

**Vulcan Park Condominiums
Financial Summary
For Month ending March 24, 2019**

Balance in ServisFirst Bank Account # 1110283973	\$135,349.29
Balance in Operating Account	\$9,473.94
Total Assets	\$144,823.23

Summarized Operating Account

Beginning Balance		\$14,657.60
Total Income	+	\$24,311.22
Expenses	-	\$29,494.88
Transfer from Reserve	+	<u>\$0.00</u>
NET INCOME (LOSS)		\$9,473.94
 Ending Balance		 \$9,473.94

Vulcan Park Condominiums
Statement of Income and Expenses
For the Month Ended March 24, 2019

Dues Operating

	Current Month	Year to Date
INCOME		
Water Reimbursement	\$ 6,316.22	\$ 15,886.03
Maintenance Fee Income	17,835.00	55,245.91
Fines	100.00	200.00
Late Charges/NSF Fees	60.00	60.00
TOTAL INCOME	<u>\$ 24,311.22</u>	<u>\$ 71,391.94</u>
EXPENSES - REPAIRS & MAINTENANCE		
Plumbing-Heating-Electrical	\$ 2,200.00	\$ 2,675.00
Common Area - Other		378.90
Grounds - Yard Work		5,035.00
Building Exterior - Repair		350.00
Building Interior - Repair	36.90	336.90
Roof Repair	440.00	615.00
Building Shell Repairs or Gutte		3,805.00
Miscellaneous	110.70	457.80
TOTAL REPAIRS & MAINTENANCE	<u>\$ 2,787.60</u>	<u>\$ 13,653.60</u>
EXPENSES - REPLACEMENT		
Replacement Windows/Glass/Scree		\$ 4,150.00
TOTAL REPLACEMENT		<u>\$ 4,150.00</u>
EXPENSES - UTILITIES		
Electric	\$ 1,898.84	\$ 5,700.19
Water	6,288.19	20,085.91
TOTAL UTILITIES	<u>\$ 8,187.03</u>	<u>\$ 25,786.10</u>
EXPENSES - PAYROLL		
EXPENSES - GENERAL & ADMINISTRATIVE		
Telephone	\$ 153.40	\$ 416.68
Postage	96.00	96.00
Insurance	11,715.00	11,715.00
Office Supplies	35.52	35.52
Waste Removal	479.70	1,632.24
Extermination		550.00
Valet Trash Removal	705.00	2,115.00
Legal & Accounting		1,267.51
Bank Charges	2.30	7.00
Miscellaneous Services		200.00
Capital Replacement Reserves	3,333.33	9,999.99

Vulcan Park Condominiums
Statement of Income and Expenses
For the Month Ended March 24, 2019

Dues Operating

	Current Month	<u>Year to Date</u>
TOTAL GENERAL & ADMINISTRATIVE	\$ 16,520.25	\$ 28,034.94
 TOTAL EXPENDITURES	 \$ 27,494.88	 \$ 71,624.64
Management Fee	\$ 2,000.00	\$ 6,000.00
 NET INCOME (LOSS)	 \$ (5,183.66)	 \$ (6,232.70)
 PRIOR BALANCE FROM 12/24/18		 \$ 15,706.64
 ASSOCIATION BALANCE	 \$ (5,183.66)	 \$ 9,473.94

Previous Balance	Total Income	Total Expenses	Ending Balance
\$ 14,657.60	\$ 24,311.22	\$ 29,494.88	\$ 9,473.94