

Kingspointe of Naperville
Balance Sheet
As of May 31, 2018

Accrual Basis

	<u>May 31, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
1100 · MB Bank Checking	29,573.04
1104 · MB Bank MM	66,396.66
1106 · FMW CD 8344 12/30/2018	100,000.00
1107 · FMW CD6520 11/26/2018	150,030.09
Total Checking/Savings	345,999.79
Accounts Receivable	
1160 · Accounts Receivable	23,358.86
Total Accounts Receivable	23,358.86
Total Current Assets	369,358.65
TOTAL ASSETS	<u>369,358.65</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	217,659.20
Total Accounts Payable	217,659.20
Other Current Liabilities	
1205 · Prepaid Assessments	28,895.50
1270 · Satellite Dish Deposits	400.00
Total Other Current Liabilities	29,295.50
Total Current Liabilities	246,954.70
Total Liabilities	246,954.70

Kingspointe of Naperville
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As of May 31, 2018

Accrual Basis

	<u>May 31, 18</u>
Equity	
3001 · Contingency Reserve	-227,231.79
3002 · Roof Reserve	203,536.95
3003 · Asphalt Replacement	4,325.00
3004 · Sealcoating	1,333.33
3005 · Exterior Staining/Painting	-135,272.77
3006 · Siding Reserve	1,500.00
3007 · Mulch Reserve	5,816.15
3008 · IDOT	279,205.88
3015 · Current Year's Earning	28,165.33
3000 · Homeowners Equity	-66,808.74
Net Income	27,834.61
Total Equity	122,403.95
TOTAL LIABILITIES & EQUITY	369,358.65

Kingspointe of Naperville Profit & Loss Budget Performance

Accrual Basis

May 2018

	May 18	Budget	\$ Over Budget	Jan - May 18	YTD Budget	\$ Over Budget	Annual Budget
Income							
Income							
4000 · Assessment Income	44,516.64	44,542.58	-25.94	222,583.20	222,712.90	-129.70	534,511.00
Total Income	44,516.64	44,542.58	-25.94	222,583.20	222,712.90	-129.70	534,511.00
Other Income							
4010 · Late Fees	-25.00	250.00	-275.00	1,267.59	1,250.00	17.59	3,000.00
4008 · Interest Income	17.00	360.41	-343.41	53.20	1,802.05	-1,748.85	4,325.00
4040 · Miscellaneous Income	1,100.00	916.66	183.34	3,042.38	4,583.30	-1,540.92	11,000.00
Total Other Income	1,092.00	1,527.07	-435.07	4,363.17	7,635.35	-3,272.18	18,325.00
Total Income	45,608.64	46,069.65	-461.01	226,946.37	230,348.25	-3,401.88	552,836.00
Gross Profit	45,608.64	46,069.65	-461.01	226,946.37	230,348.25	-3,401.88	552,836.00
Expense							
Professional Services							
5080 · Management Fee	2,231.68	2,233.00	-1.32	11,158.40	11,165.00	-6.60	26,796.00
5085 · Legal	1,349.28	300.00	1,049.28	2,549.28	1,500.00	1,049.28	2,000.00
5084 · Audit	0.00	0.00	0.00	0.00	0.00	0.00	2,500.00
Total Professional Services	3,580.96	2,533.00	1,047.96	13,707.68	12,665.00	1,042.68	31,296.00
Outside Services							
5070 · Site Signage	0.00	166.66	-166.66	0.00	833.30	-833.30	2,000.00
5000 · Gardening and Lawn Maintena...	17,040.00	7,363.12	9,676.88	17,040.00	22,089.36	-5,049.36	58,905.00
5002 · Landscape Improvements	20,577.00	7,198.37	13,378.63	20,577.00	21,595.11	-1,018.11	57,587.00
5005 · Snow Removal	0.00	0.00	0.00	26,100.00	26,100.00	0.00	43,500.00
5067 · Fire Alarm Monitoring	1,533.63	1,482.00	51.63	7,668.15	7,410.00	258.15	17,784.00
5066 · Fire Alarm Repair & Maintenance	481.76	1,358.33	-876.57	2,920.09	6,791.65	-3,871.56	16,300.00
Total Outside Services	39,632.39	17,568.48	22,063.91	74,305.24	84,819.42	-10,514.18	196,076.00
Office Expense							
5091 · Postage	140.76	156.41	-15.65	608.24	782.05	-173.81	1,877.00
5090 · Duplicating	0.00	78.66	-78.66	30.15	393.30	-363.15	944.00
5096 · Miscellaneous Administrative	650.33	370.16	280.17	2,207.04	1,850.80	356.24	4,442.00
Total Office Expense	791.09	605.23	185.86	2,845.43	3,026.15	-180.72	7,263.00
Insurance							
5082 · Insurance	0.00	3,000.00	-3,000.00	11,580.00	15,000.00	-3,420.00	51,888.00
5083 · Insurance Loss	-18,559.24	0.00	-18,559.24	24,195.38	0.00	24,195.38	0.00
Total Insurance	-18,559.24	3,000.00	-21,559.24	35,775.38	15,000.00	20,775.38	51,888.00
Miscellaneous Repairs							
5068 · Building Maintenance & Repair	5,350.75	2,500.00	2,850.75	25,302.60	22,500.00	2,802.60	45,000.00
5069 · Roof Repair & Maintenance	107.93	83.33	24.60	107.93	416.65	-308.72	1,000.00
5065 · Exterior Light Repair & Mainten	32.30	83.33	-51.03	458.87	416.65	42.22	1,000.00
5010 · Asphalt Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
5011 · Concrete Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
Total Miscellaneous Repairs	5,490.98	2,666.66	2,824.32	25,869.40	23,333.30	2,536.10	51,000.00

**Kingspointe of Naperville
Profit & Loss Budget Performance**

Accrual Basis

May 2018

	May 18	Budget	\$ Over Budget	Jan - May 18	YTD Budget	\$ Over Budget	Annual Budget
Utilities							
5060 · Electricity	0.00	0.00	0.00	9,824.64	12,663.00	-2,838.36	12,663.00
5061 · Water & Sewer	-196.32	575.00	-771.32	4,158.99	2,875.00	1,283.99	6,900.00
Total Utilities	-196.32	575.00	-771.32	13,983.63	15,538.00	-1,554.37	19,563.00
Reserve Funding							
7000 · Reserve Funding	16,312.50	16,312.50	0.00	32,625.00	81,562.50	-48,937.50	195,750.00
Total Reserve Funding	16,312.50	16,312.50	0.00	32,625.00	81,562.50	-48,937.50	195,750.00
Total Expense	47,052.36	43,260.87	3,791.49	199,111.76	235,944.37	-36,832.61	552,836.00
Net Income	-1,443.72	2,808.78	-4,252.50	27,834.61	-5,596.12	33,430.73	0.00