

# Balance Sheet

HOA: Midtown Reserve Homeowners Association Inc  
As of 12/31/19 (accrual basis)

## ASSETS

|                        |          |
|------------------------|----------|
| Bank                   |          |
| 1000 Midtown Operating | 5,843.83 |
| Total Bank             | 5,843.83 |

**TOTAL ASSETS** 5,843.83

## LIABILITIES & EQUITY

### Liabilities

|                        |        |
|------------------------|--------|
| Accounts Payable       |        |
| 2000 Accounts Payable  | 396.00 |
| Total Accounts Payable | 396.00 |

**Total Liabilities** 396.00

### Equity

|                 |          |
|-----------------|----------|
| 3000 Net Income | 5,447.83 |
|-----------------|----------|

**Total Equity** 5,447.83

**TOTAL LIABILITIES & EQUITY** 5,843.83

# Balance Sheet Comparison

HOA: Midtown Reserve Homeowners Association Inc  
Comparison Periods: As of 12/31/19 and As of 12/31/18 (accrual basis)

|                                       | Amount as of<br>12/31/2019 | Amount as of<br>12/31/2018 | \$ Change       | % Change |
|---------------------------------------|----------------------------|----------------------------|-----------------|----------|
| <b>ASSETS</b>                         |                            |                            |                 |          |
| Bank                                  |                            |                            |                 |          |
| 1000 Midtown Operating                | 5,843.83                   | 0.00                       | 5,843.83        |          |
| Total Bank                            | 5,843.83                   | 0.00                       | 5,843.83        |          |
| <b>TOTAL ASSETS</b>                   | <b>5,843.83</b>            | <b>0.00</b>                | <b>5,843.83</b> |          |
| <b>LIABILITIES &amp; EQUITY</b>       |                            |                            |                 |          |
| <b>Liabilities</b>                    |                            |                            |                 |          |
| Accounts Payable                      |                            |                            |                 |          |
| 2000 Accounts Payable                 | 396.00                     | 0.00                       | 396.00          |          |
| Total Accounts Payable                | 396.00                     | 0.00                       | 396.00          |          |
| <b>Total Liabilities</b>              | <b>396.00</b>              | <b>0.00</b>                | <b>396.00</b>   |          |
| <b>Equity</b>                         |                            |                            |                 |          |
| 3000 Net Income                       | 5,447.83                   | 0.00                       | 5,447.83        |          |
| <b>Total Equity</b>                   | <b>5,447.83</b>            | <b>0.00</b>                | <b>5,447.83</b> |          |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <b>5,843.83</b>            | <b>0.00</b>                | <b>5,843.83</b> |          |

# Profit & Loss

HOA: Midtown Reserve Homeowners Association Inc  
05/19/19 - 12/31/19 (accrual basis)

|   | <u>Amount</u>    |
|---|------------------|
| <b>INCOME</b>                           |                  |
| 4100 HOA Income (non-posting)           |                  |
| 4110 Annual Dues Income                 |                  |
| 4111 Builder Dues                       | 6,699.34         |
| 4110 Total Annual Dues Income           | 6,699.34         |
| 4100 Total HOA Income (non-posting)     | 6,699.34         |
| 4200 Management Company Income          |                  |
| 4208 ACC Plan Review Income             | 5,900.00         |
| 4200 Total Management Company Income    | 5,900.00         |
| <b>TOTAL INCOME</b>                     | <b>12,599.34</b> |
| <b>EXPENSE</b>                          |                  |
| 5000 HOA Mgmt/Assoc. Service            | 1,092.00         |
| 5600 Office Expense (non-posting)       |                  |
| 5601 Office supplies                    | 159.01           |
| 5605 Postage & Mail Out                 | 0.50             |
| 5606 ACC Plan Review Expense            | 5,900.00         |
| 5600 Total Office Expense (non-posting) | 6,059.51         |
| <b>TOTAL EXPENSE</b>                    | <b>7,151.51</b>  |
| <b>NET INCOME</b>                       | <b>5,447.83</b>  |

## NET INCOME SUMMARY

|                   |                 |
|-------------------|-----------------|
| Income            | 12,599.34       |
| Expense           | -7,151.51       |
| <b>NET INCOME</b> | <b>5,447.83</b> |

# Profit & Loss Comparison

HOA: Midtown Reserve Homeowners Association Inc  
 Comparison Periods: 05/19/19 - 12/31/19 and 05/01/19 - 05/01/19 (accrual basis)

|   | 05/19/19 - 12/31/19 | 05/01/19 - 05/01/19 | \$ Change        | % Change |
|---|---------------------|---------------------|------------------|----------|
| <b>INCOME</b>                           |                     |                     |                  |          |
| 4100 HOA Income (non-posting)           |                     |                     |                  |          |
| 4110 Annual Dues Income                 |                     |                     |                  |          |
| 4111 Builder Dues                       | 6,699.34            | 0.00                | 6,699.34         |          |
| 4110 Total Annual Dues Income           | 6,699.34            | 0.00                | 6,699.34         |          |
| 4100 Total HOA Income (non-posting)     | 6,699.34            | 0.00                | 6,699.34         |          |
| 4200 Management Company Income          |                     |                     |                  |          |
| 4208 ACC Plan Review Income             | 5,900.00            | 0.00                | 5,900.00         |          |
| 4200 Total Management Company Income    | 5,900.00            | 0.00                | 5,900.00         |          |
| <b>TOTAL INCOME</b>                     | <b>12,599.34</b>    | <b>0.00</b>         | <b>12,599.34</b> |          |
| <b>EXPENSE</b>                          |                     |                     |                  |          |
| 5000 HOA Mgmt/Assoc. Service            | 1,092.00            | 0.00                | 1,092.00         |          |
| 5600 Office Expense (non-posting)       |                     |                     |                  |          |
| 5601 Office supplies                    | 159.01              | 0.00                | 159.01           |          |
| 5605 Postage & Mail Out                 | 0.50                | 0.00                | 0.50             |          |
| 5606 ACC Plan Review Expense            | 5,900.00            | 0.00                | 5,900.00         |          |
| 5600 Total Office Expense (non-posting) | 6,059.51            | 0.00                | 6,059.51         |          |
| <b>TOTAL EXPENSE</b>                    | <b>7,151.51</b>     | <b>0.00</b>         | <b>7,151.51</b>  |          |
| <b>NET INCOME</b>                       | <b>5,447.83</b>     | <b>0.00</b>         | <b>5,447.83</b>  |          |
| <b>NET INCOME SUMMARY</b>               |                     |                     |                  |          |
| Income                                  | 12,599.34           | 0.00                | 12,599.34        |          |
| Expense                                 | -7,151.51           | 0.00                | -7,151.51        |          |
| <b>NET INCOME</b>                       | <b>5,447.83</b>     | <b>0.00</b>         | <b>5,447.83</b>  |          |