

**Gulf View Estates Owners Association, Inc.**  
**Statement of Assets, Liabilities & Fund Balance**  
**As of August 31, 2013**

	<b>Aug 31, 13</b>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
<b>Operating Fund</b>	
1000.05 · Operating 4130 0.15%	30,643.37
1000.06 · Op CD FL 0639 1.01% 9/27/13	31,020.90
	61,664.27
<b>Total Operating Fund</b>	61,664.27
<b>Reserve Fund</b>	
1000.07 · Reserve 4148 0.30%	23,566.13
	23,566.13
<b>Total Reserve Fund</b>	23,566.13
	85,230.40
<b>Total Checking/Savings</b>	85,230.40
<b>Accounts Receivable</b>	
1200 · Accounts Receivable	
1220 · Maintenance Fees Receivable	2,120.00
1230 · Violations Receivable	1,085.00
1240 · Attorney Related Receivable	1,178.14
1250 · Lot Mowing Receivable	1,085.00
1260 · Misc Income Receivable	13.41
	5,481.55
<b>Total 1200 · Accounts Receivable</b>	5,481.55
	5,481.55
<b>Total Accounts Receivable</b>	5,481.55
	90,711.95
<b>Total Current Assets</b>	90,711.95
	<b>90,711.95</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
2000 · Accounts Payable	1,842.03
	1,842.03
<b>Total Accounts Payable</b>	1,842.03
<b>Other Current Liabilities</b>	
2010 · Pre-Collected Maint Fee	23,243.36
	23,243.36
<b>Total Other Current Liabilities</b>	23,243.36
	25,085.39
<b>Total Current Liabilities</b>	25,085.39
	25,085.39
<b>Total Liabilities</b>	25,085.39
<b>Equity</b>	
<b>3500 · Reserve Funds</b>	
3510 · Wall Reserves	13,566.13
3520 · Lake/Fountain Maint Reserve	10,000.00
	23,566.13
<b>Total 3500 · Reserve Funds</b>	23,566.13
3600 · Fund Bal - Operating	24,694.85
Net Income	17,365.58
	45,626.56

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**As of August 31, 2013**

	<u>Aug 31, 13</u>
Total Equity	<u>65,626.56</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u><u>90,711.95</u></u></b>

**Gulf View Estates Owners Association, Inc.**  
**Statement of Revenue & Expenses: Actual to Budget**  
**January through August 2013**

	Jan - Aug 13	Budget	\$ Over Budget
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
4000 · Maint Fee Income	46,486.64	46,485.33	1.31
4240 · Interest Income	256.94	133.33	123.61
4260 · Lot Mowing Income	520.00	266.67	253.33
4265 · Lot Mowing Exp	(480.00)	(266.67)	(213.33)
4270 · Past Due Interest	0.00	133.33	(133.33)
4280 · Misc. Income	163.41		
<b>Total Income</b>	<u>46,946.99</u>	<u>46,751.99</u>	<u>195.00</u>
<b>Gross Profit</b>	46,946.99	46,751.99	195.00
<b>Expense</b>			
<b>Administrative</b>			
5010 · Legal	1,799.91	5,333.33	(3,533.42)
5020 · Management Fees	9,780.00	9,493.33	286.67
5025 · Taxes & Fees	61.25	62.00	(0.75)
5100 · Office expense	1,553.94	3,033.33	(1,479.39)
5140 · Meeting Room Rental	275.00	466.67	(191.67)
5150 · Storage Rental	465.64	300.00	165.64
5160 · Newsletter/Website	804.18	833.33	(29.15)
5200 · Insurance Expense	2,354.91	3,333.33	(978.42)
7400 · Uncollectable Owner Funds	918.80	666.67	252.13
<b>Total Administrative</b>	<u>18,013.63</u>	<u>23,521.99</u>	<u>(5,508.36)</u>
<b>Grounds</b>			
6000 · Repairs & Replacements	538.16	1,333.33	(795.17)
6100 · Grounds Contract	11,911.24	11,666.67	244.57
6100.01 · Grounds Care	328.31	1,333.33	(1,005.02)
6100.02 · Abandoned House Mo...	100.00	666.67	(566.67)
6400 · Street Lighting	4,747.74	4,200.00	547.74
6600 · Lake Maintenance	4,238.49	1,866.67	2,371.82
7900 · Contingency	0.00	17.33	(17.33)
<b>Total Grounds</b>	<u>21,863.94</u>	<u>21,084.00</u>	<u>779.94</u>
<b>Utilities</b>			
7200 · Electric - Meter	1,788.84	2,166.67	(377.83)
<b>Total Utilities</b>	<u>1,788.84</u>	<u>2,166.67</u>	<u>(377.83)</u>
<b>Total Expense</b>	<u>41,666.41</u>	<u>46,772.66</u>	<u>(5,106.25)</u>
<b>Net Ordinary Income</b>	5,280.58	(20.67)	5,301.25
<b>Other Income/Expense</b>			
<b>Other Income</b>			
8100 · Violations Revenue	12,085.00		
8050 · Reserve Investment Interest	24.47		
<b>Total Other Income</b>	<u>12,109.47</u>		
<b>Other Expense</b>			
9510 · Reserve Allocation	24.47		
<b>Total Other Expense</b>	<u>24.47</u>		
<b>Net Other Income</b>	<u>12,085.00</u>		
<b>Net Income</b>	<u>17,365.58</u>	<u>(20.67)</u>	<u>17,386.25</u>