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03/04/20

Accrual Basis

Willow Run R.V. Condominium Association
Profit & Loss
February 2020

	Feb 20
Ordinary Income/Expense	
Income	
4020 · Fines & Penalties	817.94
4000 · Dues	23,845.00
4051 · Vending Commission - Laundry	169.50
4090 · Late Charges/Finance Charges	523.25
	25,355.69
Total Income	25,355.69
Gross Profit	25,355.69
Expense	463.10
6180 · Insurance	
6240 · Maintenance	
6242a · Club House Enhancements	110.81
6247 · Park	
6247e · Contracted Service Contract	4,106.62
	4,106.62
Total 6247 · Park	4,106.62
Total 6240 · Maintenance	4,217.43
6260 · Miscellaneous	817.94
6270 · Professional Fees	
6565 · Accounting	440.00
	440.00
Total 6270 · Professional Fees	440.00
6300 · Repairs & Maintenance Supplies	
6301 · Maintenance Supplies	279.58
	279.58
Total 6300 · Repairs & Maintenance Supplies	279.58
6390 · Utilities	
6400 · Gas & Electric	918.76
6410 · Water	1,410.31
6411 · Garbage Disposal	1,317.00
	3,646.07
Total 6390 · Utilities	3,646.07
6560 · Payroll Expenses	
6562 · Maintenance Payroll	200.00
6610 · Payroll Taxes	16.50
	216.50
Total 6560 · Payroll Expenses	216.50
6580 · Office Expense	
6265 · Postage	11.00
6580 · Office Expense - Other	100.00
	111.00
Total 6580 · Office Expense	111.00
6600 · Taxes	
6640 · Federal Tax	295.00
	295.00
Total 6600 · Taxes	295.00
Total Expense	10,486.62
Net Ordinary Income	14,869.07
Net Income	14,869.07

Willow Run R.V. Condominium Association

Profit & Loss

January through February 2020

05/08/23

Accrual Basis

	Jan - Feb 20
Ordinary Income/Expense	
Income:	
4020 · Fines & Penalties	817.94
4000 · Dues	48,260.00
4051 · Vending Commission - Laundry	169.50
4090 · Late Charges/Finance Charges	968.45
4150 · Legal Fees due from Lot Owners	132.50
Total Income	50,348.39
Gross Profit	50,348.39
Expense	
6120 · Bank Service Charges	0.00
6180 · Insurance	
6530 · Liability Insurance	3,128.95
6180 · Insurance - Other	463.10
Total 6180 · Insurance	3,592.05
6240 · Maintenance	
6242a · Club House Enhancements	110.81
6247 · Park	
6247e · Contracted Service Contract	8,213.24
Total 6247 · Park	8,213.24
Total 6240 · Maintenance	8,324.05
6260 · Miscellaneous	817.94
6270 · Professional Fees	
6565 · Accounting	2,085.00
6280 · Legal Fees	1,182.92
Total 6270 · Professional Fees	3,267.92
6300 · Repairs & Maintenance Supplies	
6301 · Maintenance Supplies	700.73
6303 · Repairs - Others	380.00
Total 6300 · Repairs & Maintenance Supplies	1,080.73
6390 · Utilities	
6400 · Gas & Electric	1,717.54
6410 · Water	2,796.86
6411 · Garbage Disposal	1,317.00
Total 6390 · Utilities	5,831.40
6560 · Payroll Expenses	
6562 · Maintenance Payroll	400.00
6610 · Payroll Taxes	39.40
Total 6560 · Payroll Expenses	439.40
6575 · Repairs & Maintenance	150.76
6580 · Office Expense	
6265 · Postage	27.00
6580 · Office Expense - Other	100.00
Total 6580 · Office Expense	127.00
6600 · Taxes	
6640 · Federal Tax	295.00
Total 6600 · Taxes	295.00
Total Expense	23,926.25
Net Ordinary Income	26,422.14

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Willow Run R.V. Condominium Association

Profit & Loss

05/08/23

January through February 2020

Accrual Basis

	<u>Jan - Feb 20</u>
Other Income/Expense	
Other Income	
7000 - Other Income	
7010 - Interest Income	518.16
	<u>518.16</u>
Total 7000 - Other Income	518.16
Total Other Income	<u>518.16</u>
Net Other Income	<u>518.16</u>
Net Income	<u><u>26,940.30</u></u>

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Accrual Basis

Willow Run R.V. Condominium Association

Balance Sheet

As of February 29, 2020

	Feb 29, 20
ASSETS	
Current Assets	
Checking/Savings	
1006 · ASSOCIATED CHECKING ACCOUNT	
1006a · Club House Fund - Associated	10,723.30
1006 · ASSOCIATED CHECKING ACCOUNT - Other	11,670.89
Total 1006 · ASSOCIATED CHECKING ACCOUNT	22,394.19
1007 · ASSOCIATED MONEY MARKET ACCOUNT	82,152.79
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	2,094.74
1009 · Advia Money Market	221,550.89
Total Checking/Savings	328,253.89
Accounts Receivable	
1500 · Accounts Receivable	-48,634.34
1502 · Legal Fees due from lot Members	-9,734.33
1503 · Residency Fines	25,886.40
Total Accounts Receivable	-32,482.27
Other Current Assets	
1499 · Undeposited Funds	95.00
Total Other Current Assets	95.00
Total Current Assets	295,866.62
Fixed Assets	
1700 · Fixed Assets	
1701 · Furniture & Fixtures	12,607.14
1702 · Equipment-Maintenance	105,497.92
1705 · Buildings & Repairs	89,570.42
1706 · Transportation Equipment	10,500.00
1707 · Accumulated Depreciation	-632,513.00
1710 · Other Fixed Assets	
1713 · Mailboxes	15,990.00
1712 · Tennis courts	30,610.59
1703 · Pool	188,590.11
1703a · Lakes and Ponds	8,768.00
1704 · Road Improvements	201,256.16
1708 · Lift Station Equipment	53,051.57
1709 · Water System Improvement	295,893.24
1711 · Septic System Improvement	41,279.90
Total 1710 · Other Fixed Assets	835,439.57
Total 1700 · Fixed Assets	421,102.05
Total Fixed Assets	421,102.05
TOTAL ASSETS	716,968.67
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	4,388.75
Total Accounts Payable	4,388.75

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Accrual Basis

Willow Run R.V. Condominium Association

Balance Sheet

As of February 29, 2020

	Feb 29, 20
Other Current Liabilities	
2300 · Benevolence Fund	717.71
2100 · Payroll Liabilities	
2102 · Fed/FICA Taxes Payable	30.60
2103 · WI UC Payable	6.40
2104 · Federal UC Payable	2.38
Total 2100 · Payroll Liabilities	39.38
2201 · Sales Tax Payable	-44.16
Total Other Current Liabilities	712.93
Total Current Liabilities	5,101.68
Total Liabilities	5,101.68
Equity	
1110 · Retained Earnings	536,438.55
3010 · Reserve Funds - Water Project	146,750.00
Net Income	28,678.44
Total Equity	711,866.99
TOTAL LIABILITIES & EQUITY	716,968.67