



Lakeview Condominium Association, Inc.
Financial Packet
July 31, 2021

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Lakeview Condominium Association, Inc.
Financial Highlights
July 31, 2021

Balance Sheet

Due to/from Reserve/Operating	Reserve dues net reserve projects transfer amount.	\$9,783.00
Other Recievable	Starting trial balance at 9/30/20.	\$373.53
Prepaid Insurance	Kinser Insurance Umbrella Policy (February '20 - October '21) - \$27.58/mo.	\$55.20
	Farmer Insurance 6 mo. Installment (March '21 - August '21) - \$880.58/mo.	\$880.60
	Pinnacol Insurance - (August 21 - August 22) - \$483.00	\$483.00
Prepaid Assessments	Prepaid homeowner dues for future dues.	\$6,334.88

Income Statement

		MTD Actual	MTD Budget	MTD Variance
Electricity Utility Expense	Includes bill from June	\$1,731.60	\$1,173.00	-\$558.60
Natural Gas Expense	July natural gas expense.	\$546.00	\$1,142.00	\$596.00

Summary Notes

Overall Financial Position:

MTD Operating Surplus = (\$1,006.23) (Favorable to budget by \$288.89)
YTD Operating Shortfall = (\$10,408.12) (Unfavorable to budget by \$10,408.12)

Other:

Assessments Receivable are \$352.67 which are < 10% of annual assessments of \$13,810.
Recommendation is to have 3 months operating dues in the operating account ~ \$34K based on your annual budget. Current balance is \$6K.
Operating expense categories with the largest YTD unfavorable variance include: Electic Utility,Water Utility & R&M Maintenance Labor.
Reserve expenses are \$0 YTD.

Balance Sheet

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

As of: 07/31/2021

Accounting Basis: Accrual

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Number	Account Name	Balance
ASSETS		
Cash		
1000	Operating Checking Account	6,111.98
1001	Reserve Account #1	89,130.88
Total Cash		95,242.86
ASSESSMENTS RECEIVABLE		
1101	Operating Assessments Receivable	352.67
Total ASSESSMENTS RECEIVABLE		352.67
INTERCOMPANY		
1114	Due From Operating Fund	-9,783.00
1115	Due From Reserve Fund	9,783.00
Total INTERCOMPANY		0.00
1145	Other Receivable	-373.53
1201	Prepaid Insurance	1,418.80
FIXED ASSETS		
1502	Fixed Assets - HOA Properties	140,577.40
Total FIXED ASSETS		140,577.40
ACCUMULATED DEPRECIATION		
1602	Accumulated Depreciation - HOA Properties	-98,936.40
Total ACCUMULATED DEPRECIATION		-98,936.40
TOTAL ASSETS		138,281.80
LIABILITIES & CAPITAL		
Liabilities		
2000	Accounts Payable	2,328.54
2300	Prepaid Assessments	6,334.88
Total Liabilities		8,663.42
Capital		
RETAINED EARNINGS		
3510	Retained Earnings - Reserve #1	84,447.03
3517	Retained Earnings - Operating #1	42,531.55
Total RETAINED EARNINGS		126,978.58
Calculated Retained Earnings		2,639.80
Total Capital		129,618.38
TOTAL LIABILITIES & CAPITAL		138,281.80

Annual Budget - Comparative

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

Period Basis: Calendar

As of: Jul 2021

Additional Account Types: None

Accounting Basis: Accrual

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
Income								
4000	Association Dues - Operating Revenue	11,508.41	11,508.00	0.41	138,099.98	138,096.00	3.98	138,096.00
4200	Other Revenue	85.46	150.00	-64.54	1,491.36	1,800.00	-308.64	1,800.00
4300	Late Fees & Penalty Revenue	0.00	0.00	0.00	4.26	0.00	4.26	0.00
8010	Interest Income	0.02	0.00	0.02	7.08	0.00	7.08	0.00
Total Operating Income		11,593.89	11,658.00	-64.11	139,602.68	139,896.00	-293.32	139,896.00
Expense								
5000 UTILITIES EXPENSE								
5001	Cable TV Expense	1,911.43	1,935.00	23.57	22,420.72	22,560.00	139.28	22,560.00
5003	Electricity Utility Expense	1,731.60	1,173.00	-558.60	18,597.96	16,216.00	-2,381.96	16,216.00
5004	Trash Utility Expense	444.65	442.00	-2.65	5,356.38	5,219.00	-137.38	5,219.00
5005	Water Utility Expense	2,189.76	2,009.00	-180.76	25,508.68	23,816.00	-1,692.68	23,816.00
5006	Telephone Expense	50.27	44.00	-6.27	575.18	528.00	-47.18	528.00
5007	Natural Gas/Propane Expense	546.79	1,166.00	619.21	12,968.61	14,290.00	1,321.39	14,290.00
Total UTILITIES EXPENSE		6,874.50	6,769.00	-105.50	85,427.53	82,629.00	-2,798.53	82,629.00
5100 REPAIRS AND MAINTENANCE EXPENSE								
5101	Repairs & Maintenance Labor Expense	1,050.00	1,250.00	200.00	28,170.12	15,000.00	-13,170.12	15,000.00
5111	Building Maintenance	0.00	0.00	0.00	1,227.54	1,400.00	172.46	1,400.00
Total REPAIRS AND MAINTENANCE EXPENSE		1,050.00	1,250.00	200.00	29,397.66	16,400.00	-12,997.66	16,400.00
5200 SERVICES								
5202	Snow Removal Expense	0.00	0.00	0.00	3,030.50	4,600.00	1,569.50	4,600.00
Total SERVICES		0.00	0.00	0.00	3,030.50	4,600.00	1,569.50	4,600.00

Annual Budget - Comparative

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
5300	PROFESSIONAL EXPENSE							
5301	Accounting Expense	0.00	0.00	0.00	550.00	500.00	-50.00	500.00
5302	Legal Expense	0.00	0.00	0.00	0.00	1,000.00	1,000.00	1,000.00
	Total PROFESSIONAL EXPENSE	0.00	0.00	0.00	550.00	1,500.00	950.00	1,500.00
5400	OFFICE EXPENSE							
5404	Postage & Delivery Expense	0.00	10.00	10.00	134.59	120.00	-14.59	120.00
	Total OFFICE EXPENSE	0.00	10.00	10.00	134.59	120.00	-14.59	120.00
5500	ADMINISTRATION EXPENSE							
5504	Property Management Fee Expense	1,755.00	1,866.00	111.00	21,204.52	22,314.00	1,109.48	22,314.00
5510	Insurance Expense	908.16	895.66	-12.50	9,750.70	10,748.00	997.30	10,748.00
5513	Taxes, Licenses, Registration Expense	0.00	0.00	0.00	172.25	205.00	32.75	205.00
	Total ADMINISTRATION EXPENSE	2,663.16	2,761.66	98.50	31,127.47	33,267.00	2,139.53	33,267.00
5600	POOL/HOT TUB EXPENSE							
5602	Pool/Hot Tub Maintenance Expense	0.00	25.00	25.00	94.72	300.00	205.28	300.00
	Total POOL/HOT TUB EXPENSE	0.00	25.00	25.00	94.72	300.00	205.28	300.00
5700	SUPPLIES EXPENSE							
5704	Landscaping/Grounds Supplies Expense	0.00	125.00	125.00	39.33	750.00	710.67	750.00
	Total SUPPLIES EXPENSE	0.00	125.00	125.00	39.33	750.00	710.67	750.00
7005	Workers Comp Insurance	0.00	0.00	0.00	209.00	330.00	121.00	330.00
	Total Operating Expense	10,587.66	10,940.66	353.00	150,010.80	139,896.00	-10,114.80	139,896.00
	Total Operating Income	11,593.89	11,658.00	-64.11	139,602.68	139,896.00	-293.32	139,896.00
	Total Operating Expense	10,587.66	10,940.66	353.00	150,010.80	139,896.00	-10,114.80	139,896.00
	NOI - Net Operating Income	1,006.23	717.34	288.89	-10,408.12	0.00	-10,408.12	0.00
	Other Income							
7000	RESERVE INCOME	787.00	787.00	0.00	7,870.00	9,444.00	-1,574.00	9,444.00
7010	Association Dues - Reserves Revenue	0.00	0.00	0.00	74.94	0.00	74.94	0.00

Annual Budget - Comparative

Account Number	Account Name	MTD Actual	MTD Budget	MTD \$ Var.	YTD Actual	YTD Budget	YTD \$ Var.	Annual Budget
7012	Reserve Revenue #2	300.00	300.00	0.00	3,600.00	3,600.00	0.00	3,600.00
7013	Reserve Revenue #3	0.00	0.00	0.00	1,500.00	0.00	1,500.00	0.00
7700	Reserve Interest Income	0.79	1.00	-0.21	2.98	12.00	-9.02	12.00
	Total Other Income	1,087.79	1,088.00	-0.21	13,047.92	13,056.00	-8.08	13,056.00
	Other Expense							
7100	RESERVE REPAIRS AND MAINTENANCE EXPENSE							
7103	Reserve Roof Expense	0.00	32,400.00	32,400.00	0.00	32,400.00	32,400.00	32,400.00
7104	Reserve Siding/Exterior Expense	0.00	17,450.00	17,450.00	0.00	17,450.00	17,450.00	17,450.00
7106	Reserve Flooring/Interior Expense	0.00	0.00	0.00	0.00	9,229.00	9,229.00	9,229.00
	Total RESERVE REPAIRS AND MAINTENANCE EXPENSE	0.00	49,850.00	49,850.00	0.00	59,079.00	59,079.00	59,079.00
	Total Other Expense	0.00	49,850.00	49,850.00	0.00	59,079.00	59,079.00	59,079.00
	Net Other Income	1,087.79	-48,762.00	49,849.79	13,047.92	-46,023.00	59,070.92	-46,023.00
	Total Income	12,681.68	12,746.00	-64.32	152,650.60	152,952.00	-301.40	152,952.00
	Total Expense	10,587.66	60,790.66	50,203.00	150,010.80	198,975.00	48,964.20	198,975.00
	Net Income	2,094.02	-48,044.66	50,138.68	2,639.80	-46,023.00	48,662.80	-46,023.00

General Ledger

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

GL Accounts: All

Exclude Zero Dollar Receipts From Cash Accounts: Yes

Date Range: 07/01/2021 to 07/31/2021

Accounting Basis: Accrual

Show Reversed Transactions: Yes

GL Account Map: None - use master chart of accounts

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
1000 - Operating Checking Account							
Starting Balance						3,275.77	
07/01/2021	Kelly O'Connell	eCheck receipt	C692-AA60	466.04		3,741.81	July 2021 - Monthly Dues
07/01/2021	Steve Hartsock	eCheck receipt	CA4A-7740	541.60		4,283.41	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	eCheck receipt	DB6F-5550	541.60		4,825.01	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	eCheck receipt	9A1E-5180	540.92		5,365.93	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	eCheck receipt	9A1E-5180	0.68		5,366.61	Online Payment
07/02/2021	Mike McAlpine	eCheck receipt	920E-BF20	541.60		5,908.21	July 2021 - Monthly Dues
07/02/2021	Robert Terry Miller	Receipt	1355	541.60		6,449.81	Prepaid Association Dues - Operating Revenue
07/02/2021	Bernie Romero	Bill Pay Check	3000000043		1,050.00	5,399.81	Bernie Romero - Current Month Maintenance
07/03/2021	Kevin Stefanik	eCheck receipt	7AA7-F0F0	541.60		5,941.41	July 2021 - Monthly Dues
07/03/2021	Donald Schroeder	eCheck receipt	7ECA-80E0	540.92		6,482.33	July 2021 - Monthly Dues
07/03/2021	Donald Schroeder	eCheck receipt	7ECA-80E0	0.68		6,483.01	Online Payment
07/03/2021	Oelker Investments LLC	eCheck receipt	8651-19B0	541.60		7,024.61	July 2021 - Monthly Dues
07/05/2021	Scott James Doolittle	eCheck receipt	FD18-CC70	541.60		7,566.21	July 2021 - Monthly Dues
07/06/2021	Corrie Kristina Woloshan	eCheck receipt	805D-61B0	541.60		8,107.81	July 2021 - Monthly Dues
07/06/2021	Paul Desrosiers	eCheck receipt	80E3-F390	466.04		8,573.85	July 2021 - Monthly Dues
07/06/2021	Ivete M. Liliensteins	eCheck receipt	90A2-D8E0	541.60		9,115.45	July 2021 - Monthly Dues
07/06/2021	Ivete M. Liliensteins	eCheck receipt	90A2-D8E0	0.40		9,115.85	Online Payment
07/07/2021	Clark Cole LLC	eCheck receipt	7064-C220	541.60		9,657.45	July 2021 - Monthly Dues
07/07/2021	CSC ServiceWorks	Receipt	13817260	85.46		9,742.91	Commission 04/06 thru 05/06
07/09/2021	Carolyn Hime	eCheck receipt	0D62-48E0	541.60		10,284.51	July 2021 - Monthly Dues
07/12/2021	Comcast	Payment	Bank ACH		1,911.43	8,373.08	Service 07/01 thru 07/31 Cable
07/15/2021	Pinnacol Assurance	Payment	Bank ACH		483.00	7,890.08	Insurance Installment
07/18/2021	Vacasa Community Association Management	eCheck	A020-A918		1,755.00	6,135.08	Property Management Fee Expense for 07/2021

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/19/2021	Xcel Energy	Payment	Bank ACH		927.18	5,207.90	June Electric Utility 05/26 thru 06/25 Service
07/20/2021	Allison Huck	Receipt	25025060	466.04		5,673.94	July 2021 - Monthly Dues
07/20/2021	Adam Kaeli	Receipt	25025060	466.04		6,139.98	Monthly Dues
07/23/2021	CenturyLink	Payment	Bank ACH		50.27	6,089.71	06/28 thru 07/27 Service
07/23/2021	Vacasa Community Association Management	eCheck	FF04-1482		21.24	6,068.47	3/6 - Dump Fee - May Admin Statement
07/23/2021	Vacasa Community Association Management	eCheck	FF04-1482		10.00	6,058.47	3/4 SOS Registration - May Admin statement
07/25/2021	Kenneth David Martin	eCheck receipt	4175-0DE0	541.60		6,600.07	July 2021 - Monthly Dues
07/26/2021	Tiger Natural Gas, Inc.	Payment	Bank ACH		607.20	5,992.87	06/01 thru 06/30 Gas
07/26/2021	Town of Dillon	Payment	Bank ACH		2,189.76	3,803.11	July Water/Sewer Bill
07/26/2021	Xcel Energy	Payment	Bank ACH		394.50	3,408.61	05/28 thru 06/29 Electric Expense
07/28/2021	George Bruce Mitchell Jr	Receipt	9679	541.60		3,950.21	Monthly Dues
07/28/2021	Kevin Keegan	eCheck receipt	8963-FDB0	466.04		4,416.25	July 2021 - Monthly Dues
07/30/2021	Thomas A. Covotsos	eCheck receipt	8B2F-3B80	416.49		4,832.74	Online Payment
07/31/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	eCheck receipt	DFFF-C900	639.61		5,472.35	Online Payment
07/31/2021	Thomas J Brennan Jr	eCheck receipt	AB24-55F0	639.61		6,111.96	Online Payment
07/31/2021		JE	22412	0.02		6,111.98	Interest Earned
Net Change						2,836.21	
				12,235.79	9,399.58	6,111.98	

1001 - Reserve Account #1

Starting Balance						89,130.09	
07/31/2021		JE	22413	0.79		89,130.88	Interest Earned
Net Change						0.79	
				0.79	0.00	89,130.88	

1101 - Operating Assessments Receivable

Starting Balance						466.04	
07/01/2021	Adam Kaeli	Reversed Charge		466.04		932.08	July 2021 - Monthly Dues
07/01/2021	Steve Hartsock	Charge		541.60		1,473.68	July 2021 - Monthly Dues

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/01/2021	Kevin Keegan	Charge		466.04		1,939.72	July 2021 - Monthly Dues
07/01/2021	Clark Cole LLC	Charge		541.60		2,481.32	July 2021 - Monthly Dues
07/01/2021	Kelly O'Connell	Charge		466.04		2,947.36	July 2021 - Monthly Dues
07/01/2021	Carolyn Hime	Charge		541.60		3,488.96	July 2021 - Monthly Dues
07/01/2021	George Bruce Mitchell Jr	Charge		541.60		4,030.56	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Charge		352.67		4,383.23	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Receipt			352.67	4,030.56	
07/01/2021	Paul Desrosiers	Charge		466.04		4,496.60	July 2021 - Monthly Dues
07/01/2021	Thomas J Brennan Jr	Charge		541.60		5,038.20	July 2021 - Monthly Dues
07/01/2021	Thomas J Brennan Jr	Receipt			541.60	4,496.60	
07/01/2021	Brandon Thomas Maki	Charge		352.67		4,849.27	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Charge		466.04		5,315.31	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Receipt			466.04	4,849.27	
07/01/2021	Corrie Kristina Woloshan	Charge		541.60		5,390.87	July 2021 - Monthly Dues
07/01/2021	Kevin Stefanik	Charge		541.60		5,932.47	July 2021 - Monthly Dues
07/01/2021	Scott James Doolittle	Charge		541.60		6,474.07	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	Charge		541.60		7,015.67	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	Receipt			0.68	7,014.99	
07/01/2021	Donald Schroeder	Charge		541.60		7,556.59	July 2021 - Monthly Dues
07/01/2021	Robert Terry Miller	Charge		541.60		8,098.19	July 2021 - Monthly Dues
07/01/2021	Robert Terry Miller	Receipt			541.60	7,556.59	
07/01/2021	Kenneth David Martin	Charge		541.60		8,098.19	July 2021 - Monthly Dues
07/01/2021	Mike McAlpine	Charge		541.60		8,639.79	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	Charge		541.60		9,181.39	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	Receipt			0.68	9,180.71	
07/01/2021	Oelker Investments LLC	Charge		541.60		9,722.31	July 2021 - Monthly Dues
07/01/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	Charge		541.60		10,263.91	July 2021 - Monthly Dues
07/01/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	Receipt			541.60	9,722.31	
07/01/2021	Thomas A. Covotsos	Charge		352.67		10,074.98	July 2021 - Monthly Dues

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/01/2021	Thomas A. Covotsos	Receipt			352.67	9,722.31	
07/01/2021	Ivete M. Lilienstains	Charge		541.60		10,263.91	July 2021 - Monthly Dues
07/01/2021	Kelly O'Connell	eCheck receipt	C692-AA60		466.04	9,797.87	July 2021 - Monthly Dues
07/01/2021	Steve Hartsock	eCheck receipt	CA4A-7740		541.60	9,256.27	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	eCheck receipt	DB6F-5550		541.60	8,714.67	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	eCheck receipt	9A1E-5180		540.92	8,173.75	July 2021 - Monthly Dues
07/01/2021	Allison Huck	Charge		466.04		8,639.79	July 2021 - Monthly Dues
07/01/2021	Adam Kaeli	Reverse Charge			466.04	8,173.75	Reverse charge
07/02/2021	Adam Kaeli	Reversed Charge		0.58		8,174.33	Interest July 2021
07/02/2021	Mike McAlpine	eCheck receipt	920E-BF20		541.60	7,632.73	July 2021 - Monthly Dues
07/02/2021	Adam Kaeli	Reverse Charge			0.58	7,632.15	Reverse charge
07/03/2021	Kevin Stefanik	eCheck receipt	7AA7-F0F0		541.60	7,090.55	July 2021 - Monthly Dues
07/03/2021	Donald Schroeder	eCheck receipt	7ECA-80E0		540.92	6,549.63	July 2021 - Monthly Dues
07/03/2021	Oelker Investments LLC	eCheck receipt	8651-19B0		541.60	6,008.03	July 2021 - Monthly Dues
07/05/2021	Scott James Doolittle	eCheck receipt	FD18-CC70		541.60	5,466.43	July 2021 - Monthly Dues
07/06/2021	Corrie Kristina Woloshan	eCheck receipt	805D-61B0		541.60	4,924.83	July 2021 - Monthly Dues
07/06/2021	Paul Desrosiers	eCheck receipt	80E3-F390		466.04	4,458.79	July 2021 - Monthly Dues
07/06/2021	Ivete M. Lilienstains	eCheck receipt	90A2-D8E0		541.60	3,917.19	July 2021 - Monthly Dues
07/07/2021	Clark Cole LLC	eCheck receipt	7064-C220		541.60	3,375.59	July 2021 - Monthly Dues
07/07/2021	CSC ServiceWorks	Charge	13817260	85.46		3,461.05	
07/07/2021	CSC ServiceWorks	Receipt	13817260		85.46	3,375.59	Commission 04/06 thru 05/06
07/09/2021	Carolyn Hime	eCheck receipt	0D62-48E0		541.60	2,833.99	July 2021 - Monthly Dues
07/20/2021	Allison Huck	Receipt	25025060		466.04	2,367.95	July 2021 - Monthly Dues
07/20/2021	Adam Kaeli	Receipt	25025060		466.04	1,901.91	Monthly Dues
07/25/2021	Kenneth David Martin	eCheck receipt	4175-0DE0		541.60	1,360.31	July 2021 - Monthly Dues
07/28/2021	George Bruce Mitchell Jr	Receipt	9679		541.60	818.71	Monthly Dues
07/28/2021	Kevin Keegan	eCheck receipt	8963-FDB0		466.04	352.67	July 2021 - Monthly Dues
Net Change						-113.37	
				13,147.49	13,260.86	352.67	
1114 - Due From Operating Fund							
Starting Balance						-9,783.00	
Net Change						0.00	
				0.00	0.00	-9,783.00	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
1115 - Due From Reserve Fund							
Starting Balance						9,783.00	
Net Change						0.00	
				0.00	0.00	9,783.00	
1145 - Other Receivable							
Starting Balance						-373.53	
Net Change						0.00	
				0.00	0.00	-373.53	
1201 - Prepaid Insurance							
Starting Balance						1,843.96	
07/01/2021	Pinnacol Assurance	Bill	20519324	483.00		2,326.96	Insurance Installment
07/31/2021		JE	23219		880.58	1,446.38	Recognize July Insurance Installment
07/31/2021		JE	23220		27.58	1,418.80	Recognize July Umbrella Insurance
Net Change						-425.16	
				483.00	908.16	1,418.80	
1502 - Fixed Assets - HOA Properties							
Starting Balance						140,577.40	
Net Change						0.00	
				0.00	0.00	140,577.40	
1602 - Accumulated Depreciation - HOA Properties							
Starting Balance						-98,936.40	
Net Change						0.00	
				0.00	0.00	-98,936.40	
2000 - Accounts Payable							
Starting Balance						-1,565.62	
07/01/2021	Comcast	Bill	8497505700000350		1,911.43	-3,477.05	Service 07/01 thru 07/31 Cable
07/01/2021	Bernie Romero	Bill			1,050.00	-4,527.05	Bernie Romero - Current Month Maintenance
07/01/2021	CenturyLink	Bill	970-468-6625		50.27	-4,577.32	06/28 thru 07/27 Service

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/01/2021	Town of Dillon	Bill	1.0812.000.01		2,189.76	-6,767.08	July Water/Sewer Bill
07/01/2021	Mountain Pride Cleaning	Reversed Bill	3115		520.00	-7,287.08	Carpet Cleaning
07/01/2021	Mountain Pride Cleaning	Reverse Bill		520.00		-6,767.08	Reverse bill 3115
07/01/2021	Pinnacol Assurance	Bill	20519324		483.00	-7,250.08	Insurance Installment
07/02/2021	Bernie Romero	Bill Pay Check	3000000043	1,050.00		-6,200.08	Bernie Romero - Current Month Maintenance
07/06/2021	Xcel Energy	Bill	738552835		394.50	-6,594.58	05/28 thru 06/29 Electric Expense
07/12/2021	Comcast	Payment	Bank ACH	1,911.43		-4,683.15	Service 07/01 thru 07/31 Cable
07/15/2021	Vacasa Community Association Management	Bill			1,755.00	-6,438.15	Property Management Fee Expense for 07/2021
07/15/2021	Pinnacol Assurance	Payment	Bank ACH	483.00		-5,955.15	Insurance Installment
07/18/2021	Vacasa Community Association Management	eCheck	A020-A918	1,755.00		-4,200.15	Property Management Fee Expense for 07/2021
07/19/2021	Xcel Energy	Payment	Bank ACH	927.18		-3,272.97	June Electric Utility 05/26 thru 06/25 Service
07/21/2021	Summit Yacht Club	Bill	33606		444.65	-3,717.62	Trash
07/23/2021	CenturyLink	Payment	Bank ACH	50.27		-3,667.35	06/28 thru 07/27 Service
07/23/2021	Vacasa Community Association Management	eCheck	FF04-1482	21.24		-3,646.11	3/6 - Dump Fee - May Admin Statement
07/23/2021	Vacasa Community Association Management	eCheck	FF04-1482	10.00		-3,636.11	3/4 SOS Registration - May Admin statement
07/26/2021	Tiger Natural Gas, Inc.	Payment	Bank ACH	607.20		-3,028.91	06/01 thru 06/30 Gas
07/26/2021	Town of Dillon	Payment	Bank ACH	2,189.76		-839.15	July Water/Sewer Bill
07/26/2021	Xcel Energy	Payment	Bank ACH	394.50		-444.65	05/28 thru 06/29 Electric Expense
07/29/2021	Xcel Energy	Bill	741801825		979.84	-1,424.49	July Electric Expense 06/25 thru 07/27 Service
07/30/2021	Xcel Energy	Bill	741978496		357.26	-1,781.75	06/29 thru 07/29 Electric Expense
07/31/2021	Tiger Natural Gas, Inc.	Bill	0721362704		546.79	-2,328.54	07/01 thru 07/31 Gas
Net Change						-762.92	
				9,919.58	10,682.50	-2,328.54	

2300 - Prepaid Assessments

Starting Balance						-6,893.35	
07/01/2021	Normax LLC	Receipt		352.67		-6,540.68	
07/01/2021	Thomas J Brennan Jr	Receipt		541.60		-5,999.08	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/01/2021	Normax LLC	Receipt		466.04		-5,533.04	
07/01/2021	Donald Schroeder	Receipt		0.68		-5,532.36	
07/01/2021	Robert Terry Miller	Receipt		541.60		-4,990.76	
07/01/2021	Igor Modlin	Receipt		0.68		-4,990.08	
07/01/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	Receipt		541.60		-4,448.48	
07/01/2021	Thomas A. Covotsos	Receipt		352.67		-4,095.81	
07/01/2021	Igor Modlin	eCheck receipt	9A1E-5180		0.68	-4,096.49	Online Payment
07/02/2021	Robert Terry Miller	Receipt	1355		541.60	-4,638.09	Prepaid Association Dues - Operating Revenue
07/03/2021	Donald Schroeder	eCheck receipt	7ECA-80E0		0.68	-4,638.77	Online Payment
07/06/2021	Ivete M. Lilienstains	eCheck receipt	90A2-D8E0		0.40	-4,639.17	Online Payment
07/30/2021	Thomas A. Covotsos	eCheck receipt	8B2F-3B80		416.49	-5,055.66	Online Payment
07/31/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	eCheck receipt	DFFF-C900		639.61	-5,695.27	Online Payment
07/31/2021	Thomas J Brennan Jr	eCheck receipt	AB24-55F0		639.61	-6,334.88	Online Payment
Net Change						558.47	
				2,797.54	2,239.07	-6,334.88	
3510 - Retained Earnings - Reserve #1							
Starting Balance						-84,447.03	
Net Change						0.00	
				0.00	0.00	-84,447.03	
3517 - Retained Earnings - Operating #1							
Starting Balance						-42,531.55	
Net Change						0.00	
				0.00	0.00	-42,531.55	
4000 - Association Dues - Operating Revenue							
Starting Balance						-126,591.57	
07/01/2021	Adam Kaeli	Reversed Charge			466.04	-127,057.61	July 2021 - Monthly Dues

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
07/01/2021	Steve Hartsock	Charge			541.60	-127,599.21	July 2021 - Monthly Dues
07/01/2021	Kevin Keegan	Charge			466.04	-128,065.25	July 2021 - Monthly Dues
07/01/2021	Clark Cole LLC	Charge			541.60	-128,606.85	July 2021 - Monthly Dues
07/01/2021	Kelly O'Connell	Charge			466.04	-129,072.89	July 2021 - Monthly Dues
07/01/2021	Carolyn Hime	Charge			541.60	-129,614.49	July 2021 - Monthly Dues
07/01/2021	George Bruce Mitchell Jr	Charge			541.60	-130,156.09	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Charge			352.67	-130,508.76	July 2021 - Monthly Dues
07/01/2021	Paul Desrosiers	Charge			466.04	-130,974.80	July 2021 - Monthly Dues
07/01/2021	Thomas J Brennan Jr	Charge			541.60	-131,516.40	July 2021 - Monthly Dues
07/01/2021	Brandon Thomas Maki	Charge			352.67	-131,869.07	July 2021 - Monthly Dues
07/01/2021	Normax LLC	Charge			466.04	-132,335.11	July 2021 - Monthly Dues
07/01/2021	Corrie Kristina Woloshan	Charge			541.60	-132,876.71	July 2021 - Monthly Dues
07/01/2021	Kevin Stefanik	Charge			541.60	-133,418.31	July 2021 - Monthly Dues
07/01/2021	Scott James Doolittle	Charge			541.60	-133,959.91	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	Charge			541.60	-134,501.51	July 2021 - Monthly Dues
07/01/2021	Donald Schroeder	Charge			541.60	-135,043.11	July 2021 - Monthly Dues
07/01/2021	Robert Terry Miller	Charge			541.60	-135,584.71	July 2021 - Monthly Dues
07/01/2021	Kenneth David Martin	Charge			541.60	-136,126.31	July 2021 - Monthly Dues
07/01/2021	Mike McAlpine	Charge			541.60	-136,667.91	July 2021 - Monthly Dues
07/01/2021	Igor Modlin	Charge			541.60	-137,209.51	July 2021 - Monthly Dues
07/01/2021	Oelker Investments LLC	Charge			541.60	-137,751.11	July 2021 - Monthly Dues
07/01/2021	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	Charge			541.60	-138,292.71	July 2021 - Monthly Dues
07/01/2021	Thomas A. Covotsos	Charge			352.67	-138,645.38	July 2021 - Monthly Dues
07/01/2021	Ivete M. Liliensteins	Charge			541.60	-139,186.98	July 2021 - Monthly Dues
07/01/2021	Allison Huck	Charge			466.04	-139,653.02	July 2021 - Monthly Dues
07/01/2021	Adam Kaeli	Reverse Charge		466.04		-139,186.98	Reverse charge
07/31/2021		JE	23238	787.00		-138,399.98	July Reserve Revenue
07/31/2021		JE	23239	300.00		-138,099.98	July Reserve Revenue
Net Change						-11,508.41	
				1,553.04	13,061.45	-138,099.98	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
4200 - Other Revenue							
Starting Balance						-1,405.90	
07/07/2021	CSC ServiceWorks	Charge	13817260		85.46	-1,491.36	
Net Change						-85.46	
				0.00	85.46	-1,491.36	
4300 - Late Fees & Penalty Revenue							
Starting Balance						-4.26	
07/02/2021	Adam Kaeli	Reversed Charge			0.58	-4.84	Interest July 2021
07/02/2021	Adam Kaeli	Reverse Charge		0.58		-4.26	Reverse charge
Net Change						0.00	
				0.58	0.58	-4.26	
5001 - Cable TV Expense							
Starting Balance						20,509.29	
07/01/2021	Comcast	Bill	8497505700000350	1,911.43		22,420.72	Service 07/01 thru 07/31 Cable
Net Change						1,911.43	
				1,911.43	0.00	22,420.72	
5003 - Electricity Utility Expense							
Starting Balance						16,866.36	
07/06/2021	Xcel Energy	Bill	738552835	394.50		17,260.86	05/28 thru 06/29 Electric Expense
07/29/2021	Xcel Energy	Bill	741801825	979.84		18,240.70	July Electric Expense 06/25 thru 07/27 Service
07/30/2021	Xcel Energy	Bill	741978496	357.26		18,597.96	06/29 thru 07/29 Electric Expense
Net Change						1,731.60	
				1,731.60	0.00	18,597.96	
5004 - Trash Utility Expense							
Starting Balance						4,911.73	
07/21/2021	Summit Yacht Club	Bill	33606	444.65		5,356.38	Trash
Net Change						444.65	
				444.65	0.00	5,356.38	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5005 - Water Utility Expense							
Starting Balance						23,318.92	
07/01/2021	Town of Dillon	Bill	1.0812.000.01	2,189.76		25,508.68	July Water/Sewer Bill
Net Change						2,189.76	
				2,189.76	0.00	25,508.68	
5006 - Telephone Expense							
Starting Balance						524.91	
07/01/2021	CenturyLink	Bill	970-468-6625	50.27		575.18	06/28 thru 07/27 Service
Net Change						50.27	
				50.27	0.00	575.18	
5007 - Natural Gas/Propane Expense							
Starting Balance						12,421.82	
07/31/2021	Tiger Natural Gas, Inc.	Bill	0721362704	546.79		12,968.61	07/01 thru 07/31 Gas
Net Change						546.79	
				546.79	0.00	12,968.61	
5101 - Repairs & Maintenance Labor Expense							
Starting Balance						27,120.12	
07/01/2021	Bernie Romero	Bill		1,050.00		28,170.12	Bernie Romero - Current Month Maintenance
Net Change						1,050.00	
				1,050.00	0.00	28,170.12	
5111 - Building Maintenance							
Starting Balance						1,227.54	
07/01/2021	Mountain Pride Cleaning	Reversed Bill	3115	520.00		1,747.54	Carpet Cleaning
07/01/2021	Mountain Pride Cleaning	Reverse Bill			520.00	1,227.54	Reverse bill 3115
Net Change						0.00	
				520.00	520.00	1,227.54	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5202 - Snow Removal Expense							
Starting Balance						3,030.50	
Net Change						0.00	
				0.00	0.00	3,030.50	
5301 - Accounting Expense							
Starting Balance						550.00	
Net Change						0.00	
				0.00	0.00	550.00	
5404 - Postage & Delivery Expense							
Starting Balance						134.59	
Net Change						0.00	
				0.00	0.00	134.59	
5504 - Property Management Fee Expense							
Starting Balance						19,449.52	
07/15/2021	Vacasa Community Association Management	Bill		1,755.00		21,204.52	Property Management Fee Expense for 07/2021
Net Change						1,755.00	
				1,755.00	0.00	21,204.52	
5510 - Insurance Expense							
Starting Balance						8,842.54	
07/31/2021		JE	23219	880.58		9,723.12	Recognize July Insurance Installment
07/31/2021		JE	23220	27.58		9,750.70	Recognize July Umbrella Insurance
Net Change						908.16	
				908.16	0.00	9,750.70	
5513 - Taxes, Licenses, Registration Expense							
Starting Balance						172.25	
Net Change						0.00	
				0.00	0.00	172.25	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
5602 - Pool/Hot Tub Maintenance Expense							
Starting Balance						94.72	
Net Change						0.00	
				0.00	0.00	94.72	
5704 - Landscaping/Grounds Supplies Expense							
Starting Balance						39.33	
Net Change						0.00	
				0.00	0.00	39.33	
7000 - RESERVE INCOME							
Starting Balance						-7,083.00	
07/31/2021		JE	23238		787.00	-7,870.00	July Reserve Revenue
Net Change						-787.00	
				0.00	787.00	-7,870.00	
7005 - Workers Comp Insurance							
Starting Balance						209.00	
Net Change						0.00	
				0.00	0.00	209.00	
7010 - Association Dues - Reserves Revenue							
Starting Balance						-74.94	
Net Change						0.00	
				0.00	0.00	-74.94	
7012 - Reserve Revenue #2							
Starting Balance						-3,300.00	
07/31/2021		JE	23239		300.00	-3,600.00	July Reserve Revenue
Net Change						-300.00	
				0.00	300.00	-3,600.00	

General Ledger

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
7013 - Reserve Revenue #3							
Starting Balance						-1,500.00	
Net Change						0.00	
				0.00	0.00	-1,500.00	
7700 - Reserve Interest Income							
Starting Balance						-2.19	
07/31/2021		JE	22413		0.79	-2.98	Interest Earned
Net Change						-0.79	
				0.00	0.79	-2.98	
8010 - Interest Income							
Starting Balance						-7.06	
07/31/2021		JE	22412		0.02	-7.08	Interest Earned
Net Change						-0.02	
				0.00	0.02	-7.08	
Total				51,245.47	51,245.47	0.00	

Aged Receivable Detail

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

Amount Receivable: Exclude 0.00

Tenant Status: All

As of: 07/31/2021

GL Account Map: None - use master chart of accounts

Payer Name	Charge Date	GL Account Number	GL Account Name	Amount Receivable	0-30	31-60	61-90	91+
Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435 - Unit Bldg A Unit 405 - Maki, Brandon Thomas								
Maki, Brandon Thomas	07/01/2021	4000	Association Dues - Operating Revenue	352.67	352.67	0.00	0.00	0.00
Total				352.67	352.67	0.00	0.00	0.00

Homeowner Prepayment Balance

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

Homeowners: All

Homeowner Status: All

Prepayment Account: All

As of: 07/31/2021

Accounting Basis: Cash

Unit	Homeowner	Status	Amount
Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435			
Bldg A Unit 304	Modlin, Igor	Current	0.68
Bldg A Unit 305	Normax LLC	Current	1,764.28
Bldg A Unit 403	Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	Current	639.61
Bldg A Unit 404	Brennan Jr, Thomas J	Current	639.61
Bldg A Unit 501	Normax LLC	Current	2,331.53
Bldg A Unit 505	Covotsos, Thomas A.	Current	416.49
Bldg B Unit A	Schroeder, Donald	Current	0.68
Bldg B Unit C	Liliensteins, Ivete M.	Current	0.40
Bldg B Unit D	Miller, Robert Terry	Current	541.60
			6,334.88
Total			6,334.88

Aged Payables Summary

Properties: Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435

As of: 07/31/2021

Payees: All

Balance: Exclude 0.00

Payee Name	Amount Payable	Not Yet Due	0-30	31-60	61-90	91+
Lakeview Condominium Association, Inc - 370 E La Bonte Street Dillon, CO 80435						
Summit Yacht Club	444.65	444.65	0.00	0.00	0.00	0.00
Xcel Energy	1,337.10	1,337.10	0.00	0.00	0.00	0.00
Tiger Natural Gas, Inc.	546.79	546.79	0.00	0.00	0.00	0.00
	2,328.54	2,328.54	0.00	0.00	0.00	0.00
Total	2,328.54	2,328.54	0.00	0.00	0.00	0.00

Reconciliation Report

Alpine Bank

Account Name	Lakeview Checking
Account Number	3350000590
Ending Statement Date	07/31/2021

Summary

Bank Statement Starting Balance on 06/30/2021	2,873.62
Cleared Deposits and other Increases	12,164.88
Cleared Checks and other Decreases	8,058.73
Cleared ACH Batches and Reversals	1,786.24
Cleared Balance	5,193.53

Unreconciled Transactions

Unreconciled Deposits and other Increases (1 Item)

Deposit #2	11/03/2020	2,323.75
Total		2,323.75

Unreconciled Checks and other Decreases (4 Items)

Journal Entry - Clear Prepaid Receipts	09/30/2020	41.27
Journal Entry - Clear Prepaid Receipts	09/30/2020	1,021.31
Journal Entry - Clear Prepaid Receipts	09/30/2020	1,261.17
Journal Entry - Record Outstanding Checks	09/30/2020	777.26
Total		3,101.01

Unreconciled ACH Batches and Reversals (0 Items)

Total		0.00
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Unreconciled Payments from ACH Batches Generated after Reconciliation Period (0 Items)

Total		0.00
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Unreconciled Checks Voided after Reconciliation Period (0 Items)

Total		0.00
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Unreconciled Receipts Deposited after Reconciliation Period (3 Items)

Receipt #8B2F-3B80 - Thomas A. Covotsos	07/30/2021	416.49
Receipt #DFFF-C900 - Lake Dillon Foundation for Performing Arts, DBA Lake Dillon Theatre Company, A Colorado Nonprofit CorporationPO	07/31/2021	639.61
Receipt #AB24-55F0 - Thomas J Brennan Jr	07/31/2021	639.61
Total		1,695.71

Receipts Reversed after Reconciliation Which Have Not Been Deposited (0 Items)

Total		0.00
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Pending Online Receipts Which Have Not Been Deposited (0 Items)

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Total		0.00
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Cleared Transactions

Cleared Deposits and other Increases (15 Items)

Deposit #Automatic ACH Deposit	07/01/2021	1,083.20
Deposit #Automatic Deposit	07/01/2021	541.60
Deposit #Automatic ACH Deposit	07/02/2021	2,090.84
Deposit #Automatic ACH Deposit	07/06/2021	541.60
Deposit #Automatic ACH Deposit	07/06/2021	2,166.40
Deposit #29	07/06/2021	541.60
Deposit #Automatic ACH Deposit	07/07/2021	1,549.64
Deposit #30	07/07/2021	85.46
Deposit #Automatic ACH Deposit	07/08/2021	541.60
Deposit #Automatic ACH Deposit	07/12/2021	541.60
Deposit #31	07/20/2021	932.08
Deposit #Automatic ACH Deposit	07/27/2021	541.60
Deposit #32	07/28/2021	541.60
Deposit #Automatic ACH Deposit	07/29/2021	466.04
Journal Entry - Interest Earned	07/31/2021	0.02

Total		12,164.88
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Cleared Checks and other Decreases (10 Items)

Check #3000000041 - Kaupas Water	06/18/2021	86.70
Check #3000000042 - Summit Yacht Club	06/18/2021	358.69
Check #3000000043 - Bernie Romero	07/02/2021	1,050.00
Payment Ref Bank ACH - Xcel Energy	07/19/2021	927.18
Payment Ref Bank ACH - Tiger Natural Gas, Inc.	07/26/2021	607.20
Payment Ref Bank ACH - Comcast	07/12/2021	1,911.43
Payment Ref Bank ACH - CenturyLink	07/23/2021	50.27
Payment Ref Bank ACH - Town of Dillon	07/26/2021	2,189.76
Payment Ref Bank ACH - Xcel Energy	07/26/2021	394.50
Payment Ref Bank ACH - Pinnacol Assurance	07/15/2021	483.00

Total		8,058.73
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Cleared ACH Batches and Reversals (2 Items)

ACH Batch - 1 payment	07/20/2021	1,755.00
ACH Batch - 1 payment	07/26/2021	31.24

Total		1,786.24
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Cash Accounts

1000: Operating Checking Account		6,111.98
Less Unreconciled Deposits		-2,323.75
Less Unreconciled Receipts Deposited after Reconciliation Period		-1,695.71
Less Receipts Reversed after Reconciliation Which Have Not Been Deposited		0.00
Less Pending Online Receipts Which Have Not Been Deposited		0.00
Plus Unreconciled Checks		3,101.01
Plus Unreconciled ACH Batches and Reversals		0.00
Plus Unreconciled Payments from ACH Batches Generated after Reconciliation Period		0.00
Plus Unreconciled Checks Voided after Reconciliation Period		0.00

Adjusted Cash Balance	5,193.53
Bank Statement Balance on 07/31/2021	5,193.53
	In Balance

ALPINE BANK, DILLON
 PO BOX 739
 DILLON, CO 80435
 (970)468-4701

Date 7/30/21 Page 1
 Primary Account @XXXXXXXX@000590
 Enclosures 7

When community nonprofits thrive we all win. For Colorado Day Aug. 1, we're giving \$1,876 to someone's favorite nonprofit! Nomination details at alpinebank.com.

LAKEVIEW CONDO ASSOCIATION INC
 OPERATING ACCOUNT
 PO BOX 2337
 DILLON CO 80435-2337

.....CHECKING ACCOUNT.....

Account Name: LAKEVIEW CONDO ASSOCIATION INC
 OPERATING ACCOUNT

You can bank from home, work or the hills with Alpine Bank! Take advantage of our wide array of banking services by using Alpine Online and AlpineMobile. They're secure, easy to use and always available on any internet-connected device with any Alpine account. Access statements, view account balances, transfer funds, make payments and much more. For more information, go to www.alpinebank.com or visit any Alpine Bank.

ALPINE HIGH YIELD CHECKING		Number of Enclosures	7
Account Number	@XXXXXXXX@000590	Statement Dates	7/01/21 thru 8/01/21
Previous Balance	2,873.62	Days In The Statement Period	32
14 + Deposits	12,164.86	Average Ledger Bal.	7,899.31
12 - Checks/Charges	9,844.97	Average Collected Bal.	7,899.31
Service Charge	.00	Interest Earned	.02
Interest Paid	.02	Annual Percentage Yield Earned	0.00%
Current Balance	5,193.53	2021 Interest Paid	.86

-----Deposits and Additions-----

Date	Description	Amount
7/01	8666481536 APPFOLIO INC	541.60
	PPD	
7/01	Settlement Vacasa Associati	1,083.20
	CCD 000011698898469	
7/02	Settlement Vacasa Associati	2,090.84
	CCD 000011714143953	
7/06	Settlement Vacasa Associati	541.60
	CCD 000011737838821	
7/06	Settlement Vacasa Associati	2,166.40
	CCD 000011764855909	
7/06	Deposit	541.60
7/07	Settlement Vacasa Associati	1,549.64
	CCD 000011779080793	
7/07	Deposit	85.46
7/08	Settlement Vacasa Associati	541.60
	CCD 000011793573233	

ALPINE BANK, DILLON
 PO BOX 739
 DILLON, CO 80435
 (970)468-4701

Date 7/30/21 Page 2
 Primary Account @XXXXXXXX@000590
 Enclosures 7

LAKEVIEW CONDO ASSOCIATION INC
 OPERATING ACCOUNT
 PO BOX 2337
 DILLON CO 80435-2337

ALPINE HIGH YIELD CHECKING @XXXXXXXX@000590 (Continued)

-----Deposits and Additions-----

Date	Description	Amount
7/12	Settlement Vacasa Associati CCD 000011812534053	541.60
7/20	Deposit	932.08
7/27	Settlement Vacasa Associati CCD 000011931531921	541.60
7/28	Deposit	541.60
7/29	Settlement Vacasa Associati CCD 000011953249129	466.04
8/01	Interest Paid	.02

-----Withdrawals and Other Transactions-----

Date	Description	Amount
7/15	Payment Pinnacol Assuran CCD 3175019	483.00-
7/15	700000350 COMCAST 8497505 PPD	1,911.43-
7/19	AUTO PAY CENTURYLINK CCD 14489289755	50.27-
7/20	Settlement Vacasa Associati CCD 000011892292437	1,755.00-
7/21	XCELENERGY XCEL ENERGY-PSCO PPD	927.18-
7/26	Settlement Vacasa Associati CCD 000011925832325	31.24-
7/26	UTILITY TIGER NATURAL CCD 0621359457	607.20-
7/27	DEBITS TOWN OF DILLON	2,189.76-
7/28	XCELENERGY XCEL ENERGY-PSCO PPD	394.50-

--- CHECKS IN NUMBER ORDER ---

Date	Check No	Amount	Date	Check No	Amount
7/14	3000000041	86.70	7/13	3000000043	1,050.00
7/02	3000000042	358.69			

* Denotes missing check numbers

ALPINE BANK, DILLON
PO BOX 739
DILLON, CO 80435
(970)468-4701

Date 7/30/21 Page 3
Primary Account @XXXXXXXX@000590
Enclosures 7

LAKEVIEW CONDO ASSOCIATION INC
OPERATING ACCOUNT
PO BOX 2337
DILLON CO 80435-2337

ALPINE HIGH YIELD CHECKING @XXXXXXXX@000590 (Continued)

Daily Balance Information

Date	Balance	Date	Balance	Date	Balance
7/01	4,498.42	7/13	11,148.47	7/26	6,228.53
7/02	6,230.57	7/14	11,061.77	7/27	4,580.37
7/06	9,480.17	7/15	8,667.34	7/28	4,727.47
7/07	11,115.27	7/19	8,617.07	7/29	5,193.51
7/08	11,656.87	7/20	7,794.15	8/01	5,193.53
7/12	12,198.47	7/21	6,866.97		

Reconciliation Report

Alpine Bank

Account Name	Lakeview Reserve
Account Number	3350005924
Ending Statement Date	07/31/2021

Summary

Bank Statement Starting Balance on 06/30/2021	89,130.09
Cleared Deposits and other Increases	0.79
Cleared Checks and other Decreases	0.00
Cleared ACH Batches and Reversals	0.00
Cleared Balance	89,130.88

Unreconciled Transactions

Unreconciled Deposits and other Increases (0 Items)

Total	0.00
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Unreconciled Checks and other Decreases (0 Items)

Total	0.00
--------------	-------------

Unreconciled ACH Batches and Reversals (0 Items)

Total	0.00
--------------	-------------

Unreconciled Payments from ACH Batches Generated after Reconciliation Period (0 Items)

Total	0.00
--------------	-------------

Unreconciled Checks Voided after Reconciliation Period (0 Items)

Total	0.00
--------------	-------------

Unreconciled Receipts Deposited after Reconciliation Period (0 Items)

Total	0.00
--------------	-------------

Receipts Reversed after Reconciliation Which Have Not Been Deposited (0 Items)

Total	0.00
--------------	-------------

Pending Online Receipts Which Have Not Been Deposited (0 Items)

Total	0.00
--------------	-------------

Cleared Transactions

Cleared Deposits and other Increases (1 Item)

Journal Entry - Interest Earned	07/31/2021	0.79
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Total	0.79
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Cleared Checks and other Decreases (0 Items)

Total	0.00
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Cleared ACH Batches and Reversals (0 Items)

Total **0.00**

Cash Accounts

1001: Reserve Account #1 89,130.88

Less Unreconciled Deposits 0.00

Less Unreconciled Receipts Deposited after Reconciliation Period 0.00

Less Receipts Reversed after Reconciliation Which Have Not Been Deposited 0.00

Less Pending Online Receipts Which Have Not Been Deposited 0.00

Plus Unreconciled Checks 0.00

Plus Unreconciled ACH Batches and Reversals 0.00

Plus Unreconciled Payments from ACH Batches Generated after Reconciliation Period 0.00

Plus Unreconciled Checks Voided after Reconciliation Period 0.00

Adjusted Cash Balance **89,130.88**

Bank Statement Balance on 07/31/2021 89,130.88

In Balance

ALPINE BANK, DILLON
PO BOX 739
DILLON, CO 80435
(970)468-4701

Date 7/30/21 Page 1
Primary Account @XXXXXXXX@005924
Enclosures

When community nonprofits thrive we all win. For Colorado Day Aug. 1, we're giving \$1,876 to someone's favorite nonprofit! Nomination details at alpinebank.com.

LAKEVIEW CONDO ASSOCIATION INC
RESERVE
PO BOX 2337
DILLON CO 80435-2337

.....CHECKING ACCOUNT.....

Account Name: LAKEVIEW CONDO ASSOCIATION INC
RESERVE

You can bank from home, work or the hills with Alpine Bank! Take advantage of our wide array of banking services by using Alpine Online and AlpineMobile. They're secure, easy to use and always available on any internet-connected device with any Alpine account. Access estatements, view account balances, transfer funds, make payments and much more. For more information, go to www.alpinebank.com or visit any Alpine Bank.

ALPINE MONEY FUND		Number of Enclosures	0
Account Number	@XXXXXXXX@005924	Statement Dates	7/01/21 thru 8/01/21
Previous Balance	89,130.09	Days In The Statement Period	32
+ Deposits	.00	Average Ledger Bal.	89,130.09
- Checks/Charges	.00	Average Collected Bal.	89,130.09
Service Charge	.00	Interest Earned	.79
Interest Paid	.79	Annual Percentage Yield Earned	0.01%
Current Balance	89,130.88	2021 Interest Paid	5.21

-----Deposits and Additions-----

Date	Description	Amount
8/01	Interest Paid	.79

Daily Balance Information			
Date	Balance	Date	Balance
7/01	89,130.09	8/01	89,130.88