

1730-F George Washington
Yorktown VA 23235

| | April 2019 | Operating | Reserves | Total |
|------|---------------------------------------|------------------|------------------|-------------------|
| | Assets | | | |
| | <i>Operating Current Assets</i> | | | |
| 1002 | CAB Operating (xxxx0965) | 48,228.54 | | 48,228.54 |
| | <i>Total Operating Current Assets</i> | 48,228.54 | | 48,228.54 |
| | <i>Reserve Current Assets</i> | | | |
| 1121 | CAB Reserve MM (xxxx3436) | | 61,628.92 | 61,628.92 |
| | <i>Total Reserve Current Assets</i> | | 61,628.92 | 61,628.92 |
| | <i>Accounts Receivable</i> | | | |
| 1200 | Accounts Receivable | 2,868.28 | | 2,868.28 |
| | <i>Total Accounts Receivable</i> | 2,868.28 | | 2,868.28 |
| | TOTAL ASSETS | 51,096.82 | 61,628.92 | 112,725.74 |
| | Liabilities & Equity | | | |
| | <i>Liabilities</i> | | | |
| 2050 | Prepaid Assessments | 3,114.03 | | 3,114.03 |
| | <i>Total Liabilities</i> | 3,114.03 | | 3,114.03 |
| | <i>Equity</i> | | | |
| 3406 | Replacement Reserve Fund | | 61,553.37 | 61,553.37 |
| 3490 | Reserve Interest Earned- Current Year | | 75.55 | 75.55 |
| 3519 | Operating Interest-Current Year | 7.82 | | 7.82 |
| 3900 | Retained Earnings | 23,864.48 | | 23,864.48 |
| | Net Income | 24,110.49 | | 24,110.49 |
| | <i>Total Equity</i> | 47,982.79 | 61,628.92 | 109,611.71 |
| | TOTAL LIABILITIES & EQUITY | 51,096.82 | 61,628.92 | 112,725.74 |

Riverwatch HOA

Income and Expense Statement

Posted 4/1/2019 to 4/30/2019 11:59:00 PM

| | Current Period Operating | | | Year to Date Operating | | | Annual |
|-----------------------------------|--------------------------|------------------|-----------------|------------------------|------------------|-------------------|------------------|
| | Actual | Budget | \$ Var | Actual | Budget | \$ Var | |
| Income | | | | | | | |
| <u>Income</u> | | | | | | | |
| 5010 Assessments | 20,336.25 | 20,570.00 | (233.75) | 40,672.50 | 41,140.00 | (467.50) | 82,280.00 |
| 5035 Returned Check Fee | 0.00 | 0.00 | 0.00 | (10.00) | 0.00 | (10.00) | 0.00 |
| 5040 Late Fees | 150.00 | 0.00 | 150.00 | 270.00 | 125.00 | 145.00 | 500.00 |
| 5090 Miscellaneous Income | 0.00 | 25.00 | (25.00) | 0.00 | 100.00 | (100.00) | 300.00 |
| TOTAL Income | <u>20,486.25</u> | <u>20,595.00</u> | <u>(108.75)</u> | <u>40,932.50</u> | <u>41,365.00</u> | <u>(432.50)</u> | <u>83,080.00</u> |
| TOTAL Income | <u>20,486.25</u> | <u>20,595.00</u> | <u>(108.75)</u> | <u>40,932.50</u> | <u>41,365.00</u> | <u>(432.50)</u> | <u>83,080.00</u> |
| Expense | | | | | | | |
| <u>Administrative</u> | | | | | | | |
| 6010 Audit & Tax Prep. | 0.00 | 0.00 | 0.00 | 0.00 | 295.00 | 295.00 | 295.00 |
| 6020 Management & Accounti | 437.17 | 437.00 | (0.17) | 1,748.68 | 1,748.00 | (0.68) | 5,246.00 |
| 6030 Insurance | 0.00 | 0.00 | 0.00 | (2,079.00) | 0.00 | 2,079.00 | 6,590.00 |
| 6040 Legal & Professional | 0.00 | 160.00 | 160.00 | 0.00 | 640.00 | 640.00 | 1,924.00 |
| 6050 Printing & Reproduction | 37.35 | 75.00 | 37.65 | 171.75 | 300.00 | 128.25 | 900.00 |
| 6060 Postage/Mailing | 31.80 | 38.00 | 6.20 | 150.03 | 152.00 | 1.97 | 450.00 |
| 6130 Delinquent Collection Fe | 0.00 | 4.00 | 4.00 | 0.00 | 16.00 | 16.00 | 50.00 |
| 6150 Misc. Administration | 0.00 | 125.00 | 125.00 | 80.00 | 500.00 | 420.00 | 1,500.00 |
| 6190 Licenses & Fees | 0.00 | 0.00 | 0.00 | 51.01 | 75.00 | 23.99 | 100.00 |
| 6220 Social Committee | 0.00 | 33.00 | 33.00 | 0.00 | 132.00 | 132.00 | 400.00 |
| TOTAL Administrative | <u>506.32</u> | <u>872.00</u> | <u>365.68</u> | <u>122.47</u> | <u>3,858.00</u> | <u>3,735.53</u> | <u>17,455.00</u> |
| <u>Clubhouse/Pool</u> | | | | | | | |
| 7610 Pool Contract | 1,134.00 | 533.00 | (601.00) | 2,268.00 | 533.00 | (1,735.00) | 3,200.00 |
| 7611 Pool Other | 191.56 | 0.00 | (191.56) | 191.56 | 0.00 | (191.56) | 0.00 |
| 7620 Pool Repair & Mainten | 0.00 | 250.00 | 250.00 | 0.00 | 250.00 | 250.00 | 1,500.00 |
| TOTAL Clubhouse/Pool | <u>1,325.56</u> | <u>783.00</u> | <u>(542.56)</u> | <u>2,459.56</u> | <u>783.00</u> | <u>(1,676.56)</u> | <u>4,700.00</u> |
| <u>Landscaping</u> | | | | | | | |
| 7300 Lawn Maintenance | 2,255.00 | 2,300.00 | 45.00 | 6,765.00 | 11,700.00 | 4,935.00 | 30,100.00 |
| 7330 Other Grounds | 0.00 | 333.00 | 333.00 | 0.00 | 1,332.00 | 1,332.00 | 4,000.00 |
| TOTAL Landscaping | <u>2,255.00</u> | <u>2,633.00</u> | <u>378.00</u> | <u>6,765.00</u> | <u>13,032.00</u> | <u>6,267.00</u> | <u>34,100.00</u> |
| <u>Maintenance/Repairs</u> | | | | | | | |
| 7005 Maintenance Supplies | 0.00 | 42.00 | 42.00 | 0.00 | 168.00 | 168.00 | 500.00 |
| 7018 Janitorial Service | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 1,600.00 |
| 7080 General Repair | 0.00 | 167.00 | 167.00 | 0.00 | 668.00 | 668.00 | 2,000.00 |
| TOTAL Maintenance/Repair | <u>0.00</u> | <u>209.00</u> | <u>209.00</u> | <u>0.00</u> | <u>836.00</u> | <u>836.00</u> | <u>4,100.00</u> |
| <u>Other</u> | | | | | | | |
| 9999 Suspense Payables | 0.00 | 0.00 | 0.00 | 295.00 | 0.00 | (295.00) | 0.00 |
| TOTAL Other | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> | <u>295.00</u> | <u>0.00</u> | <u>(295.00)</u> | <u>0.00</u> |
| <u>Reserves</u> | | | | | | | |
| 7830 Reserve Contribution | 1,685.00 | 1,685.00 | 0.00 | 6,740.00 | 6,740.00 | 0.00 | 20,225.00 |
| TOTAL Reserves | <u>1,685.00</u> | <u>1,685.00</u> | <u>0.00</u> | <u>6,740.00</u> | <u>6,740.00</u> | <u>0.00</u> | <u>20,225.00</u> |

Riverwatch HOA

Income and Expense Statement

Posted 4/1/2019 to 4/30/2019 11:59:00 PM

| | Current Period Operating | | | Year to Date Operating | | | Annual |
|--------------------------|--------------------------|------------------|---------------|------------------------|------------------|-----------------|------------------|
| | Actual | Budget | \$ Var | Actual | Budget | \$ Var | |
| Utilities | | | | | | | |
| 7200 Electricity | 104.50 | 208.00 | 103.50 | 439.98 | 832.00 | 392.02 | 2,500.00 |
| TOTAL Utilities | <u>104.50</u> | <u>208.00</u> | <u>103.50</u> | <u>439.98</u> | <u>832.00</u> | <u>392.02</u> | <u>2,500.00</u> |
| TOTAL Expense | <u>5,876.38</u> | <u>6,390.00</u> | <u>513.62</u> | <u>16,822.01</u> | <u>26,081.00</u> | <u>9,258.99</u> | <u>83,080.00</u> |
| Excess Revenue / Expense | <u>14,609.87</u> | <u>14,205.00</u> | <u>404.87</u> | <u>24,110.49</u> | <u>15,284.00</u> | <u>8,826.49</u> | <u>0.00</u> |