

Courthomes of Frankfort Square
Balance Sheet
As of March 31, 2018

Accrual Basis

	Mar 31, 18
ASSETS	
Current Assets	
Checking/Savings	
1100 · MB Financial Checking	198,795.68
1114 · MB Financial MM	57,285.08
1115 · First Midwest CD	10,538.45
Total Checking/Savings	266,619.21
Accounts Receivable	
1160 · Accounts Receivable/Assessments	44,068.92
Total Accounts Receivable	44,068.92
Other Current Assets	
1170 · Allowance for Bad Debt	-4,500.00
Total Other Current Assets	-4,500.00
Total Current Assets	306,188.13
TOTAL ASSETS	306,188.13
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
1200 · Accounts Payable	6,831.25
Total Accounts Payable	6,831.25
Other Current Liabilities	
1205 · Prepaid Assessments	20,644.34
Total Other Current Liabilities	20,644.34
Total Current Liabilities	27,475.59
Total Liabilities	27,475.59

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Accrual Basis

	Mar 31, 18
Equity	
3000 · Homeowner's Equity	384,289.12
3103 · Contingency Reserve	361,128.85
3104 · Roof Reserve	-375,456.15
3106 · Paving Reserve	-258,902.21
3108 · Reserves - Other	-121,723.18
3110 · Special Projects Reserve	-104,489.42
3111 · Siding Reserve	62,225.00
3115 · 2004 Deficit Funding	13,800.00
32000 · Unrestricted Net Assets	317,542.53
Net Income	298.00
Total Equity	278,712.54
TOTAL LIABILITIES & EQUITY	306,188.13

**Courthomes of Frankfort Square
Profit & Loss Budget Performance
March 2018**

Accrual Basis

	Mar 18	Budget	\$ Over Budget	Jan - Mar 18	YTD Budget	\$ Over Budget	Annual Budget
Income							
4000 · Assessment Income	33,125.20	33,091.91	33.29	99,375.60	99,275.73	99.87	397,103.00
4008 · Interest Income	0.00	25.00	-25.00	0.00	75.00	-75.00	300.00
4010 · Late Fees	50.00	375.00	-325.00	695.00	1,125.00	-430.00	4,500.00
4025 · Rule Violation Income	262.00	166.66	95.34	237.00	499.98	-262.98	2,000.00
Total Income	33,437.20	33,658.57	-221.37	100,307.60	100,975.71	-668.11	403,903.00
Expense							
5000 · Landscape Contract	0.00	0.00	0.00	0.00	0.00	0.00	51,000.00
5005 · Landscape Other	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
5015 · Tree Trimming	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
5085 · Legal Fees	-2,775.02	458.33	-3,233.35	563.48	1,374.99	-811.51	5,500.00
5500 · Insurance Expense	3,428.50	3,624.00	-195.50	10,285.50	10,872.00	-586.50	43,488.00
5501 · Insurance Loss	0.00	83.33	-83.33	0.00	249.99	-249.99	1,000.00
6105 · Management Fees	2,282.50	2,257.41	25.09	6,847.50	6,772.23	75.27	27,089.00
6106 · Audit and Tax Preparation	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00
6108 · Postage and Mailing Supplies	72.23	125.00	-52.77	472.63	375.00	97.63	1,500.00
6109 · Printing/Duplicating	0.00	100.00	-100.00	823.01	300.00	523.01	1,200.00
6110 · Recording Secretary/Minutes	0.00	0.00	0.00	150.00	300.00	-150.00	1,050.00
6126 · Bad Debt Expense	0.00	83.33	-83.33	0.00	249.99	-249.99	1,000.00
6150 · Miscellaneous Operating Expe...	0.00	83.33	-83.33	159.74	249.99	-90.25	1,000.00
6201 · Electricity	1,041.54	1,000.00	41.54	3,266.36	3,000.00	266.36	12,000.00
6202 · Water and Sewer	0.00	8.33	-8.33	0.00	24.99	-24.99	100.00
6205 · Scavenger	3,289.95	3,083.33	206.62	12,954.58	9,249.99	3,704.59	37,000.00
6206 · Exterminator	0.00	75.00	-75.00	200.00	225.00	-25.00	900.00
6310 · General Repairs	1,450.62	2,360.91	-910.29	4,490.62	7,082.73	-2,592.11	28,331.00
6311 · Deck and Step Repairs	0.00	0.00	0.00	0.00	0.00	0.00	3,000.00
6313 · Snow Removal Contract	7,285.01	0.00	7,285.01	27,865.38	21,927.00	5,938.38	36,545.00
6314 · Plumbing Repairs	0.00	166.66	-166.66	122.00	499.98	-377.98	2,000.00
6315 · Electrical Repairs	1,831.25	500.00	1,331.25	4,776.31	1,500.00	3,276.31	6,000.00
6320 · Concrete Repairs	0.00	0.00	0.00	0.00	0.00	0.00	7,000.00
6338 · Roof Repairs	180.00	83.33	96.67	180.00	249.99	-69.99	1,000.00
6339 · Gutter Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	7,500.00
6340 · Security	0.00	750.00	-750.00	240.00	2,250.00	-2,010.00	9,000.00
6352 · Signs	0.00	20.83	-20.83	0.00	62.49	-62.49	250.00
7000 · Reserve Funding	8,870.83	8,870.83	0.00	26,612.49	26,612.49	0.00	106,450.00
Total Expense	26,957.41	23,733.95	3,223.46	100,009.60	93,428.85	6,580.75	403,903.00
Net Income	6,479.79	9,924.62	-3,444.83	298.00	7,546.86	-7,248.86	0.00