

**FOXWOOD AT PANTHER RIDGE HOA, INC.**  
**FINANCIAL REPORTS**  
**November 30, 2017**

**Prepared By: Sunstate Association Management Group, Inc.**

**Foxwood Homeowners Association Inc**  
**Statements of Assets, Liabilities and Fund Balance**  
**As of November 30, 2017**

|                                       | <u>Operating</u>        | <u>Replacement</u>      | <u>TOTAL</u>             |
|---------------------------------------|-------------------------|-------------------------|--------------------------|
| <b>ASSETS</b>                         |                         |                         |                          |
| Current Assets                        |                         |                         |                          |
| Stonegate - Operating                 | 27,551.91               | 0.00                    | 27,551.91                |
| Stonegate - Reserve Account           | 0.00                    | 43,885.10               | 43,885.10                |
| Stonegate - Reserve CD                | 0.00                    | 52,235.96               | 52,235.96                |
| Total Checking/Savings                | 27,551.91               | 96,121.06               | 123,672.97               |
| Other Current Assets                  |                         |                         |                          |
| Assessment Receivable                 | 15,623.51               | 0.00                    | 15,623.51                |
| Allowance for doubtful account        | -8,136.34               | 0.00                    | -8,136.34                |
| Undeposited Funds                     | 310.00                  | 0.00                    | 310.00                   |
| Prepaid insurance                     | 687.44                  | 0.00                    | 687.44                   |
| Total Other Current Assets            | 8,484.61                | 0.00                    | 8,484.61                 |
| <b>TOTAL ASSETS</b>                   | <u><b>36,036.52</b></u> | <u><b>96,121.06</b></u> | <u><b>132,157.58</b></u> |
| <b>LIABILITIES &amp; EQUITY</b>       |                         |                         |                          |
| Liabilities                           |                         |                         |                          |
| Current Liabilities                   |                         |                         |                          |
| Accounts Payable                      | -3,962.62               | 0.00                    | -3,962.62                |
| Deferred Maintenance Fees             | 7,233.33                | 0.00                    | 7,233.33                 |
| Prepaid Maintenance Fees              | 1,059.65                | 0.00                    | 1,059.65                 |
| Total Current Liabilities             | 4,330.36                | 0.00                    | 4,330.36                 |
| Total Liabilities                     | 4,330.36                | 0.00                    | 4,330.36                 |
| Equity                                |                         |                         |                          |
| Restricted equity                     |                         |                         |                          |
| Park / Common Area                    | 0.00                    | 21,213.32               | 21,213.32                |
| Trail Repair                          | 0.00                    | 25,760.32               | 25,760.32                |
| Property Restoration                  | 0.00                    | 21,936.29               | 21,936.29                |
| Capital items                         | 0.00                    | 3,211.13                | 3,211.13                 |
| Allocated surplus                     | 0.00                    | 24,000.00               | 24,000.00                |
| Total Restricted equity               | 0.00                    | 96,121.06               | 96,121.06                |
| Operating fund balance                | 20,391.55               | 0.00                    | 20,391.55                |
| Net Income                            | 11,314.61               | 0.00                    | 11,314.61                |
| Total Equity                          | 31,706.16               | 96,121.06               | 127,827.22               |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <u><b>36,036.52</b></u> | <u><b>96,121.06</b></u> | <u><b>132,157.58</b></u> |

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

|                                    | Nov 17   | Budget   | Jan - Nov 17 | YTD Budget | Annual Budget |
|------------------------------------|----------|----------|--------------|------------|---------------|
| Ordinary Income/Expense            |          |          |              |            |               |
| Income                             |          |          |              |            |               |
| Income                             |          |          |              |            |               |
| 4020 · Assessments                 | 7,233.33 | 7,348.00 | 79,256.67    | 80,828.00  | 88,176.00     |
| 4060 · Late Charges                | 161.52   |          | 989.90       |            |               |
| 4070 · Bldg Review Bd Fees         | 150.00   |          | 300.00       |            |               |
| 4280 · Interest Income             | 2.56     |          | 22.62        |            |               |
| 4281 · Reserve Interest Income     | 26.96    |          | 280.70       |            |               |
| Total Income                       | 7,574.37 | 7,348.00 | 80,849.89    | 80,828.00  | 88,176.00     |
| Total Income                       | 7,574.37 | 7,348.00 | 80,849.89    | 80,828.00  | 88,176.00     |
| Expense                            |          |          |              |            |               |
| Administration Management          |          |          |              |            |               |
| 8020 · Property Management Fees    | 850.00   | 850.00   | 9,350.00     | 9,350.00   | 10,200.00     |
| 8040 · Postage and Delivery        | 1.84     | 35.42    | 200.52       | 389.58     | 425.00        |
| 8060 · Copies/Printing/Supplies    | 75.51    | 108.33   | 1,981.13     | 1,191.67   | 1,300.00      |
| 8080 · Accounting/Auditing         | 50.00    | 50.00    | 550.00       | 550.00     | 600.00        |
| 8090 · Social Committee            | 0.00     | 16.67    | 75.15        | 183.33     | 200.00        |
| 8100 · Legal Services              | 114.00   | 500.00   | 2,711.44     | 5,500.00   | 6,000.00      |
| 8120 · Insurance Property/Gen Lia  | 343.74   | 400.00   | 4,532.39     | 4,400.00   | 4,800.00      |
| 8241 · Taxes/Dues/Fees             | 0.00     | 12.50    | 150.00       | 137.50     | 150.00        |
| 8342 · Contingency-bad debt        | 103.33   | 103.33   | 1,136.67     | 1,136.67   | 1,240.00      |
| 8300 · Security                    | 0.00     | 275.00   | 273.00       | 3,025.00   | 3,300.00      |
| 8465 · Annual Corporate Report     | 0.00     | 0.00     | 61.25        | 61.00      | 61.00         |
| Total Administration Management    | 1,538.42 | 2,351.25 | 21,021.55    | 25,924.75  | 28,276.00     |
| Maintenance                        |          |          |              |            |               |
| 5040 · General Maintenance         | 304.95   | 83.33    | 804.95       | 916.67     | 1,000.00      |
| Total Maintenance                  | 304.95   | 83.33    | 804.95       | 916.67     | 1,000.00      |
| Grounds Maintenance                |          |          |              |            |               |
| 6040 · Contracted Lawn Service     | 3,962.92 | 3,950.00 | 43,592.12    | 43,450.00  | 47,400.00     |
| 6080 · Landscape Misc / Mulch      | 79.30    | 416.67   | 999.30       | 4,583.33   | 5,000.00      |
| 6085 · Berm / Entry Maintenance    | 0.00     | 41.67    | 0.00         | 458.33     | 500.00        |
| 6119 · Irrigation Repairs          | 0.00     | 41.67    | 647.46       | 458.33     | 500.00        |
| 6230 · Walkover/Trail Maintenance  | 0.00     | 266.67   | 0.00         | 2,933.33   | 3,200.00      |
| 6240 · Pest Control                | 0.00     | 25.00    | 0.00         | 275.00     | 300.00        |
| Total Grounds Maintenance          | 4,042.22 | 4,741.68 | 45,238.88    | 52,158.32  | 56,900.00     |
| Utilities                          |          |          |              |            |               |
| 7900 · Electric                    | 196.38   | 166.67   | 2,188.90     | 1,833.33   | 2,000.00      |
| Total Utilities                    | 196.38   | 166.67   | 2,188.90     | 1,833.33   | 2,000.00      |
| Total Expense                      | 6,081.97 | 7,342.93 | 69,254.28    | 80,833.07  | 88,176.00     |
| Net Ordinary Income                | 1,492.40 | 5.07     | 11,595.61    | (5.07)     | 0.00          |
| Other Income/Expense               |          |          |              |            |               |
| Other Expense                      |          |          |              |            |               |
| 9010 · Reserve interest allocation | 26.96    |          | 280.70       |            |               |
| Total Other Expense                | 26.96    |          | 280.70       |            |               |
| Net Other Income                   | (26.96)  | 0.00     | (280.70)     | 0.00       | 0.00          |
| Net Income                         | 1,465.44 | 5.07     | 11,314.91    | (5.07)     | 0.00          |