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05/02/19

Accrual Basis

Willow Run R.V. Condominium Association

Profit & Loss

April 2019

	Apr 19
Ordinary Income/Expense	
Income	
4000 · Dues	22,590.00
4030 · Gate Cards & Openers	10.00
4090 · Late Charges/Finance Charges	400.34
4102 · Miscellaneous Income	18.00
4104 · Mailboxes -	40.00
Total Income	<u>23,058.34</u>
Gross Profit	23,058.34
Expense	
6180 · Insurance	
6530 · Liability Insurance	3,079.17
Total 6180 · Insurance	<u>3,079.17</u>
6240 · Maintenance	
6247 · Park	
6247e · Contracted Service Contract	4,310.08
Total 6247 · Park	<u>4,310.08</u>
Total 6240 · Maintenance	4,310.08
6300 · Repairs & Maintenance Supplies	
6301 · Maintenance Supplies	279.58
6303 · Repairs - Others	238.57
Total 6300 · Repairs & Maintenance Supplies	<u>518.15</u>
6390 · Utilities	
6400 · Gas & Electric	903.70
6410 · Water	1,806.31
6415 · Telephone	258.05
Total 6390 · Utilities	<u>2,968.06</u>
6560 · Payroll Expenses	
6562 · Maintenance Payroll	287.50
6610 · Payroll Taxes	42.13
Total 6560 · Payroll Expenses	<u>329.63</u>
6575 · Repairs & Maintenance	
6576 · Septic Fields	3,045.33
6577 · Water System	1,704.00
Total 6575 · Repairs & Maintenance	<u>4,749.33</u>
6580 · Office Expense	
6581 · Supplies	25.68
6582 · Maintenance	466.87
6580 · Office Expense - Other	37.75
Total 6580 · Office Expense	<u>530.30</u>
Total Expense	<u>16,484.72</u>
Net Ordinary Income	<u>6,573.62</u>
Net Income	<u><u>6,573.62</u></u>

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Willow Run R.V. Condominium Association

05/08/23

Profit & Loss

Accrual Basis

January through April 2019

	Jan - Apr 19
Ordinary Income/Expense	
Income	
4020 - Fines & Penalties	116.14
4000 - Dues	90,450.00
4030 - Gate Cards & Openers	10.00
4051 - Vending Commission - Laundry	156.36
4090 - Late Charges/Finance Charges	1,935.66
4102 - Miscellaneous Income	328.42
4104 - Mailboxes -	40.00
4150 - Legal Fees due from Lot Owners	1,469.71
Total Income	94,506.29
Gross Profit	94,506.29
Expense	
6120 - Bank Service Charges	24.00
6176 - Grounds Beautification	72.80
6180 - Insurance	
6530 - Liability Insurance	6,147.33
6180 - Insurance - Other	463.10
Total 6180 - Insurance	6,610.43
6225 - Janitorial Supplies	27.81
6226 - Fuel Purchases	556.25
6230 - Licenses and Permits	243.50
6240 - Maintenance	
6247 - Park	
6247e - Contracted Service Contract	16,421.32
Total 6247 - Park	16,421.32
Total 6240 - Maintenance	16,421.32
6260 - Miscellaneous	166.14
6270 - Professional Fees	
6565 - Accounting	3,230.00
6280 - Legal Fees	2,254.21
Total 6270 - Professional Fees	5,484.21
6300 - Repairs & Maintenance Supplies	
6301 - Maintenance Supplies	610.89
6303 - Repairs - Others	238.57
Total 6300 - Repairs & Maintenance Supplies	849.46
6390 - Utilities	
6400 - Gas & Electric	4,131.74
6410 - Water	10,626.01
6411 - Garbage Disposal	2,304.45
6415 - Telephone	1,034.06
Total 6390 - Utilities	18,096.26
6560 - Payroll Expenses	
6562 - Maintenance Payroll	887.50
6610 - Payroll Taxes	130.03
6560 - Payroll Expenses - Other	-0.01
Total 6560 - Payroll Expenses	1,017.52
6575 - Repairs & Maintenance	
6576 - Septic Fields	7,058.08
6577 - Water System	1,704.00
6578 - Roads	103.87
Total 6575 - Repairs & Maintenance	8,865.95

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Accrual Basis

Willow Run R.V. Condominium Association

Profit & Loss

January through April 2019

	Jan - Apr 19
6580 - Office Expense	
6265 - Postage	267.00
6581 - Supplies	153.40
6582 - Maintenance	466.87
6580 - Office Expense - Other	91.75
Total 6580 - Office Expense	979.02
Total Expense	59,414.67
Net Ordinary Income	35,091.62
Other Income/Expense	
Other Income	
7000 - Other Income	
7010 - Interest Income	1,389.39
Total 7000 - Other Income	1,389.39
Total Other Income	1,389.39
Net Other Income	1,389.39
Net Income	36,481.01

Willow Run R.V. Condominium Association

Balance Sheet

As of April 30, 2019

	Apr 30, 19
ASSETS	
Current Assets	
Checking/Savings	
1006 · ASSOCIATED CHECKING ACCOUNT	
1006a · Club House Fund - Associated	8,357.30
1006 · ASSOCIATED CHECKING ACCOUNT - Other	13,524.43
Total 1006 · ASSOCIATED CHECKING ACCOUNT	21,881.73
1007 · ASSOCIATED MONEY MARKET ACCOUNT	126,136.78
1000 · Huntington Bank Checking	
1000a · Club House Fund	6,612.30
1000 · Huntington Bank Checking - Other	-6,612.30
Total 1000 · Huntington Bank Checking	0.00
1001 · Petty Cash	61.28
1008 · Advia Reserve Account	2,094.99
1009 · Advia Money Market	219,451.40
Total Checking/Savings	369,626.18
Accounts Receivable	
1500 · Accounts Receivable	-45,552.18
1502 · Legal Fees due from lot Members	-9,066.33
1503 · Residency Fines	26,036.40
Total Accounts Receivable	-28,582.11
Total Current Assets	341,044.07
Fixed Assets	
1700 · Fixed Assets	
1701 · Furniture & Fixtures	12,607.14
1702 · Equipment-Maintenance	103,161.23
1705 · Buildings & Repairs	89,570.42
1706 · Transportation Equipment	10,500.00
1707 · Accumulated Depreciation	-574,011.00
1710 · Other Fixed Assets	
1713 · Mailboxes	15,990.00
1712 · Tennis courts	30,610.59
1703 · Pool	180,840.11
1703a · Lakes and Ponds	8,768.00
1704 · Road Improvements	171,071.16
1708 · Lift Station Equipment	53,051.57
1709 · Water System Improvement	295,893.24
1711 · Septic System Improvement	21,509.65
Total 1710 · Other Fixed Assets	777,734.32
Total 1700 · Fixed Assets	419,562.11
Total Fixed Assets	419,562.11
TOTAL ASSETS	760,606.18
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	3,498.36
Total Accounts Payable	3,498.36
Other Current Liabilities	
2300 · Benevolence Fund	717.71

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Accrual Basis

Willow Run R.V. Condominium Association
Balance Sheet
As of April 30, 2019

	Apr 30, 19
2100 · Payroll Liabilities	44.00
2102 · Fed/FICA Taxes Payable	18.40
2103 · WI UC Payable	5.31
2104 · Federal UC Payable	
Total 2100 · Payroll Liabilities	67.71
2201 · Sales Tax Payable	-12.36
2210 · Deferred Revenue	24,362.00
Total Other Current Liabilities	25,135.06
Total Current Liabilities	28,633.42
Total Liabilities	28,633.42
Equity	546,403.35
1110 · Retained Earnings	146,750.00
3010 · Reserve Funds - Water Project	38,819.41
Net Income	
Total Equity	731,972.76
TOTAL LIABILITIES & EQUITY	760,606.18