

AS OF FEBRUARY 28, 2017

ASSETS		
CASH		
1011 CASH-FIRST BANK	\$33,368.54	
1012 CASH-US BANK	(2,982.00)	
1020 RES-RBC	<u>128,626.57</u>	
TOTAL CASH		<u>159,013.11</u>
ACCOUNTS RECEIVABLE		
1110 DUES RECEIVABLE	<u>28,621.76</u>	
TOTAL RECEIVABLES		<u>28,621.76</u>
TOTAL ASSETS		<u><u>187,634.87</u></u>
 LIABILITIES & EQUITY		
CURRENT LIABILITIES		
2115 PREPAID ASSESSMENTS	<u>3,323.51</u>	
TOTAL LIABILITIES		<u>3,323.51</u>
EQUITY		
2940 CURRENT EARNINGS	14,190.88	
2941 CURRENT EARNINGS	(14,190.88)	
2950 RESERVE FUND-PRIOR	94,457.09	
2955 RESERVE FUND-CURRENT	3,000.72	
2960 OPERATING FUND-PRIOR	75,663.39	
2965 OPERATING FD-CURRENT	<u>11,190.16</u>	
TOTAL EQUITY		<u>184,311.36</u>
TOT LIABILITY AND EQUITY		<u><u>187,634.87</u></u>

METZLER RANCH FILING NO 1 HOA

Budget Comparison Report
AS OF FEBRUARY 28, 2017
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$0.00	\$0.00	\$0.00	\$41,751.00	\$41,751.00	\$0.00
5210 LATE FEE CHARGE	200.00	0.00	(200.00)	400.00	445.00	45.00
5220 COLLECTION COST REC	250.00	0.00	(250.00)	500.00	495.45	(4.55)
5450 TRANSFER TO RESERVE	(1,491.00)	(2,982.00)	(1,491.00)	(2,982.00)	(2,982.00)	0.00
TOTAL INCOME	(1,041.00)	(2,982.00)	(1,941.00)	39,669.00	39,709.45	40.45
EXPENSES						
7030 MANAGEMENT FEES	1,514.00	1,514.00	0.00	3,028.00	3,376.46	(348.46)
7040 LEGAL FEES	75.00	0.00	75.00	150.00	0.00	150.00
7045 LEGAL COLLECTIONS	250.00	0.00	250.00	500.00	1,892.40	(1,392.40)
7060 PRINTING & COPYING	130.00	0.00	130.00	260.00	187.11	72.89
7062 POSTAGE	167.00	0.00	167.00	334.00	550.49	(216.49)
7090 MISC ADMINISTRATIVE	72.00	612.46	(540.46)	144.00	912.29	(768.29)
TOTAL ADMINISTRATIVE	2,208.00	2,126.46	81.54	4,416.00	6,918.75	(2,502.75)
7130 INSURANCE	0.00	0.00	0.00	2,200.00	4,214.00	(2,014.00)
TOTAL TAXES & INSURANCE	0.00	0.00	0.00	2,200.00	4,214.00	(2,014.00)
7320 ELECTRIC	479.00	0.00	479.00	958.00	497.81	460.19
7370 WATER	200.00	0.00	200.00	400.00	871.84	(471.84)
7380 TRASH REMOVAL	4,720.00	0.00	4,720.00	9,440.00	4,906.80	4,533.20
TOTAL UTILITIES	5,399.00	0.00	5,399.00	10,798.00	6,276.45	4,521.55
7415 LANDSCAPE CONTRACT	1,446.00	0.00	1,446.00	2,892.00	5,748.64	(2,856.64)
7460 FENCE REPAIRS	0.00	0.00	0.00	0.00	1,095.00	(1,095.00)
TOTAL LANDSCAPE MAINT	1,446.00	0.00	1,446.00	2,892.00	6,843.64	(3,951.64)
7630 SNOW REMOVAL	1,000.00	0.00	1,000.00	2,000.00	462.50	1,537.50
TOTAL SNOW/ROAD MAINT	1,000.00	0.00	1,000.00	2,000.00	462.50	1,537.50

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7710 CHRISTMAS LIGHTS	0.00	0.00	0.00	0.00	3,423.95	(3,423.95)
7711 PET PICK UP	125.00	0.00	125.00	250.00	380.00	(130.00)
TOTAL OTHER EXPENSES	125.00	0.00	125.00	250.00	3,803.95	(3,553.95)
TOTAL EXPENSES	10,178.00	2,126.46	8,051.54	22,556.00	28,519.29	(5,963.29)
NET PROFIT/LOSS	(11,219.00)	(5,108.46)	6,110.54	17,113.00	11,190.16	(5,922.84)