

**Leewood Homeowners Association, Inc.**  
**Profit and Loss**  
For the Nine Months Ended September 30, 2016

	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>YTD Variance</u>	<u>Annual Budget</u>
<b>Income</b>				
<b>Operating Income</b>				
Assessments	131,625.00	131,625.00	-	175,500.00
Contribution to Reserves	(40,725.00)	(40,725.00)	-	(54,300.00)
Interest Income	570.54		570.54	
POA Packets	225.00	150.00	75.00	200.00
<b>Total Operating Income</b>	<b>\$ 91,695.54</b>	<b>\$ 91,050.00</b>	<b>\$ 645.54</b>	<b>\$ 121,400.00</b>
<b>Total Income</b>	<b>\$ 91,695.54</b>	<b>\$ 91,050.00</b>	<b>\$ 645.54</b>	<b>\$ 121,400.00</b>
<b>Gross Profit</b>	<b>\$ 91,695.54</b>	<b>\$ 91,050.00</b>	<b>\$ 645.54</b>	<b>\$ 121,400.00</b>
<b>Expenses</b>				
<b>Common Property Maintenance</b>				
Grounds Maintenance	27,730.35	29,943.00	2,212.65	39,924.00
Lighting	2,288.39	2,325.00	36.61	3,100.00
Other Maintenance	500.00	375.00	(125.00)	500.00
Snow Removal	6,771.50	3,500.00	(3,271.50)	6,500.00
Trash Service	37,052.55	37,581.00	528.45	50,605.00
Tree & Shrub	0.00	7,500.00	7,500.00	10,000.00
<b>Total Common Property Maintenance</b>	<b>\$ 74,342.79</b>	<b>\$ 81,224.00</b>	<b>\$ 6,881.21</b>	<b>\$ 110,629.00</b>
<b>General &amp; Administrative</b>				
Bank Charges	18.00	37.50	19.50	50.00
Dues	400.42	395.00	(5.42)	395.00
Meeting Space		-	-	250.00
Miscellaneous	105.95	450.00	344.05	450.00
Newsletter	80.61	270.00	189.39	360.00
Postage And Delivery	311.15	866.25	555.10	1,155.00
Stationery & Printing	404.60	900.00	495.40	1,200.00
Supplies	768.38	715.50	(52.88)	954.00
Website	207.38	188.00	(19.38)	188.00
<b>Total General &amp; Administrative</b>	<b>\$ 2,296.49</b>	<b>\$ 3,822.25</b>	<b>\$ 1,525.76</b>	<b>\$ 5,002.00</b>
<b>Professional Fees</b>				
Accounting	350.00	3,425.00	3,075.00	3,425.00
Insurance	3,212.25	3,200.00	(12.25)	3,200.00
Legal Fees	4,841.13	4,500.00	(341.13)	6,000.00
<b>Total Professional Fees</b>	<b>\$ 8,403.38</b>	<b>\$ 11,125.00</b>	<b>\$ 2,721.62</b>	<b>\$ 12,625.00</b>
<b>Taxes</b>				
Federal Income Tax		-	-	575.00
Virginia Income Tax		-	-	245.00
Other Taxes & Licenses	136.77	125.00	(11.77)	125.00
<b>Total Taxes</b>	<b>\$ 136.77</b>	<b>\$ 125.00</b>	<b>-\$ 11.77</b>	<b>\$ 945.00</b>
<b>Total Expenses</b>	<b>\$ 85,179.43</b>	<b>\$ 96,296.25</b>	<b>\$ 11,116.82</b>	<b>\$ 129,201.00</b>
<b>Net Operating Income</b>	<b>\$ 6,516.11</b>	<b>-\$ 5,246.25</b>	<b>\$ 11,762.36</b>	<b>-\$ 7,801.00</b>

No assurance is provided on these financial statements.

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**Profit and Loss**  
For the Nine Months Ended September 30, 2016

	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>YTD Variance</u>	<u>Annual Budget</u>
<b>Other Income</b>				
<b>Reserve Income</b>				
Contribution to Reserves	40,725.00	40,725.00	0.00	54,300.00
Dividend Income	1,353.99	1,500.00	-146.01	2,000.00
Interest Income	1,131.05	1,912.00	(780.95)	2,764.00
Realized Gain (Loss)	30,040.97		30,040.97	
<b>Total Reserve Income</b>	<u>\$ 73,251.01</u>	<u>\$ 44,137.00</u>	<u>\$ 29,114.01</u>	<u>\$ 59,064.00</u>
<b>Total Other Income</b>	<u>\$ 73,251.01</u>	<u>\$ 44,137.00</u>	<u>\$ 29,114.01</u>	<u>\$ 59,064.00</u>
<b>Other Expense</b>				
<b>Reserve Expenditures</b>				
Curbs		-	-	0.00
Entrance Signs		-	-	
Fence	11,930.00	20,000.00	8,070.00	20,000.00
Sidewalks		-	-	
Signs		-	-	
Streets		23,000.00	23,000.00	23,000.00
<b>Total Reserve Expenditures</b>	<u>\$ 11,930.00</u>	<u>\$ 43,000.00</u>	<u>\$ 31,070.00</u>	<u>\$ 43,000.00</u>
<b>Total Other Expense</b>	<u>\$ 11,930.00</u>	<u>\$ 43,000.00</u>	<u>\$ 31,070.00</u>	<u>\$ 43,000.00</u>
<b>Net Other Income</b>	<u>\$ 61,321.01</u>	<u>\$ 1,137.00</u>	<u>\$ 60,184.01</u>	<u>\$ 16,064.00</u>
<b>Net Income</b>	<u>\$ 67,837.12</u>	<u>-\$ 4,109.25</u>	<u>\$ 71,946.37</u>	<u>\$ 8,263.00</u>

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