

Villas Homeowners Association, Inc.
 NORTHEAST Profit Loss
 November 30, 2019

				Nov 19	Expended YTD (92%)	Annual Budget	% of Budget
Ordinary Income/Expense							
Income							
32000 NE OPERATING REVENUE							
			32011 NE OPERATING FEES	4,765.50	52,420.50	57,186.00	92%
			32012 NE LATE FEES/NSF CHARGES	0.00	75.64	0.00	0%
			Total 32000 NE OPERATING REVENUE	4,765.50	52,496.14	57,186.00	92%
33000 NE RESERVE & SPEC ASSMT							
			33001 NE RESERVE DUES	954.50	10,499.50	11,454.00	92%
			Total 33000 NE RESERVE & SPEC ASSMT	954.50	10,499.50	11,454.00	92%
34000 NE OTHER INCOME							
			34101 NE OPERATING INT & DIV	0.00	0.00	0.00	0%
			34121 NE RESERVE INT & DIV	0.46	15.82	15.00	105%
			Total 34000 NE OTHER INCOME	0.46	15.82	15.00	105%
			Total Income	5,720.46	63,011.46	68,655.00	92%
Expense							
45000 NE OPERATING EXPENSE							
45100 NE ADMIN EXPENSE							
			45101 NE BANK FEES & PRODUCTS	0.00	12.00	90.00	13%
			45102 NE INSURANCE	0.00	1,689.89	1,590.00	106%
			45103 NE LICENSES & FEES	0.00	124.50	125.00	100%
			45104 NE MANAGEMENT FEES	290.00	3,190.00	3,480.00	92%
			45105 NE WEBSITE	0.00	56.00	56.00	100%
			45106 NE OFFICE SUPPLY & COPIES	3.78	91.64	160.00	57%
			45107 NE POSTAGE	4.60	101.28	175.00	58%
			45108 NE SERVICES-ACCOUNTING	0.00	60.00	60.00	100%
			45109 NE SERVICES-LEGAL	0.00	0.00	400.00	0%
			45120 NE TAXES	0.00	0.00	0.00	0%
			Total 45100 NE ADMIN EXPENSE	298.38	5,325.31	6,136.00	87%
45200 NE BUILDING MAINTENANCE							
			45201 NE CARPENTRY	0.00	13,539.90	8,111.00	167%
			45203 NE PLUMBING	0.00	124.60	2,000.00	6%
			45204 NE OTHER MAINTENANCE	0.00	90.00	100.00	90%
			45205 NE PEST CONTROL/TERMITES	248.00	344.00	1,385.00	25%
			45206 NE ROOF REPAIR	0.00	825.00	2,500.00	33%
			45207 NE ROOF CLEANING	0.00	150.00	425.00	35%
			Total 45200 NE BUILDING MAINTENANCE	248.00	15,073.50	14,521.00	104%
45300 NE GROUNDS EXPENSE							
			45301 NE LAWN CARE	1,442.00	7,665.50	8,304.00	92%
			45302 NE LANDSCAPING	0.00	1,790.00	150.00	1193%
			45303 NE TREES & SHRUBS	0.00	175.00	3,575.00	5%
			45304 NE SIDEWALKS & PAVING	0.00	175.00	1,000.00	18%
			Total 45300 NE GROUNDS EXPENSE	1,442.00	9,805.50	13,029.00	75%
45400 NE POOL EXPENSE							
			45401 NE POOL SERVICE	0.00	1,980.00	2,376.00	83%
			45402 POOL TREATMENT/EQUIPMEN	0.00	519.27	730.00	71%
			45403 NE POOL UTILITIES	62.74	732.37	940.00	78%
			45405 NE POOL REPAIR	0.00	1,051.60	950.00	111%
			45406 NE POOL AREA CLEANING	18.00	468.00	504.00	93%
			Total 45400 NE POOL EXPENSE	80.74	4,751.24	5,500.00	86%
45500 NE UTILITIES							
			45501 NE UTILITIES (WATER)	3,052.80	23,005.24	18,000.00	128%

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		Total 45500 NE UTILITIES	3,052.80	23,005.24	18,000.00	128%
		Total 45000 NE OPERATING EXPENSE	5,121.92	57,960.79	57,186.00	101%
	Other Expense					
		65000 NE RESERVE EXPENSE				
		65006 NE RES EXP - OTHER BLDG	0.00	17,751.00	15,000.00	118%
		65015 NE RES EXP - OTHER	0.00	0.00	2,000.00	0%
		XXXXX NE RES EXP - PAINTING	0.00	91,000.00	91,000.00	100%
		Total 65000 NE RESERVE EXPENSE	0.00	108,751.00	108,000.00	101%
	Total Other Expense		0.00	108,751.00	108,000.00	101%

Villas Homeowners Association, Inc.
SE Financials
November 30, 2019

11100 SE CADENCE BK OPERATING				6,525.68
11700 SE UTIL DEP - CAP CTY BK				2,196.97
11902 SE TAL STATE BK RESERVE				18,697.37
Total Checking/Savings				27,420.02
OUTSTANDING HOMEOWNER DUES				2,333.00
				2,333.00
EXPENDITURES & TRANSFERS DURING MONTH				
Num	Date	Name	Memo	Paid Amount
DRAFT	11/05/2019	City of Tallahassee	Water October Payment (100%)	-2,046.00
DRAFT	11/05/2019	City of Tallahassee	Pool Electric October (100%)	-156.86
6154	11/01/2019	Executive Mgmt Svcs	HOA Management - November (60%)	-435.00
6153	11/01/2019	Bobo's Cleaning Svc	Pool Area Cleaning October (60%)	-27.00
6159	11/15/2019	Executive Mgmt Svcs	Administrative Fees - (60%)	-12.57
			Copies	-5.67
			Postage/Envelope	-6.90
6147	10/04/2019	Sadlers Lawn Care	Lawn Service - September 4 Trips (60%)	-966.00
6156	11/08/2019	Sadlers Lawn Care	Lawn Service - October	-1,372.75
			5 Trips (60%)	-1197.75
			Rye Grass SE (100%)	-175
6158	11/15/2019	Calvert Construction	Carpentry (100%)	-800.00
			197B Siding front door & under window	
6155	11/01/2019	Massey Services	Pest Prevention (60%)	-36.00
6160	11/22/2019	Massey Services	Pest Prevention (60%)	-36.00
1018	11/15/2019	Calvert Construction	Carpentry (100%)**	-2,950.00
			165C Siding,gate,fence,panels,woodrot, paint	
6152	10/31/2019	Villas SE	Reserve Trasnfer - October	-1,000.00
6162	11/26/2019	Villas SE	Reserve Trasnfer - November	-1,000.00
Credit	11/22/2019	Villas NE	NE Pool Electric October (40%)	62.74
Total Expenditure				(10,775.44)
** Paid with reserve funds				

Villas Homeowners Association, Inc.
SOUTHEAST Profit Loss
November 30, 2019

					Nov 19	EXPENDED YTD (92%)	Annual Budget	% of Budget
Ordinary Income/Expense								
Income								
31000 SE OPERATING REVENUES								
				31011 SE OPERATING DUES	5,591.00	61,501.00	67,092.00	92%
				31012 SE LATE FEES /NSF CHARGES	39.38	498.19	0.00	0%
				Total 31000 SE OPERATING REVENUES	5,630.38	61,999.19	67,092.00	92%
31500 SE RESERVE & SPEC ASSMT								
				31501 SE RESERVE DUES	1,000.00	11,000.00	12,000.00	92%
				Total 31500 SE RESERVE & SPEC ASSMT	1,000.00	11,000.00	12,000.00	92%
34000 SE OTHER INCOME								
				34101 SE OPERATING INT & DIV	0.00	0.00	0.00	0%
				34121 SE RESERVE INT & DIV	0.48	19.36	30.00	65%
				Total 34000 SE OTHER INCOME	0.48	19.36	30.00	65%
				Total Income	6,630.38	72,999.19	79,122.00	92%
Expense								
41000 SE OPERATING EXPENSE								
41000 SE ADMIN EXPENSE								
				41101 SE BANK FEES & PRODUCTS	0.00	11.10	150.00	7%
				41102 SE INSURANCE	0.00	1,758.75	1,700.00	103%
				41103 SE LICENSES & FEES	0.00	186.75	187.00	100%
				41104 SE MANAGEMENT FEES	435.00	4,785.00	5,220.00	92%
				41105 SE WEBSITE	0.00	84.00	84.00	100%
				41106 SE OFFICE SUPPLY & COPIES	5.67	106.40	150.00	71%
				41107 SE POSTAGE	6.90	155.43	200.00	78%
				41108 SE SERVICES-ACCOUNTING	0.00	90.00	90.00	100%
				41109 SE SERVICES-LEGAL	0.00	0.00	1,000.00	0%
				Total 41000 SE ADMIN EXPENSE	447.57	7,177.43	8,781.00	82%
41200 SE BUILDING MAINTENANCE								
				41201 SE CARPENTRY	800.00	12,305.60	8,309.00	148%
				41203 SE PLUMBING	0.00	658.60	1,000.00	66%
				41205 SE PEST CONTROL/TERMITES	72.00	2,031.00	2,226.00	91%
				41206 SE ROOF REPAIR	0.00	0.00	750.00	0%
				41207 SE ROOF & GUTTER CLEANIN	0.00	2,304.00	2,850.00	81%
				Total 41200 SE BUILDING MAINTENANCE	872.00	17,299.20	15,135.00	114%
41300 SE GROUNDS EXPENSE								
				41301 SE LAWN CARE	2,163.75	11,499.00	12,456.00	92%
				41302 SE LANDSCAPING EXPENSE	175.00	2,270.00	500.00	454%
				41303 SE TREES & SHRUBS EXPENSE	0.00	75.00	5,500.00	1%
				41304 SE SIDEWALKS & PAVING EXP	0.00	350.00	700.00	50%
				Total 41300 SE GROUNDS EXPENSE	2,338.75	14,194.00	19,156.00	74%
41400 SE POOL EXPENSE								
				41401 SE POOL SERVICE	0.00	2,970.00	3,564.00	83%
				41403 SE POOL REPAIRS	0.00	1,667.39	1,500.00	111%
				41405 SE POOL UTILITIES	94.12	1,098.55	1,200.00	92%
				41406 SE POOL AREA CLEANING	27.00	702.00	756.00	93%
				41407 SE POOL TREATMENT/EQUIPMENT	0.00	688.87	1,000.00	69%
				Total 41400 SE POOL EXPENSE	121.12	7,126.81	8,020.00	89%
41500 SE UTILITIES EXPENSE								
				41501 SE UTILITIES (WATER)	2,046.00	18,292.28	16,000.00	114%
				Total 41500 SE UTILITIES EXPENSE	2,046.00	18,292.28	16,000.00	114%

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SOUTHEAST Profit Loss
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		Total 41000 SE OPERATING EXPENSE	5,825.44	64,089.72	67,092.00	96%
		Total Expense	5,825.44	64,089.72	67,092.00	96%
		Other Expense				
		61000 SE RESERVE EXPENSE				
		61012 SE RES EXP - OTHER BUILDING	2,950.00	43,493.76	7,800.00	558%
		61015 SE RES EXP - OTHER	0.00	0.00	3,200.00	0%
		Total 61000 SE RESERVE EXPENSE	2,950.00	43,493.76	11,000.00	395%