

WHITEOAK SHORES OWNERS ASSOCIATION

CASH POSITION BY MONTH

FY 2016

OCT	\$77,964.00	
NOV	71,335.00	CASH AVAILABLE FROM MUTUAL OF
DEC	68,384.00	OMAHA AND CNB GENERAL OPERATING
JAN	69,530.00	ACCOUNTS.
FEB	65,886.00	--- FINAL FINANCIALS FROM JUNCTION
MAR	65,886.00	--- TRANSITION PERIOD, NO REPORTS
APR	74,665.00	--- EXCEL ASSUMES MANAGEMENT APRIL 2016
May	89,341.00	
JUN	90,438.00	
JUL	97,884.00	
AUG	82,594.00	
SEPT	72,883.00	--- FINAL FINANCIALS FROM EXCEL

FY 2017

OCT	86,113.00	--- MUTUAL OF OMAHA ACCOUNT CLOSED
NOV	31,510.00	--- THOMAS SMITH, CPA, ASSUMES MANAGEMENT
DEC	20,090.00	
JAN	31,465.00	* ALL AMOUNTS ARE TAKEN FROM
FEB	32,314.00	BANK STATEMENTS WITH OUTSTANDING
MAR	30,076.89	CHECKS DEDUCTED AS OF EOM.
APR	27,784.31	BALANCE AT EOM \$34,656.80 LESS \$20,000
MAY	32,109.74	RESERVE LEAVES \$14,656.80 AVAILABLE.
JUN	34,345.24	
JUL	39,381.81	
AUG	37,482.03	* NEED TO KEEP IN MIND, RESERVE AMOUNT IS
SEPT	34,500.16	FOR NORMAL OPERATING EXPENSES AND

FY 2018

OCT	37,276.46	
NOV	25,563.58	--- THIS MONTH WE PAID A ONE TIME CHARGE OF
DEC	31,071.26	\$10,574.57 FOR INSURANCE OUT OF GENERAL FUNDS
JAN	30,019.56	AND \$4,140.00 FOR CLUBHOUSE A/C OUT OF
FEB	29,775.46	DISCRETIONARY FUNDS.
MAR	29,958.46	
APR	\$34,656.80	

WHITEOAK SHORES OWNERS ASSOCIATION

Profit & Loss YTD Comparison

05/23/18

April 2018

Accrual Basis

	Apr 18	Oct '17 - Apr 18
Income		
61999 · ASSESSMENT REVENUE		
62000 · LOT ASSESSMENT	11,100.00	33,264.00
62001 · OWNER ASSESSMENT	4,140.00	12,540.00
62002 · OWNER ASSESSMENT - ROADS	2,070.00	6,220.00
62004 · SEWER CONVENIENCE FEES	312.00	1,092.00
62005 · SEWER - SPECIAL ASSESSMENTS	504.00	1,764.00
62007 · Extended Stay - Guests	250.00	1,100.00
Total 61999 · ASSESSMENT REVENUE	18,376.00	55,980.00
62999 · OTHER INCOME (EXPENSES)		
63000 · LATE EES	3,804.06	10,879.03
63599 · MISC	0.00	0.00
7000 · INTEREST	2.58	19.54
71102 · DUMPSTER REVENUE	454.46	2,447.75
71103 · ICE REVENUE	39.50	189.06
71105 · POST OFFICE BOX LEASE	90.00	250.00
71200 · FUND RAISERS	81.63	4,017.90
71300 · GATE OPENER REVENUE	100.00	240.00
72000 · LOTS SALE	1,040.00	1,040.00
Total 62999 · OTHER INCOME (EXPENSES)	5,612.23	19,083.28
Total Income	23,988.23	75,063.28
Cost of Goods Sold		
50002 · *Cost of Goods Sold	1,328.39	1,328.39
Total COGS	1,328.39	1,328.39
Gross Profit	22,659.84	73,734.89
Expense		
79999 · ADMINISTRATIVE EXPENSES		
80001 · POSTAGE	0.00	262.06
80008 · BANK CHARGES	10.00	10.00
80012 · LICENSES AND PERMITS	0.00	19.97
Total 79999 · ADMINISTRATIVE EXPENSES	10.00	292.03
81000 · LEGAL & PROFESSIONAL		
81001 · LEGAL FEES	0.00	-0.05
81000 · LEGAL & PROFESSIONAL - Other	0.00	0.00
Total 81000 · LEGAL & PROFESSIONAL	0.00	-0.05
81999 · COST OF GOODS SOLD		
82001 · FILING FEES	0.00	30.00
82002 · ICE MACHINE EXPENSES	0.00	169.38
Total 81999 · COST OF GOODS SOLD	0.00	199.38
83000 · CONTRACT SERVICES		
83001 · LANDSCAPE MAINT - JACK H	600.00	4,200.00
83003 · MANAGEMENT SERVICES	856.70	6,059.58
83007 · POOL SERVICES - RON MORRIS	575.00	1,450.00
84007 · BATH HOUSE CLEANING	325.00	2,275.00
Total 83000 · CONTRACT SERVICES	2,356.70	13,984.58
84000 · REPAIRS & MAINTENANCE		
87001 · REP & MAINT - BATH HOUSE	0.00	56.00
87002 · REP & MAINT - EQUIPMENT	400.00	400.00
87004 · PARK REP & MAINT	6.47	58.81
87009 · POOL REP & MAINT	180.00	899.15
87010 · POOL SUPPLIES	49.19	49.19
87011 · BATH HOUSE SUPPLIES	0.00	163.39
87013 · REPAIRS & MAINT - CLUB HOUSE	496.66	1,216.29

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05/23/18

Accrual Basis

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Profit & Loss YTD Comparison

April 2018

	<u>Apr 18</u>	<u>Oct '17 - Apr 18</u>
90011 · STREETS - REP & MAINT	0.00	139.95
Total 84000 · REPAIRS & MAINTENANCE	1,132.32	2,982.78
91999 · UTILITIES		
80009 · TELEPHONE	105.42	749.94
83008 · DUMPSTER	280.88	1,952.78
92000 · ELECTRIC	0.00	2,919.67
92003 · WATER	44.60	626.18
92004 · SEWER USAGE	51.26	358.82
92006 · ELECTRIC - CLUBHOUSE	0.00	357.23
Total 91999 · UTILITIES	482.16	6,964.62
92999 · INSURANCE EXPENSE		
93000 · PROPERTY & LIBILITY INSURANCE	489.28	2,446.40
93004 · DIRECTORS & OFFICERS INSURAN...	388.15	1,940.75
92999 · INSURANCE EXPENSE - Other	0.00	1,754.56
Total 92999 · INSURANCE EXPENSE	877.43	6,141.71
94000 · INTEREST EXPENSE - CNB	0.00	117.94
94001 · PROPERTY TAXES	0.00	872.81
Total Expense	4,858.61	31,555.80
Net Income	<u>17,801.23</u>	<u>42,179.09</u>

WHITEOAK SHORES OWNERS ASSOCIATION

Balance Sheet

05/23/18

As of April 30, 2018

Accrual Basis

	<u>Apr 30, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
10000 · CAB OPERATING	34,069.63
10304 · CNB FUND RAISING - 07963	965.37
10305 · CNB CLUBHOUSE ACCT - 38462	3,388.09
10400 · PETTY CASH	42.21
Total Checking/Savings	<u>38,465.30</u>
Accounts Receivable	
12000 · ACCOUNTS RECEIVABLE	141,466.84
13600 · ALLOWANCE FOR BAD DEBT	-36,900.00
Total Accounts Receivable	<u>104,566.84</u>
Other Current Assets	
12001 · Undeposited Funds	1,902.76
14011 · PREPAID INSURANCE	6,187.62
14012 · INVENTORY LOTS	600.00
Total Other Current Assets	<u>8,690.38</u>
Total Current Assets	<u>151,722.52</u>
Fixed Assets	
14025 · MOBILE HOME	17,483.00
14038 · CLUSTER MAIL BOXES	4,981.76
14040 · CLUB HOUSE	25,072.62
14050 · ACCUMULATED DEPRECIATION	-8,861.14
Total Fixed Assets	<u>38,676.24</u>
TOTAL ASSETS	<u><u>190,398.76</u></u>
LIABILITIES & EQUITY	
Equity	
50000 · Equity	153,090.52
50001 · REPAIR & REPLACEMENT RESERVE	-4,870.85
Net Income	42,179.09
Total Equity	<u>190,398.76</u>
TOTAL LIABILITIES & EQUITY	<u><u>190,398.76</u></u>