

Villas Homeowners Association, Inc.

NE Financials

August 31, 2022

		12100 NE CADENCE BK OPERATING		20,332.61
		12902 NE TAL STATE BK RESERVE		25,524.34
		Roof Reserve		5,007.59
			<b>Total Checking/Savings</b>	<b>50,864.54</b>
<b>OUTSTANDING HOMEOWNER DUES</b>				
<b>EXPENDITURES &amp; TRANSFERS DURING MONTH</b>				
<b>Num</b>	<b>Date</b>	<b>Name</b>	<b>Memo</b>	<b>Paid Amount</b>
DRAFT	08/09/2022	City of Tallahassee	Water - July Payment (100%)	-1859.83
DRAFT	08/16/2022	Cadence Bank	Account Analysis Fee (100%)	-3.97
4169	07/01/2022	190 Villas NE	Refund of payment (100%)	-247.5
4175	08/01/2022	Executive Mgmt Serv	HOA Management - August (40%)	-290.00
4180	08/19/2022	Executive Mgmt Serv	Billed Admin - June - August (40%)	-5.96
			Postage	-1.44
			Copies	-.96
			Postage	-1.64
			Copies	-1.92
4177	08/03/2022	Sadler's Lawn Care	Lawn Service July 4 Trips (40%)	-699.60
			Lawn Spray 193 NE (100%)	-50.00
4176	08/03/2022	Bobo's Cleaning	Pool Cleaning - August (40%)	-100.00
4173	07/27/2022	Gulf Coast Leak	Leak Detection 186 NE (100%)	-350.00
4174	07/27/2022	Massey Service	Pest Control May-July (40%)	-72.00
4179	08/04/2022	Massey Service	Pest Control August (40%)	-24.00
4172	07/15/2022	Pool Tech	Pool Service June (40%)	-336.75
			Service	-232.00
			Chemicals	-69.55
			Unclog impellar	-35.20
4178	08/03/2022	Pool Tech	Pool Service July (40%)	-367.55
			Service	-232.00
			Chemicals	-69.55
			Acid wash filters	-66.00
			<b>TOTAL EXPENDITURES</b>	<b>-4,407.16</b>

Villas Homeowners Association, Inc.  
NORTHEAST Profit Loss  
August 31, 2022

				Aug 2022	Expended YTD 67%	Annual Budget	% of Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
<b>32000 NE OPERATING REVENUE</b>							
			32011 NE OPERATING FEES	6,435.00	51,480.00	77,220.00	67%
			32012 NE LATE FEES/NSF CHARGES	0.00	0.00	0.00	0%
			<b>Total 32000 NE OPERATING REVENUE</b>	<b>6,435.00</b>	<b>51,480.00</b>	<b>77,220.00</b>	<b>67%</b>
<b>33000 NE RESERVE &amp; SPEC ASSMT</b>							
			33001 NE RESERVE DUES	0.00	0.00	0.00	
			Roof Assessment	0.00	0.00	0.00	
			<b>Total 33000 NE RESERVE &amp; SPEC ASSMT</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	
<b>34000 NE OTHER INCOME</b>							
			34101 NE OPERATING INT & DIV				
			34121 NE RESERVE INT & DIV	2.59	38.52		
			<b>Total 34000 NE OTHER INCOME</b>	<b>2.59</b>	<b>38.52</b>	<b>0.00</b>	
			<b>Total Income</b>	<b>6,437.59</b>	<b>51,518.52</b>	<b>77,220.00</b>	<b>67%</b>
<b>Expense</b>							
<b>45000 NE OPERATING EXPENSE</b>							
<b>45100 NE ADMIN EXPENSE</b>							
			45101 NE BANK FEES & PRODUCTS	3.97	41.99	100.00	42%
			45102 NE INSURANCE	0.00	1,397.22	1,873.00	75%
			45103 NE LICENSES & FEES	0.00	24.50	125.00	20%
			45104 NE MANAGEMENT FEES	290.00	2,320.00	3,480.00	67%
			45105 NE WEBSITE	0.00	56.00	56.00	100%
			45106 NE OFFICE SUPPLY & COPIES	2.88	53.88	140.00	38%
			45107 NE POSTAGE	3.08	34.36	180.00	19%
			45108 NE SERVICES-ACCOUNTING	0.00	70.00	60.00	117%
			45109 NE SERVICES-LEGAL	0.00	60.00	300.00	20%
			<b>Total 45100 NE ADMIN EXPENSE</b>	<b>299.93</b>	<b>4,057.95</b>	<b>6,314.00</b>	<b>64%</b>
<b>45200 NE BUILDING MAINTENANCE</b>							
			45201 NE WOODROT INSPECT/REPAIR	0.00	9,847.50	18,618.00	53%
			45203 NE PLUMBING	350.00	1,560.00	3,000.00	52%
			45204 NE OTHER MAINTENANCE	0.00	568.00	100.00	568%
			45205 NE PEST CONTROL/TERMITES	96.00	1,705.00	1,800.00	95%
			45206 NE ROOF REPAIR	0.00	0.00	800.00	0%
			45207 NE ROOF CLEANING	0.00	0.00	1,500.00	0%
			<b>Total 45200 NE BUILDING MAINTENANCE</b>	<b>446.00</b>	<b>13,680.50</b>	<b>25,818.00</b>	<b>53%</b>
<b>45300 NE GROUNDS EXPENSE</b>							
			45301 NE LAWN CARE	699.60	6,074.50	10,490.00	58%
			45302 NE LANDSCAPING	50.00	590.00	500.00	118%
			45303 NE TREES & SHRUBS	0.00	0.00	750.00	0%
			45304 NE SIDEWALKS & PAVING	0.00	0.00	800.00	0%
			45305 NE STORM WATER	0.00	220.00	2,000.00	11%
			<b>Total 45300 NE GROUNDS EXPENSE</b>	<b>749.60</b>	<b>6,664.50</b>	<b>14,540.00</b>	<b>46%</b>
<b>45400 NE POOL EXPENSE</b>							
			45401 NE POOL SERVICE	464.00	2,044.00	3,376.00	61%
			45402 POOL TREATMENT/EQUIPMEN	139.10	559.97	700.00	80%
			45403 NE POOL UTILITIES	0.00	542.51	887.00	61%
			45405 NE POOL REPAIR	101.20	2,150.80	1,000.00	215%
			45406 NE POOL AREA CLEANING	100.00	460.00	585.00	79%
			<b>Total 45400 NE POOL EXPENSE</b>	<b>804.30</b>	<b>5,757.28</b>	<b>6,548.00</b>	<b>88%</b>
<b>45500 NE UTILITIES</b>							
			45501 NE UTILITIES (WATER)	1,859.83	15,898.49	20,000.00	79%
			<b>Total 45500 NE UTILITIES</b>	<b>1,859.83</b>	<b>15,898.49</b>	<b>20,000.00</b>	<b>79%</b>
			<b>Total 45000 NE OPERATING EXPENSE</b>	<b>4,159.66</b>	<b>46,058.72</b>	<b>73,220.00</b>	<b>63%</b>

Villas Homeowners Association, Inc.  
 NORTHEAST Profit Loss  
 August 31, 2022

	<b>Other Expense</b>					
		<b>65000 NE RESERVE EXPENSE</b>				
		<b>65006 NE RES EXP - OTHER BLDG</b>	0.00	10,279.50	10,866.00	95%
		<b>XXXXX NE RES EXP - ROOFS</b>	0.00	138,192.41	143,200.00	97%
		<b>65015 NE RES EXP - OTHER</b>	0.00	8,925.00	7,600.00	117%
		<b>Total 65000 NE RESERVE EXPENSE</b>	<b>0.00</b>	<b>157,396.91</b>	<b>161,666.00</b>	<b>97%</b>
	<b>Total Other Expense</b>		<b>0.00</b>	<b>157,396.91</b>	<b>161,666.00</b>	<b>97%</b>

Villas Homeowners Association, Inc.  
SE Financials  
August 31, 2022

<b>11100 SE CADENCE BK OPERATING</b>					<b>14,713.29</b>
<b>11902 SE TAL STATE BK RESERVE</b>					<b>24,710.98</b>
			Speical Assessment		4,616.38
			Reroof Assessment		298,100.00
			<b>Total Checking/Savings</b>		<b>342,140.65</b>
<b>OUTSTANDING HOMEOWNER DUES</b>					<b>\$407.00</b>
					<b>\$133.77</b>
<b>EXPENDITURES &amp; TRANSFERS DURING MONTH</b>					
Num	Date	Name	Memo		Paid Amount
<b>DRAFT</b>	<b>08/09/2022</b>	<b>City of Tallahassee</b>	<b>Water July Payment (100%)</b>		<b>-1,719.34</b>
<b>DRAFT</b>	<b>08/09/2022</b>	<b>City of Tallahassee</b>	<b>Pool Electric July (100%)</b>		<b>-213.67</b>
<b>DRAFT</b>	<b>08/12/2022</b>	<b>Cadence Bank</b>	<b>Account Analysis Fee (100%)</b>		<b>-5.64</b>
<b>8197</b>	<b>08/01/2022</b>	<b>Executive Mgmt Svcs</b>	<b>HOA Management August (60%)</b>		<b>-435.00</b>
<b>8200</b>	<b>08/04/2022</b>	<b>Bobo's Cleaning</b>	<b>Restroom Cleaning August (60%)</b>		<b>-150.00</b>
<b>8204</b>	<b>08/17/2022</b>	<b>Executive Mgmt Svcs</b>	<b>Billed Admin June-Aug (60%)</b>		<b>-35.59</b>
			Postage	-29.11	
			Copies	-2.88	
			Postage	-1.44	
			Copies	-2.16	
<b>8203</b>	<b>08/15/2022</b>	<b>Executive Mgmt Svcs</b>	<b>Billed Admin Checks SE (100%)</b>		<b>-83.74</b>
<b>8194</b>	<b>07/15/2022</b>	<b>Pool Tech</b>	<b>Pool Service June (60%)</b>		<b>-505.13</b>
			Service	-348	
			Chemicals	-104.33	
			Unclog impellar	-52.80	
<b>8195</b>	<b>07/27/2022</b>	<b>Massey Services</b>	<b>Pest Control May - July (60%)</b>		<b>-108.00</b>
<b>8201</b>	<b>08/04/2022</b>	<b>Massey Services</b>	<b>Pest Control August (60%)</b>		<b>-36.00</b>
<b>8198</b>	<b>08/03/2022</b>	<b>Sadler Lawn Care</b>	<b>Lawn Service July 4 visits (60%)</b>		<b>-1,049.40</b>
<b>8207</b>	<b>08/22/2022</b>	<b>Villas SE</b>	<b>Reserves - Roof Payment</b>		<b>-14,200.00</b>
<b>8205</b>	<b>08/19/2022</b>	<b>Villas SE</b>	<b>Reserves - Roof Payment</b>		<b>-5,814.64</b>
<b>8202</b>	<b>08/04/2022</b>	<b>Villas SE</b>	<b>Reserves - Transfer &amp; Roof Payments</b>		<b>-11,100.00</b>
<b>8196</b>	<b>07/29/2022</b>	<b>Villas SE</b>	<b>Reserves - July &amp; Roof Payments</b>		<b>-10,619.58</b>
			<b>Total Expenditure</b>		<b>(46,075.73)</b>



**Villas Homeowners Association, Inc.**  
**SOUTHEAST Profit Loss**  
**August 31, 2022**

				<b>41500 SE UTILITIES EXPENSE</b>			
				41501 SE UTILITIES (WATER)	1,719.34	14,188.86	21,000.00 68%
				<b>Total 41500 SE UTILITIES EXPENSE</b>	<b>1,719.34</b>	<b>14,188.86</b>	<b>21,000.00 68%</b>
				<b>Total 41000 SE OPERATING EXPENSE</b>	<b>4,341.51</b>	<b>48,748.86</b>	<b>81,163.00 60%</b>
				<b>Total Expense</b>	<b>4,341.51</b>	<b>48,748.86</b>	<b>81,163.00 60%</b>
				<b>Other Expense</b>			
				<b>61000 SE RESERVE EXPENSE</b>			
				61012 SE RES EXP - OTHER BUILDING	0.00		10,000.00 0%
				XXXX SE RES ASSESMENT	0.00	34,303.88	44,200.26 78%
				61015 SE RES EXP - OTHER	0.00		0.00
				XXXX SE RES ASSESMENT ROOF	0.00		276,900.00
				<b>Total 61000 SE RESERVE EXPENSE</b>	<b>0.00</b>	<b>34,303.88</b>	<b>331,100.26 10%</b>