

RCC
Balance Sheet

As of February 28, 2021

Accrual Basis

| | <u>Feb 28, 21</u> |
|-----------------------------------|--------------------------|
| ASSETS | |
| Current Assets | |
| Checking/Savings | |
| 1101 · Fifth Third Checking | 30,063.36 |
| 1116 · Guaranty Bank Checking | 100.00 |
| 1103 · First Midwest Bank MM | 228,665.68 |
| 1113 · Guaranty Bank MM 2.57% | <u>173.00</u> |
| Total Checking/Savings | 259,002.04 |
| Accounts Receivable | |
| 1160 · Accounts Receivable | <u>27,176.33</u> |
| Total Accounts Receivable | 27,176.33 |
| Other Current Assets | |
| 1117 · Prepaid Income Taxes | <u>563.00</u> |
| Total Other Current Assets | <u>563.00</u> |
| Total Current Assets | <u>286,741.37</u> |
| TOTAL ASSETS | <u>286,741.37</u> |
| LIABILITIES & EQUITY | |
| Liabilities | |
| Current Liabilities | |
| Accounts Payable | |
| 1200 · Accounts Payable | <u>7,392.72</u> |
| Total Accounts Payable | 7,392.72 |

**RCC
Balance Sheet**

As of February 28, 2021

Accrual Basis

| | <u>Feb 28, 21</u> |
|--|--------------------------|
| Other Current Liabilities | |
| 1205 · Prepaid Assessments | 32,117.08 |
| 1202 · Clubhouse Rental Security Dep | 535.00 |
| 1203 · Lease Security Deposits | 4,782.51 |
| | <hr/> |
| Total Other Current Liabilities | 37,434.59 |
| | <hr/> |
| Total Current Liabilities | 44,827.31 |
| | <hr/> |
| Total Liabilities | 44,827.31 |
| | <hr/> |
| Equity | |
| 3000 · Homeowners Equity | 80,488.53 |
| 3001 · Contingency Reserve | 7,019.31 |
| 32000 · Retained Earnings | 151,606.23 |
| Net Income | 2,799.99 |
| | <hr/> |
| Total Equity | 241,914.06 |
| | <hr/> |
| TOTAL LIABILITIES & EQUITY | <u>286,741.37</u> |

**RCC
Profit & Loss Budget Performance**

February 2021

Accrual Basis

| | Feb 21 | Budget | \$ Over Budget | Jan - Feb 21 | YTD Budget | \$ Over Budget | Annual Budget |
|----------------------------------|------------------|------------------|-----------------|------------------|------------------|------------------|-------------------|
| Income | | | | | | | |
| Income | | | | | | | |
| 4000 · Assessment Income | 33,087.56 | 33,116.33 | -28.77 | 66,175.12 | 66,232.66 | -57.54 | 397,396.00 |
| 4003 · Clubhouse Rental Fee | 0.00 | 20.83 | -20.83 | 0.00 | 41.66 | -41.66 | 250.00 |
| 4005 · Move In Move Out Fees | 0.00 | 208.33 | -208.33 | 0.00 | 416.66 | -416.66 | 2,500.00 |
| 4008 · Interest Income | 0.00 | 116.67 | -116.67 | 0.00 | 233.34 | -233.34 | 1,400.00 |
| 4010 · Late Fees | 300.00 | 175.00 | 125.00 | 690.00 | 350.00 | 340.00 | 2,100.00 |
| 4025 · Miscellaneous Income | 250.00 | 166.67 | 83.33 | 0.00 | 333.34 | -333.34 | 2,000.00 |
| Total Income | 33,637.56 | 33,803.83 | -166.27 | 66,865.12 | 67,607.66 | -742.54 | 405,646.00 |
| Total Income | 33,637.56 | 33,803.83 | -166.27 | 66,865.12 | 67,607.66 | -742.54 | 405,646.00 |
| Gross Profit | 33,637.56 | 33,803.83 | -166.27 | 66,865.12 | 67,607.66 | -742.54 | 405,646.00 |
| Expense | | | | | | | |
| Exterior Expenses | | | | | | | |
| 5000 · Landscape/Snow Contract | 2,214.00 | 2,475.92 | -261.92 | 4,428.00 | 4,951.84 | -523.84 | 29,711.00 |
| 5001 · Landscaping Improvements | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 5,000.00 |
| 5005 · Snow Expense- Other | 4,485.00 | 1,550.00 | 2,935.00 | 5,425.00 | 3,100.00 | 2,325.00 | 6,200.00 |
| 5006 · Aquatic Weed Control | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 150.00 |
| 5071 · Bridge Repairs | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 1,000.00 |
| 5070 · Concrete Repair/Maint | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 4,500.00 |
| 5051 · Timber Replacement | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 500.00 |
| 5068 · Sealcoating | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 200.00 |
| Total Exterior Expenses | 6,699.00 | 4,025.92 | 2,673.08 | 9,853.00 | 8,051.84 | 1,801.16 | 47,261.00 |
| Utility Expense | | | | | | | |
| 5090 · Water | 5,511.80 | 5,750.00 | -238.20 | 11,117.02 | 11,500.00 | -382.98 | 69,000.00 |
| 5091 · Telephone | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 516.00 |
| 5093 · Gas | 100.93 | 137.83 | -36.90 | 198.63 | 275.66 | -77.03 | 1,654.00 |
| 5092 · Electricity | 2,329.34 | 1,583.33 | 746.01 | 4,440.64 | 3,166.66 | 1,273.98 | 19,000.00 |
| Total Utility Expense | 7,942.07 | 7,471.16 | 470.91 | 15,756.29 | 14,942.32 | 813.97 | 90,170.00 |
| Building Expense | | | | | | | |
| 5060 · Exterminating | 0.00 | 81.25 | -81.25 | 0.00 | 162.50 | -162.50 | 975.00 |
| 5061 · Hall Cleaning | 1,180.77 | 1,228.25 | -47.48 | 2,361.54 | 2,456.50 | -94.96 | 14,739.00 |
| 5062 · Electric Repairs | 0.00 | 333.33 | -333.33 | 154.00 | 666.66 | -512.66 | 4,000.00 |
| 5063 · Plumbing Repairs | 2,206.50 | 250.00 | 1,956.50 | 2,715.50 | 500.00 | 2,215.50 | 3,000.00 |
| 5064 · Roof Repairs | 0.00 | 166.67 | -166.67 | 0.00 | 333.34 | -333.34 | 2,000.00 |
| 5065 · Carpet Cleaning | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 4,933.00 |
| 5067 · Misc Maintenance & Repair | 286.74 | 1,166.67 | -879.93 | 321.74 | 2,333.34 | -2,011.60 | 14,000.00 |
| 5059 · On-Site Maintenance | 3,240.96 | 3,511.00 | -270.04 | 6,481.92 | 7,022.00 | -540.08 | 42,132.00 |
| 5066 · Vent Cleaning | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 4,000.00 |
| 5069 · Interior Painting | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2,000.00 |
| 5076 · New Carpet | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2,000.00 |
| Total Building Expense | 6,914.97 | 6,737.17 | 177.80 | 12,034.70 | 13,474.34 | -1,439.64 | 93,779.00 |

**RCC
Profit & Loss Budget Performance**

February 2021

Accrual Basis

| | Feb 21 | Budget | \$ Over Budget | Jan - Feb 21 | YTD Budget | \$ Over Budget | Annual Budget |
|--------------------------------------|-----------------|-----------------|-----------------|-----------------|-----------------|------------------|---------------|
| Administrative Expenses | | | | | | | |
| 5084 · Real Estate Taxes | 0.00 | 0.00 | 0.00 | 0.00 | 90.00 | -90.00 | 180.00 |
| 5082 · Insurance | 0.00 | 4,534.92 | -4,534.92 | 8,569.50 | 9,069.84 | -500.34 | 54,419.00 |
| 5080 · Management Fees | 1,667.00 | 1,667.00 | 0.00 | 3,334.00 | 3,334.00 | 0.00 | 20,004.00 |
| 5086 · Postage/Copying/Bank Fee | 124.94 | 143.00 | -18.06 | 488.98 | 286.00 | 202.98 | 1,716.00 |
| 5087 · Legal Fees | 0.00 | 83.33 | -83.33 | 0.00 | 166.66 | -166.66 | 1,000.00 |
| 5081 · Accounting Fees | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 2,000.00 |
| 5072 · Garage Assessment | 0.00 | 10.67 | -10.67 | 0.00 | 21.34 | -21.34 | 128.00 |
| 5085 · Income Taxes | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 |
| Total Administrative Expenses | 1,791.94 | 6,438.92 | -4,646.98 | 12,392.48 | 12,967.84 | -575.36 | 79,547.00 |
| Clubhouse/Pool Expense | | | | | | | |
| 5040 · Clubhouse Repairs/Maint | 0.00 | 41.67 | -41.67 | 0.00 | 83.34 | -83.34 | 500.00 |
| 5041 · Pool Repairs/Maintenance | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 10,217.00 |
| Total Clubhouse/Pool Expense | 0.00 | 41.67 | -41.67 | 0.00 | 83.34 | -83.34 | 10,717.00 |
| Reserve Funding Expense | | | | | | | |
| 7000 · Reserve Funding | 7,014.33 | 7,014.33 | 0.00 | 14,028.66 | 14,028.66 | 0.00 | 84,172.00 |
| Total Reserve Funding Expense | 7,014.33 | 7,014.33 | 0.00 | 14,028.66 | 14,028.66 | 0.00 | 84,172.00 |
| Total Expense | 30,362.31 | 31,729.17 | -1,366.86 | 64,065.13 | 63,548.34 | 516.79 | 405,646.00 |
| Net Income | 3,275.25 | 2,074.66 | 1,200.59 | 2,799.99 | 4,059.32 | -1,259.33 | 0.00 |