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Financial Reporting Package

Sereno of Hillsborough County Homeowners Association, Inc.

9/1/2021 to 9/30/2021

Always Home for You

Sereno of Hillsborough County Homeowners Association, Inc.
Balance Sheet
9/30/2021

Assets

Cash - Operating

10100 - AAB -Operating	$153,142.37
Cash - Operating Total	$153,142.37

Accounts Receiveable

11100 - A/R - Mx. Receivable	$2,284.20
11200 - A/R - Assessments	$9,759.60
11300 - A/R Legal	($234.17)
11400 - A/R Collections	($222.50)
Accounts Receiveable Total	$11,587.13

Allowance for Bad Debt

12000 - Allowance for Bad Debt	($2,607.29)
Allowance for Bad Debt Total	($2,607.29)

Current Asset

14200 - PPD D&O Insurance 3/21	$1,232.88
14400 - PPD Crime Ins 5/21	$335.40
Current Asset Total	$1,568.28

Assets Total	$163,690.49

Liabilities and Equity

Current Liability

22000 - Accounts Payable	$730.94
22100 - Prepaid Owner Assessments	$41,376.50
Current Liability Total	$42,107.44

Retained Earnings	$145,612.52
Net Income	($24,029.47)
Liabilities & Equity Total	$163,690.49

Sereno of Hillsborough County Homeowners Association, Inc.
Income Statement
9/1/2021 - 9/30/2021

	9/1/2021 - 9/30/2021			1/1/2021 - 9/30/2021			
Accounts	**Actual**	**Budget**	**Variance**	**YTD Actual**	**YTD Budget**	**YTD Variance**	**Annual Budget**
Income							
Income							
40000 - Assessment Income	$33,142.04	$46,505.17	($13,363.13)	$287,587.53	$418,546.53	($130,959.00)	$558,062.00
40700 - Initial Contribution	$6,600.00	$0.00	$6,600.00	$28,500.00	$0.00	$28,500.00	$0.00
41100 - Late Fees	$0.00	$0.00	$0.00	$550.00	$0.00	$550.00	$0.00
41200 - Interest - Delinquent Accounts	$98.92	$0.00	$98.92	$1,823.18	$0.00	$1,823.18	$0.00
41750 - Lease Fee	$0.00	$0.00	$0.00	$150.00	$0.00	$150.00	$0.00
41900 - Interest Income - Operating	$2.80	$0.00	$2.80	$38.09	$0.00	$38.09	$0.00
Total Income	**$39,843.76**	**$46,505.17**	**($6,661.41)**	**$318,648.80**	**$418,546.53**	**($99,897.73)**	**$558,062.00**
Total Income	**$39,843.76**	**$46,505.17**	**($6,661.41)**	**$318,648.80**	**$418,546.53**	**($99,897.73)**	**$558,062.00**
Expense							
General & Administrative							
60150 - Management Fees	$3,152.50	$4,225.00	$1,072.50	$27,111.50	$38,025.00	$10,913.50	$50,700.00
60300 - Accounting Fees & Tax Prep	$0.00	$291.67	$291.67	$250.00	$2,625.03	$2,375.03	$3,500.00
60350 - Legal Fees	$120.00	$41.67	($78.33)	$2,255.00	$375.03	($1,879.97)	$500.00
60400 - Legal - Chargeback	$0.00	$0.00	$0.00	($1,170.00)	$0.00	$1,170.00	$0.00
60450 - Payment Coupons	$0.00	$325.00	$325.00	$576.00	$2,925.00	$2,349.00	$3,900.00
60500 - AP Processing	$20.00	$20.00	$0.00	$180.00	$180.00	$0.00	$240.00
60600 - Postage	$538.92	$104.17	($434.75)	$1,865.84	$937.53	($928.31)	$1,250.00
60750 - Insurance - D&O	$112.12	$133.33	$21.21	$245.23	$1,199.97	$954.74	$1,600.00
60950 - Insurance - Fidelity Bond/Crime	$47.92	$54.17	$6.25	$431.56	$487.53	$55.97	$650.00
61100 - Office Expense	$720.67	$166.67	($554.00)	$2,797.18	$1,500.03	($1,297.15)	$2,000.00
61150 - Website Service	$95.00	$80.00	($15.00)	$855.00	$720.00	($135.00)	$960.00
61300 - Corporate Annual Report	$0.00	$0.00	$0.00	$61.25	$62.00	$0.75	$62.00
61350 - Bad Debt	($2,244.94)	$83.33	$2,328.27	($1,427.48)	$749.97	$2,177.45	$1,000.00
61500 - Storage	$0.00	$0.00	$0.00	$250.00	$300.00	$50.00	$300.00
61600 - Miscellaneous	$53.75	$0.00	($53.75)	$1,489.25	$0.00	($1,489.25)	$0.00
Total General & Administrative	**$2,615.94**	**$5,525.01**	**$2,909.07**	**$35,770.33**	**$50,087.09**	**$14,316.76**	**$66,662.00**
Home Site Specific							
68250 - Telecommunication Fee	$29,282.94	$40,950.00	$11,667.06	$306,907.94	$368,550.00	$61,642.06	$491,400.00
Total Home Site Specific	**$29,282.94**	**$40,950.00**	**$11,667.06**	**$306,907.94**	**$368,550.00**	**$61,642.06**	**$491,400.00**
Total Expense	**$31,898.88**	**$46,475.01**	**$14,576.13**	**$342,678.27**	**$418,637.09**	**$75,958.82**	**$558,062.00**
Operating Net Income	**$7,944.88**	**$30.16**	**$7,914.72**	**($24,029.47)**	**($90.56)**	**($23,938.91)**	**$0.00**
Net Income	**$7,944.88**	**$30.16**	**$7,914.72**	**($24,029.47)**	**($90.56)**	**($23,938.91)**	**$0.00**