



Financial Reporting Package

Tillman Lakes Homeowners Association, Inc.

1/1/2023 to 1/31/2023

Always Home for You

Tillman Lakes Homeowners Association, Inc.

Balance Sheet

1/31/2023

Assets

Cash - Operating

10100 - AAB -Operating \$52,028.33

Cash - Operating Total \$52,028.33

Accounts Receivable

11100 - A/R - Mx. Receivable \$80.00

11200 - A/R - Assessments \$3,566.56

Accounts Receivable Total \$3,646.56

Current Asset

13000 - Prepaid Expenses \$14,847.00

14200 - PPD D&O Insurance 12/23 \$3,740.93

14400 - PPD Crime Ins 12/23 \$316.18

14440 - PPD Workers Compensation \$719.16

Current Asset Total \$19,623.27

Assets Total \$75,298.16

Liabilities and Equity

Current Liability

20500 - Deferred Assessments \$17,098.30

22000 - Accounts Payable \$29,809.32

22100 - Prepaid Owner Assessments \$17,862.27

22400 - Accrued Expenses \$220.00

Current Liability Total \$64,989.89

Retained Earnings \$18,007.94

Net Income (\$7,699.67)

Liabilities & Equity Total \$75,298.16

Tillman Lakes Homeowners Association, Inc.
Income Statement
1/1/2023 - 1/31/2023

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Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
Income							
<u>Income</u>							
40000 - Assessment Income	\$8,661.19	\$65,500.33	(\$56,839.14)	\$8,661.19	\$65,500.33	(\$56,839.14)	\$786,004.00
41100 - Late Fees	\$50.00	\$0.00	\$50.00	\$50.00	\$0.00	\$50.00	\$0.00
41900 - Interest Income - Operating	\$0.93	\$0.00	\$0.93	\$0.93	\$0.00	\$0.93	\$0.00
Total Income	\$8,712.12	\$65,500.33	(\$56,788.21)	\$8,712.12	\$65,500.33	(\$56,788.21)	\$786,004.00
Total Income	\$8,712.12	\$65,500.33	(\$56,788.21)	\$8,712.12	\$65,500.33	(\$56,788.21)	\$786,004.00
Expense							
<u>Fixed Costs</u>							
60300 - Accounting Fees & Tax Prep	\$250.00	\$200.00	(\$50.00)	\$250.00	\$200.00	(\$50.00)	\$2,400.00
60350 - Legal Fees	\$0.00	\$83.33	\$83.33	\$0.00	\$83.33	\$83.33	\$1,000.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$20.00	\$20.00	\$0.00	\$240.00
60700 - Insurance Liability/Property/Umb	\$1,395.84	\$0.00	(\$1,395.84)	\$1,395.84	\$0.00	(\$1,395.84)	\$0.00
60750 - Insurance - D&O	\$340.09	\$750.00	\$409.91	\$340.09	\$750.00	\$409.91	\$9,000.00
60800 - Insurance - Worker's Comp	\$71.92	\$0.00	(\$71.92)	\$71.92	\$0.00	(\$71.92)	\$0.00
60950 - Insurance - Fidelity Bond/Crime	\$31.62	\$29.17	(\$2.45)	\$31.62	\$29.17	(\$2.45)	\$350.00
61100 - Mailings	\$0.00	\$291.67	\$291.67	\$0.00	\$291.67	\$291.67	\$3,500.00
61150 - Website Service	\$85.00	\$80.00	(\$5.00)	\$85.00	\$80.00	(\$5.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$62.00	\$62.00	\$0.00	\$62.00	\$62.00	\$62.00
61500 - Storage	\$0.00	\$25.00	\$25.00	\$0.00	\$25.00	\$25.00	\$300.00
61600 - Contingency	\$0.00	\$308.33	\$308.33	\$0.00	\$308.33	\$308.33	\$3,700.00
Total Fixed Costs	\$2,194.47	\$1,849.50	(\$344.97)	\$2,194.47	\$1,849.50	(\$344.97)	\$21,512.00
<u>General & Administrative</u>							
61350 - Bad Debt	\$0.00	\$41.67	\$41.67	\$0.00	\$41.67	\$41.67	\$500.00
Total General & Administrative	\$0.00	\$41.67	\$41.67	\$0.00	\$41.67	\$41.67	\$500.00
<u>Telecommunications</u>							
68250 - Cable/Internet	\$13,417.32	\$57,771.00	\$44,353.68	\$13,417.32	\$57,771.00	\$44,353.68	\$693,252.00
Total Telecommunications	\$13,417.32	\$57,771.00	\$44,353.68	\$13,417.32	\$57,771.00	\$44,353.68	\$693,252.00
<u>Variable Costs</u>							
60150 - Management Fees	\$800.00	\$5,502.00	\$4,702.00	\$800.00	\$5,502.00	\$4,702.00	\$66,024.00
60450 - Payment Coupons	\$0.00	\$393.00	\$393.00	\$0.00	\$393.00	\$393.00	\$4,716.00
Total Variable Costs	\$800.00	\$5,895.00	\$5,095.00	\$800.00	\$5,895.00	\$5,095.00	\$70,740.00
Total Expense	\$16,411.79	\$65,557.17	\$49,145.38	\$16,411.79	\$65,557.17	\$49,145.38	\$786,004.00
Operating Net Income	(\$7,699.67)	(\$56.84)	(\$7,642.83)	(\$7,699.67)	(\$56.84)	(\$7,642.83)	\$0.00
Net Income	(\$7,699.67)	(\$56.84)	(\$7,642.83)	(\$7,699.67)	(\$56.84)	(\$7,642.83)	\$0.00