

OSPREY LANDING MASTER HOA, INC.
FINANCIAL REPORTS
July 31, 2020

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

Osprey Landing Master HOA, Inc.
Statement of Assets, Liabilities & Fund Balance
 As of July 31, 2020

	Jul 31, 20
ASSETS	
Current Assets	
Checking/Savings	
Operating Accounts	
1010 · Cadence Operating 0725	22,516.92
1011 · Cadence Capital Contrib 2820	8,100.62
Total Operating Accounts	30,617.54
Reserve Accounts	
1012 · Cadence Reserves 2812	6,444.29
Total Reserve Accounts	6,444.29
Total Checking/Savings	37,061.83
Accounts Receivable	
1310 · Accounts Receivable	(172.68)
Total Accounts Receivable	(172.68)
Other Current Assets	
1610 · Prepaid Insurance	669.09
1600 · Undeposited Funds	1,238.00
Total Other Current Assets	1,907.09
Total Current Assets	38,796.24
TOTAL ASSETS	38,796.24
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	362.29
Total Accounts Payable	362.29
Other Current Liabilities	
3050 · Deferred Revenue	6,522.66
Total Other Current Liabilities	6,522.66
Total Current Liabilities	6,884.95
Long Term Liabilities	
Reserve Fund	6,444.29
Total Long Term Liabilities	6,444.29
Total Liabilities	13,329.24
Equity	
Operating Fund Balance	8,076.11
Surplus Carryover	2,503.35
Owners Capital Contributions	8,070.00
Net Income	6,817.54
Total Equity	25,467.00
TOTAL LIABILITIES & EQUITY	38,796.24

Osprey Landing Master HOA, Inc.
Revenues & Expense Actual to Budget Performance

July 2020

	Jul 20	Budget	\$ Over Budget	Jan - Jul 20	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
Income							
5010 · Maintenance Assessment	3,261.34	3,765.92	(504.58)	22,829.34	26,361.40	(3,532.06)	45,191.00
5020 · Reserve Income	1,502.00	1,502.00	0.00	4,506.00	4,506.00	0.00	6,008.00
5030 · Surplus Rollover	500.67	0.00	500.67	3,504.65	0.00	3,504.65	0.00
5050 · Capital Contribution	350.00	0.00	350.00	1,050.00	0.00	1,050.00	0.00
5100 · Late Fee/Finance Charge	25.00	0.00	25.00	295.22	0.00	295.22	0.00
5510 · Interest - OP	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5550 · Interest - Capital Contributi...	0.31	0.00	0.31	4.43	0.00	4.43	0.00
Total Income	5,639.32	5,267.92	371.40	32,189.64	30,867.40	1,322.24	51,199.00
Total Income	5,639.32	5,267.92	371.40	32,189.64	30,867.40	1,322.24	51,199.00
Gross Profit	5,639.32	5,267.92	371.40	32,189.64	30,867.40	1,322.24	51,199.00
Expense							
Administrative							
7100 · Insurance	334.54	328.42	6.12	2,341.78	2,298.90	42.88	3,941.00
7150 · Legal	0.00	166.67	(166.67)	350.00	1,166.65	(816.65)	2,000.00
7170 · Tax Prep & Financial Rep	0.00	16.67	(16.67)	200.00	116.65	83.35	200.00
7200 · Management Fees	600.00	600.00	0.00	4,220.00	4,200.00	20.00	7,200.00
7260 · Postage	40.80	25.00	15.80	118.50	175.00	(56.50)	300.00
7270 · Printing & Copying	7.30	41.67	(34.37)	93.94	291.65	(197.71)	500.00
7300 · Misc. Administrative	76.50	50.00	26.50	618.25	350.00	268.25	600.00
Total Administrative	1,059.14	1,228.43	(169.29)	7,942.47	8,598.85	(656.38)	14,741.00
Maintenance							
7600 · Landscaping Maintenance	1,193.21	1,250.00	(56.79)	8,471.97	8,750.00	(278.03)	15,000.00
7610 · Landscape Replacement	0.00	291.67	(291.67)	0.00	2,041.65	(2,041.65)	3,500.00
7620 · Irrigation Maint/Repair	0.00	83.33	(83.33)	283.50	583.35	(299.85)	1,000.00
7640 · Pond Maintenance	125.00	125.00	0.00	875.00	875.00	0.00	1,500.00
7650 · Wetland Monitor/Mitigati	0.00	16.67	(16.67)	0.00	116.65	(116.65)	200.00
7660 · Misc. Maintenance	191.50	250.00	(58.50)	916.86	1,750.00	(833.14)	3,000.00
7670 · Common Area Improvements	0.00	208.33	(208.33)	0.00	1,458.35	(1,458.35)	2,500.00
Total Maintenance	1,509.71	2,225.00	(715.29)	10,547.33	15,575.00	(5,027.67)	26,700.00
Utilities							
8610 · Electricity - Monuments	30.18	37.50	(7.32)	210.56	262.50	(51.94)	450.00
8620 · Electricity - Street Lights	181.19	208.33	(27.14)	1,242.40	1,458.35	(215.95)	2,500.00
8630 · Water - Irrigation	45.79	66.67	(20.88)	223.34	466.65	(243.31)	800.00
Total Utilities	257.16	312.50	(55.34)	1,676.30	2,187.50	(511.20)	3,750.00
Total Expense	2,826.01	3,765.93	(939.92)	20,166.10	26,361.35	(6,195.25)	45,191.00
Net Ordinary Income	2,813.31	1,501.99	1,311.32	12,023.54	4,506.05	7,517.49	6,008.00
Other Income/Expense							
Other Expense							
Transfers							
9970 · Reserves-General	1,502.00	1,502.00	0.00	4,506.00	4,506.00	0.00	6,008.00
9980 · Capital Contributions	0.00	0.00	0.00	700.00	0.00	700.00	0.00
Total Transfers	1,502.00	1,502.00	0.00	5,206.00	4,506.00	700.00	6,008.00
Total Other Expense	1,502.00	1,502.00	0.00	5,206.00	4,506.00	700.00	6,008.00
Net Other Income	(1,502.00)	(1,502.00)	0.00	(5,206.00)	(4,506.00)	(700.00)	(6,008.00)
Net Income	1,311.31	(0.01)	1,311.32	6,817.54	0.05	6,817.49	0.00