

**FOXWOOD AT PANTHER RIDGE HOA, INC.**  
**FINANCIAL REPORTS**  
**January 31, 2014**

**TABLE OF CONTENTS:**

STATEMENTS OF ASSETS, LIABILITIES & FUND BALANCE  
ACCRUAL BASIS

STATEMENTS OF INCOME AND EXPENSE - ACCRUAL BASIS  
COMPARISON OF ACTUAL TO BUDGET

PREPARED BY:  
**SUNSTATE MANAGEMENT GROUP**

**Foxwood Homeowners Association Inc**  
**Statements of Assets, Liabilities and Fund Balance**  
**As of January 31, 2014**

|                                       | <u>Operating</u> | <u>Replacement</u> | <u>Total</u>   |
|---------------------------------------|------------------|--------------------|----------------|
| <b>ASSETS</b>                         |                  |                    |                |
| <b>Current Assets</b>                 |                  |                    |                |
| Florida Shores - Operating            | \$ 26,670        | -                  | 26,670         |
| Florida Shores - Reserve account      | -                | 68,259             | 68,259         |
| Florida Shores - Reserve CDs          | -                | 51,454             | 51,454         |
| <b>Total Checking/Savings</b>         | 26,670           | 119,713            | 146,383        |
| <b>Other Current Assets</b>           |                  |                    |                |
| Assessment receivable                 | 27,177           | -                  | 27,177         |
| Allowance for doubtful account        | (16,705)         |                    | (16,705)       |
| Prepaid insurance                     | 114              | -                  | 114            |
| <b>Total Other Current Assets</b>     | 10,586           | -                  | 10,586         |
| <b>TOTAL ASSETS</b>                   | <u>\$ 37,256</u> | <u>119,713</u>     | <u>156,969</u> |
| <b>LIABILITIES &amp; EQUITY</b>       |                  |                    |                |
| <b>Liabilities</b>                    |                  |                    |                |
| <b>Current Liabilities</b>            |                  |                    |                |
| Accounts payable                      | \$ 3,751         |                    | 3,751          |
| Deferred maintenance fees             | 14,467           |                    | 14,467         |
| Prepaid maintenance fees              | 4,405            | -                  | 4,405          |
| <b>Total Current Liabilities</b>      | 22,623           | -                  | 22,623         |
| <b>Total Liabilities</b>              | 22,623           | -                  | 22,623         |
| <b>Equity</b>                         |                  |                    |                |
| <b>Restricted equity</b>              |                  |                    |                |
| Park / Common Area                    | -                | 28,306             | 28,306         |
| Trail Repair                          | -                | 36,033             | 36,033         |
| Property Restoration                  | -                | 26,163             | 26,163         |
| Capital items                         | -                | 5,211              | 5,211          |
| Allocated surplus                     | -                | 24,000             | 24,000         |
| <b>Total Restricted equity</b>        | -                | 119,713            | 119,713        |
| Operating fund balance                | 14,633           | -                  | 14,633         |
| <b>Total Equity</b>                   | 14,633           | 119,713            | 134,346        |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <u>\$ 37,256</u> | <u>119,713</u>     | <u>156,969</u> |

# Foxwood Homeowners Association Inc

## Statements of Revenue and Expense

### Comparison of Actual to Budget

#### For the Month Ended January 31, 2014

|  | YTD 2014          | Budget<br>YTD    | \$ Over/(Under)<br>Budget YTD | Annual<br>Budget |
|--|-------------------|------------------|-------------------------------|------------------|
| <b>Revenue</b>                         |                   |                  |                               |                  |
| 4020 · Net Assessments                 | 7,233             | 7,233            | 0                             | 86,800           |
| 4060 · Late Charges                    | 301               | -                | 301                           |                  |
| 4200 · Surplus                         | 806               | 266              | 539                           | 3,196            |
| 4280 · Interest income                 | <u>3</u>          | <u>-</u>         | <u>3</u>                      | <u>-</u>         |
| <b>Total Revenue</b>                   | <b>8,343</b>      | <b>7,499</b>     | <b>843</b>                    | <b>89,996</b>    |
| <b>Expense</b>                         |                   |                  |                               |                  |
| <b>Administration Management</b>       |                   |                  |                               |                  |
| 8020 · Property Mgmt Fees              | 800               | 850              | (50)                          | 10,200           |
| 8040 · Postage and Delivery            | 35                | 63               | (28)                          | 750              |
| 8060 · Copies/Printing/Supplies        | 29                | 67               | (38)                          | 800              |
| 8080 · Accounting/Auditing             | -                 | 75               | (75)                          | 900              |
| 8090 · Social Committee                | -                 | 29               | (29)                          | 350              |
| 8100 · Legal Services                  | 106               | 458              | (352)                         | 5,500            |
| 8120 · Insurance - PC / Liability      | 286               | 458              | (172)                         | 5,500            |
| 8241 · Taxes/Dues/Fees                 | -                 | -                | -                             | 150              |
| 8345 · Miscellaneous                   | -                 | 208              | (208)                         | 2,500            |
| 8342 · Contingency-bad debt            | 696               | 438              | 258                           | 5,250            |
| 8465 · Annual Corporate Report         | <u>-</u>          | <u>-</u>         | <u>-</u>                      | <u>346</u>       |
| <b>Total Administration Management</b> | <b>1,951</b>      | <b>2,646</b>     | <b>(695)</b>                  | <b>32,246</b>    |
| <b>Building Maintenance</b>            |                   |                  |                               |                  |
| 5040 · General Maintenance             | -                 | 100              | (100)                         | 1,200            |
| 5240 · Pest Control                    | -                 | 50               | (50)                          | 600              |
| 5510 · Building Cleaning               | <u>-</u>          | <u>21</u>        | <u>(21)</u>                   | <u>250</u>       |
| <b>Total Building Maintenance</b>      | <b>-</b>          | <b>171</b>       | <b>(171)</b>                  | <b>2,050</b>     |
| <b>Grounds Maintenance</b>             |                   |                  |                               |                  |
| 6040 · Contracted Lawn Service         | 2,045             | 3,333            | (1,288)                       | 40,000           |
| 6045 · Landscape Restoration           | 3,751             | 250              | 3,501                         | 3,000            |
| 6080 · Lawn Misc / Mulch               | -                 | 250              | (250)                         | 3,000            |
| 6119 · Irrigation Repairs              | -                 | 208              | (208)                         | 2,500            |
| 6230 · Walkover/Trail Maint.           | <u>-</u>          | <u>417</u>       | <u>(417)</u>                  | <u>5,000</u>     |
| <b>Total Grounds Maintenance</b>       | <b>5,796</b>      | <b>4,458</b>     | <b>1,338</b>                  | <b>53,500</b>    |
| <b>Utilities</b>                       |                   |                  |                               |                  |
| 7900 · Electric                        | 251               | 175              | 76                            | 2,100            |
| 7930 · Trash Removal                   | <u>-</u>          | <u>8</u>         | <u>(8)</u>                    | <u>100</u>       |
| <b>Total Utilities</b>                 | <b>251</b>        | <b>183</b>       | <b>68</b>                     | <b>2,200</b>     |
| <b>Total Expense</b>                   | <b>7,998</b>      | <b>7,458</b>     | <b>540</b>                    | <b>89,996</b>    |
| <b>Excess Revenues over Expenses</b>   | <b><u>345</u></b> | <b><u>41</u></b> | <b><u>303</u></b>             | <b><u>-</u></b>  |