

OSPREY LANDING MASTER HOA, INC.
FINANCIAL REPORTS
June 30, 2021

TABLE OF CONTENTS:

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 June 30, 2021

07/14/21

	Jun 30, 21
ASSETS	
Current Assets	
Checking/Savings	
Operating Accounts	
1010 · Cadence Operating 0725	25,748.28
1011 · Cadence Capital Contrib 2820	10,904.94
Total Operating Accounts	36,653.22
Reserve Accounts	
1012 · Cadence Reserves 2812	10,949.20
Total Reserve Accounts	10,949.20
Total Checking/Savings	47,602.42
Accounts Receivable	
1310 · Accounts Receivable	(5,329.48)
Total Accounts Receivable	(5,329.48)
Other Current Assets	
1610 · Prepaid Insurance	1,057.78
Total Other Current Assets	1,057.78
Total Current Assets	43,330.72
TOTAL ASSETS	43,330.72
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	5,067.48
Total Accounts Payable	5,067.48
Total Current Liabilities	5,067.48
Long Term Liabilities	
Reserve Fund	10,949.20
Total Long Term Liabilities	10,949.20
Total Liabilities	16,016.68
Equity	
Operating Fund Balance	2,188.11
Surplus Carryover	2,944.02
Owners Capital Contributions	10,870.00
Unrestricted Net Assets	10,376.17
Net Income	935.74
Total Equity	27,314.04
TOTAL LIABILITIES & EQUITY	43,330.72

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

June 2021

	Jun 21	Budget	\$ Over Budget	Jan - Jun 21	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
Income							
5010 · Maintenance Assessment	3,262.17	3,262.17	0.00	19,573.00	19,572.98	0.02	39,146.00
5020 · Reserve Income	0.00	0.00	0.00	2,999.00	2,999.00	0.00	5,998.00
5030 · Surplus Rollover	490.67	490.67	0.00	2,943.98	2,943.98	0.00	5,888.00
5050 · Capital Contribution	350.00	0.00	350.00	1,400.00	0.00	1,400.00	0.00
5100 · Late Fee/Finance Charge	13.42	0.00	13.42	100.02	0.00	100.02	0.00
5300 · Sales Apps	0.00	0.00	0.00	500.00	0.00	500.00	0.00
5550 · Interest - Capital Contributi...	0.43	0.00	0.43	2.53	0.00	2.53	0.00
Total Income	4,116.69	3,752.84	363.85	27,518.53	25,515.96	2,002.57	51,032.00
Total Income	4,116.69	3,752.84	363.85	27,518.53	25,515.96	2,002.57	51,032.00
Gross Profit	4,116.69	3,752.84	363.85	27,518.53	25,515.96	2,002.57	51,032.00
Expense							
Administrative							
7100 · Insurance	352.58	350.00	2.58	2,115.48	2,100.00	15.48	4,200.00
7150 · Legal	0.00	166.67	(166.67)	81.50	999.98	(918.48)	2,000.00
7170 · Tax Prep & Financial Rep	0.00	16.67	(16.67)	225.00	99.98	125.02	200.00
7200 · Management Fees	600.00	600.00	0.00	3,600.00	3,600.00	0.00	7,200.00
7260 · Postage	6.32	20.83	(14.51)	76.49	125.02	(48.53)	250.00
7270 · Printing & Copying	3.10	16.67	(13.57)	134.90	99.98	34.92	200.00
7300 · Misc. Administrative	79.00	83.33	(4.33)	558.00	500.02	57.98	1,000.00
Total Administrative	1,041.00	1,254.17	(213.17)	6,791.37	7,524.98	(733.61)	15,050.00
Maintenance							
7600 · Landscaping Maintenance	1,229.00	1,250.00	(21.00)	7,691.10	7,500.00	191.10	15,000.00
7610 · Landscape Replacement	4,959.00	583.33	4,375.67	4,959.00	3,500.02	1,458.98	7,000.00
7620 · Irrigation Maint/Repair	0.00	41.67	(41.67)	61.80	249.98	(188.18)	500.00
7640 · Pond Maintenance	125.00	188.33	(63.33)	980.00	1,130.02	(150.02)	2,260.00
7650 · Wetland Monitor/Mitigati	0.00	16.67	(16.67)	0.00	99.98	(99.98)	200.00
7660 · Misc. Maintenance	0.00	166.67	(166.67)	0.00	999.98	(999.98)	2,000.00
Total Maintenance	6,313.00	2,246.67	4,066.33	13,691.90	13,479.98	211.92	26,960.00
Utilities							
8610 · Electricity - Monuments	26.16	33.33	(7.17)	190.91	200.02	(9.11)	400.00
8620 · Electricity - Street Lights	172.56	181.17	(8.61)	1,090.50	1,086.98	3.52	2,174.00
8630 · Water - Irrigation	77.15	37.50	39.65	419.11	225.00	194.11	450.00
Total Utilities	275.87	252.00	23.87	1,700.52	1,512.00	188.52	3,024.00
Total Expense	7,629.87	3,752.84	3,877.03	22,183.79	22,516.96	(333.17)	45,034.00
Net Ordinary Income	(3,513.18)	0.00	(3,513.18)	5,334.74	2,999.00	2,335.74	5,998.00
Other Income/Expense							
Other Expense							
Transfers							
9970 · Reserves-General	0.00	0.00	0.00	2,999.00	2,999.00	0.00	5,998.00
9980 · Capital Contributions	350.00	0.00	350.00	1,400.00	0.00	1,400.00	0.00
Total Transfers	350.00	0.00	350.00	4,399.00	2,999.00	1,400.00	5,998.00
Total Other Expense	350.00	0.00	350.00	4,399.00	2,999.00	1,400.00	5,998.00
Net Other Income	(350.00)	0.00	(350.00)	(4,399.00)	(2,999.00)	(1,400.00)	(5,998.00)
Net Income	(3,863.18)	0.00	(3,863.18)	935.74	0.00	935.74	0.00