

The M.P.R. Homeowners' Association
Statement of Assets, Liabilities, Fund Balances
For the Month Ending August 31, 2020

	<u>Operating Fund</u>	<u>Restricted Funds</u>		<u>Total</u>
	<u>Current Operations</u>	<u>Capital Fund</u>	<u>Reserve Fund</u>	
ASSETS				
Current Assets				
Cash	\$ 376,407	\$ -	\$ 433,790	\$ 810,196
Short-Term Investments	\$ 592,000		\$ 917,000	\$ 1,509,000
Accounts Receivable (less Allowance for Doubtful Accounts)	\$ 55,907			\$ 55,907
Interest Receivable	\$ 5,158		\$ 10,173	\$ 15,330
Interfund Balance	1,828		(1,828)	-
Prepaid Expenses	\$ 45,587			\$ 45,587
Total Current Assets	<u>\$ 1,076,886</u>	<u>\$ -</u>	<u>\$ 1,359,134</u>	<u>\$ 2,436,020</u>
Other Assets				
Long-Term Investments	\$ -	-	\$ 515,000	\$ 515,000
Refundable Deposits	\$ 2,000	-	-	\$ 2,000
Total Other Assets	<u>\$ 2,000</u>	<u>\$ -</u>	<u>\$ 515,000</u>	<u>\$ 517,000</u>
Fixed Assets				
Property & Equipment		3,372,274		3,372,274
Accumulated Depreciation		(2,550,575)		(2,550,575)
Total Fixed Assets	<u>-</u>	<u>821,699</u>	<u>-</u>	<u>821,699</u>
TOTAL ASSETS	<u>\$ 1,078,886</u>	<u>\$ 821,699</u>	<u>\$ 1,874,134</u>	<u>\$ 3,774,719</u>
LIABILITIES & FUND BALANCES				
Current Liabilities				
Accounts Payable - Operating	\$ 35,726			\$ 35,726
Accounts Payable - Reserves			\$ 9,510	\$ 9,510
Unearned Income	\$ 582,300			\$ 582,300
Payroll Expenses Payable	\$ 15,965			\$ 15,965
Prepaid Owner Assessments	\$ 45,058			\$ 45,058
Total Current Liabilities	<u>\$ 679,049</u>	<u>\$ -</u>	<u>\$ 9,510</u>	<u>\$ 688,559</u>
Fund Balances				
Total Fund Balance	<u>\$ 399,838</u>	<u>\$ 821,699</u>	<u>\$ 1,864,624</u>	<u>\$ 3,086,160</u>
TOTAL LIABILITIES & FUND BALANCES	<u>\$ 1,078,886</u>	<u>\$ 821,699</u>	<u>\$ 1,874,134</u>	<u>\$ 3,774,719</u>

Reserve Fund Activity: August 2020	
Beginning Balance Jan. 1, 2020	\$ 1,907,108
Contribution from Operating Fund: Jan. - Aug.	\$ 172,000
Interest from Reserve Investments: Jan. - Aug.	\$ 23,845
Reserve Expenditures: Jan.- Aug.	\$ (238,328)
Reserve Fund Balance August 31, 2020	\$ 1,864,624

Unaudited, Draft Interim Reports for Management Purposes Only

**The M.P.R. Homeowners Association
Statement of Revenues and Expenses
For the Month Ending August 31, 2020**

	<u>Current Period</u>		<u>Year-to-Date</u>		<u>Annual Budget</u>
	Actual	Budget	Actual	Budget	
OPERATING REVENUES					
Assessments Income	174,975	174,975	1,399,800	1,399,800	2,099,700
Fees and Reimbursed Expenses	19,735	22,500	101,959	119,900	160,500
Investment Income	66	750	7,526	10,500	15,000
Other	0	0	0	0	0
TOTAL REVENUES	194,775	198,225	1,509,284	1,530,200	2,275,200
OPERATING EXPENSES					
Common Areas	126,826	127,830	628,636	682,440	1,121,660
Recreation Centers	36,754	25,818	206,476	216,731	305,500
Lakes	876	1,500	9,139	12,800	19,000
General Maintenance	11,628	12,180	99,520	96,340	155,500
Administration	61,328	64,775	445,464	499,245	754,600
Designated Unrestricted Expenses	0	0	0	0	0
TOTAL OPERATING EXPENSES	237,413	232,103	1,389,236	1,507,556	2,356,260
EXCESS (DEFICIT) OF REVENUES OVER OPERATING EXPENSES	\$ (42,637)	\$ (33,878)	\$ 120,048	\$ 22,644	\$ (81,060)
Less: Transfer to Reserve	\$ (21,500)	\$ (21,500)	\$ (172,000)	\$ (172,000)	\$ (258,300)
Less: Depreciation	\$ (6,600)	\$ (6,600)	\$ (52,800)	\$ (52,800)	\$ (80,000)
EXCESS (DEFICIT) OF REVENUES	\$ (70,737)	\$ (61,978)	\$ (104,752)	\$ (202,156)	\$ (419,360)

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