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02/03/22

Accrual Basis

Willow Run R.V. Condominium Association

Profit & Loss

January 2022

	Jan 22
Ordinary Income/Expense	
Income	
4000 - Dues	23,845.00
4051 - Vending Commission - Laundry	31.40
4090 - Late Charges/Finance Charges	423.66
Total Income	24,300.06
Gross Profit	24,300.06
Expense:	
6180 - Insurance	
6530 - Liability Insurance	3,889.17
Total 6180 - Insurance	3,889.17
6230 - Licenses and Permits	200.00
6240 - Maintenance	
6242 - Building-Garage & Office	110.00
6247 - Park	
6247d - General Maintenance	1,050.00
6247e - Contracted Service Contract	4,314.42
Total 6247 - Park	5,364.42
Total 6240 - Maintenance	5,474.42
6390 - Utilities	
6410 - Water	754.09
Total 6390 - Utilities	754.09
6560 - Payroll Expenses	
6562 - Maintenance Payroll	208.00
6610 - Payroll Taxes	17.42
Total 6560 - Payroll Expenses	225.42
6580 - Office Expense	15.81
Total Expense	10,558.91
Net Ordinary Income	13,741.15
Net Income	13,741.15

Willow Run R.V. Condominium Association

Profit & Loss

January through December 2021

	Jan - Dec 21
Ordinary Income/Expense	
Income	
4010 · Expedite fee for unit sale	150.00
4000 · Dues	283,453.19
4030 · Gate Cards & Openers	1,080.00
4051 · Vending Commission - Laundry	4,759.10
4070 · Club House	500.00
4090 · Late Charges/Finance Charges	4,050.29
4101 · Social Activities -	1,834.00
4101e · Office Fund	705.00
4102 · Miscellaneous Income	780.75
4103 · Clothing	106.00
4104 · Mailboxes -	120.00
4150 · Legal Fees due from Lot Owners	341.00
Total Income	297,879.33
Gross Profit	297,879.33
Expense	
6105 · Social Activities	0.00
6115 · Bad Debts	3,954.95
6120 · Bank Service Charges	46.00
6140 · Depreciation	60,642.78
6175 · Gate Cards & Openers Expense	1,080.00
6176 · Grounds Beautification	6,983.19
6180 · Insurance	
6530 · Liability Insurance	13,339.68
6180 · Insurance - Other	3,306.00
Total 6180 · Insurance	16,645.68
6228 · Fuel Purchases	1,616.24
6230 · Licenses and Permits	543.50
6240 · Maintenance	
6445 · Beaches and Lakes	8,718.43
6242 · Building-Garage & Office	2,240.30
6242a · Club House Enhancements	705.24
6247 · Park	
6247a · Snow Plow	527.50
6247d · General Maintenance	6,904.25
6247e · Contracted Service Contract	55,410.66
6247 · Park - Other	576.00
Total 6247 · Park	63,418.41
6241 · Pool	20,833.55
6246 · Tennis Courts	180.00
6240 · Maintenance - Other	535.84
Total 6240 · Maintenance	96,631.77
6270 · Professional Fees	
6565 · Accounting	9,979.00
6280 · Legal Fees	1,632.50
Total 6270 · Professional Fees	11,611.50
6300 · Repairs & Maintenance Supplies	
6301 · Maintenance Supplies	2,468.49
6303 · Repairs - Others	1,702.16
Total 6300 · Repairs & Maintenance Supplies	4,170.65
6330 · Repairs	
6340 · Bldg Rprs-Clubhouse & Washrooms	197.60

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Accrual Basis

Willow Run R.V. Condominium Association

Profit & Loss

January through December 2021

	<u>Jan - Dec 21</u>
Total 6330 - Repairs	197.60
6390 - Utilities	
6400 - Gas & Electric	16,366.73
6410 - Water	33,263.14
6411 - Garbage Disposal	6,539.00
Total 6390 - Utilities	56,168.87
6560 - Payroll Expenses	
6561 - Lifeguard Payroll	17,625.14
6562 - Maintenance Payroll	9,933.28
6564 - Office Payroll	8,163.25
6610 - Payroll Taxes	2,862.33
6560 - Payroll Expenses - Other	162.44
Total 6560 - Payroll Expenses	38,746.44
6575 - Repairs & Maintenance	
6576 - Septic Fields	1,925.52
6575 - Repairs & Maintenance - Other	4,691.86
Total 6575 - Repairs & Maintenance	6,617.38
6580 - Office Expense	
6266 - Postage	170.82
6581 - Supplies	499.67
6582 - Maintenance	657.06
6580 - Office Expense - Other	536.54
Total 6580 - Office Expense	1,864.09
6600 - Taxes	
6620 - Property Tax	723.96
Total 6600 - Taxes	723.96
Total Expense	308,244.60
Net Ordinary Income	-10,365.27
Other Income/Expense	
Other Income	
7000 - Other Income	
7010 - Interest Income	1,208.50
Total 7000 - Other Income	1,208.50
Total Other Income	1,208.50
Net Other Income	1,208.50
Net Income	-9,156.77

Willow Run R.V. Condominium Association

Balance Sheet

As of December 31, 2021

	Dec 31, 21
ASSETS	
Current Assets	
Checking/Savings	
1006 - ASSOCIATED CHECKING ACCOUNT	
1006a - Club House Fund - Associated	11,523.30
1006 - ASSOCIATED CHECKING ACCOUNT - Other	41,450.19
Total 1006 - ASSOCIATED CHECKING ACCOUNT	52,973.49
1007 - ASSOCIATED MONEY MARKET ACCOUNT	40,362.34
1000 - Closed-Huntington Bank Checking	
1000a - Closed-Club House Fund	6,612.30
1000 - Closed-Huntington Bank Checking - Other	-6,612.30
Total 1000 - Closed-Huntington Bank Checking	0.00
1001 - Petty Cash	61.28
1008 - Advia Reserve Account	1,316.99
1009 - Advia Money Market	235,317.97
Total Checking/Savings	330,032.07
Accounts Receivable	
1500 - Accounts Receivable	-77,387.74
1502 - Legal Fees due from lot Members	-9,734.33
1503 - Residency Fines	25,736.40
Total Accounts Receivable	-61,385.67
Total Current Assets	268,646.40
Fixed Assets	
1700 - Fixed Assets	
1701 - Furniture & Fixtures	12,606.09
1702 - Equipment-Maintenance	108,604.84
1705 - Buildings & Repairs	94,170.42
1706 - Transportation Equipment	27,727.75
1707 - Accumulated Depreciation	-759,341.05
1710 - Other Fixed Assets	
1713 - Mailboxes	15,990.00
1712 - Tennis courts	30,610.59
1703 - Pool	196,073.11
1703a - Lakes and Ponds	8,768.00
1704 - Road Improvements	226,681.16
1708 - Lift Station Equipment	53,051.57
1709 - Water System Improvement	295,893.24
1711 - Septic System Improvement	95,404.90
Total 1710 - Other Fixed Assets	922,472.57
Total 1700 - Fixed Assets	406,240.62
Total Fixed Assets	406,240.62
TOTAL ASSETS	674,887.02
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 - Accounts Payable	3,755.22
Total Accounts Payable	3,755.22
Other Current Liabilities	
2300 - Benevolence Fund	717.71
2100 - Payroll Liabilities	
2101 - WI Withholding	15.77
2102 - Fed/FICA Taxes Payable	110.54
2103 - WI UC Payable	3.65

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Accrual Basis

Willow Run R.V. Condominium Association

Balance Sheet

As of December 31, 2021

	Dec 31, 21
2104 - Federal UC Payable	211.80
Total 2100 - Payroll Liabilities	341.76
2201 - Sales Tax Payable	-85.25
Total Other Current Liabilities	974.22
Total Current Liabilities	4,729.44
Total Liabilities	4,729.44
Equity	
1110 - Retained Earnings	532,564.35
3010 - Reserve Funds - Water Project	146,750.00
Net Income	-9,156.77
Total Equity	670,157.58
TOTAL LIABILITIES & EQUITY	674,887.02