

Balance Sheet

Portfolios: Sunset Ridge Property Owners Association, Inc.

As of: 05/31/2021

Accounting Basis: Accrual

Level of Detail: Detail View

Account Number	Account Name	Balance
ASSETS		
Cash		
Operating Accounts		
1040	Operating Cash	20,893.78
Total Operating Accounts		20,893.78
Reserve Accounts		
1110	MMDA/Savings	240,412.82
Total Reserve Accounts		240,412.82
Total Cash		261,306.60
1200	Accounts Receivable	2,969.17
Fixed Assets		
1305	Pond Property	82,200.00
1310	Tract A Filing 1	15,000.00
1315	Tract E Filing 1	3,000.00
Tract E Filing 3		
1325	Tract E Filing 3 - Lot A	15,000.00
Total Tract E Filing 3		15,000.00
1350	Equipment	10,492.95
Total Fixed Assets		125,692.95
TOTAL ASSETS		389,968.72
LIABILITIES & CAPITAL		
Liabilities		
Current Liabilities		
2020	Accounts Payable	3,012.47
2030	Assessments Received in Advance	600.00
Total Current Liabilities		3,612.47
Total Liabilities		3,612.47
Capital		
2750	Operating Fund Balance	52,938.48
2775	Cistern Reserve Fund	-15,364.31
Capital Replacement Fund		
2801	Capital Replacement Fund	332,620.53
Total Capital Replacement Fund		332,620.53
Calculated Retained Earnings		16,161.55
Total Capital		386,356.25
TOTAL LIABILITIES & CAPITAL		389,968.72

Annual Budget - Comparative

Properties: Sunset Ridge Property Owners Association, Inc. - P.O. Box 416 Tabernash, CO 80478

As of: May 2021

Additional Account Types: None

Accounting Basis: Accrual

Level of Detail: Detail View

Account Number	Account Name	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.
Income					
3000	Owner Assessments				
3005	Owner Assessments	24,200.00	24,600.00	-400.00	-1.63%
3040	Finance Charge	84.00	0.00	84.00	0.00%
3045	Interest Income	347.84	416.69	-68.85	-16.52%
3060	Other Income	0.00	208.35	-208.35	-100.00%
	Total Owner Assessments	24,631.84	25,225.04	-593.20	-2.35%
	Total Operating Income	24,631.84	25,225.04	-593.20	-2.35%
Expense					
6000	Professional Expenses				
6005	Property Management Fee	718.38	625.00	-93.38	-14.94%
6015	Administration	1,640.23	1,427.28	-212.95	-14.92%
6025	Legal Fees	1,458.00	3,125.00	1,667.00	53.34%
6030	Accounting Fees	155.00	266.68	111.68	41.88%
6045	Meeting Expense	0.00	83.35	83.35	100.00%
6055	Miscellaneous Expense	250.00	0.00	-250.00	0.00%
	Total Professional Expenses	4,221.61	5,527.31	1,305.70	23.62%
6100	Insurance & Utilities				
6105	Insurance	0.00	0.00	0.00	0.00%
	Total Insurance & Utilities	0.00	0.00	0.00	0.00%
6200	Repairs and Maintenance				
6226	Fire Mitigation	0.00	1,041.69	1,041.69	100.00%
6295	Septic Tank Inspection Expense	3,550.00	5,000.00	1,450.00	29.00%
	Total Repairs and Maintenance	3,550.00	6,041.69	2,491.69	41.24%
6400	Pond & Trail Expenses				
6405	Trail Maintenance	123.82	416.69	292.87	70.28%
6410	Pond Maintenance	574.86	1,000.00	425.14	42.51%
6415	Fish	0.00	1,200.00	1,200.00	100.00%
	Total Pond & Trail Expenses	698.68	2,616.69	1,918.01	73.30%
	Total Operating Expense	8,470.29	14,185.69	5,715.40	40.29%
	Total Operating Income	24,631.84	25,225.04	-593.20	-2.35%
	Total Operating Expense	8,470.29	14,185.69	5,715.40	40.29%
	NOI - Net Operating Income	16,161.55	11,039.35	5,122.20	46.40%
	Total Income	24,631.84	25,225.04	-593.20	-2.35%
	Total Expense	8,470.29	14,185.69	5,715.40	40.29%
	Net Income	16,161.55	11,039.35	5,122.20	46.40%

Annual Budget - Comparative

Account Number	Account Name	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.