

1:46 PM

Willow Run R.V. Condominium Association

05/08/23

Profit & Loss

Accrual Basis

February 2021

	Feb 21
Ordinary Income/Expense	
Income	
4000 - Dues	23,845.00
4090 - Late Charges/Finance Charges	534.02
4150 - Legal Fees due from Lot Owners	341.00
Total Income	<u>24,720.02</u>
Gross Profit	24,720.02
Expense	
6180 - Insurance	
6530 - Liability Insurance	3,533.38
Total 6180 - Insurance	<u>3,533.38</u>
6240 - Maintenance	
6242a - Club House Enhancements	0.00
6247 - Park	
6247a - Snow Plow	527.50
6247d - General Maintenance	385.00
6247e - Contracted Service Contract	4,229.82
Total 6247 - Park	<u>5,142.32</u>
Total 6240 - Maintenance	<u>5,142.32</u>
6270 - Professional Fees	
6280 - Legal Fees	341.00
Total 6270 - Professional Fees	<u>341.00</u>
6300 - Repairs & Maintenance Supplies	
6301 - Maintenance Supplies	99.13
Total 6300 - Repairs & Maintenance Supplies	<u>99.13</u>
6390 - Utilities	
6400 - Gas & Electric	2,598.26
6410 - Water	608.12
6411 - Garbage Disposal	1,005.00
Total 6390 - Utilities	<u>4,211.38</u>
6560 - Payroll Expenses	
6562 - Maintenance Payroll	208.00
6610 - Payroll Taxes	18.09
Total 6560 - Payroll Expenses	<u>226.09</u>
6575 - Repairs & Maintenance	4,816.86
Total Expense	<u>18,370.16</u>
Net Ordinary Income	6,349.86
Other Income/Expense	
Other Income	
7000 - Other Income	
7010 - Interest Income	92.57
Total 7000 - Other Income	<u>92.57</u>
Total Other Income	<u>92.57</u>
Net Other Income	<u>92.57</u>
Net Income	<u><u>6,442.43</u></u>

Willow Run R.V. Condominium Association

05/08/23

Profit & Loss

Accrual Basis

January through February 2021

	Jan - Feb 21
Ordinary Income/Expense	
Income	
4000 · Dues	47,690.00
4051 · Vending Commission - Laundry	1,613.32
4090 · Late Charges/Finance Charges	1,847.83
4102 · Miscellaneous Income	685.75
4150 · Legal Fees due from Lot Owners	341.00
Total Income	52,177.90
Gross Profit	52,177.90
Expense	
6180 · Insurance	
6530 · Liability Insurance	3,533.38
Total 6180 · Insurance	3,533.38
6240 · Maintenance	
6242a · Club House Enhancements	0.00
6247 · Park	
6247a · Snow Plow	527.50
6247d · General Maintenance	385.00
6247e · Contracted Service Contract	8,459.64
Total 6247 · Park	9,372.14
Total 6240 · Maintenance	9,372.14
6270 · Professional Fees	
6565 · Accounting	920.00
6280 · Legal Fees	341.00
Total 6270 · Professional Fees	1,261.00
6300 · Repairs & Maintenance Supplies	
6301 · Maintenance Supplies	114.46
Total 6300 · Repairs & Maintenance Supplies	114.46
6390 · Utilities	
6400 · Gas & Electric	2,598.26
6410 · Water	1,353.69
6411 · Garbage Disposal	1,005.00
Total 6390 · Utilities	4,956.95
6560 · Payroll Expenses	
6562 · Maintenance Payroll	416.00
6610 · Payroll Taxes	37.13
Total 6560 · Payroll Expenses	453.13
6575 · Repairs & Maintenance	4,816.86
6580 · Office Expense	
6265 · Postage	0.00
Total 6580 · Office Expense	0.00
6600 · Taxes	
6620 · Property Tax	331.36
Total 6600 · Taxes	331.36
Total Expense	24,839.28
Net Ordinary Income	27,338.62

1:46 PM

05/08/23

Accrual Basis

Willow Run R.V. Condominium Association

Profit & Loss

January through February 2021

	<u>Jan - Feb 21</u>
Other Income/Expense	
Other Income	
7000 - Other Income	
7010 - Interest Income	193.48
Total 7000 - Other Income	<u>193.48</u>
Total Other Income	<u>193.48</u>
Net Other Income	<u>193.48</u>
Net Income	<u><u>27,532.10</u></u>

Willow Run R.V. Condominium Association

Balance Sheet

05/08/23

As of February 28, 2021

Accrual Basis

	<u>Feb. 28, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
1006 · ASSOCIATED CHECKING ACCOUNT	
1006a · Club House Fund - Associated	10,773.30
1006 · ASSOCIATED CHECKING ACCOUNT - Other	4,583.46
Total 1006 · ASSOCIATED CHECKING ACCOUNT	<u>15,356.76</u>
1007 · ASSOCIATED MONEY MARKET ACCOUNT	81,356.76
1000 · Closed-Huntington Bank Checking:	
1000a · Closed-Club House Fund	6,612.30
1000 · Closed-Huntington Bank Checking - Other	<u>-6,612.30</u>
Total 1000 · Closed-Huntington Bank Checking	0.00
1001 · Petty Cash	61.28
1008 · Advia Reserve Account	669.74
1009 · Advia Money Market	<u>268,458.53</u>
Total Checking/Savings	365,803.07
Accounts Receivable	
1500 · Accounts Receivable	-44,016.58
1502 · Legal Fees due from lot Members	-9,734.33
1503 · Residency Fines	<u>25,736.40</u>
Total Accounts Receivable	<u>-28,014.51</u>
Total Current Assets	337,888.56
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	<u>-698,696.00</u>
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	214,681.16
1708 · Lift Station Equipment	53,051.57
1709 · Water System Improvement	295,893.24
1711 · Septic System Improvement	<u>41,279.90</u>
Total 1710 · Other Fixed Assets	<u>856,347.57</u>
Total 1700 · Fixed Assets	<u>375,827.05</u>
Total Fixed Assets	<u>375,827.05</u>
TOTAL ASSETS	<u>713,715.61</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities:	
Accounts Payable	
2000 · Accounts Payable	6,199.61
Total Accounts Payable	<u>6,199.61</u>
Other Current Liabilities	
2300 · Benevolence Fund	717.71

1:45 PM

05/08/23

Accrual Basis

Willow Run R.V. Condominium Association

Balance Sheet

As of February 28, 2021

	Feb 28, 21
2100 - Payroll Liabilities	
2102 - Fed/FICA Taxes Payable	31.80
2103 - WI UC Payable	2.81
2104 - Federal UC Payable	2.48
Total 2100 - Payroll Liabilities	37.09
2201 - Sales Tax Payable	-85.25
Total Other Current Liabilities	669.55
Total Current Liabilities	6,869.16
Total Liabilities	6,869.16
Equity	
1110 - Retained Earnings	532,564.35
3010 - Reserve Funds - Water Project	146,750.00
Net Income	27,532.10
Total Equity	706,846.45
TOTAL LIABILITIES & EQUITY	713,715.61