | Budget           | Variance         | Budget            |
| <b>INCOME:</b>                 |                                   |                  |                  |                   |                  |                  |                  |                   |
| 04000                          | Assessment Income                 | 15,170.00        | 15,170.00        | .00               | 30,340.00        | 30,340.00        | .00              | 182,040.00        |
| 04100                          | Late Fee Income                   | 220.00           | .00              | 220.00            | 360.00           | .00              | 360.00           | .00               |
| 04400                          | Miscellaneous Income              | .00              | .00              | .00               | 20.00            | .00              | 20.00            | .00               |
| 04450                          | Interest Income - Operating       | 2.30             | .00              | 2.30              | 4.36             | .00              | 4.36             | .00               |
| 04500                          | Reserve Income                    | (3,083.34)       | (1,541.67)       | (1,541.67)        | (3,083.34)       | (3,083.34)       | .00              | (18,500.00)       |
| 04700                          | Move In/Out Fee                   | .00              | .00              | .00               | 600.00           | .00              | 600.00           | .00               |
|                                | <b>Total Income</b>               | <b>12,308.96</b> | <b>13,628.33</b> | <b>(1,319.37)</b> | <b>28,241.02</b> | <b>27,256.66</b> | <b>984.36</b>    | <b>163,540.00</b> |
| <b>EXPENSES</b>                |                                   |                  |                  |                   |                  |                  |                  |                   |
| <b>Utilities Expense</b>       |                                   |                  |                  |                   |                  |                  |                  |                   |
| 05050                          | Electric                          | 101.23           | 100.00           | (1.23)            | 199.78           | 200.00           | .22              | 1,200.00          |
| 05100                          | Water/Sewer                       | 55.10            | 916.67           | 861.57            | 108.86           | 1,833.34         | 1,724.48         | 11,000.00         |
| 05400                          | Trash Removal                     | .00              | 2,800.00         | 2,800.00          | 2,463.27         | 5,600.00         | 3,136.73         | 33,600.00         |
|                                | <b>Total Utilities Expense</b>    | <b>156.33</b>    | <b>3,816.67</b>  | <b>3,660.34</b>   | <b>2,771.91</b>  | <b>7,633.34</b>  | <b>4,861.43</b>  | <b>45,800.00</b>  |
| <b>Maintenance Expenses</b>    |                                   |                  |                  |                   |                  |                  |                  |                   |
| 06000                          | Building Maintenance              | .00              | 833.33           | 833.33            | .00              | 1,666.66         | 1,666.66         | 10,000.00         |
| 06500                          | Landscape Contract                | .00              | 976.50           | 976.50            | .00              | 1,953.00         | 1,953.00         | 11,718.00         |
| 06525                          | Irrigation Repairs                | .00              | 416.67           | 416.67            | .00              | 833.34           | 833.34           | 5,000.00          |
| 06550                          | Trees Replacement / Maintenanc    | .00              | 750.00           | 750.00            | .00              | 1,500.00         | 1,500.00         | 9,000.00          |
| 06610                          | Asphalt & Concrete Maintenan      | .00              | 2,083.33         | 2,083.33          | .00              | 4,166.66         | 4,166.66         | 25,000.00         |
| 06630                          | Roof and Gutter Maintenance       | .00              | 350.00           | 350.00            | .00              | 700.00           | 700.00           | 4,200.00          |
| 06700                          | Snow Removal                      | 3,418.00         | 866.67           | (2,551.33)        | 3,418.00         | 1,733.34         | (1,684.66)       | 10,400.00         |
| 06750                          | Lighting Maintenance              | .00              | 41.67            | 41.67             | .00              | 83.34            | 83.34            | 500.00            |
| 06800                          | Misc Grounds Maint                | .00              | 416.67           | 416.67            | .00              | 833.34           | 833.34           | 5,000.00          |
|                                | <b>Total Maintenance Expenses</b> | <b>3,418.00</b>  | <b>6,734.84</b>  | <b>3,316.84</b>   | <b>3,418.00</b>  | <b>13,469.68</b> | <b>10,051.68</b> | <b>80,818.00</b>  |
| <b>Administrative/Business</b> |                                   |                  |                  |                   |                  |                  |                  |                   |
| 07000                          | Management                        | 1,352.00         | 1,352.00         | .00               | 2,704.00         | 2,704.00         | .00              | 16,224.00         |
| 07100                          | Administration                    | 254.50           | 208.33           | (46.17)           | 790.80           | 416.66           | (374.14)         | 2,500.00          |
| 07200                          | Insurance                         | 273.58           | 504.17           | 230.59            | 547.16           | 1,008.34         | 461.18           | 6,050.00          |
| 07300                          | Audit/Tax Return                  | .00              | 250.00           | 250.00            | .00              | 500.00           | 500.00           | 3,000.00          |
| 07500                          | Legal                             | .00              | 250.00           | 250.00            | .00              | 500.00           | 500.00           | 3,000.00          |
| 07510                          | Legal Passthrough                 | .00              | 500.00           | 500.00            | .00              | 1,000.00         | 1,000.00         | 6,000.00          |
| 07600                          | Miscellaneous                     | .00              | 12.33            | 12.33             | .00              | 24.66            | 24.66            | 148.00            |
|                                | <b>Total Administrative/Bus</b>   | <b>1,880.08</b>  | <b>3,076.83</b>  | <b>1,196.75</b>   | <b>4,041.96</b>  | <b>6,153.66</b>  | <b>2,111.70</b>  | <b>36,922.00</b>  |

**CINNAMON VILLAGE**

Income/Expense Statement

Period: 02/01/20 to 02/29/20

| Account          | Description                    | Current Period |           |          | Year-To-Date |           |           | Yearly Budget |
|------------------|--------------------------------|----------------|-----------|----------|--------------|-----------|-----------|---------------|
|                  |                                | Actual         | Budget    | Variance | Actual       | Budget    | Variance  |               |
|                  | Total Operating Expense        | 5,454.41       | 13,628.34 | 8,173.93 | 10,231.87    | 27,256.68 | 17,024.81 | 163,540.00    |
|                  | NET OPERATING INCOME (LOSS)    | 6,854.55       | (.01)     | 6,854.56 | 18,009.15    | (.02)     | 18,009.17 | .00           |
| Reserve Income   |                                |                |           |          |              |           |           |               |
| 08000            | Reserve Contributions          | 3,083.34       | .00       | 3,083.34 | 3,083.34     | .00       | 3,083.34  | .00           |
| 08010            | Reserve interest               | 13.64          | .00       | 13.64    | 27.69        | .00       | 27.69     | .00           |
|                  | Reserve Income                 | 3,096.98       | .00       | 3,096.98 | 3,111.03     | .00       | 3,111.03  | .00           |
| Reserve Expenses |                                |                |           |          |              |           |           |               |
|                  | Total Reserve Expenses         | .00            | .00       | .00      | .00          | .00       | .00       | .00           |
|                  | NET RESERVE INCOME (LOSS)      | (3,096.98)     | .00       | 3,096.98 | (3,111.03)   | .00       | 3,111.03  | .00           |
|                  | Current Year Net Income (Loss) | 9,951.53       | (.01)     | 9,951.54 | 21,120.18    | (.02)     | 21,120.20 | .00           |