

# Mountain Harbour Property Owners Association Balance Sheet

As of April 30, 2021 & 2020

	Apr 30, 21	Apr 30, 20
<b>ASSETS</b>		
<b>Current Assets</b>		
<b>Checking/Savings</b>		
1002 · Nantahala Checking Account	72,942.50	77,854.92
1003 · Nantahala Savings Account	215,618.05	25,543.39
1005 · UCB Savings Account	250,466.59	196,362.26
<b>Total Checking/Savings</b>	539,027.14	299,760.57
<b>Total Current Assets</b>	539,027.14	299,760.57
<b>Fixed Assets</b>		
1300 · Gate - Front Entrance	30,528.00	30,528.00
1310 · Gate - Back Entrance	13,637.00	13,637.00
1320 · Gate House	24,551.00	24,551.00
1330 · Lighting Columns	14,228.00	14,228.28
1340 · Signs	4,069.00	4,069.18
1350 · Telephone System	4,893.00	4,893.00
1390 · Accumulated Depreciation	-78,711.06	-76,613.89
<b>Total Fixed Assets</b>	13,194.94	15,292.57
<b>Other Assets</b>		
1380 · Investment in Mtn. Harbour Golf	1,069,880.00	1,069,880.00
1480 · Due from Mtn. Harbour Golf	1,261,554.46	1,233,722.39
1500 · Deposit - Utility - Electricity	70.00	70.00
<b>Total Other Assets</b>	2,331,504.46	2,303,672.39
<b>TOTAL ASSETS</b>	<b>2,883,726.54</b>	<b>2,618,725.53</b>
<b>LIABILITIES &amp; EQUITY</b>		
<b>Liabilities</b>		
<b>Current Liabilities</b>		
<b>Accounts Payable</b>		
2001 · Accounts Payable	8,812.84	8,550.65
<b>Total Accounts Payable</b>	8,812.84	8,550.65
<b>Total Current Liabilities</b>	8,812.84	8,550.65
<b>Total Liabilities</b>	8,812.84	8,550.65
<b>Equity</b>		
3900 · Retained Earnings	2,515,994.21	2,491,213.76
Net Income	358,919.49	118,961.12
<b>Total Equity</b>	2,874,913.70	2,610,174.88
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>2,883,726.54</b>	<b>2,618,725.53</b>

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# Mountain Harbour Property Owners Association Profit & Loss

For the One Month & Four Months Ended April 30, 2021

	Apr 21	Jan - Apr 21
<b>Ordinary Income/Expense</b>		
<b>Income</b>		
4000 · Annual Dues	15,825.00	402,359.58
4020 · Gate Openers	100.00	300.00
4040 · Interest/Penalties/Lien Income	30.88	2,478.56
<b>Total Income</b>	<u>15,955.88</u>	<u>405,138.14</u>
<b>Gross Profit</b>	15,955.88	405,138.14
<b>Expense</b>		
5005 · Advertising/Promotion/Marketing	0.00	51.36
5000 · Accounting Expenses	125.00	1,750.00
5050 · Depreciation	47.05	495.54
5100 · Electricity	555.92	1,531.77
5200 · Landscape Contract	15,279.16	30,558.32
5220 · Landscaping Other	250.00	250.00
5260 · Legal Expenses	0.00	2,500.00
5600 · Miscellaneous	1,458.41	1,458.41
5610 · Office Expense & Supplies	0.00	93.59
5620 · Postage	0.00	110.00
5700 · Repairs & Maintenance	42.80	530.30
5710 · Road Maintenance	2,780.00	2,780.00
5800 · Taxes & Licenses	0.00	3,774.00
5820 · Telephone	82.93	335.36
<b>Total Expense</b>	<u>20,621.27</u>	<u>46,218.65</u>
<b>Net Ordinary Income</b>	<u>-4,665.39</u>	<u>358,919.49</u>
<b>Net Income</b>	<u><b>-4,665.39</b></u>	<u><b>358,919.49</b></u>

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# Mountain Harbour Property Owners Association Profit & Loss

For the Four Months Ended April 30, 2021 & 2020

	Jan - Apr 21	Jan - Apr 20	\$ Change
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>4000 · Annual Dues</b>	402,359.58	399,926.66	2,432.92
<b>4020 · Gate Openers</b>	300.00	66.00	234.00
<b>4040 · Interest/Penalties/Lien Income</b>	2,478.56	228.16	2,250.40
<b>Total Income</b>	405,138.14	400,220.82	4,917.32
<b>Gross Profit</b>	405,138.14	400,220.82	4,917.32
<b>Expense</b>			
<b>5005 · Advertising/Promotion/Marketing</b>	51.36	1,142.23	-1,090.87
<b>5000 · Accounting Expenses</b>	1,750.00	550.00	1,200.00
<b>5030 · Bank Fees, Late Fees, &amp; Other</b>	0.00	39.55	-39.55
<b>5050 · Depreciation</b>	495.54	807.00	-311.46
<b>5100 · Electricity</b>	1,531.77	2,219.49	-687.72
<b>5200 · Landscape Contract</b>	30,558.32	30,175.00	383.32
<b>5220 · Landscaping Other</b>	250.00	374.66	-124.66
<b>5260 · Legal Expenses</b>	2,500.00	4,277.13	-1,777.13
<b>5600 · Miscellaneous</b>	1,458.41	0.00	1,458.41
<b>5610 · Office Expense &amp; Supplies</b>	93.59	348.69	-255.10
<b>5620 · Postage</b>	110.00	110.00	0.00
<b>5700 · Repairs &amp; Maintenance</b>	530.30	822.17	-291.87
<b>5710 · Road Maintenance</b>	2,780.00	800.00	1,980.00
<b>5800 · Taxes &amp; Licenses</b>	3,774.00	16,431.42	-12,657.42
<b>5820 · Telephone</b>	335.36	305.55	29.81
<b>5880 · Uncollectable Debt</b>	0.00	222,856.81	-222,856.81
<b>Total Expense</b>	46,218.65	281,259.70	-235,041.05
<b>Net Ordinary Income</b>	358,919.49	118,961.12	239,958.37
<b>Net Income</b>	<b>358,919.49</b>	<b>118,961.12</b>	<b>239,958.37</b>

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**Mountain Harbour Property Owners Association  
Budget Comparison Report**  
For the One Month & the Four Months Ended April 30, 2021

	Apr 21	Budget	\$ Over Budget	Jan - Apr 21	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
4000 · Annual Dues	15,825.00	0.00	15,825.00	402,359.58	379,200.00	23,159.58	379,200.00
4010 · Filing Fees	0.00	83.33	-83.33	0.00	333.36	-333.36	1,000.00
4020 · Gate Openers	100.00	41.66	58.34	300.00	166.72	133.28	500.00
4030 · Impact Fees	0.00	166.66	-166.66	0.00	666.72	-666.72	2,000.00
4040 · Interest/Penalties/Lien Income	30.88	35.41	-4.53	2,478.56	141.72	2,336.84	425.00
<b>Total Income</b>	<b>15,955.88</b>	<b>327.06</b>	<b>15,628.82</b>	<b>405,138.14</b>	<b>380,508.52</b>	<b>24,629.62</b>	<b>383,125.00</b>
<b>Gross Profit</b>	<b>15,955.88</b>	<b>327.06</b>	<b>15,628.82</b>	<b>405,138.14</b>	<b>380,508.52</b>	<b>24,629.62</b>	<b>383,125.00</b>
<b>Expense</b>							
5005 · Advertising/Promotion/Marketing	0.00	375.00	-375.00	51.36	1,500.00	-1,448.64	4,500.00
5000 · Accounting Expenses	125.00	625.00	-500.00	1,750.00	2,500.00	-750.00	7,500.00
5010 · Filing Fees Expense	0.00	8.33	-8.33	0.00	33.36	-33.36	100.00
5030 · Bank Fees, Late Fees, & Other	0.00	20.83	-20.83	0.00	83.36	-83.36	250.00
5050 · Depreciation	47.05	166.66	-119.61	495.54	666.72	-171.18	2,000.00
5100 · Electricity	555.92	541.66	14.26	1,531.77	2,166.72	-634.95	6,500.00
5110 · Insurance	0.00	375.00	-375.00	0.00	1,500.00	-1,500.00	4,500.00
5200 · Landscape Contract	15,279.16	7,575.00	7,704.16	30,558.32	30,300.00	258.32	90,900.00
5220 · Landscaping Other	250.00	1,500.00	-1,250.00	250.00	6,000.00	-5,750.00	18,000.00
5260 · Legal Expenses	0.00	1,041.66	-1,041.66	2,500.00	4,166.72	-1,666.72	12,500.00
5250 · Mandatory Mowing - Prop Owners	0.00	41.66	-41.66	0.00	166.72	-166.72	500.00
5300 · Memberships & Dues	0.00	83.33	-83.33	0.00	333.36	-333.36	1,000.00
5600 · Miscellaneous	1,458.41	41.66	1,416.75	1,458.41	166.72	1,291.69	500.00
5610 · Office Expense & Supplies	0.00	41.66	-41.66	93.59	166.72	-73.13	500.00
5620 · Postage	0.00	75.00	-75.00	110.00	300.00	-190.00	900.00
5700 · Repairs & Maintenance	42.80	416.66	-373.86	530.30	1,666.72	-1,136.42	5,000.00
5710 · Road Maintenance	2,780.00	4,583.33	-1,803.33	2,780.00	18,333.36	-15,553.36	55,000.00
5800 · Taxes & Licenses	0.00	1,458.33	-1,458.33	3,774.00	5,833.36	-2,059.36	17,500.00
5820 · Telephone	82.93	100.00	-17.07	335.36	400.00	-64.64	1,200.00
5900 · Website	0.00	208.33	-208.33	0.00	833.36	-833.36	2,500.00
<b>Total Expense</b>	<b>20,621.27</b>	<b>19,279.10</b>	<b>1,342.17</b>	<b>46,218.65</b>	<b>77,117.20</b>	<b>-30,898.55</b>	<b>231,350.00</b>
<b>Net Ordinary Income</b>	<b>-4,665.39</b>	<b>-18,952.04</b>	<b>14,286.65</b>	<b>358,919.49</b>	<b>303,391.32</b>	<b>55,528.17</b>	<b>151,775.00</b>
<b>Net Income</b>	<b>-4,665.39</b>	<b>-18,952.04</b>	<b>14,286.65</b>	<b>358,919.49</b>	<b>303,391.32</b>	<b>55,528.17</b>	<b>151,775.00</b>

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