

Villas Homeowners Association, Inc.

NE Financials

May 31, 2018

		12100 NE CADENCE BK OPERATING			15,095.22
		12900 NE UTIL DEP - CAP CTY BK			1,458.08
		12902 NE TAL STATE BK RESERVE			24,950.21
			Total Checking/Savings		41,503.51
		OUTSTANDING HOMEOWNER DUES			220.00
		EXPENDITURES & TRANSFERS DURING MONTH			
Num	Date	Name	Memo		Paid Amount
TRANSFER	05/08/2018	Villas SE	Pool Electric April (40%)		-55.19
DRAFT	05/08/2018	City of Tallahassee	Water - April Payment (100%)		-1,339.67
1958	05/18/2018	Executive Mgmt Svcs	HOA Management May (40%)		-290.00
1955	05/16/2018	Sadler Lawn Care	Lawn Service April (40%)		-626.00
1957	05/17/2018	Executive Mgmt Svcs	Administrative Fees (40%)		-42.89
			Copies (40%)	-3.00	
			Postage/Enevelops (40%)	-1.49	
			Post Office Box Renewal (40%)	-38.40	
2066	05/16/2018	Bobo's Cleaning Svc	Pool Area Cleaning April (40%)		-36.00
2065	05/03/2018	Sadler Lawn Care	Lawn service March (40%)		-1,029.41
			Lawn Service 5 trips (40%)	-770.00	
			Weed & Feed (100%)	-109.41	
			Roof & Gutters (100%)	-150.00	
1010	05/10/2018	Calvert Construction	Woodrot Repair (100%)*		-2,375.00
			186 NE	-1,400.00	
			188 NE	-975.00	
1959	05/30/2018	Villas NE Reserve	April NE Reserves		-954.50
			TOTAL EXPENDITURES		-6,748.66
		*Paid with reserve funds			

Villas Homeowners Association, Inc.
 NORTHEAST Profit Loss
 May 31, 2018

				May 18	Expended YTD 42%	Annual Budget	% of Budget
Ordinary Income/Expense							
Income							
32000 NE OPERATING REVENUE							
			32011 NE OPERATING FEES	4,765.54	23,827.77	57,186.00	42%
			32012 NE LATE FEES/NSF CHARGES	0.00	0.00	0.00	0%
			Total 32000 NE OPERATING REVENUE	4,765.54	23,827.77	57,186.00	42%
33000 NE RESERVE & SPEC ASSMT							
			33001 NE RESERVE DUES	954.50	4,772.50	11,454.00	42%
			Total 33000 NE RESERVE & SPEC ASSMT	954.50	4,772.50	11,454.00	42%
34000 NE OTHER INCOME							
			34101 NE OPERATING INT & DIV	0.00	0.00	0.00	0%
			34121 NE RESERVE INT & DIV	0.92	7.56	15.00	50%
			Total 34000 NE OTHER INCOME	0.92	7.56	15.00	50%
			Total Income	5,720.96	28,607.83	68,655.00	42%
Expense							
45000 NE OPERATING EXPENSE							
45100 NE ADMIN EXPENSE							
			45101 NE BANK FEES & PRODUCTS	0.00	72.72	90.00	81%
			45102 NE INSURANCE	0.00	1,586.47	1,610.00	99%
			45103 NE LICENSES & FEES	0.00	24.50	130.00	19%
			45104 NE MANAGEMENT FEES	290.00	1,450.00	3,480.00	42%
			45105 NE WEBSITE	0.00	56.00	56.00	100%
			45106 NE OFFICE SUPPLY & COPIES	3.00	76.56	200.00	38%
			45107 NE POSTAGE	39.89	101.83	120.00	85%
			45108 NE SERVICES-ACCOUNTING	0.00	60.00	60.00	100%
			45109 NE SERVICES-LEGAL	0.00	0.00	0.00	0%
			45120 NE TAXES	0.00	0.00	0.00	0%
			Total 45100 NE ADMIN EXPENSE	332.89	3,428.08	5,746.00	60%
45200 NE BUILDING MAINTENANCE							
			45201 NE CARPENTRY	0.00	6,675.00	9,820.00	68%
			45203 NE PLUMBING	0.00	0.00	3,000.00	0%
			45204 NE OTHER MAINTENANCE	0.00	0.00	100.00	0%
			45205 NE PEST CONTROL/TERMITES	0.00	0.00	1,350.00	0%
			45206 NE ROOF REPAIR	0.00	0.00	2,127.00	0%
			45207 ROOF & GUTTER CLEANING	150.00	0.00	625.00	0%
			Total 45200 NE BUILDING MAINTENANCE	150.00	6,675.00	17,022.00	39%
45300 NE GROUNDS EXPENSE							
			45301 NE LAWN CARE	1,396.00	3,254.00	8,088.00	40%
			45302 NE LANDSCAPING	109.41	109.41	500.00	22%
			45303 NE TREES & SHRUBS	0.00	1,100.00	2,450.00	45%
			45304 NE SIDEWALKS & PAVING	0.00	175.00	2,150.00	8%
			Total 45300 NE GROUNDS EXPENSE	1,505.41	4,638.41	13,188.00	35%
45400 NE POOL EXPENSE							
			45401 NE POOL SERVICE	0.00	915.08	1,980.00	46%
			45402 POOL TREATMENT/EQUIPMEN	0.00	0.00	950.00	0%
			45403 NE POOL UTILITIES	55.19	434.71	900.00	48%
			45405 NE POOL REPAIR	0.00	360.00	900.00	40%
			45406 NE POOL AREA CLEANING	36.00	108.00	500.00	22%
			Total 45400 NE POOL EXPENSE	91.19	1,817.79	5,230.00	35%
45500 NE UTILITIES							
			45501 NE UTILITIES (WATER)	1,339.67	6,218.85	16,000.00	39%

Villas Homeowners Association, Inc.
 NORTHEAST Profit Loss
 May 31, 2018

		Total 45500 NE UTILITIES	1,339.67	6,218.85	16,000.00	39%
		Total 45000 NE OPERATING EXPENSE	3,419.16	22,778.13	57,186.00	40%
	Other Expense					
		65000 NE RESERVE EXPENSE				
		65006 NE RES EXP - OTHER BLDG	2,375.00	16,280.00	12,300.00	132%
		65015 NE RES EXP - OTHER	0.00	793.83	3,000.00	26%
		Total 65000 NE RESERVE EXPENSE	2,375.00	17,073.83	15,300.00	112%
	Total Other Expense		2,375.00	17,073.83	15,300.00	112%

Villas Homeowners Association, Inc.
SE Financials
May 31, 2018

11100	SE CADENCE BK OPERATING			16,078.89
11700	SE UTIL DEP - CAP CTY BK			2,187.12
11902	SE TAL STATE BK RESERVE			48,416.51
			Total Checking/Savings	66,682.52
	OUTSTANDING HOMEOWNER DUES			699.55
EXPENDITURES & TRANSFERS DURING MONTH				
Num	Date	Name	Memo	Paid Amount
DRAFT	05/08/2018	City of Tallahassee	Water w/ April Payment (100%)*	-2,771.92
DRAFT	05/08/2018	City of Tallahassee	Pool Electric April (100%)	-137.97
DRAFT	05/15/2018	Cadence Bank	Account Analysis Fee (100%)	-2.25
5995	05/18/2018	Executive Mgmt Svcs	HOA Management Fee May (60%)	-435.00
5892	05/16/2018	Bobo's Cleaning Svc	Pool Area Cleaning April (60%)**	-36.00
5994	05/17/2018	Executive Mgmt Svcs	Administrative Fees May (60%)	-70.53
			Copies (60%)	-4.50
			Postage/Envelopes (60%)	-8.43
			Post Office Box Renewal (60%)	-57.60
5890	05/03/2018	Sadler Lawn Care	Lawn Service March (60%)	-1,670.59
			March Service 5 visits (60%)	-1155.00
			Weed & Feed (100%)	-140.59
			Roof & Gutters (100%)	-375.00
5992	05/16/2018	Sadler Lawn Care	Lawn Service April (60%)	-939.00
5891	05/10/2018	Calvert Construction	Wood Rot Repair (100%)	-1,325.00
			148 B SE	
5996	05/30/2018	Villas SE Reserves	May SE Reserves	-505.40
Credit	05/08/2018	Villas SE	NE Pool Electric April (40%)	55.19
			Total Expenditure	(7,838.47)
* City undercharged for 7 months in 2017; Payment 4				
** Overpayment in April; adjust in May				

Villas Homeowners Association, Inc.
SOUTHEAST Profit Loss
May 31, 2018

				May 18	EXPENDED YTD (42%)	Annual Budget	% of Budget
Ordinary Income/Expense							
Income							
31000 SE OPERATING REVENUES							
31011 SE OPERATING DUES				5,509.53	27,547.65	68,581.00	40%
31012 SE LATE FEES /NSF CHARGES				0.00	50.31	0.00	0%
Total 31000 SE OPERATING REVENUES				5,509.53	27,597.96	68,581.00	40%
31500 SE RESERVE & SPEC ASSMT							
31501 SE RESERVE DUES				505.40	2,527.00	6,065.00	42%
Total 31500 SE RESERVE & SPEC ASSMT				505.40	2,527.00	6,065.00	42%
34000 SE OTHER INCOME							
34101 SE OPERATING INT & DIV				0.00	0.00	0.00	0%
34121 SE RESERVE INT & DIV				2.44	12.10	26.00	47%
Total 34000 SE OTHER INCOME				2.44	12.10	26.00	47%
Total Income				6,014.93	30,124.96	74,646.00	40%
Expense							
41000 SE OPERATING EXPENSE							
41000 SE ADMIN EXPENSE							
41101 SE BANK FEES & PRODUCTS				2.25	130.54	167.00	78%
41102 SE INSURANCE				0.00	1,651.23	1,835.00	90%
41103 SE LICENSES & FEES				0.00	36.75	187.00	20%
41104 SE MANAGEMENT FEES				435.00	2,175.00	5,220.00	42%
41105 SE WEBSITE				0.00	84.00	84.00	100%
41106 SE OFFICE SUPPLY & COPIES				4.50	102.33	200.00	51%
41107 SE POSTAGE				66.03	151.89	100.00	152%
41108 SE SERVICES-ACCOUNTING				0.00	90.00	60.00	150%
41109 SE SERVICES-LEGAL				0.00	0.00	0.00	0%
Total 41000 SE ADMIN EXPENSE				507.78	4,421.74	7,853.00	56%
41200 SE BUILDING MAINTENANCE							
41201 SE CARPENTRY				1,325.00	1,500.00	5,000.00	30%
41203 SE PLUMBING				0.00	632.00	1,000.00	63%
41205 SE PEST CONTROL/TERMITES				0.00	0.00	2,060.00	0%
41206 SE ROOF REPAIR				0.00	0.00	2,600.00	0%
41207 SE ROOF & GUTTER CLEANIN				375.00	375.00	2,700.00	14%
Total 41200 SE BUILDING MAINTENANCE				1,700.00	2,507.00	13,360.00	19%
41300 SE GROUNDS EXPENSE							
41301 SE LAWN CARE				2,094.00	4,884.00	12,168.00	40%
41302 SE LANDSCAPING EXPENSE				140.59	140.59	2,800.00	5%
41303 SE TREES & SHRUBS EXPENSE				0.00	1,825.00	3,000.00	61%
41304 SE SIDEWALKS & PAVING EXP				0.00	200.00	1,000.00	20%
Total 41300 SE GROUNDS EXPENSE				2,234.59	7,049.59	18,968.00	37%
41400 SE POOL EXPENSE							
41401 SE POOL SERVICE				0.00	1,372.64	2,970.00	46%

Villas Homeowners Association, Inc.
SOUTHEAST Profit Loss
May 31, 2018

				41403 SE POOL REPAIRS	0.00	540.00	1,500.00	36%
				41405 SE POOL UTILITIES	82.78	467.54	1,400.00	33%
				41406 SE POOL AREA CLEANING	36.00	162.00	730.00	22%
				XXXXX SE POOL TREATMENT/EQUIPMENT	0.00	0.00	1,400.00	0%
				Total 41400 SE POOL EXPENSE	118.78	2,542.18	8,000.00	32%
				41500 SE UTILITIES EXPENSE				
				41501 SE UTILITIES (WATER)	2,771.92	10,420.60	20,400.00	51%
				Total 41500 SE UTILITIES EXPENSE	2,771.92	10,420.60	20,400.00	51%
				Total 41000 SE OPERATING EXPENSE	7,333.07	26,941.11	68,581.00	39%
				Total Expense	7,333.07	26,941.11	68,581.00	39%
				Other Expense				
				61000 SE RESERVE EXPENSE				
				61015 SE RES EXP - OTHER	0.00	2,790.75	11,000.00	25%
				Total 61000 SE RESERVE EXPENSE	0.00	2,790.75	11,000.00	25%