

Sereno of Hillsborough County Homeowners Association, Inc.
Balance Sheet
10/31/2020

Assets

Cash - Operating

10100 - AAB -Operating \$148,759.32

Cash - Operating Total \$148,759.32

Accounts Receivable

11100 - A/R - Mx. Receivable \$2,592.44

11200 - A/R - Assessments \$24,454.99

Accounts Receivable Total \$27,047.43

Current Asset

14200 - PPD D&O Insurance 3/21 \$266.21

14400 - PPD Crime Ins 5/21 \$287.72

14700 - Prepaid Expense \$10,450.00

Current Asset Total \$11,003.93

Allowance for Bad Debt

12000 - Allowance for Bad Debt (\$3,638.39)

Allowance for Bad Debt Total (\$3,638.39)

Assets Total \$183,172.29

Liabilities and Equity

Current Liability

20500 - Deferred Assessments \$51,367.66

22000 - Accounts Payable \$510.00

22100 - Prepaid Owner Assessments \$14,329.67

Current Liability Total \$66,207.33

Retained Earnings \$87,584.34

Net Income \$29,380.62

Liabilities & Equity Total \$183,172.29

Sereno of Hillsborough County Homeowners Association, Inc.
Income Statement
10/1/2020 - 10/31/2020

10/1/2020 - 10/31/2020	1/1/2020 - 10/31/2020
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Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$24,613.28	\$29,554.63	(\$4,941.35)	\$187,705.29	\$295,546.30	(\$107,841.01)	\$354,655.60
40700 - Initial Contribution	\$5,700.00	\$0.00	\$5,700.00	\$23,700.00	\$0.00	\$23,700.00	\$0.00
40800 - Collection Processing Fees	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$50.00	\$0.00
41100 - Late Fees	\$550.00	\$0.00	\$550.00	\$2,734.23	\$0.00	\$2,734.23	\$0.00
41200 - Interest - Delinquent Accounts	\$91.97	\$0.00	\$91.97	\$1,026.18	\$0.00	\$1,026.18	\$0.00
41750 - Lease Fee	\$300.00	\$0.00	\$300.00	\$400.00	\$0.00	\$400.00	\$0.00
41900 - Interest Income - Operating	\$6.32	\$0.00	\$6.32	\$67.30	\$0.00	\$67.30	\$0.00
Total Income	\$31,261.57	\$29,554.63	\$1,706.94	\$215,683.00	\$295,546.30	(\$79,863.30)	\$354,655.60
Total Income	\$31,261.57	\$29,554.63	\$1,706.94	\$215,683.00	\$295,546.30	(\$79,863.30)	\$354,655.60
Expense							
<u>General & Administrative</u>							
60150 - Management Fees	\$2,691.00	\$3,315.00	\$624.00	\$24,869.00	\$33,150.00	\$8,281.00	\$39,780.00
60300 - Accounting Fees & Tax Prep	\$0.00	\$17.00	\$17.00	\$250.00	\$170.00	(\$80.00)	\$204.00
60350 - Legal Fees	\$35.00	\$41.67	\$6.67	\$3,160.60	\$416.70	(\$2,743.90)	\$500.00
60400 - Legal - Chargeback	\$0.00	\$0.00	\$0.00	(\$1,015.00)	\$0.00	\$1,015.00	\$0.00
60450 - Payment Coupons	\$0.00	\$255.00	\$255.00	\$0.00	\$2,550.00	\$2,550.00	\$3,060.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$180.00	\$200.00	\$20.00	\$240.00
60600 - Postage	\$290.05	\$83.33	(\$206.72)	\$1,782.54	\$833.30	(\$949.24)	\$1,000.00
60750 - Insurance - D&O	\$66.55	\$133.33	\$66.78	\$642.93	\$1,333.30	\$690.37	\$1,600.00
60950 - Insurance - Fidelity Bond/Crime	\$47.88	\$54.17	\$6.29	\$479.24	\$541.70	\$62.46	\$650.00
61100 - Office Expense	\$1,721.62	\$133.33	(\$1,588.29)	\$5,848.53	\$1,333.30	(\$4,515.23)	\$1,600.00
61150 - Website Service	\$95.00	\$80.00	(\$15.00)	\$855.00	\$800.00	(\$55.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$0.00	\$0.00	\$61.25	\$62.00	\$0.75	\$62.00
61350 - Bad Debt	\$0.00	\$83.33	\$83.33	\$2,116.18	\$833.30	(\$1,282.88)	\$1,000.00
61500 - Storage	\$0.00	\$0.00	\$0.00	\$250.00	\$300.00	\$50.00	\$300.00
61600 - Miscellaneous	\$0.00	\$0.00	\$0.00	\$5,667.16	\$0.00	(\$5,667.16)	\$0.00
Total General & Administrative	\$4,967.10	\$4,216.16	(\$750.94)	\$45,147.43	\$42,523.60	(\$2,623.83)	\$50,956.00
<u>Home Site Specific</u>							
68250 - Telecommunication Fee	\$5,425.18	\$25,308.30	\$19,883.12	\$141,154.95	\$253,083.00	\$111,928.05	\$303,699.60
Total Home Site Specific	\$5,425.18	\$25,308.30	\$19,883.12	\$141,154.95	\$253,083.00	\$111,928.05	\$303,699.60
Total Expense	\$10,392.28	\$29,524.46	\$19,132.18	\$186,302.38	\$295,606.60	\$109,304.22	\$354,655.60
Operating Net Income	\$20,869.29	\$30.17	\$20,839.12	\$29,380.62	(\$60.30)	\$29,440.92	\$0.00
Net Income	\$20,869.29	\$30.17	\$20,839.12	\$29,380.62	(\$60.30)	\$29,440.92	\$0.00