

Woodstream Falls Condo Assoc

Balance Sheet

05/16/18

As of April 30, 2018

Accrual Basis

	<u>Apr 30, 18</u>
ASSETS	
Current Assets	
Checking/Savings	
1010 · Operating Vectra - 5503	-39,183.67
1050 · Reserve Vectra - 8932	116,814.76
1060 · Vectra Bank Paint Reserve -1177	7,178.75
1090 · Vectra Reserves CD - 1077	651,372.28
1100 · Vectra CD 6 mo - 1048	44,123.56
1180 · Vectra Reserves CD 12 mo - 3507	314,418.04
Total Checking/Savings	<u>1,094,723.72</u>
Accounts Receivable	
1200 · Accounts Receivable	90,935.99
1230 · Rental receivable	356.00
Total Accounts Receivable	<u>91,291.99</u>
Other Current Assets	
1215 · A/R Prior owner balances	153,666.56
1220 · A/R old rental receivables	17,375.49
1250 · Allowance for doubtful accounts	-215,000.00
1400 · Unapplied Deposits****	1,421.00
1450 · Undeposited Funds	8,607.75
1500 · Due from operating	50,000.00
Total Other Current Assets	<u>16,070.80</u>
Total Current Assets	<u>1,202,086.51</u>
Fixed Assets	
1800 · Furniture and Equipment	11,168.54
1820 · Condo Units	424,739.72
1840 · Software	359.34
1890 · Accumulated Depreciation	-65,418.06
Total Fixed Assets	<u>370,849.54</u>
TOTAL ASSETS	<u><u>1,572,936.05</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
2130 · Deferred ins proceeds	1,151,080.37
2135 · Due to reserves	50,000.00
2145 · Tenant Security Deposits Held	13,138.00
Total Other Current Liabilities	<u>1,214,218.37</u>
Total Current Liabilities	<u>1,214,218.37</u>
Long Term Liabilities	
2160 · Deferred Mac-Gray Lease revenue	11,666.88
Total Long Term Liabilities	<u>11,666.88</u>
Total Liabilities	<u>1,225,885.25</u>
Equity	
3100 · Fund balance	269,274.72
3160 · Reserve fund balance	338,617.44
Net Income	-260,841.36
Total Equity	<u>347,050.80</u>
TOTAL LIABILITIES & EQUITY	<u><u>1,572,936.05</u></u>