

HEALEY CONDO ASSN

Balance Sheet

Period 12/31/2017

**Assets**

Bank

1015	Cash Operating Mutual of Omaha	63,595.15
1020	Petty Cash Operating Mutual of Omaha	143.21
1025	Cash Reserves Mutual of Omaha	75,985.92

Total Bank

139,724.28

Accounts Receivable

1200	Accounts Receivable	26,252.26
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Total Accounts Receivable

26,252.26

Certificate of Deposit

1100	CD- PNC #5161 7/14/2021	22,883.12
1101	CD- PNC #5162 7/14/19	24,730.49
1102	CD- PNC #5160 7/19/2020	23,326.17
1103	CD- Bank of North GA #9696 09/13/2020	11,481.77
1104	CD- Bank of North GA #9704 10/13/2020	11,441.95
1107	CD- Bank of North GA #9746 12/12/18	10,799.92

Total Certificate of Deposit

104,663.42

Total Assets

270,639.96

**Liabilities & Equity**

Liability

2110	Prepaid Dues	33,227.25
2250	Insurance Recoveries	11,148.03
2450	Accrued Expenses	123,532.09
2611	Leasing Fee Payable	150.00

Total Liability

168,057.37

Reserve Activity

2600	Transfer to Reserves	60,084.84
2614	Exp Pd fr Reserve -CY	(39,182.71)

Total Reserve Activity

20,902.13

Equity

2810	Retained Earnings	202,842.38
	Net Income/(Loss)	(121,161.92)

Total Equity

81,680.46

Total Liabilities & Equity

270,639.96

# HEALEY CONDO ASSN

## Income Expense Statement

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	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>Income</b>									
<b>Assessment Revenue</b>									
3000 Homeowner Fees	45,182.88	47,390.40	(2,207.52)	-4.66%	542,462.55	568,684.80	(26,222.25)	-4.61%	568,684.80
3020 Late Fees	261.57	83.37	178.20	213.75%	3,074.06	1,000.00	2,074.06	207.41%	1,000.00
3030 Interest Income H/O	0.00	0.00	0.00	0.00%	169.97	0.00	169.97	0.00%	0.00
3060 Capital Contributions	0.00	416.63	(416.63)	-100.00%	0.00	5,000.00	(5,000.00)	-100.00%	5,000.00
3075 Move In Fee	0.00	125.00	(125.00)	-100.00%	200.00	1,500.00	(1,300.00)	-86.67%	1,500.00
3090 Fines	0.00	0.00	0.00	0.00%	25.00	0.00	25.00	0.00%	0.00
<b>TOTAL Assessment Revenue</b>	<b>45,444.45</b>	<b>48,015.40</b>	<b>(2,570.95)</b>	<b>-5.35%</b>	<b>545,931.58</b>	<b>576,184.80</b>	<b>(30,253.22)</b>	<b>-5.25%</b>	<b>576,184.80</b>
<b>Other Revenue</b>									
3210 Guest Suite Rental	0.00	333.37	(333.37)	-100.00%	2,964.00	4,000.00	(1,036.00)	-25.90%	4,000.00
3240 Gate/ Key -cards	0.00	41.63	(41.63)	-100.00%	5.00	500.00	(495.00)	-99.00%	500.00
3295 Misc. Other Income	750.00	0.00	750.00	0.00%	6,995.00	0.00	6,995.00	0.00%	0.00
3296 Movie Shoot Income	0.00	416.63	(416.63)	-100.00%	5,000.00	5,000.00	0.00	0.00%	5,000.00
3315 Real Estate Sold	0.00	0.00	0.00	0.00%	54,926.02	0.00	54,926.02	0.00%	0.00
3403 GA Power Abatement	22,389.84	0.00	22,389.84	0.00%	22,389.84	0.00	22,389.84	0.00%	0.00
3900 Bank Interest	13.30	62.50	(49.20)	-78.72%	425.14	750.00	(324.86)	-43.31%	750.00
<b>TOTAL Other Revenue</b>	<b>23,153.14</b>	<b>854.13</b>	<b>22,299.01</b>	<b>2610.73%</b>	<b>92,705.00</b>	<b>10,250.00</b>	<b>82,455.00</b>	<b>804.44%</b>	<b>10,250.00</b>
<b>TOTAL Income</b>	<b>68,597.59</b>	<b>48,869.53</b>	<b>19,728.06</b>	<b>40.37%</b>	<b>638,636.58</b>	<b>586,434.80</b>	<b>52,201.78</b>	<b>8.90%</b>	<b>586,434.80</b>
<b>Expense</b>									
<b>Administrative</b>									
4010 Insurance	53,748.00	4,416.63	49,331.37	1116.95%	55,461.60	53,000.00	2,461.60	4.64%	53,000.00
4020 Management Expense	2,575.00	2,575.00	0.00	0.00%	30,900.00	30,900.00	0.00	0.00%	30,900.00
4021 Management Expense-	0.00	0.00	0.00	0.00%	500.00	0.00	500.00	0.00%	0.00
4030 Legal Fees	(1,122.61)	833.37	(1,955.98)	-234.71%	41,413.53	10,000.00	31,413.53	314.14%	10,000.00
4031 Legal fees Reimb.	2,360.49	(416.63)	2,777.12	-666.57%	105.29	(5,000.00)	5,105.29	-102.11%	(5,000.00)
4040 Office & Admin Expens	155.43	166.63	(11.20)	-6.72%	3,052.55	2,000.00	1,052.55	52.63%	2,000.00
4085 Website	0.00	41.63	(41.63)	-100.00%	418.20	500.00	(81.80)	-16.36%	500.00
4107 Income Tax	0.00	0.00	0.00	0.00%	2,521.00	0.00	2,521.00	0.00%	0.00
4130 Tax/Audit/License	0.00	62.50	(62.50)	-100.00%	354.00	750.00	(396.00)	-52.80%	750.00
4400 Social Committee	1,733.10	125.00	1,608.10	1286.48%	1,820.10	1,500.00	320.10	21.34%	1,500.00
4605 Loan Payment	0.00	6,250.00	(6,250.00)	-100.00%	0.00	75,000.00	(75,000.00)	-100.00%	75,000.00
<b>TOTAL Administrative</b>	<b>59,449.41</b>	<b>14,054.13</b>	<b>45,395.28</b>	<b>323.00%</b>	<b>136,546.27</b>	<b>168,650.00</b>	<b>(32,103.73)</b>	<b>-19.04%</b>	<b>168,650.00</b>
<b>Repairs &amp; Maint.</b>									
7060 Elevator Rep & Maint.	1,884.33	1,500.00	384.33	25.62%	21,789.59	18,000.00	3,789.59	21.05%	18,000.00
7077 Common Area Repairs	7,063.47	1,250.00	5,813.47	465.08%	22,464.00	15,000.00	7,464.00	49.76%	15,000.00
7084 HVAC - Contract	6,387.62	916.63	5,470.99	596.86%	40,850.11	11,000.00	29,850.11	271.36%	11,000.00
7085 HVAC - Repairs	(187.50)	625.00	(812.50)	-130.00%	32,590.28	7,500.00	25,090.28	334.54%	7,500.00
7087 Generator	0.00	83.37	(83.37)	-100.00%	0.00	1,000.00	(1,000.00)	-100.00%	1,000.00
7090 Janitorial - House	1,880.68	1,625.00	255.68	15.73%	20,854.24	19,500.00	1,354.24	6.94%	19,500.00
7091 Janitorial - Guest Suite	0.00	41.63	(41.63)	-100.00%	1,964.41	500.00	1,464.41	292.88%	500.00
7096 Chiller Contract	163.18	166.63	(3.45)	-2.07%	1,468.62	2,000.00	(531.38)	-26.57%	2,000.00
7305 Pest Control	75.00	83.37	(8.37)	-10.04%	900.00	1,000.00	(100.00)	-10.00%	1,000.00
<b>TOTAL Repairs &amp; Maint.</b>	<b>17,266.78</b>	<b>6,291.63</b>	<b>10,975.15</b>	<b>174.44%</b>	<b>142,881.25</b>	<b>75,500.00</b>	<b>67,381.25</b>	<b>89.25%</b>	<b>75,500.00</b>
<b>Safety</b>									
7416 Fire/Life Safety Inspect.	0.00	208.37	(208.37)	-100.00%	2,756.24	2,500.00	256.24	10.25%	2,500.00
7417 Fire/Life Safety Repairs	0.00	83.37	(83.37)	-100.00%	10,659.37	1,000.00	9,659.37	965.94%	1,000.00
7428 Security Contract	16,978.51	7,083.37	9,895.14	139.70%	92,842.09	85,000.00	7,842.09	9.23%	85,000.00

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## Income Expense Statement

Posted 12/1/2017 To 12/31/2017 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>TOTAL Safety</b>	<b>16,978.51</b>	<b>7,375.11</b>	<b>9,603.40</b>	<b>130.21%</b>	<b>106,257.70</b>	<b>88,500.00</b>	<b>17,757.70</b>	<b>20.07%</b>	<b>88,500.00</b>
<b>Utility</b>									
8000 Utilities-Elec-Common	13,423.85	7,916.63	5,507.22	69.57%	89,286.17	95,000.00	(5,713.83)	-6.01%	95,000.00
8001 Utilities-Elec-Units	11,004.49	6,500.00	4,504.49	69.30%	71,246.25	78,000.00	(6,753.75)	-8.66%	78,000.00
8010 Utilities - Gas	104.30	83.37	20.93	25.10%	2,103.01	1,000.00	1,103.01	110.30%	1,000.00
8020 Utilities - Water / Sewer	3,009.28	6,250.00	(3,240.72)	-51.85%	88,582.28	75,000.00	13,582.28	18.11%	75,000.00
8024 Utilities - Water Reimbu	(8,246.59)	(11,666.63)	3,420.04	-29.31%	(119,375.51)	(140,000.00)	20,624.49	-14.73%	(140,000.00)
8034 Utilities - Trash Remov	1,266.13	875.00	391.13	44.70%	14,724.51	10,500.00	4,224.51	40.23%	10,500.00
8045 Utilities - Cable TV	9,189.44	2,916.63	6,272.81	215.07%	31,525.28	35,000.00	(3,474.72)	-9.93%	35,000.00
8047 Utilities - Internet Servic	27,216.00	2,916.63	24,299.37	833.13%	33,377.28	35,000.00	(1,622.72)	-4.64%	35,000.00
8050 Utilities - Phone	603.80	350.00	253.80	72.51%	6,109.17	4,200.00	1,909.17	45.46%	4,200.00
<b>TOTAL Utility</b>	<b>57,570.70</b>	<b>16,141.63</b>	<b>41,429.07</b>	<b>256.66%</b>	<b>217,578.44</b>	<b>193,700.00</b>	<b>23,878.44</b>	<b>12.33%</b>	<b>193,700.00</b>
<b>Reserve Expense (Income)</b>									
9000 Transfer to Reserves	5,007.07	5,007.03	0.04	0.00%	60,084.84	60,084.80	0.04	0.00%	60,084.80
9002 Transfer from Reserves	15,000.00	0.00	15,000.00	0.00%	0.00	0.00	0.00	0.00%	0.00
9028 Reserve-Access System	0.00	0.00	0.00	0.00%	5,010.90	0.00	5,010.90	0.00%	0.00
9029 Reserve - Power Gener	0.00	0.00	0.00	0.00%	111,450.00	0.00	111,450.00	0.00%	0.00
9030 Reserve-Maintenance	0.00	0.00	0.00	0.00%	19,171.81	0.00	19,171.81	0.00%	0.00
9800 Exp Pd fr Reserve	(14,740.90)	0.00	(14,740.90)	0.00%	(39,182.71)	0.00	(39,182.71)	0.00%	0.00
<b>TOTAL Reserve Expense</b>	<b>5,266.17</b>	<b>5,007.03</b>	<b>259.14</b>	<b>5.18%</b>	<b>156,534.84</b>	<b>60,084.80</b>	<b>96,450.04</b>	<b>160.52%</b>	<b>60,084.80</b>
<b>TOTAL Expense</b>	<b>156,531.57</b>	<b>48,869.53</b>	<b>107,662.04</b>	<b>220.31%</b>	<b>759,798.50</b>	<b>586,434.80</b>	<b>173,363.70</b>	<b>29.56%</b>	<b>586,434.80</b>
<b>Excess Revenue /</b>	<b>(87,933.98)</b>	<b>0.00</b>	<b>(87,933.98)</b>		<b>(121,161.92)</b>	<b>0.00</b>	<b>(121,161.92)</b>		<b>0.00</b>
<b>(Expense)</b>									