

# North End Townhome Condominiums, Inc

## Balance Sheet For May 2021

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### Assets

Mutual of Omaha Bank Operating	\$40,475.23
Mutual of Omaha - Reserve Ac	\$159,038.39
Accounts Receivable	\$1,022.62
Working Capital Reserves - Con	\$2,398.00

### Total Assets

	<u>\$202,934.24</u>
<b>Total Asset</b>	<u><u>\$202,934.24</u></u>

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### Liabilities

Accounts Payable	\$2,156.44
Accrued Expenses	\$4,935.00
Working Capital - Reserves	\$20,563.44
Replacement Reserves - HOA	\$76,347.55
Replacement Reserves - Contra	(\$6,772.25)
Prepaid Assessments	\$17,164.58

### Total Liabilities

\$114,394.76

### Equity

Net Income	\$17,280.93
Retained Earnings	\$71,268.55
Bank Charges/Fees	(\$10.00)

### Total Equity

\$88,539.48

### Total Liability / Equity

\$202,934.24

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# North End Townhome Condominiums, Inc

## Statement of Revenues and Expenses 5/1/2021 - 5/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Income</b>							
4000 - Assessment Income	17,532.60	17,115.00	417.60	85,992.46	85,575.00	417.46	205,380.00
4055 - Work Order	-	-	-	430.00	-	430.00	-
4350 - Working Capital	-	-	-	765.30	-	765.30	-
4400 - Miscellaneous Income	-	-	-	20.00	-	20.00	-
4450 - Operating Interest Income	1.82	-	1.82	9.46	-	9.46	-
4500 - Reserve Income	(1,712.00)	-	(1,712.00)	(8,560.00)	-	(8,560.00)	-
<b>Total Income</b>	<b>15,822.42</b>	<b>17,115.00</b>	<b>(1,292.58)</b>	<b>78,657.22</b>	<b>85,575.00</b>	<b>(6,917.78)</b>	<b>205,380.00</b>
<b>Total Income</b>	<b>15,822.42</b>	<b>17,115.00</b>	<b>(1,292.58)</b>	<b>78,657.22</b>	<b>85,575.00</b>	<b>(6,917.78)</b>	<b>205,380.00</b>

### Operating Expense

<b>Expense</b>							
5000 - Electric	57.18	91.67	34.49	423.45	458.35	34.90	1,100.00
5100 - Water - Domestic	2,091.87	1,908.33	(183.54)	12,940.60	9,541.65	(3,398.95)	22,900.00
5150 - Water - Irrigation	64.57	333.33	268.76	221.32	1,666.65	1,445.33	4,000.00
5400 - Trash Removal	626.41	600.00	(26.41)	2,429.49	3,000.00	570.51	7,200.00
6000 - Building Maint.	-	1,666.67	1,666.67	564.65	8,333.35	7,768.70	20,000.00
6100 - Roof/Gutter Repairs	-	-	-	4,469.60	-	(4,469.60)	-
6150 - Painting	-	1,083.33	1,083.33	26.73	5,416.65	5,389.92	13,000.00
6400 - Pest Control	-	41.67	41.67	-	208.35	208.35	500.00
6500 - Landscape Contract	1,765.00	1,208.33	(556.67)	3,530.00	6,041.65	2,511.65	14,500.00
6525 - Irrigation Repairs	-	166.67	166.67	-	833.35	833.35	2,000.00
6570 - Fence Maintenance	-	41.67	41.67	-	208.35	208.35	500.00
6585 - Snow Removal	-	1,416.67	1,416.67	16,307.87	7,083.35	(9,224.52)	17,000.00
6625 - Asphalt/Concrete Maint	-	458.33	458.33	-	2,291.65	2,291.65	5,500.00
6750 - Lighting Maintenance	-	4.17	4.17	-	20.85	20.85	50.00
6800 - Misc Grounds Maint	26.03	666.67	640.64	26.03	3,333.35	3,307.32	8,000.00
7000 - Management	1,110.00	1,132.00	22.00	5,550.00	5,660.00	110.00	13,584.00
7100 - Administration	145.15	125.00	(20.15)	714.37	625.00	(89.37)	1,500.00
7200 - Insurance	2,249.91	2,421.83	171.92	11,249.55	12,109.15	859.60	29,062.00
7300 - Audit/Tax Return	-	341.67	341.67	-	1,708.35	1,708.35	4,100.00
7450 - Homeowners' Association Dues	1,645.00	1,645.00	-	9,870.00	8,225.00	(1,645.00)	19,740.00
7500 - Legal	-	41.67	41.67	12.50	208.35	195.85	500.00
7600 - Miscellaneous	-	8.33	8.33	-	41.65	41.65	100.00
8000 - Reserve Contributions	-	1,712.00	1,712.00	-	8,560.00	8,560.00	20,544.00
<b>Total Expense</b>	<b>9,781.12</b>	<b>17,115.01</b>	<b>7,333.89</b>	<b>68,336.16</b>	<b>85,575.05</b>	<b>17,238.89</b>	<b>205,380.00</b>
<b>Total Expense</b>	<b>9,781.12</b>	<b>17,115.01</b>	<b>7,333.89</b>	<b>68,336.16</b>	<b>85,575.05</b>	<b>17,238.89</b>	<b>205,380.00</b>

# North End Townhome Condominiums, Inc

## Statement of Revenues and Expenses 5/1/2021 - 5/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Net Total	6,041.30	(.01)	6,041.31	10,321.06	(.05)	10,321.11	-

# North End Townhome Condominiums, Inc

## Statement of Revenues and Expenses 5/1/2021 - 5/31/2021

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Reserve Expense							
<b>Expense</b>							
8000 - Reserve Contributions	-	-	-	(6,848.00)	-	6,848.00	-
8010 - Reserve Interest Income	(20.26)	-	20.26	(111.87)	-	111.87	-
<b>Total Expense</b>	<b>(20.26)</b>	<b>-</b>	<b>20.26</b>	<b>(6,959.87)</b>	<b>-</b>	<b>6,959.87</b>	<b>-</b>
<b>Total Expense</b>	<b>(20.26)</b>	<b>-</b>	<b>20.26</b>	<b>(6,959.87)</b>	<b>-</b>	<b>6,959.87</b>	<b>-</b>
<b>Reserve Net Total</b>	<b>20.26</b>	<b>-</b>	<b>20.26</b>	<b>6,959.87</b>	<b>-</b>	<b>6,959.87</b>	<b>-</b>
<b>Net Total</b>	<b>6,061.56</b>	<b>(.01)</b>	<b>6,061.57</b>	<b>17,280.93</b>	<b>(.05)</b>	<b>17,280.98</b>	<b>-</b>