



Financial Reporting Package
Sereno of Hillsborough County HOA
4/1/2021 - 4/30/2021

Sereno of Hillsborough County Homeowners Association, Inc.
Balance Sheet
4/30/2021

Assets

Cash - Operating

10100 - AAB -Operating	\$110,394.13
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<u>Cash - Operating Total</u>	<u>\$110,394.13</u>
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Accounts Receivable

11100 - A/R - Mx. Receivable	\$2,491.51
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11200 - A/R - Assessments	\$24,741.71
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11300 - A/R Legal	\$263.95
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11400 - A/R Collections	(\$300.00)
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<u>Accounts Receivable Total</u>	<u>\$27,197.17</u>
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Allowance for Bad Debt

12000 - Allowance for Bad Debt	(\$5,056.91)
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<u>Allowance for Bad Debt Total</u>	<u>(\$5,056.91)</u>
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Current Asset

14700 - Prepaid Expense	\$54,810.00
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<u>Current Asset Total</u>	<u>\$54,810.00</u>
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<i>Assets Total</i>		\$187,344.39
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Liabilities and Equity

Current Liability

20500 - Deferred Assessments	\$63,680.94
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22100 - Prepaid Owner Assessments	\$22,766.08
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<u>Current Liability Total</u>	<u>\$86,447.02</u>
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<u>Retained Earnings</u>	\$145,612.52
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<u>Net Income</u>	(\$44,715.15)
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<i>Liabilities & Equity Total</i>		\$187,344.39
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Sereno of Hillsborough County Homeowners Association, Inc.
Income Statement
4/1/2021 - 4/30/2021

4/1/2021 - 4/30/2021

1/1/2021 - 4/30/2021

Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$31,096.48	\$46,505.17	(\$15,408.69)	\$124,235.72	\$186,020.68	(\$61,784.96)	\$558,062.00
40700 - Initial Contribution	\$600.00	\$0.00	\$600.00	\$9,600.00	\$0.00	\$9,600.00	\$0.00
41200 - Interest - Delinquent Accounts	\$320.57	\$0.00	\$320.57	\$804.42	\$0.00	\$804.42	\$0.00
41750 - Lease Fee	\$0.00	\$0.00	\$0.00	\$100.00	\$0.00	\$100.00	\$0.00
41900 - Interest Income - Operating	\$3.68	\$0.00	\$3.68	\$23.12	\$0.00	\$23.12	\$0.00
Total Income	\$32,020.73	\$46,505.17	(\$14,484.44)	\$134,763.26	\$186,020.68	(\$51,257.42)	\$558,062.00
Total Income	\$32,020.73	\$46,505.17	(\$14,484.44)	\$134,763.26	\$186,020.68	(\$51,257.42)	\$558,062.00
Expense							
<u>General & Administrative</u>							
60150 - Management Fees	\$3,120.00	\$4,225.00	\$1,105.00	\$11,895.00	\$16,900.00	\$5,005.00	\$50,700.00
60300 - Accounting Fees & Tax Prep	\$0.00	\$291.67	\$291.67	\$250.00	\$1,166.68	\$916.68	\$3,500.00
60350 - Legal Fees	\$580.00	\$41.67	(\$538.33)	\$1,805.00	\$166.68	(\$1,638.32)	\$500.00
60400 - Legal - Chargeback	(\$70.00)	\$0.00	\$70.00	(\$650.00)	\$0.00	\$650.00	\$0.00
60450 - Payment Coupons	\$204.00	\$325.00	\$121.00	\$204.00	\$1,300.00	\$1,096.00	\$3,900.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$80.00	\$80.00	\$0.00	\$240.00
60600 - Postage	\$293.47	\$104.17	(\$189.30)	\$671.38	\$416.68	(\$254.70)	\$1,250.00
60750 - Insurance - D&O	\$0.00	\$133.33	\$133.33	\$133.11	\$533.32	\$400.21	\$1,600.00
60950 - Insurance - Fidelity Bond/Crime	\$48.32	\$54.17	\$5.85	\$191.96	\$216.68	\$24.72	\$650.00
61100 - Office Expense	\$397.25	\$166.67	(\$230.58)	\$963.29	\$666.68	(\$296.61)	\$2,000.00
61150 - Website Service	\$95.00	\$80.00	(\$15.00)	\$380.00	\$320.00	(\$60.00)	\$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	\$845.70	\$333.32	(\$512.38)	\$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	\$1,435.50	\$0.00	(\$1,435.50)	\$0.00
Total General & Administrative	\$4,688.04	\$5,525.01	\$836.97	\$18,516.19	\$22,462.04	\$3,945.85	\$66,662.00
<u>Home Site Specific</u>							
68250 - Telecommunication Fee	\$29,079.45	\$40,950.00	\$11,870.55	\$160,962.22	\$163,800.00	\$2,837.78	\$491,400.00
Total Home Site Specific	\$29,079.45	\$40,950.00	\$11,870.55	\$160,962.22	\$163,800.00	\$2,837.78	\$491,400.00
Total Expense	\$33,767.49	\$46,475.01	\$12,707.52	\$179,478.41	\$186,262.04	\$6,783.63	\$558,062.00
Operating Net Income	(\$1,746.76)	\$30.16	(\$1,776.92)	(\$44,715.15)	(\$241.36)	(\$44,473.79)	\$0.00
Net Income	(\$1,746.76)	\$30.16	(\$1,776.92)	(\$44,715.15)	(\$241.36)	(\$44,473.79)	\$0.00