

# Olde Ivy at Vinings Townhome Association, Inc.

## Balance Sheet For 1/31/2022

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### Cash

Operating Cash Account (AAB)	\$137,041.35
TH Money Market (AAB)	\$113,938.43
Courtyard Reserves (AAB)	\$36,325.44
MMA Regions Bank - TH (board controlled)	\$580,166.38
MMA Regions Bank - CY (board controlled)	\$128,342.80

**Total Cash** **\$995,814.40**

### Funds With Prior MNGT

MMA - Vinings Bank (Prior MNGT)	\$315.45
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**Total Funds With Prior MNGT** **\$315.45**

**Total Assets** **\$996,129.85**

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### Liabilities

Pre-Paid Assessments	\$17,529.32
Leasing Fees Due to RMS	(\$996.00)

**Total Liabilities** **\$16,533.32**

### Liabilities and Equity

Prior Years Income (Loss)	\$966,537.24
Net Income	\$13,059.29

**Total Liabilities and Equity** **\$979,596.53**

**Total Liabilities / Equity** **\$996,129.85**

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# Olde Ivy at Vinings Townhome Association, Inc.

## Statement of Revenues and Expenses 1/1/2022 - 1/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Income</b>							
<b>Income</b>							
301 - Regular Assessments	51,149.00	50,280.00	869.00	51,149.00	50,280.00	869.00	603,360.00
305 - Special Assessment	-	2,000.00	(2,000.00)	-	2,000.00	(2,000.00)	24,000.00
320 - Late Fee Income	76.00	208.33	(132.33)	76.00	208.33	(132.33)	2,500.00
325 - Interest Income	(34.10)	41.67	(75.77)	(34.10)	41.67	(75.77)	500.00
336 - Returned Check Charge	(20.00)	-	(20.00)	(20.00)	-	(20.00)	-
338 - Captial Contribution	-	500.00	(500.00)	-	500.00	(500.00)	6,000.00
362 - Bank Interest	33.33	-	33.33	33.33	-	33.33	-
390 - Transfer to Reserves	14,418.92	-	14,418.92	14,418.92	-	14,418.92	-
<b>Total Income</b>	<b>65,623.15</b>	<b>53,030.00</b>	<b>12,593.15</b>	<b>65,623.15</b>	<b>53,030.00</b>	<b>12,593.15</b>	<b>636,360.00</b>
<b>Total Income</b>	<b>65,623.15</b>	<b>53,030.00</b>	<b>12,593.15</b>	<b>65,623.15</b>	<b>53,030.00</b>	<b>12,593.15</b>	<b>636,360.00</b>

## Operating Expense

### Shared Expenses

430 - Waste Removal	-	2,154.00	2,154.00	-	2,154.00	2,154.00	25,848.00
440 - Administrative Services	672.52	141.67	(530.85)	672.52	141.67	(530.85)	1,700.00
450 - Management Contract	3,069.17	2,379.50	(689.67)	3,069.17	2,379.50	(689.67)	28,554.00
460 - Insurance	13,778.25	7,138.42	(6,639.83)	13,778.25	7,138.42	(6,639.83)	85,661.00
470 - Legal Expenses	-	750.00	750.00	-	750.00	750.00	9,000.00
480 - Master Association Expense	20,400.00	20,400.00	-	20,400.00	20,400.00	-	244,800.00
490 - Master Association Expense - Retaining Wall	-	2,000.00	2,000.00	-	2,000.00	2,000.00	24,000.00
500 - Reserve Study	-	50.00	50.00	-	50.00	50.00	600.00
510 - Income Tax	-	33.00	33.00	-	33.00	33.00	396.00
520 - Property Taxes	-	37.50	37.50	-	37.50	37.50	450.00
530 - Termite Bond	-	527.00	527.00	-	527.00	527.00	6,324.00
540 - Pest Control	-	583.33	583.33	-	583.33	583.33	7,000.00
<b>Total Shared Expenses</b>	<b>37,919.94</b>	<b>36,194.42</b>	<b>(1,725.52)</b>	<b>37,919.94</b>	<b>36,194.42</b>	<b>(1,725.52)</b>	<b>434,333.00</b>

### TH Repairs & Maintenance

700 - TH Exterior Repairs	-	166.67	166.67	-	166.67	166.67	2,000.00
705 - TH Plumbing Repairs	225.00	291.67	66.67	225.00	291.67	66.67	3,500.00
710 - TH Gutter Cleaning/Repairs	-	375.00	375.00	-	375.00	375.00	4,500.00
715 - TH Roof Repairs	-	166.67	166.67	-	166.67	166.67	2,000.00
720 - TH Building Repair/Maint.	-	333.33	333.33	-	333.33	333.33	4,000.00
725 - TH General Maint.	-	83.33	83.33	-	83.33	83.33	1,000.00
<b>Total TH Repairs &amp; Maintenance</b>	<b>225.00</b>	<b>1,416.67</b>	<b>1,191.67</b>	<b>225.00</b>	<b>1,416.67</b>	<b>1,191.67</b>	<b>17,000.00</b>

### CY Repairs & Maintenance

750 - CY Exterior Repairs	-	166.67	166.67	-	166.67	166.67	2,000.00
755 - CY Plumbing Repairs	-	166.67	166.67	-	166.67	166.67	2,000.00
760 - CY Gutter Cleaning/Repair	-	250.00	250.00	-	250.00	250.00	3,000.00
765 - CY Roof Repairs	-	83.33	83.33	-	83.33	83.33	1,000.00

# Olde Ivy at Vinings Townhome Association, Inc.

## Statement of Revenues and Expenses 1/1/2022 - 1/31/2022

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>Operating Expense</b>							
770 - CY Building Repair/Maint.	-	250.00	250.00	-	250.00	250.00	3,000.00
775 - CY General Maint.	-	83.33	83.33	-	83.33	83.33	1,000.00
<b>Total CY Repairs &amp; Maintenance</b>	-	<b>1,000.00</b>	<b>1,000.00</b>	-	<b>1,000.00</b>	<b>1,000.00</b>	<b>12,000.00</b>
<b>Misc.</b>							
800 - Transfer from Operating	14,418.92	14,418.92	-	14,418.92	14,418.92	-	173,027.00
<b>Total Misc.</b>	<b>14,418.92</b>	<b>14,418.92</b>	-	<b>14,418.92</b>	<b>14,418.92</b>	-	<b>173,027.00</b>
<b>Total Expense</b>	<b>52,563.86</b>	<b>53,030.01</b>	<b>466.15</b>	<b>52,563.86</b>	<b>53,030.01</b>	<b>466.15</b>	<b>636,360.00</b>
<b>Operating Net Total</b>	<b>13,059.29</b>	<b>(.01)</b>	<b>13,059.30</b>	<b>13,059.29</b>	<b>(.01)</b>	<b>13,059.30</b>	-
<b>Net Total</b>	<b>13,059.29</b>	<b>(.01)</b>	<b>13,059.30</b>	<b>13,059.29</b>	<b>(.01)</b>	<b>13,059.30</b>	-