

Balance Sheet (Cash)
Lipoma Firs North HOA - (d70)
October 2019

Page 1
10/31/2019
10:37 AM
lipoma

Prepared For:
Association Owners
Lipoma Firs North HOA
113xx 182nd St E
Puyallup, WA 98374

Prepared By:
DNA Investments, Inc
dba JC Higgins and Associates
P.O. Box 731029 (253)841-0111
Puyallup, WA 98373

ASSETS	<u>3,589.88</u>
Cash On Hand	3,589.88
CASH TOTAL	
Savings	69,708.52
Savings Account	<u>47,570.98</u>
Reserves	117,279.50
SAVINGS TOTAL	
	<u>120,869.38</u>
TOTAL ASSETS	
LIABILITIES & EQUITY	
EQUITY	<u>120,869.38</u>
Retained Earnings	120,869.38
TOTAL EQUITY	
	<u>120,869.38</u>
TOTAL LIABILITIES/EQUITY	

NA

Cash Flow (Cash)
Lipoma Firs North HOA - (d70)
October 2019

Prepared For:
Association Owners
Lipoma Firs North HOA
113xx 182nd St E
Puyallup, WA 98374

Prepared By:
DNA Investments, Inc
dba JC Higgins and Associates
P.O. Box 731029 (253)841-0111
Puyallup, WA 98373

	Month to Date	%	Year to Date	%
INCOME				
Interest Income	0.00	0.00	627.95	0.51
Homeowner Dues	4,245.02	72.45	113,450.69	92.61
Advance Income	554.56	9.46	-735.69	-0.60
NSF/Late Charges	336.31	5.74	2,963.26	2.42
CC&R Violation Fine	723.25	12.34	6,193.54	5.06
TOTAL INCOME	5,859.14	100.00	122,499.75	100.00
EXPENSES				
FIXED EXPENSES				
Real Property Taxes	211.49	3.61	452.92	0.37
Property Insurance	0.00	0.00	3,310.00	2.70
TOTAL FIXED EXPENSES	211.49	3.61	3,762.92	3.07
ADMIN EXPENSES				
Accounting	0.00	0.00	150.00	0.12
Website	0.00	0.00	240.00	0.20
Corporation Report	0.00	0.00	10.00	0.01
Legal	65.26	1.11	7,522.61	6.14
Management Fee	1,950.00	33.28	19,500.00	15.92
Supplies	383.23	6.54	1,623.39	1.33
TOTAL ADMIN EXPENSES	2,398.49	40.94	29,046.00	23.71
UTILITY EXPENSES				
Electricity	239.75	4.09	2,412.22	1.97
Water	0.00	0.00	8,928.70	7.29
TOTAL UTILITY EXPENSES	239.75	4.09	11,340.92	9.26
REPAIR/MAINT EXPENSES				
Grounds	2,954.93	50.43	30,881.67	25.21
Irrigation System	0.00	0.00	1,203.94	0.98
Playground Repairs	0.00	0.00	563.68	0.46
Signage	0.00	0.00	94.88	0.08
TOTAL REPAIR/MAINT EXPNS	2,954.93	50.43	32,744.17	26.73
REPLACEMENT EXPENSES				
Fence	38,464.60	656.49	38,464.60	31.40
TOTAL REPLACEMENT EXPENS	38,464.60	656.49	38,464.60	31.40
TOTAL ALL EXPENSES	44,269.26	755.56	115,358.61	94.17
NET OPERATING INCOME	-38,410.12	-655.56	7,141.14	5.83
CASH FLOW	-38,410.12		7,141.14	

Cash Flow (Cash)
Lipoma Firs North HOA - (d70)
October 2019

	<u>Month to Date</u>	<u>%</u>	<u>Year to Date</u>	<u>%</u>
Beginning Cash	5,000.00			
Ending Balance	3,589.88			

