

Highwoods Plantation

Financial Statements

December 31, 2018

Prepared by: Dorchester Real Estate Services

Highwoods Plantation HOA
Profit & Loss
December 2018

	Dec 18
Ordinary Income/Expense	
Income	
Interest Income	3.86
Regime Fees	1,350.00
Total Income	1,353.86
Gross Profit	1,353.86
Expense	
Landscaping	1,146.00
Pond Water Management	145.00
Property Management Fees	600.00
Reserve/Savings Acct Allocation	0.00
Storage unit	46.00
Utilities	
Electricity	
1-2100-8347-8476 162 High-Pump	203.49
1-2100-8476-0672 Entr Sign-Cabl	15.90
1-2100-8476-0742 101 High-Irri	33.79
1-2100-9211-6928 -173 Cable sgn	28.06
1-2100-9261-2240- 124 Highwoods	26.61
Total Electricity	307.85
Water	
17342 -Dor Rd entr sprinkler	20.00
17891 - Delhaig PI Entr	15.00
Total Water	35.00
Total Utilities	342.85
Total Expense	2,279.85
Net Ordinary Income	-925.99
Net Income	-925.99

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Cash Basis

Highwoods Plantation HOA

Balance Sheet

As of December 31, 2018

	<u>Dec 31, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
First Citizens - Savings	62,690.30
First Citizens - Checking	<u>16,647.34</u>
Total Checking/Savings	79,337.64
Accounts Receivable	
Accounts Receivable	<u>-112.49</u>
Total Accounts Receivable	-112.49
Other Current Assets	
Undeposited Funds	<u>1,350.00</u>
Total Other Current Assets	<u>1,350.00</u>
Total Current Assets	<u>80,575.15</u>
TOTAL ASSETS	<u>80,575.15</u>
LIABILITIES & EQUITY	
Equity	
Reserve Account	47,686.44
Retained Earnings	17,989.35
Net Income	<u>14,899.36</u>
Total Equity	<u>80,575.15</u>
TOTAL LIABILITIES & EQUITY	<u>80,575.15</u>

Highwoods Plantation HOA Profit & Loss Budget Performance

		Dec 18	Jan - Dec 18	YTD Budget	% of Budget	Annual Budget
Ordinary Income/Expense						
Income						
	Court cost	0.00	516.47	0.00	100.0%	0.00
	Fee Income	0.00	2,825.00	0.00	100.0%	0.00
	Highwoods Plantation Savings	0.00	0.00	0.00	0.0%	0.00
	Interest Income	0.00	10.70	0.00	100.0%	0.00
	Regime Fees	1,350.00	49,117.97	46,575.00	105.46%	46,575.00
	Total Income	1,350.00	52,470.14	46,575.00	112.66%	46,575.00
Gross Profit		1,350.00	52,470.14	46,575.00	112.66%	46,575.00
Expense						
	Backflow Prevention Test	0.00	100.00	200.00	50.0%	200.00
	Bad Debt/ Write Off	0.00	641.66	939.00	68.33%	939.00
	Bank fees	0.00	10.00	136.62	7.32%	136.62
	Filing Fees	0.00	0.00	50.00	0.0%	50.00
	Insurance Expense	0.00	1,988.54	2,000.00	99.43%	2,000.00
	Landscaping					
	Landscaping- Other	0.00	0.00	2,350.00	0.0%	2,350.00
	Mulch	0.00	55.33	600.00	9.22%	600.00
	Pinestraw	0.00	1,592.50	2,500.00	63.7%	2,500.00
	Seasonal Color/Flowers	0.00	471.36	2,125.00	22.18%	2,125.00
	Tree removal/work	0.00	0.00	0.00	0.0%	0.00
	Landscaping - Other	1,146.00	13,752.00	13,752.00	100.0%	13,752.00
	Total Landscaping	1,146.00	15,871.19	21,327.00	74.42%	21,327.00
	Legal Fees	0.00	560.00	0.00	100.0%	0.00
	Miscellaneous	0.00	-60.00	0.00	100.0%	0.00
	Office Supplies					
	Printing, Copies, misc. ofc sup	0.00	0.00	250.00	0.0%	250.00
	Total Office Supplies	0.00	0.00	250.00	0.0%	250.00
	Pond Water Management					
	Fountain Service	0.00	275.00	600.00	45.83%	600.00
	Quarterly Re-planting	0.00	0.00	0.00	0.0%	0.00
	Pond Water Management - Other	145.00	1,060.00	1,740.00	60.92%	1,740.00
	Total Pond Water Management	145.00	1,335.00	2,340.00	57.05%	2,340.00
	Postage and Delivery	0.00	700.00	950.00	73.68%	950.00
	Professional Fees					
	Accountant	0.00	300.00	300.00	100.0%	300.00
	Total Professional Fees	0.00	300.00	300.00	100.0%	300.00
	Property Management Fees	600.00	7,825.00	7,825.00	100.0%	7,825.00
	Repairs and Maintenance	0.00	1,818.91	4,500.00	40.42%	4,500.00
	Reserve/Savings Acct Allocation	0.00	0.00	0.00	0.0%	0.00
	Social Events	0.00	1,269.48	1,700.00	74.68%	1,700.00
	Storage unit	46.00	784.70	840.00	93.42%	840.00
	Taxes - Property	0.00	217.97	220.00	99.08%	220.00
	Utilities					

Highwoods Plantation HOA Profit & Loss Budget Performance

					Dec 18	Jan - Dec 18	YTD Budget	% of Budget	Annual Budget
Electricity									
				1-2100-8347-8476 162 High-Pump	203.49	2,719.69	3,360.00	80.94%	3,360.00
				1-2100-8476-0672 Entr Sign-Cabl	15.90	197.41	288.00	68.55%	288.00
				1-2100-8476-0742 101 High-Irri	33.79	445.46	480.00	92.8%	480.00
				1-2100-9211-6928 -173 Cable sgn	28.06	360.62	456.00	79.08%	456.00
				1-2100-9261-2240- 124 Highwoods	26.61	331.36	420.00	78.9%	420.00
Total Electricity					307.85	4,054.54	5,004.00	81.03%	5,004.00
Water									
				17342 -Dor Rd entr sprinkler	20.00	919.40	636.00	144.56%	636.00
				17891 - Delhaig PI Entr	15.00	596.10	528.00	112.9%	528.00
Total Water					35.00	1,515.50	1,164.00	130.2%	1,164.00
Total Utilities					342.85	5,570.04	6,168.00	90.31%	6,168.00
Website					0.00	968.99			
Yard of the Month expenses					0.00	0.00	250.00	0.0%	250.00
Total Expense					2,279.85	39,901.48	49,995.62	79.81%	49,995.62
Net Ordinary Income					-929.85	12,568.66	-3,420.62	-367.44%	-3,420.62
Other Income/Expense									
Other Income									
				Finance Charge Income	0.00	2,301.84	0.00	100.0%	0.00
Total Other Income					0.00	2,301.84	0.00	100.0%	0.00
Net Other Income					0.00	2,301.84	0.00	100.0%	0.00
Net Income					-929.85	14,870.50	-3,420.62	-434.73%	-3,420.62