

CHATTAHOOCHEE RUN HOA

Balance Sheet

Posted 10/31/2011

Assets

Bank			
1015	Cash Operating Mutual of Omaha	37,950.65	
	Total Bank	<u>37,950.65</u>	
Cash			
1025	Cash Reserves Mutual of Omaha	144,373.42	
1027	Cash MM Mutual of Omaha-McGinnis Ferry Rd	34,509.59	
	Total Cash	<u>178,883.01</u>	
Total Assets			<u><u>216,833.66</u></u>

Liabilities & Equity

Assessment Revenue			
2110	Prepaid Dues	948.75	
	Total Assessment Revenue	<u>948.75</u>	
Liability			
2600	Transfers to Reserve	22,470.96	
	Total Liability	<u>22,470.96</u>	
Equity			
2810	Retained Earnings	155,898.06	
	Net Income/(Loss)	37,515.89	
	Total Equity	<u>193,413.95</u>	
Total Liabilities & Equity			<u><u>216,833.66</u></u>

CHATTAHOOCHEE RUN HOA

Income/Expense Statement

Posted 10/1/2011 AND 10/31/2011 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
Assessment Revenue									
3000 Homeowner Fees	2,756.64	16,933.33	(14,176.69)	-83.72%	198,323.02	169,333.30	28,989.72	17.12%	203,200.00
3020 Late Fees	(327.51)	0.00	(327.51)	0.00%	3,714.66	0.00	3,714.66	0.00%	0.00
3030 Interest Inc. Homeowners	107.30	0.00	107.30	0.00%	366.74	0.00	366.74	0.00%	0.00
3090 Fines	0.00	0.00	0.00	0.00%	562.25	0.00	562.25	0.00%	0.00
TOTAL Assessment	<u>2,536.43</u>	<u>16,933.33</u>	<u>(14,396.90)</u>	<u>-85.02%</u>	<u>202,966.67</u>	<u>169,333.30</u>	<u>33,633.37</u>	<u>19.86%</u>	<u>203,200.00</u>
Other Revenue									
3200 Clubhouse Rental	500.00	0.00	500.00	0.00%	1,702.00	0.00	1,702.00	0.00%	0.00
3260 Pool Keys/Access Cards	0.00	0.00	0.00	0.00%	40.00	0.00	40.00	0.00%	0.00
3400 Tennis Income	0.00	0.00	0.00	0.00%	70.00	0.00	70.00	0.00%	0.00
3900 Interest Reserves	84.11	0.00	84.11	0.00%	1,004.26	0.00	1,004.26	0.00%	0.00
3968 Landscaping Fee	0.00	0.00	0.00	0.00%	2,220.00	0.00	2,220.00	0.00%	0.00
TOTAL Other Revenue	<u>584.11</u>	<u>0.00</u>	<u>584.11</u>	<u>0.00%</u>	<u>5,036.26</u>	<u>0.00</u>	<u>5,036.26</u>	<u>0.00%</u>	<u>0.00</u>
TOTAL Income	<u>3,120.54</u>	<u>16,933.33</u>	<u>(13,812.79)</u>	<u>-81.57%</u>	<u>208,002.93</u>	<u>169,333.30</u>	<u>38,669.63</u>	<u>22.84%</u>	<u>203,200.00</u>
Expense									
Administrative									
4010 Insurance Expense	0.00	740.42	(740.42)	-100.00%	6,640.00	7,404.20	(764.20)	-10.32%	8,885.00
4020 Management Expense	1,171.17	1,171.17	0.00	0.00%	11,711.70	11,711.70	0.00	0.00%	14,054.04
4030 Legal Fees	680.00	416.67	263.33	63.20%	5,481.33	4,166.70	1,314.63	31.55%	5,000.00
4031 Legal Expense-Collection	(1,293.06)	0.00	(1,293.06)	0.00%	(5,490.27)	0.00	(5,490.27)	0.00%	0.00
4040 Office & Admin Expense	311.09	333.33	(22.24)	-6.67%	3,242.77	3,333.30	(90.53)	-2.72%	4,000.00
4085 Website	0.00	10.92	(10.92)	-100.00%	139.40	109.20	30.20	27.66%	131.00
4100 Common Area Taxes	0.00	20.83	(20.83)	-100.00%	0.00	208.30	(208.30)	-100.00%	250.00
4130 Tax/Audit/License	15.82	54.17	(38.35)	-70.80%	810.52	541.70	268.82	49.63%	650.00
4400 Social Committee	0.00	291.67	(291.67)	-100.00%	1,596.60	2,916.70	(1,320.10)	-45.26%	3,500.00
4403 Welcome Committee	0.00	8.33	(8.33)	-100.00%	15.89	83.30	(67.41)	-80.92%	100.00
4419 Safety Committee	0.00	41.67	(41.67)	-100.00%	0.00	416.70	(416.70)	-100.00%	500.00
TOTAL Administrative	<u>885.02</u>	<u>3,089.18</u>	<u>(2,204.16)</u>	<u>-71.35%</u>	<u>24,147.94</u>	<u>30,891.80</u>	<u>(6,743.86)</u>	<u>-21.83%</u>	<u>37,070.04</u>
Grounds & Landscaping									
5030 Grounds Contract	2,843.33	2,843.33	0.00	0.00%	28,433.30	28,433.30	0.00	0.00%	34,120.00
5096 Landscaping Maintenance	120.00	125.00	(5.00)	-4.00%	2,522.00	1,250.00	1,272.00	101.76%	1,500.00
5110 Irrigation Repair	1,300.00	166.67	1,133.33	679.98%	4,373.00	1,666.70	2,706.30	162.37%	2,000.00
5690 Holiday Decorations	0.00	20.83	(20.83)	-100.00%	0.00	208.30	(208.30)	-100.00%	250.00
5692 Community Garden	0.00	0.00	0.00	0.00%	2,373.58	0.00	2,373.58	0.00%	0.00
TOTAL Grounds &	<u>4,263.33</u>	<u>3,155.83</u>	<u>1,107.50</u>	<u>35.09%</u>	<u>37,701.88</u>	<u>31,558.30</u>	<u>6,143.58</u>	<u>19.47%</u>	<u>37,870.00</u>
Recreation									
6000 Pool Contract	0.00	1,541.67	(1,541.67)	-100.00%	21,050.00	15,416.70	5,633.30	36.54%	18,500.00
6015 Pool Repairs	0.00	250.00	(250.00)	-100.00%	634.39	2,500.00	(1,865.61)	-74.62%	3,000.00
6025 Pool Attendant	0.00	33.33	(33.33)	-100.00%	198.00	333.30	(135.30)	-40.59%	400.00
6048 Pool Miscellaneous	0.00	83.33	(83.33)	-100.00%	1,726.90	833.30	893.60	107.24%	1,000.00
6100 Tennis	0.00	333.33	(333.33)	-100.00%	260.50	3,333.30	(3,072.80)	-92.18%	4,000.00
6105 Tennis Court Supplies	0.00	166.67	(166.67)	-100.00%	170.74	1,666.70	(1,495.96)	-89.76%	2,000.00
6200 Fitness Room Maintenance	0.00	83.33	(83.33)	-100.00%	351.98	833.30	(481.32)	-57.76%	1,000.00
6411 Recreation-Playground	0.00	83.33	(83.33)	-100.00%	841.10	833.30	7.80	0.94%	1,000.00
6500 Recreation Area	877.00	250.00	627.00	250.80%	1,669.00	2,500.00	(831.00)	-33.24%	3,000.00
6517 Clubhouse HVAC	0.00	166.67	(166.67)	-100.00%	385.00	1,666.70	(1,281.70)	-76.90%	2,000.00
6550 Clubhouse Janitorial	275.00	225.00	50.00	22.22%	2,483.82	2,250.00	233.82	10.39%	2,700.00

CHATTAHOOCHEE RUN HOA

Income/Expense Statement

Posted 10/1/2011 AND 10/31/2011 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
6560 Clubhouse Misc. Supplies	53.18	125.00	(71.82)	-57.46%	987.32	1,250.00	(262.68)	-21.01%	1,500.00
TOTAL Recreation	<u>1,205.18</u>	<u>3,341.66</u>	<u>(2,136.48)</u>	<u>-63.93%</u>	<u>30,758.75</u>	<u>33,416.60</u>	<u>(2,657.85)</u>	<u>-7.95%</u>	<u>40,100.00</u>
Repairs & Maint.									
7000 Plumbing Repairs	0.00	41.67	(41.67)	-100.00%	1,300.00	416.70	883.30	211.98%	500.00
7305 Pest Control	55.00	166.67	(111.67)	-67.00%	725.00	1,666.70	(941.70)	-56.50%	2,000.00
7396 Clubhouse Repairs	0.00	416.67	(416.67)	-100.00%	1,462.08	4,166.70	(2,704.62)	-64.91%	5,000.00
TOTAL Repairs & Maint.	<u>55.00</u>	<u>625.01</u>	<u>(570.01)</u>	<u>-91.20%</u>	<u>3,487.08</u>	<u>6,250.10</u>	<u>(2,763.02)</u>	<u>-44.21%</u>	<u>7,500.00</u>
Utility									
8000 Utilities - Electric	1,204.63	716.67	487.96	68.09%	9,095.54	7,166.70	1,928.84	26.91%	8,600.00
8010 Utilities - Gas	0.00	158.33	(158.33)	-100.00%	1,321.04	1,583.30	(262.26)	-16.56%	1,900.00
8020 Utilities - Water / Sewer	770.74	250.00	520.74	208.30%	5,418.14	2,500.00	2,918.14	116.73%	3,000.00
8045 Utilities - Cable TV	0.00	32.00	(32.00)	-100.00%	321.52	320.00	1.52	0.48%	384.00
8050 Utilities - Phone	(13.52)	33.33	(46.85)	-140.56%	400.69	333.30	67.39	20.22%	400.00
TOTAL Utility	<u>1,961.85</u>	<u>1,190.33</u>	<u>771.52</u>	<u>64.82%</u>	<u>16,556.93</u>	<u>11,903.30</u>	<u>4,653.63</u>	<u>39.10%</u>	<u>14,284.00</u>
Reserve Expense (Income)									
9124 Reserve Capital-Swimming	0.00	0.00	0.00	0.00%	1,700.00	0.00	1,700.00	0.00%	0.00
TOTAL Reserve Expense	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00%</u>	<u>1,700.00</u>	<u>0.00</u>	<u>1,700.00</u>	<u>0.00%</u>	<u>0.00</u>
Reserve Expense/Income									
9000 Transfer to Reserves	0.00	1,872.58	(1,872.58)	-100.00%	22,470.96	18,725.80	3,745.16	20.00%	22,470.96
9020 Reserves Capital	0.00	3,658.75	(3,658.75)	-100.00%	13,735.46	36,587.50	(22,852.04)	-62.46%	43,905.00
9507 Reserve-Tennis Court	0.00	0.00	0.00	0.00%	17,960.04	0.00	17,960.04	0.00%	0.00
9546 Reserve-Clubhouse	0.00	0.00	0.00	0.00%	1,968.00	0.00	1,968.00	0.00%	0.00
TOTAL Reserve	<u>0.00</u>	<u>5,531.33</u>	<u>(5,531.33)</u>	<u>-100.00%</u>	<u>56,134.46</u>	<u>55,313.30</u>	<u>821.16</u>	<u>1.48%</u>	<u>66,375.96</u>
TOTAL Expense	<u>8,370.38</u>	<u>16,933.34</u>	<u>(8,562.96)</u>	<u>-50.57%</u>	<u>170,487.04</u>	<u>169,333.40</u>	<u>1,153.64</u>	<u>0.68%</u>	<u>203,200.00</u>
Excess Revenue / Expense	<u>(5,249.84)</u>	<u>(0.01)</u>	<u>(5,249.83)</u>		<u>37,515.89</u>	<u>(0.10)</u>	<u>37,515.99</u>		<u>0.00</u>