The M.P.R. Homeowners' Association
Statement of Assets, Liabilities, Fund Balances
For the Month Ending August 31, 2024

	Operating Fund	Restricted Funds		
	Current Operations	Capital Fund	Reserve Fund	Total
ASSETS				
Current Assets				
Cash	$ 597,815	$ -	$ 101,847	$ 699,661
Short-Term Investments	$ 370,000		$ 696,000	$ 1,066,000
Long-Term Investments			$ 502,000	$ 502,000
Accounts Receivable (less Allowance	$ 64,592			$ 64,592
for Doubtful Accounts)				$ -
Interest Receivable	$ 6,507		$ 11,533	$ 18,040
Interfund Balance	-		-	$ -
Prepaid Expenses	$ 72,797			$ 72,797
Total Current Assets	$ 1,111,712	$ -	$ 1,311,380	$ 2,423,091
Other Assets				
Interfund Balance	$ 405		$ (405)	$ -
Refundable Deposits	$ 2,000	-	$ -	$ 2,000
Total Other Assets	$ 2,405	$ -	$ (405)	$ 2,000
Fixed Assets				
Property & Equipment		3,739,991		3,739,991
Accumulated Depreciation		(2,779,133)		(2,779,133)
Total Fixed Assets	-	960,858	-	960,858
TOTAL ASSETS	**$ 1,114,117**	**$ 960,858**	**$ 1,310,975**	**$ 3,385,950**
LIABILITIES & FUND BALANCES				
Current Liabilities				
Accounts Payable - Operating	$ 64,598			$ 64,598
Accounts Payable - Reserves			$ 27,087	$ 27,087
Unearned Income	$ 768,735			$ 768,735
Comp & Benefits Accruals	$ 163,531			$ 163,531
Prepaid Owner Assessments	$ 101,321			$ 101,321
Total Current Liabilities	**$ 1,098,185**	$ -	**$ 27,087**	**$ 1,125,272**
Fund Balances				
Total Fund Balance	**$ 15,932**	**$ 960,858**	**$ 1,283,888**	**$ 2,260,678**
TOTAL LIABILITIES & FUND BALANCES	**$ 1,114,117**	**$ 960,858**	**$ 1,310,975**	**$ 3,385,950**

Reserve Fund Activity: August 2024	
Beginning Balance Jan. 1, 2024	$ 1,338,613
Contribution from Operating Fund: Jan. - Aug.	$ 140,000
Interest from Reserve Investments: Jan. - Aug.	$ 41,733
Reserve Expenditures: Jan. - Aug.	$ (236,458)
Reserve Fund Balance August 31, 2024	**$ 1,283,888**

The M.P.R. Homeowners Association
Statement of Revenues and Expenses
For the Month Ending August 31, 2024

	Current Period		Year-to-Date		Annual Budget
	Actual	Budget	Actual	Budget	
OPERATING REVENUES					
Assessments Income	230,992	230,992	1,847,934	1,847,934	2,771,901
Fees and Reimbursed Expenses	23,919	19,900	102,660	109,100	153,000
Investment Income	411	150	7,764	7,050	12,500
Other	0	0	0	0	0
TOTAL REVENUES	**255,322**	**251,042**	**1,958,357**	**1,964,084**	**2,937,401**
OPERATING EXPENSES					
Common Areas	99,994	94,212	770,277	764,296	1,226,044
Recreation Centers	31,843	40,333	229,746	259,007	377,200
Lakes	706	974	6,025	7,792	12,000
General Maintenance	16,165	16,379	133,064	139,878	212,200
Administration	68,845	67,950	535,439	539,850	867,650
Designated Unrestricted Expenses	0	0	0	0	0
TOTAL OPERATING EXPENSES	**217,554**	**219,848**	**1,674,552**	**1,710,823**	**2,695,094**
EXCESS (DEFICIT) OF REVENUES OVER OPERATING EXPENSES	**$ 37,768**	**$ 31,194**	**$ 283,805**	**$ 253,261**	**$ 242,307**
Less: Transfer to Reserve	$ (20,000)	$ (20,000)	$ (140,000)	$ (120,000)	$ (200,000)
Less: Depreciation	$ (5,400)	$ (5,400)	$ (43,200)	$ (43,200)	$ (65,000)
EXCESS (DEFICIT) OF REVENUES	**$ 12,368**	**$ 5,794**	**$ 100,605**	**$ 90,061**	**$ (22,693)**

Unaudited, Draft Interim Reports for Management Purposes Only