

Drum Point Village West Condominium Association, Inc.

Balance Sheet

December 31, 2022

(unaudited)

	Operating Fund	Replacement Fund	Total
Assets			
Cash and Equivalents	\$ 42,776	\$ 257,745	\$ 300,521
Assessments Receivable (less allowance for doubtful accounts of \$27124)	1,709	-	1,709
Due from Replacement Fund	1,378	-	1,378
Prepaid Services	1,800	-	1,800
Prepaid Insurance	13,742	-	13,742
Total Assets	\$ 61,405	\$ 257,745	\$ 319,150
Liabilities and Fund Balances			
Accounts Payable	\$ -	\$ -	\$ -
Accrued Accounting Fees Payable	1,350	-	1,350
Deferred Snow Expense	1,305	-	1,305
Due to Operating Fund	-	1,378	1,378
Prepaid Assessments	7,770	-	7,770
Total Liabilities	10,425	1,378	11,803
Fund Balance	50,980	256,367	307,347
Total Liabilites and Fund Balance	\$ 61,405	\$ 257,745	\$ 319,150

Drum Point Village West Condominium Association, Inc.
Statement of Revenues, Expenses
and Changes in Fund Balance
For the Fiscal Year To Date
As of December 31, 2022

(unaudited)

	Operating Fund	Replacement Fund	Total
Revenues			
Member Assessments	\$ 131,107	\$ 44,168	\$ 175,275
Interest Income	-	1,592	1,592
Misc Income	1,645	-	1,645
Total Revenues	132,752	45,760	178,512
Expenses			
Bad Debt Expense	6,611	-	6,611
Snow Removal	-	-	-
Critter & Pest Control	12,097	-	12,097
Bookkeeping	4,050	-	4,050
Accounting Fees	1,350	-	1,350
Bank Fees	-	-	-
Office Supplies	206	-	206
Postage	453	-	453
Telephone	141	-	141
Web Presence	174	-	174
Miscellaneous Expenses	191	-	191
Repairs & Maintenance	637	-	637
Engineering Fees	-	-	-
Taxes & Registration Fees	-	-	-
Legal Fees & ADR	-	-	-
Insurance	30,951	-	30,951
Irrigation Maintenance	5,666	-	5,666
Lawn, Landscape and Trees	96,899	-	96,899
Utilites - Electric	1,389	-	1,389
Total Expenses	160,815	-	160,815
Excess (Deficit) of Revenues over Expenses	(28,063)	45,760	17,697
Fund balance as of April 1, 2022	72,939	210,607	283,546
New member contributions to working capital	4,000	-	4,000
Bad debt recovered from prior periods	2,104	-	2,104
Fund Balance as of December 31, 2022	\$ 50,980	\$ 256,367	\$ 307,347

Drum Point Village West Condominium Association, Inc.
Statement of Cash Flows
For the Fiscal Year To Date
As of December 31, 2022

(unaudited)

	Operating Fund	Replacement Fund	Total
Cash Flows from Operating Activities			
Excess (Deficit) of Revenues over Expenses	(28,063)	45,760	17,697
Adjustments to reconcile excess (deficit) of revenues over expenses to net cash provided (used) by operating activities:			
(Increase) in Assessments Receivable	(307)	-	(307)
(Increase) in Prepaid Insurance	(1,221)	-	(1,221)
(Increase) In Prepaid Services	(1,800)	-	(1,800)
Decrease in Prepaid Taxes	247	-	247
(Decrease) in Accounts Payable	(18)	-	(18)
(Decrease) in Accrued Accounting Fees Payable	(9,450)	-	(9,450)
(Decrease) in Prepaid Assessments	(6,385)	-	(6,385)
Net cash provided (used) by operating activities	(46,997)	45,760	(1,237)
Cash Flows from Investing Activities			
	-	-	-
Cash Flows from Financing Activities			
New member contributions to working capital	4,000	-	4,000
Bad Debt recovered from prior periods	2,104	-	2,104
Changes in interfund balances	13,271	(13,271)	-
Net cash provided (used) by financing activities	19,375	(13,271)	6,104
Net increase (decrease) in cash	(27,622)	32,489	4,867
Cash as of April 1, 2022	70,398	225,256	295,654
Cash as of December 31, 2022	42,776	257,745	300,521

Supplimental Cash Flow Information:

Cash Paid During the Period for:

Interest	\$ -	\$ -	\$ -
Income Taxes	\$ -	\$ -	\$ -
Snow Removal	\$ -	\$ -	\$ -