



## Financial Reporting Package

Tillman Lakes Homeowners Association, Inc.

10/1/2023 to 10/31/2023

Always Home for You

**Tillman Lakes Homeowners Association, Inc.**

**Balance Sheet**

**10/31/2023**

**Assets**

Cash - Operating

10100 - AAB -Operating \$41,213.44

Cash - Operating Total \$41,213.44

Accounts Receivable

11100 - A/R - Mx. Receivable \$95.13

11200 - A/R - Assessments \$20,779.93

Accounts Receivable Total \$20,875.06

Current Asset

13000 - Prepaid Expenses \$19,551.00

14100 - PPD Liability Insurance 12/24 \$8,790.18

14200 - PPD D&O Insurance 12/23 \$680.12

14400 - PPD Crime Ins 12/23 \$31.60

14440 - PPD Workers Compensation \$893.88

Current Asset Total \$29,946.78

*Assets Total* \$92,035.28

**Liabilities and Equity**

Current Liability

20500 - Deferred Assessments \$24,818.11

22000 - Accounts Payable \$2,087.28

22100 - Prepaid Owner Assessments \$13,214.58

22400 - Accrued Expenses \$400.00

22900 - Insurance Prem Finance \$8,010.67

Current Liability Total \$48,530.64

Retained Earnings \$18,007.94

Net Income \$25,496.70

*Liabilities & Equity Total* \$92,035.28

**Tillman Lakes Homeowners Association, Inc.**  
**Income Statement**  
**10/1/2023 - 10/31/2023**

10/1/2023 - 10/31/2023	1/1/2023 - 10/31/2023
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Accounts	Actual	Budget	Variance	YTD Actual	YTD Budget	YTD Variance	Annual Budget
<b>Income</b>							
<u>Income</u>							
40000 - Assessment Income	\$11,940.04	\$65,500.33	(\$53,560.29)	\$96,889.15	\$655,003.30	(\$558,114.15)	\$786,004.00
40700 - Initial Contribution	\$0.00	\$0.00	\$0.00	\$35,100.00	\$0.00	\$35,100.00	\$0.00
41100 - Late Fees	\$0.00	\$0.00	\$0.00	\$651.00	\$0.00	\$651.00	\$0.00
41200 - Interest - Delinquent Accounts	\$0.00	\$0.00	\$0.00	\$127.22	\$0.00	\$127.22	\$0.00
41750 - Lease Fee	\$50.00	\$0.00	\$50.00	\$1,750.00	\$0.00	\$1,750.00	\$0.00
41900 - Interest Income - Operating	\$1.44	\$0.00	\$1.44	\$7.03	\$0.00	\$7.03	\$0.00
<b>Total Income</b>	<b>\$11,991.48</b>	<b>\$65,500.33</b>	<b>(\$53,508.85)</b>	<b>\$134,524.40</b>	<b>\$655,003.30</b>	<b>(\$520,478.90)</b>	<b>\$786,004.00</b>
<b>Total Income</b>	<b>\$11,991.48</b>	<b>\$65,500.33</b>	<b>(\$53,508.85)</b>	<b>\$134,524.40</b>	<b>\$655,003.30</b>	<b>(\$520,478.90)</b>	<b>\$786,004.00</b>
<b>Expense</b>							
<u>Fixed Costs</u>							
60300 - Accounting Fees & Tax Prep	\$0.00	\$200.00	\$200.00	\$250.00	\$2,000.00	\$1,750.00	\$2,400.00
60350 - Legal Fees	\$0.00	\$83.33	\$83.33	\$0.00	\$833.30	\$833.30	\$1,000.00
60500 - AP Processing	\$20.00	\$20.00	\$0.00	\$200.00	\$200.00	\$0.00	\$240.00
60700 - Insurance Liability/Property/Umb	\$799.11	\$0.00	(\$799.11)	\$8,209.83	\$0.00	(\$8,209.83)	\$0.00
60750 - Insurance - D&O	\$340.09	\$750.00	\$409.91	\$3,400.90	\$7,500.00	\$4,099.10	\$9,000.00
60800 - Insurance - Worker's Comp	\$71.92	\$0.00	(\$71.92)	\$719.20	\$0.00	(\$719.20)	\$0.00
60950 - Insurance - Fidelity Bond/Crime	\$31.62	\$29.17	(\$2.45)	\$316.20	\$291.70	(\$24.50)	\$350.00
61100 - Mailings	\$392.28	\$291.67	(\$100.61)	\$857.00	\$2,916.70	\$2,059.70	\$3,500.00
61150 - Website Service	\$85.00	\$80.00	(\$5.00)	\$850.00	\$800.00	(\$50.00)	\$960.00
61300 - Corporate Annual Report	\$0.00	\$0.00	\$0.00	\$122.50	\$62.00	(\$60.50)	\$62.00
61350 - Bad Debt	\$30.00	\$41.67	\$11.67	\$102.74	\$416.70	\$313.96	\$500.00
61500 - Storage	\$0.00	\$25.00	\$25.00	\$250.00	\$250.00	\$0.00	\$300.00
61600 - Contingency	\$0.00	\$308.33	\$308.33	\$0.00	\$3,083.30	\$3,083.30	\$3,700.00
<b>Total Fixed Costs</b>	<b>\$1,770.02</b>	<b>\$1,829.17</b>	<b>\$59.15</b>	<b>\$15,278.37</b>	<b>\$18,353.70</b>	<b>\$3,075.33</b>	<b>\$22,012.00</b>
<u>Telecommunications</u>							
68250 - Cable/Internet	\$9,861.25	\$57,771.00	\$47,909.75	\$81,861.91	\$577,710.00	\$495,848.09	\$693,252.00
<b>Total Telecommunications</b>	<b>\$9,861.25</b>	<b>\$57,771.00</b>	<b>\$47,909.75</b>	<b>\$81,861.91</b>	<b>\$577,710.00</b>	<b>\$495,848.09</b>	<b>\$693,252.00</b>
<u>Variable Costs</u>							
60150 - Management Fees	\$1,561.00	\$5,502.00	\$3,941.00	\$11,272.00	\$55,020.00	\$43,748.00	\$66,024.00
60450 - Payment Coupons	\$0.00	\$393.00	\$393.00	\$615.42	\$3,930.00	\$3,314.58	\$4,716.00
<b>Total Variable Costs</b>	<b>\$1,561.00</b>	<b>\$5,895.00</b>	<b>\$4,334.00</b>	<b>\$11,887.42</b>	<b>\$58,950.00</b>	<b>\$47,062.58</b>	<b>\$70,740.00</b>
<b>Total Expense</b>	<b>\$13,192.27</b>	<b>\$65,495.17</b>	<b>\$52,302.90</b>	<b>\$109,027.70</b>	<b>\$655,013.70</b>	<b>\$545,986.00</b>	<b>\$786,004.00</b>
<b>Operating Net Income</b>	<b>(\$1,200.79)</b>	<b>\$5.16</b>	<b>(\$1,205.95)</b>	<b>\$25,496.70</b>	<b>(\$10.40)</b>	<b>\$25,507.10</b>	<b>\$0.00</b>
<b>Net Income</b>	<b>(\$1,200.79)</b>	<b>\$5.16</b>	<b>(\$1,205.95)</b>	<b>\$25,496.70</b>	<b>(\$10.40)</b>	<b>\$25,507.10</b>	<b>\$0.00</b>