

## OAK RANCH ESTATES HOA

Balance Sheet  
 As of 01/31/21

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
CASH:					
1015	UNION BK - Cash Operating #070	28,836.99			28,836.99
1100	UNION BK - Reserve Ckg #1100		28,209.21		28,209.21
	Subtotal Cash	28,836.99	28,209.21	.00	57,046.20
CURRENT ASSETS:					
1400	Assessments Receivable	1,432.00			1,432.00
1450	Late Charge Receivable	12.35			12.35
1650	Owner Interest Receivable	10.71			10.71
1660	Horse Stall/Corral Receivable	225.00			225.00
1670	Rule Compliance Receivable	861.00			861.00
1700	Prepaid Insurance	1,093.10			1,093.10
	Subtotal Current Assets	3,634.16	.00	.00	3,634.16
	<b>TOTAL ASSETS</b>	32,471.15	28,209.21	.00	60,680.36
LIABILITIES & EQUITY					
CURRENT LIABILITIES					
3100	Accounts Payable	353.51			353.51
3550	Corral Security Deposit	1,000.00			1,000.00
3600	Prepaid Owner Assessments	4,526.00			4,526.00
	Subtotal Current Liabilities	(5,879.51)	.00	.00	(5,879.51)
EQUITY:					
5850	Reserve Fund as of 12/31/20		22,092.06		22,092.06
5855	Unaudited Rsv Inc(Loss)		6,346.71		6,346.71
5950	Prior Years Net Income/(Loss)	19,683.89			19,683.89
	Current Year Net Income/(Loss)	6,907.75	(229.56)	.00	6,678.19
	Subtotal Equity	26,591.64	28,209.21	.00	54,800.85
	<b>TOTAL LIABILITIES &amp; EQUITY</b>	32,471.15	28,209.21	.00	60,680.36

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Balance Sheet  
As of 01/31/21

Account	Description	Operating	Reserves	Other	Totals
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## OAK RANCH ESTATES HOA

Income/Expense Statement  
 Period: 01/01/21 to 01/31/21

Current Period			Account	Description	Year-To-Date			Yearly Budget
Actual	Budget	Variance			Actual	Budget	Variance	
OPERATING INCOME:								
7,440.00	7,440.00	.00	06100	Assessment Income	7,440.00	7,440.00	.00	29,760.00
1,350.00	1,350.00	.00	06500	Horse Stall/Shed Fees	1,350.00	1,350.00	.00	5,400.00
8,790.00	8,790.00	.00		TOTAL OPERATING INCOME	8,790.00	8,790.00	.00	35,160.00
GENERAL & ADMINISTRATIVE EXPENSES:								
.00	23.00	23.00	07100	Admin/Late Charge *	.00	23.00	23.00	276.00
.00	.00	.00	07150	CPA - Accounting	.00	.00	.00	852.00
.00	28.00	28.00	07400	Contingency	.00	28.00	28.00	336.00
125.00	14.00	(111.00)	07450	Dues & Subscriptions	125.00	14.00	(111.00)	168.00
.00	.00	.00	07550	Insurance-Hazard/Liab/D&O	.00	.00	.00	2,544.00
.00	83.00	83.00	07650	Legal Fees	.00	83.00	83.00	996.00
480.00	480.00	.00	07750	Management	480.00	480.00	.00	5,760.00
35.00	6.00	(29.00)	07800	Meeting/Board Expense	35.00	6.00	(29.00)	72.00
30.00	90.00	60.00	07850	Office/Extra Administration	30.00	90.00	60.00	1,080.00
277.10	80.00	(197.10)	08000	Postage/Reproduction/Mailing	277.10	80.00	(197.10)	960.00
.00	.00	.00	08010	Reserve Study	.00	.00	.00	384.00
.00	10.00	10.00	08050	Rule Enforcement	.00	10.00	10.00	120.00
.00	.00	.00	08100	Taxes-State/Federal	.00	.00	.00	12.00
947.10	814.00	(133.10)		Subtotal General & Admin Exp	947.10	814.00	(133.10)	13,560.00

### OAK RANCH ESTATES HOA

Income/Expense Statement  
 Period: 01/01/21 to 01/31/21

Actual	Current Period Budget	Variance	Account	Description	Actual	Year-To-Date Budget	Variance	Yearly Budget
CORRAL EXPENSES:								
164.96	62.00	(102.96)	08920	Corral Expenses	164.96	62.00	(102.96)	744.00
172.19	.00	(172.19)	08940	Corral - Manure Removal	172.19	.00	(172.19)	.00
337.15	62.00	(275.15)		Subtotal Corral Expenses	337.15	62.00	(275.15)	744.00
MAINTENANCE EXPENSES:								
.00	417.00	417.00	09150	Weed Abatement	.00	417.00	417.00	5,004.00
.00	20.00	20.00	09200	Common Area Supplies/Maint	.00	20.00	20.00	240.00
.00	.00	.00	09250	Tree Maintenance	.00	.00	.00	3,000.00
257.00	260.00	3.00	09255	Landscape Service	257.00	260.00	3.00	3,120.00
341.00	341.00	.00	09890	Reserve Transfer	341.00	341.00	.00	4,092.00
598.00	1,038.00	440.00		Subtotal Maintenance Expense	598.00	1,038.00	440.00	15,456.00
1,882.25	1,914.00	31.75		TOTAL OPERATING EXPENSES	1,882.25	1,914.00	31.75	29,760.00
6,907.75	6,876.00	31.75		OPERATING NET INCOME/(LOSS)	6,907.75	6,876.00	31.75	5,400.00
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### OAK RANCH ESTATES HOA

Income/Expense Statement  
 Period: 01/01/21 to 01/31/21

Actual		Current Period		Variance	Account	Description	Year-To-Date		Yearly Budget
		Budget					Actual	Budget	
RESERVE INCOME									
	(.46)	(.46)	.00	06900	Reserve Interest Income	(.46)	(.46)	.00	(.46)
	(341.00)	(341.00)	.00	06910	Reserve Transfer	(341.00)	(341.00)	.00	(4,092.00)
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RESERVE EXPENSES									
	571.02	571.02	.00	09922	PAVING - Arena Sand	571.02	571.02	.00	571.02
	229.56	229.56	.00		Subtotal Reserve Expenses	229.56	229.56	.00	(3,521.44)
	(229.56)	(229.56)	.00		TOTAL RESERVE EXPENSES	(229.56)	(229.56)	.00	3,521.44
	(229.56)	(229.56)	.00		RESERVE NET INCOME/LOSS	(229.56)	(229.56)	.00	3,521.44
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CASH DISBURSEMENTS

Starting Check Date: 1/01/21 Cash account #: "All"  
 Ending Check Date: 1/31/21

Check-date	Check-#	Vend-#	Vendor Name	Check-amount	Reference
Cash account #:		1015	UNION BK - Cash Operating #070		
1/07/21	523	*TENN*	CAROL TENNANT	96.58	8920-CORRAL EXP REIMB
1/07/21	524	ROUT	CURTIS ROUTZEN	257.00	9255-LNDSCP SRVCS DEC
1/20/21	525	ASVA	ASSOCIATION SERVICES	236.62	8000-COUPON BOOKS
1/20/21	526	ASVM	ASSOCIATION SERVICES.	480.00	7750-MGMT SRVCS JAN
1/20/21	527	CAI	CAI	125.00	7450-MEMBERSHIP DUES
1/20/21	528	ASVA	ASSOCIATION SERVICES	105.48	ADDTL SRVCS DEC
1/21/21	529	OR	OAK RANCH ESTATES HOA	341.00	1100-RSV TRANSFER JAN
Totals:				1,641.68	
Cash account #:		1100	UNION BK - Reserve Ckg #1100		
1/20/21	34	*KATH*	KATHIE KOTTLER	271.02	9922-ARENA SAND RSV
1/20/21	35	CREW	CONCERNED RESOURCES &	300.00	9922-ARENA SAND RSV
Totals:				571.02	