



Financial Reporting Package
Sereno of Hillsborough County HOA
2/1/2021 - 2/28/2021

Sereno of Hillsborough County Homeowners Association, Inc.

Balance Sheet

2/28/2021

Assets

Cash - Operating

10100 - AAB -Operating	\$171,614.47
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<u>Cash - Operating Total</u>	<u>\$171,614.47</u>
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Accounts Receivable

11100 - A/R - Mx. Receivable	\$2,403.61
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11200 - A/R - Assessments	\$15,422.70
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<u>Accounts Receivable Total</u>	<u>\$17,826.31</u>
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Current Asset

11300 - A/R Legal	\$8.61
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11400 - A/R Collections	\$652.33
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14200 - PPD D&O Insurance 3/21	\$0.01
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14400 - PPD Crime Ins 5/21	\$96.20
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14700 - Prepaid Expense	\$25,405.69
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<u>Current Asset Total</u>	<u>\$26,162.84</u>
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Allowance for Bad Debt

12000 - Allowance for Bad Debt	(\$4,330.73)
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<u>Allowance for Bad Debt Total</u>	<u>(\$4,330.73)</u>
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Assets Total	\$211,272.89
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Liabilities and Equity

Current Liability

20500 - Deferred Assessments	\$30,079.64
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22000 - Accounts Payable	\$3,225.00
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22100 - Prepaid Owner Assessments	\$27,287.22
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<u>Current Liability Total</u>	<u>\$60,591.86</u>
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<u>Retained Earnings</u>	\$145,612.52
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<u>Net Income</u>	\$5,068.51
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Liabilities & Equity Total	\$211,272.89
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Sereno of Hillsborough County Homeowners Association, Inc.
Income Statement
2/1/2021 - 2/28/2021

2/1/2021 - 2/28/2021	1/1/2021 - 2/28/2021
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Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$31,704.78	\$46,505.17	(\$14,800.39)	\$60,416.36	\$93,010.34	(\$32,593.98)	\$558,062.00
40700 - Initial Contribution	\$1,200.00	\$0.00	\$1,200.00	\$4,800.00	\$0.00	\$4,800.00	\$0.00
41200 - Interest - Delinquent Accounts	\$173.52	\$0.00	\$173.52	\$250.04	\$0.00	\$250.04	\$0.00
41750 - Lease Fee	\$50.00	\$0.00	\$50.00	\$100.00	\$0.00	\$100.00	\$0.00
41900 - Interest Income - Operating	\$6.50	\$0.00	\$6.50	\$14.87	\$0.00	\$14.87	\$0.00
Total Income	\$33,134.80	\$46,505.17	(\$13,370.37)	\$65,581.27	\$93,010.34	(\$27,429.07)	\$558,062.00
Total Income	\$33,134.80	\$46,505.17	(\$13,370.37)	\$65,581.27	\$93,010.34	(\$27,429.07)	\$558,062.00
Expense							
<u>General & Administrative</u>							
60150 - Management Fees	\$2,944.50	\$4,225.00	\$1,280.50	\$5,830.50	\$8,450.00	\$2,619.50	\$50,700.00
60300 - Accounting Fees & Tax Prep	\$250.00	\$291.67	\$41.67	\$250.00	\$583.34	\$333.34	\$3,500.00
60350 - Legal Fees	\$0.00	\$41.67	\$41.67	\$1,225.00	\$83.34	(\$1,141.66)	\$500.00
60450 - Payment Coupons	\$0.00	\$325.00	\$325.00	\$0.00	\$650.00	\$650.00	\$3,900.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$40.00	\$40.00	\$0.00	\$240.00
60600 - Postage	\$75.92	\$104.17	\$28.25	\$97.67	\$208.34	\$110.67	\$1,250.00
60750 - Insurance - D&O	\$66.55	\$133.33	\$66.78	\$133.10	\$266.66	\$133.56	\$1,600.00
60950 - Insurance - Fidelity Bond/Crime	\$47.88	\$54.17	\$6.29	\$95.76	\$108.34	\$12.58	\$650.00
61100 - Office Expense	\$135.70	\$166.67	\$30.97	\$203.72	\$333.34	\$129.62	\$2,000.00
61150 - Website Service	\$95.00	\$80.00	(\$15.00)	\$190.00	\$160.00	(\$30.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$62.00
61350 - Bad Debt	\$0.00	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$1,000.00
61500 - Storage	\$0.00	\$300.00	\$300.00	\$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	\$3,635.55	\$5,825.01	\$2,189.46	\$9,751.25	\$11,350.02	\$1,598.77	\$66,662.00
<u>Home Site Specific</u>							
68250 - Telecommunication Fee	\$25,405.70	\$40,950.00	\$15,544.30	\$50,761.51	\$81,900.00	\$31,138.49	\$491,400.00
Total Home Site Specific	\$25,405.70	\$40,950.00	\$15,544.30	\$50,761.51	\$81,900.00	\$31,138.49	\$491,400.00
Total Expense	\$29,041.25	\$46,775.01	\$17,733.76	\$60,512.76	\$93,250.02	\$32,737.26	\$558,062.00
Operating Net Income	\$4,093.55	(\$269.84)	\$4,363.39	\$5,068.51	(\$239.68)	\$5,308.19	\$0.00
Net Income	\$4,093.55	(\$269.84)	\$4,363.39	\$5,068.51	(\$239.68)	\$5,308.19	\$0.00