



Financial Reporting Package

Tillman Lakes Homeowners Association, Inc.

2/1/2023 to 2/28/2023

Always Home for You

Tillman Lakes Homeowners Association, Inc.

Balance Sheet

2/28/2023

Assets

Cash - Operating

10100 - AAB -Operating \$22,004.52

Cash - Operating Total \$22,004.52

Accounts Receivable

11100 - A/R - Mx. Receivable \$55.00

11200 - A/R - Assessments \$3,316.56

Accounts Receivable Total \$3,371.56

Current Asset

13000 - Prepaid Expenses \$7,423.50

14100 - PPD Liability Insurance 12/23 \$2,184.54

14200 - PPD D&O Insurance 12/23 \$3,400.84

14400 - PPD Crime Ins 12/23 \$284.56

14440 - PPD Workers Compensation \$647.24

Current Asset Total \$13,940.68

Assets Total \$39,316.76

Liabilities and Equity

Current Liability

20500 - Deferred Assessments \$8,549.15

22000 - Accounts Payable \$3,035.19

22100 - Prepaid Owner Assessments \$18,427.67

22400 - Accrued Expenses \$240.00

Current Liability Total \$30,252.01

Retained Earnings \$18,007.94

Net Income (\$8,943.19)

Liabilities & Equity Total \$39,316.76

Tillman Lakes Homeowners Association, Inc.
Income Statement
2/1/2023 - 2/28/2023

2/1/2023 - 2/28/2023

1/1/2023 - 2/28/2023

Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$8,269.15	\$65,500.33	(\$57,231.18)	\$16,930.34	\$131,000.66	(\$114,070.32)	\$786,004.00
41100 - Late Fees	\$0.00	\$0.00	\$0.00	\$50.00	\$0.00	\$50.00	\$0.00
41900 - Interest Income - Operating	\$0.47	\$0.00	\$0.47	\$1.40	\$0.00	\$1.40	\$0.00
Total Income	\$8,269.62	\$65,500.33	(\$57,230.71)	\$16,981.74	\$131,000.66	(\$114,018.92)	\$786,004.00
Total Income	\$8,269.62	\$65,500.33	(\$57,230.71)	\$16,981.74	\$131,000.66	(\$114,018.92)	\$786,004.00
Expense							
<u>Fixed Costs</u>							
60300 - Accounting Fees & Tax Prep	\$0.00	\$200.00	\$200.00	\$250.00	\$400.00	\$150.00	\$2,400.00
60350 - Legal Fees	\$0.00	\$83.33	\$83.33	\$0.00	\$166.66	\$166.66	\$1,000.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$40.00	\$40.00	\$0.00	\$240.00
60700 - Insurance Liability/Property/Umb	\$728.18	\$0.00	(\$728.18)	\$2,124.02	\$0.00	(\$2,124.02)	\$0.00
60750 - Insurance - D&O	\$340.09	\$750.00	\$409.91	\$680.18	\$1,500.00	\$819.82	\$9,000.00
60800 - Insurance - Worker's Comp	\$71.92	\$0.00	(\$71.92)	\$143.84	\$0.00	(\$143.84)	\$0.00
60950 - Insurance - Fidelity Bond/Crime	\$31.62	\$29.17	(\$2.45)	\$63.24	\$58.34	(\$4.90)	\$350.00
61100 - Mailings	\$60.41	\$291.67	\$231.26	\$60.41	\$583.34	\$522.93	\$3,500.00
61150 - Website Service	\$85.00	\$80.00	(\$5.00)	\$170.00	\$160.00	(\$10.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$0.00	\$0.00	\$0.00	\$62.00	\$62.00	\$62.00
61350 - Bad Debt	\$0.00	\$41.67	\$41.67	\$0.00	\$83.34	\$83.34	\$500.00
61500 - Storage	\$0.00	\$25.00	\$25.00	\$0.00	\$50.00	\$50.00	\$300.00
61600 - Contingency	\$0.00	\$308.33	\$308.33	\$0.00	\$616.66	\$616.66	\$3,700.00
Total Fixed Costs	\$1,337.22	\$1,829.17	\$491.95	\$3,531.69	\$3,720.34	\$188.65	\$22,012.00
<u>Telecommunications</u>							
68250 - Cable/Internet	\$7,423.50	\$57,771.00	\$50,347.50	\$20,840.82	\$115,542.00	\$94,701.18	\$693,252.00
Total Telecommunications	\$7,423.50	\$57,771.00	\$50,347.50	\$20,840.82	\$115,542.00	\$94,701.18	\$693,252.00
<u>Variable Costs</u>							
60150 - Management Fees	\$749.00	\$5,502.00	\$4,753.00	\$1,549.00	\$11,004.00	\$9,455.00	\$66,024.00
60450 - Payment Coupons	\$3.42	\$393.00	\$389.58	\$3.42	\$786.00	\$782.58	\$4,716.00
Total Variable Costs	\$752.42	\$5,895.00	\$5,142.58	\$1,552.42	\$11,790.00	\$10,237.58	\$70,740.00
Total Expense	\$9,513.14	\$65,495.17	\$55,982.03	\$25,924.93	\$131,052.34	\$105,127.41	\$786,004.00
Operating Net Income	(\$1,243.52)	\$5.16	(\$1,248.68)	(\$8,943.19)	(\$51.68)	(\$8,891.51)	\$0.00
Net Income	(\$1,243.52)	\$5.16	(\$1,248.68)	(\$8,943.19)	(\$51.68)	(\$8,891.51)	\$0.00