



**Financial Summary**

**Trails West Homeowners Association, Inc.**

Community Association Manager: Tiffany Smith, Community Association Manager E-mail: tsmith@sentrymgt.com

Month Code: 06 Year Code: 21

**ASSOCIATION BALANCE SHEET**

<b>ASSETS</b>		<b>LIABILITIES</b>	
Union Bank - Checking Primary	\$ 46,192.98	2010 Accounts Payable	\$ 4,536.11
Union Bank - Checking Reserve	\$ 1,418.14	2020 Accrued Estimated Expenses	\$ 1,630.00
Wells Fargo - Checking	\$ 1,234.78	2030 Deferred Qtly. Assessment	\$ -
Union Bank - Reserves	\$ 32,412.76	2118 Security Deposits	\$ 425.00
Cambridge Investments - Reserves	\$ 208,028.03	2130 Prepaid Assessments	\$ 41,447.29
Petty Cash - Tom Rose	\$ 100.00	2152 Net Investment	\$ 63,889.19
Accounts Receivable	\$ 24,836.14	2013 AP- Reserve	\$ -
Prepaid Assets	\$ 20,210.87	Restricted Equity - Reserves	\$ 231,022.28
Property & Equipment	\$ 54,286.94	Operating Equity	\$ 45,770.77
<b>TOTAL</b>	<b>\$ 388,720.64</b>	<b>TOTAL</b>	<b>\$ 388,720.64</b>

The Association currently has a deficit of \$11,466.50

**Building Maintenance:**  
Over Budget \$5,875.87

**Grounds Maintenance:**  
Over Budget \$6,727.30

**Pool:**  
Over Budget \$561.00

**Utilities:**  
Under budget \$4574.95

**Administrative:**  
Over Budget \$3497.75

**Closings:**  
There were 4 Closings in June  
255 Shady Branch  
230 Crooked tree  
222 Crooked Tree  
520 Sandy Bluff

**REVENUE & EXPENSE  
BUDGET COMPARISON  
REPORT**

	Actual	YTD Actual	YTD Budget	YTD Variance (-)	Annual Budget
<b>INCOME</b>	\$ 23,600.40	\$ 142,222.73	\$ 141,602.42	\$ 620.31	\$ 283,204.00
<b>EXPENSES</b>					
Building Maintenance	\$ 1,355.00	\$ 15,811.87	\$ 9,936.00	\$ 5,875.87	\$ 19,873.00
Grounds Maintenance	\$ 5,859.97	\$ 66,221.12	\$ 59,493.82	\$ 6,727.30	\$ 118,987.00
Pool/Clubhouse/Security	\$ 998.89	\$ 5,873.22	\$ 5,312.22	\$ 561.00	\$ 10,624.00
Utilities Electric/Water & Sewer	\$ 2,108.47	\$ 10,425.05	\$ 15,000.00	\$ (4,574.95)	\$ 30,000.00
Administrative Mgt./Legal/Labor	\$ 4,489.08	\$ 37,857.99	\$ 34,360.24	\$ 3,497.75	\$ 68,720.00
Pooled Reserves	\$ 2,916.67	\$ 17,499.98	\$ 17,499.98	\$ -	\$ 35,000.00
<b>TOTAL EXPENSES</b>	<b>\$ 17,728.08</b>	<b>\$ 153,689.23</b>	<b>\$ 141,602.26</b>	<b>\$ 12,086.97</b>	<b>\$ 283,204.00</b>
<b>NET SURPLUS (DEFICIT)</b>	<b>\$ 5,872.32</b>	<b>\$ (11,466.50)</b>	<b>\$ 0.16</b>	<b>\$ (11,466.66)</b>	<b>\$ -</b>