

# MANOR AT OLDE IVY CONDOS

## Balance Sheet

Period 03/31/2016

**Assets**

Bank

1015	Cash Operating Mutual of Omaha	68,760.41
1017	Cash Vinings Bank Checking	184,980.00
1025	Cash Reserves Mutual of Omaha	32,123.98
1029	Money Mkt Vinings Bank	104,699.97

<u>Total Bank</u>		390,564.36
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Other Assets

1400	Building Improvements	216,000.00
1405	Amortized Building Improvements	(38,032.93)

<u>Total Other Assets</u>		177,967.07
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<i>Total Assets</i>		568,531.43
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**Liabilities & Equity**

Liability

2110	Prepaid Dues	36,755.46
2500	Bank Loans Payable	177,967.07
2620	Homeowner Refund	(800.00)
2630	Contributed Capital	2,308.60

<u>Total Liability</u>		216,231.13
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Equity

2810	Retained Earnings	316,006.72
	Net Income/(Loss)	36,293.58

<u>Total Equity</u>		352,300.30
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<i>Total Liabilities &amp; Equity</i>		568,531.43
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# MANOR AT OLDE IVY CONDOS

## Income/Expense Statement

Posted 3/1/2016 to 3/31/2016 11:59:00 PM

	Current Month 1000 - Operating				Year to Date 1000 - Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
<b>Income</b>									
<b>Assessment Revenue</b>									
<b>3000</b> Homeowner Fees	46,681.37	45,345.82	1,335.55	2.95%	137,110.12	136,037.46	1,072.66	0.79%	544,149.90
<b>3010</b> Special Assessment	27,296.80	2,291.67	25,005.13	1091.13%	27,836.08	6,875.01	20,961.07	304.89%	27,500.00
<b>3016</b> Master Association Due	13,398.20	13,230.00	168.20	1.27%	38,410.17	39,690.00	(1,279.83)	-3.22%	158,760.00
<b>3020</b> Late Fees	244.48	333.33	(88.85)	-26.66%	462.49	999.99	(537.50)	-53.75%	4,000.00
<b>3060</b> Capital Contributions	1,511.86	666.67	845.19	126.78%	2,308.60	2,000.01	308.59	15.43%	8,000.00
TOTAL Assessment Revenue	89,132.71	61,867.49	27,265.22	44.07%	206,127.46	185,602.47	20,524.99	11.06%	742,409.90
<b>Other Revenue</b>									
<b>3240</b> Gate Remotes/Clickers	0.00	8.33	(8.33)	-100.00%	100.00	24.99	75.01	300.16%	100.00
<b>3900</b> Bank Interest	32.44	64.17	(31.73)	-49.45%	115.50	192.51	(77.01)	-40.00%	770.00
TOTAL Other Revenue	32.44	72.50	(40.06)	-55.26%	215.50	217.50	(2.00)	-0.92%	870.00
TOTAL Income	89,165.15	61,939.99	27,225.16	43.95%	206,342.96	185,819.97	20,522.99	11.04%	743,279.90
<b>Expense</b>									
<b>Administrative</b>									
<b>4010</b> Insurance	7,007.68	7,009.00	(1.32)	-0.02%	21,023.04	21,027.00	(3.96)	-0.02%	84,108.00
<b>4020</b> Management Expense	2,276.25	2,276.25	0.00	0.00%	6,828.75	6,828.75	0.00	0.00%	27,315.00
<b>4030</b> Legal Fees	500.00	1,666.67	(1,166.67)	-70.00%	1,500.00	5,000.01	(3,500.01)	-70.00%	20,000.00
<b>4031</b> Legal Expense-Collecti	0.00	8.33	(8.33)	-100.00%	(294.72)	24.99	(319.71)	-1279.35%	100.00
<b>4040</b> Office & Admin Expens	572.86	250.00	322.86	129.14%	1,336.83	750.00	586.83	78.24%	3,000.00
<b>4096</b> Master Association Exp	13,230.00	13,230.00	0.00	0.00%	39,690.00	39,690.00	0.00	0.00%	158,760.00
<b>4130</b> Tax/Audit/License	265.00	265.00	0.00	0.00%	265.00	265.00	0.00	0.00%	295.00
<b>4600</b> Interest Bank Loan	733.00	888.92	(155.92)	-17.54%	2,347.55	2,666.76	(319.21)	-11.97%	10,667.00
<b>4605</b> Loan Payment	3,539.72	3,383.75	155.97	4.61%	10,470.61	10,151.25	319.36	3.15%	40,605.00
TOTAL Administrative	28,124.51	28,977.92	(853.41)	-2.95%	83,167.06	86,403.76	(3,236.70)	-3.75%	344,850.00
<b>Grounds &amp; Landscaping</b>									
<b>5041</b> Janitorial Contract	2,885.00	3,500.00	(615.00)	-17.57%	9,051.00	10,500.00	(1,449.00)	-13.80%	42,000.00
TOTAL Grounds & Landscaping	2,885.00	3,500.00	(615.00)	-17.57%	9,051.00	10,500.00	(1,449.00)	-13.80%	42,000.00
<b>Repairs &amp; Maint.</b>									
<b>7000</b> Plumbing Repairs	495.26	266.67	228.59	85.72%	495.26	800.01	(304.75)	-38.09%	3,200.00
<b>7010</b> Electrical Repair	0.00	666.67	(666.67)	-100.00%	0.00	2,000.01	(2,000.01)	-100.00%	8,000.00
<b>7030</b> Roof Repairs	0.00	708.33	(708.33)	-100.00%	635.00	2,124.99	(1,489.99)	-70.12%	8,500.00
<b>7059</b> Elevator Contract	0.00	1,000.00	(1,000.00)	-100.00%	4,052.93	3,000.00	1,052.93	35.10%	12,000.00
<b>7060</b> Elevator Repair /Mainte	0.00	875.00	(875.00)	-100.00%	0.00	2,625.00	(2,625.00)	-100.00%	10,500.00
<b>7065</b> Elevator Inspection	0.00	125.00	(125.00)	-100.00%	0.00	375.00	(375.00)	-100.00%	1,500.00
<b>7070</b> Building Repair & Maint	2,492.59	5,166.67	(2,674.08)	-51.76%	24,862.56	15,500.01	9,362.55	60.40%	62,000.00
<b>7072</b> Miscel. (Rep & Maint)	0.00	45.83	(45.83)	-100.00%	0.00	137.49	(137.49)	-100.00%	550.00
<b>7085</b> HVAC Maintenance	125.00	500.00	(375.00)	-75.00%	1,525.00	1,500.00	25.00	1.67%	6,000.00
<b>7305</b> Pest Control	875.00	208.33	666.67	320.01%	1,947.00	624.99	1,322.01	211.52%	2,500.00
<b>7365</b> Engineering Consulting	0.00	0.00	0.00	0.00%	7,548.10	0.00	7,548.10	0.00%	0.00
TOTAL Repairs & Maint.	3,987.85	9,562.50	(5,574.65)	-58.30%	41,065.85	28,687.50	12,378.35	43.15%	114,750.00
<b>Safety</b>									
<b>7405</b> Fire Alarm Repair & Ma	0.00	1,250.00	(1,250.00)	-100.00%	285.00	3,750.00	(3,465.00)	-92.40%	15,000.00
<b>7410</b> Fire Extinguisher	0.00	450.00	(450.00)	-100.00%	0.00	450.00	(450.00)	-100.00%	450.00
<b>7415</b> Fire Sprinkler System	0.00	1,549.75	(1,549.75)	-100.00%	0.00	4,649.25	(4,649.25)	-100.00%	18,597.00
<b>7416</b> Fire Safety Inspection	0.00	83.33	(83.33)	-100.00%	532.50	249.99	282.51	113.01%	1,000.00
<b>7445</b> Gate Maintenance & Re	1,162.75	416.67	746.08	179.06%	1,712.60	1,250.01	462.59	37.01%	5,000.00

# MANOR AT OLDE IVY CONDOS

## Income/Expense Statement

Posted 3/1/2016 to 3/31/2016 11:59:00 PM

	Current Month 1000 - Operating				Year to Date 1000 - Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
TOTAL Safety	1,162.75	3,749.75	(2,587.00)	-68.99%	2,530.10	10,349.25	(7,819.15)	-75.55%	40,047.00
<b>Utility</b>									
<b>8000</b> Utilities - Electric	5,909.38	5,416.67	492.71	9.10%	16,580.07	16,250.01	330.06	2.03%	65,000.00
<b>8010</b> Utilities - Gas	1,162.76	833.33	329.43	39.53%	3,256.35	2,499.99	756.36	30.25%	10,000.00
<b>8024</b> Utilities - Water Reimbu	73.76	0.00	73.76	0.00%	0.00	0.00	0.00	0.00%	0.00
<b>8035</b> Utilities - Trash Remov	0.00	2,833.33	(2,833.33)	-100.00%	7,474.95	8,499.99	(1,025.04)	-12.06%	34,000.00
<b>8050</b> Utilities - Phone	1,552.63	1,500.00	52.63	3.51%	4,615.40	4,500.00	115.40	2.56%	18,000.00
TOTAL Utility	8,698.53	10,583.33	(1,884.80)	-17.81%	31,926.77	31,749.99	176.78	0.56%	127,000.00
<b>Reserve Expense (Income)</b>									
<b>9000</b> Transfer to Reserves	0.00	5,490.24	(5,490.24)	-100.00%	0.00	16,470.72	(16,470.72)	-100.00%	65,882.90
<b>9005</b> Reserve-Capital Transf	1,511.86	0.00	1,511.86	0.00%	2,308.60	0.00	2,308.60	0.00%	0.00
<b>9510</b> Reserve-HVAC	0.00	729.17	(729.17)	-100.00%	0.00	2,187.51	(2,187.51)	-100.00%	8,750.00
TOTAL Reserve Expense	1,511.86	6,219.41	(4,707.55)	-75.69%	2,308.60	18,658.23	(16,349.63)	-87.63%	74,632.90
TOTAL Expense	46,370.50	62,592.91	(16,222.41)	-25.92%	170,049.38	186,348.73	(16,299.35)	-8.75%	743,279.90
Excess Revenue / (Expense)	42,794.65	(652.92)	43,447.57		36,293.58	(528.76)	36,822.34		0.00