

**Amber Wood at Fall Creek HOA, Inc.
Balance Sheet
December 31, 2016**

ASSETS

Current Assets		
ACH in Transit	\$ 562.50	} \$114,203.56
NewFirst Natl Ckg #00348961	43,158.92	
NewFirst Natl MMA #00348988	70,482.14	
A/R-Homeowners	6,752.09	
Due From Operating Acct	58,679.71	
Prepaid Expense	13,846.97	
Total Current Assets		193,482.33
Property and Equipment		
Total Property and Equipment		0.00
Other Assets		
Total Other Assets		0.00
Total Assets	\$	<u>193,482.33</u>

↓ \$3,613.09
A decrease from last month Nov. 2016

LIABILITIES AND CAPITAL

Current Liabilities		
Prepaid Assessments	\$ 11,337.50	
Due to Reserve Acct	58,679.71	
Accounts Payable	44.79	
Total Current Liabilities		70,062.00
Long-Term Liabilities		
Contingency	4,896.00	
Total Long-Term Liabilities		4,896.00
Total Liabilities		74,958.00
Capital		
Homeowners Equity	130,415.51	
Net Income	(11,891.18)	
Total Capital		118,524.33
Total Liabilities & Capital	\$	<u>193,482.33</u>

Amber Wood at Fall Creek HOA, Inc.
Income Statement
For the Twelve Months Ending December 31, 2016

	Current Month		Year to Date	
Revenues				
Maintenance Assessments	\$ 12,240.00	94.99	\$ 146,880.00	96.00
Bank Interest	21.97	0.17	235.77	0.15
Capitalization Fees	360.00	2.79	1,080.00	0.71
Certified Letters	50.00	0.39	150.00	0.10
Collection Fees	50.00	0.39	960.00	0.63
Late Fees/Assessments	100.00	0.78	2,416.67	1.58
Interest/Assessments	40.97	0.32	412.90	0.27
Legal Fees	22.00	0.17	865.50	0.57
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Total Revenues	12,884.94	100.00	153,000.84	100.00
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Cost of Sales				
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Total Cost of Sales	0.00	0.00	0.00	0.00
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Gross Profit	12,884.94	100.00	153,000.84	100.00
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Expenses				
Reserves Contingency	0.00	0.00	4,896.00	3.20
Activities	0.00	0.00	266.97	0.17
Audit/Tax Preparation	0.00	0.00	3,025.00	1.98
Demand Letters	0.00	0.00	100.00	0.07
Insurance	15,953.90	123.82	52,940.25	34.60
Legal-Corporate	0.00	0.00	1,379.00	0.90
Legal-Individual	22.00	0.17	830.50	0.54
Minutes	0.00	0.00	75.00	0.05
Office Expense	425.92	3.31	2,397.30	1.57
Postage	52.67	0.41	374.00	0.24
Printing	153.39	1.19	1,185.67	0.77
Property Taxes	53.78	0.42	428.16	0.28
Landscape Contract	3,218.06	24.98	35,483.20	23.19
Management Fee	1,000.00	7.76	12,000.00	7.84
Building	0.00	0.00	6,987.02	4.57
Driveways	0.00	0.00	7,120.00	4.65
Fences	0.00	0.00	2,310.00	1.51
Gutters	0.00	0.00	4,560.00	2.98
Interior	355.00	2.76	1,235.00	0.81
Landscaping	0.00	0.00	9,783.46	6.39
Professional	0.00	0.00	901.25	0.59
Roof	240.00	1.86	7,595.60	4.96
Sprinkler System	0.00	0.00	6,267.67	4.10
Electric	38.48	0.30	499.80	0.33
Water/Sewer	179.50	1.39	2,251.17	1.47
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Total Expenses	21,692.70	168.36	164,892.02	107.77
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Net Income	\$ (8,807.76)	(68.36)	\$ (11,891.18)	(7.77)
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For Management Purposes Only

Amber Wood at Fall Creek HOA, Inc.
Income Statement
For the Twelve Months Ending December 31, 2016

	Current Month Actual	Current Month Budget	Year to Date Actual	Year to Date Budget
Revenues				
Maintenance Assessments	\$ 12,240.00	\$ 12,240.00	\$ 146,880.00	\$ 146,880.00
Bank Interest	21.97	0.00	235.77	0.00
Capitalization Fees	360.00	120.00	1,080.00	1,440.00
Certified Letters	50.00	15.00	150.00	180.00
Collection Fees	50.00	0.00	960.00	0.00
Late Fees/Assessments	100.00	100.00	2,416.67	1,200.00
Interest/Assessments	40.97	12.00	412.90	100.00
Legal Fees	22.00	0.00	865.50	0.00
Total Revenues	<u>12,884.94</u>	<u>12,487.00</u>	<u>153,000.84</u>	<u>149,800.00</u>
Cost of Sales				
Total Cost of Sales	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Gross Profit	<u>12,884.94</u>	<u>12,487.00</u>	<u>153,000.84</u>	<u>149,800.00</u>
Expenses				
Reserves Contingency	0.00	544.00	4,896.00	6,528.00
Activities	0.00	0.00	266.97	0.00
Audit/Tax Preparation	0.00	0.00	3,025.00	1,775.00
Bad Debts	0.00	213.00	0.00	2,600.00
Demand Letters	0.00	0.00	100.00	0.00
Insurance	15,953.90	18,255.00	52,940.25	55,240.00
Legal-Corporate	0.00	112.00	1,379.00	1,300.00
Legal-Individual	22.00	137.00	830.50	1,600.00
Minutes	0.00	0.00	75.00	0.00
Office Expense	425.92	93.00	2,397.30	1,257.00
Postage	52.67	25.00	374.00	300.00
Printing	153.39	57.00	1,185.67	750.00
Property Taxes	53.78	268.00	428.16	344.00
Landscape Contract	3,218.06	3,218.00	35,483.20	38,616.00
Management Fee	1,000.00	1,000.00	12,000.00	12,000.00
Building	0.00	0.00	6,987.02	0.00
Driveways	0.00	0.00	7,120.00	0.00
Fences	0.00	0.00	2,310.00	0.00
General Maint/Repairs	0.00	1,462.00	0.00	17,500.00
Gutters	0.00	0.00	4,560.00	4,560.00
Interior	355.00	0.00	1,235.00	0.00
Landscaping	0.00	687.00	9,783.46	4,800.00
Miscellaneous	0.00	163.00	0.00	2,000.00
Professional	0.00	0.00	901.25	901.00
Roof	240.00	0.00	7,595.60	0.00
Sprinkler System	0.00	213.00	6,267.67	2,600.00
Tree Trimming	0.00	341.00	0.00	4,125.00
Electric	38.48	32.00	499.80	450.00
Water/Sewer	179.50	81.00	2,251.17	950.00
Total Expenses	<u>21,692.70</u>	<u>26,901.00</u>	<u>164,892.02</u>	<u>160,196.00</u>
Net Income	<u>\$ (8,807.76)</u>	<u>\$ (14,414.00)</u>	<u>\$ (11,891.18)</u>	<u>\$ (10,396.00)</u>

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