

FOXWOOD AT PANTHER RIDGE HOA, INC.
FINANCIAL REPORTS
February 28, 2017

Prepared By: Sunstate Association Management Group, Inc.

Foxwood Homeowners Association Inc
Statements of Assets, Liabilities and Fund Balance
As of February 28, 2017

	<u>Operating</u>	<u>Replacement</u>	<u>TOTAL</u>
ASSETS			
Current Assets			
Stonegate - Operating	18,183.27	0.00	18,183.27
Stonegate - Reserve Account	0.00	50,039.67	50,039.67
Stonegate - Reserve CD	0.00	52,109.81	52,109.81
Total Checking/Savings	<u>18,183.27</u>	<u>102,149.48</u>	<u>120,332.75</u>
Other Current Assets			
Assessment Receivable	34,359.15	0.00	34,359.15
Allowance for doubtful account	-28,429.01	0.00	-28,429.01
Prepaid insurance	3,781.10	0.00	3,781.10
Total Other Current Assets	<u>9,711.24</u>	<u>0.00</u>	<u>9,711.24</u>
TOTAL ASSETS	<u><u>27,894.51</u></u>	<u><u>102,149.48</u></u>	<u><u>130,043.99</u></u>
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable	122.60	0.00	122.60
Deferred Maintenance Fees	7,233.33	0.00	7,233.33
Prepaid Maintenance Fees	1,040.00	0.00	1,040.00
Total Current Liabilities	<u>8,395.93</u>	<u>0.00</u>	<u>8,395.93</u>
Total Liabilities	8,395.93	0.00	8,395.93
Equity			
Restricted equity			
Park / Common Area	0.00	21,213.32	21,213.32
Trail Repair	0.00	25,532.69	25,532.69
Property Restoration	0.00	26,162.34	26,162.34
Capital items	0.00	3,211.13	3,211.13
Allocated surplus	0.00	24,000.00	24,000.00
Total Restricted equity	<u>0.00</u>	<u>100,119.48</u>	<u>100,119.48</u>
Operating fund balance	20,391.55	0.00	20,391.55
Net Income	1,137.03	0.00	1,137.03
Total Equity	<u>21,528.58</u>	<u>100,119.48</u>	<u>121,648.06</u>
TOTAL LIABILITIES & EQUITY	<u><u>29,924.51</u></u>	<u><u>100,119.48</u></u>	<u><u>130,043.99</u></u>

Foxwood Homeowners Association Inc
Statements of Revenue & Expense - Budget vs. Actual
February 2017

	Feb 17	Budget	Jan - Feb 17	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
Income					
4020 · Assessments	7,233.33	7,348.00	14,466.67	14,696.00	88,176.00
4060 · Late Charges	193.23		340.92		
4280 · Interest income	1.76		3.99		
4281 · Reserve Interest Income	25.83		53.07		
Total Income	7,454.15	7,348.00	14,864.65	14,696.00	88,176.00
Total Income	7,454.15	7,348.00	14,864.65	14,696.00	88,176.00
Expense					
Administration Management					
8020 · Property Management Fees	850.00	850.00	1,700.00	1,700.00	10,200.00
8040 · Postage and Delivery	8.36	35.42	44.08	70.83	425.00
8060 · Copies/Printing/Supplies	243.47	108.33	365.84	216.67	1,300.00
8080 · Accounting/Auditing	50.00	50.00	100.00	100.00	600.00
8090 · Social Committee	0.00	16.67	0.00	33.33	200.00
8100 · Legal Services	765.22	500.00	1,348.25	1,000.00	6,000.00
8120 · Insurance Property/Gen Lia	343.74	400.00	665.73	800.00	4,800.00
8241 · Taxes/Dues/Fees	0.00	12.50	0.00	25.00	150.00
8342 · Contingency-bad debt	103.33	103.33	206.66	206.67	1,240.00
8300 · Security	0.00	275.00	21.00	550.00	3,300.00
8465 · Annual Corporate Report	0.00	0.00	0.00	0.00	61.00
Total Administration Management	2,364.12	2,351.25	4,451.56	4,702.50	28,276.00
Maintenance					
5040 · General Maintenance	0.00	83.33	0.00	166.67	1,000.00
Total Maintenance	0.00	83.33	0.00	166.67	1,000.00
Grounds Maintenance					
6040 · Contracted Lawn Service	3,962.92	3,950.00	7,925.84	7,900.00	47,400.00
6080 · Landscape Misc / Mulch	0.00	416.67	350.00	833.33	5,000.00
6085 · Berm / Entry Maintenance	0.00	41.67	0.00	83.33	500.00
6119 · Irrigation Repairs	122.60	41.67	555.67	83.33	500.00
6230 · Walkover/Trail Maintenance	0.00	266.67	0.00	533.33	3,200.00
6240 · Pest Control	0.00	25.00	0.00	50.00	300.00
Total Grounds Maintenance	4,085.52	4,741.68	8,831.51	9,483.32	56,900.00
Utilities					
7900 · Electric	222.10	166.67	391.48	333.33	2,000.00
Total Utilities	222.10	166.67	391.48	333.33	2,000.00
Total Expense	6,671.74	7,342.93	13,674.55	14,685.82	88,176.00
Net Ordinary Income	782.41	5.07	1,190.10	10.18	0.00
Other Income/Expense					
Other Expense					
9010 · Reserve interest allocation	25.83		53.07		
Total Other Expense	25.83		53.07		
Net Other Income	(25.83)	0.00	(53.07)	0.00	0.00
Net Income	756.58	5.07	1,137.03	10.18	0.00