

**Vulcan Park Condominiums  
Financial Summary  
For Month ending December 2020**

Balance in ServisFirst Bank Account # 1110283973	\$101,040.18
Balance in Operating Account	\$24,047.05
<b>Total Assets</b>	<b>\$125,087.23</b>

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**Summarized Operating Account**

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Beginning Balance	\$8,190.30
Total Income	+ \$37,816.08
Expenses	- \$21,959.33
Transfer from Reserve	+ <u>\$0.00</u>
<b>NET INCOME (LOSS)</b>	<b>\$24,047.05</b>
 <b>Ending Balance</b>	 <b>\$24,047.05</b>

Vulcan Park Condominiums  
Statement of Income and Expenses  
For the Month Ended December 24, 2020

Dues Operating

	Current Month	Year to Date
<b>INCOME</b>		
Water Reimbursement	\$ 6,881.00	\$ 53,773.33
Maintenance Fee Income	29,465.00	248,676.28
Fines		295.00
Late Charges/NSF Fees	750.00	1,490.00
Transfer Fees	75.00	75.00
Interest	645.08	645.08
<b>TOTAL INCOME</b>	<b>\$ 37,816.08</b>	<b>\$ 304,954.69</b>
<b>EXPENSES - REPAIRS &amp; MAINTENANCE</b>		
Plumbing-Heating-Electrical	\$ 1,025.00	\$ 6,148.51
Common Area - Painting		36.90
Common Area - Other		12,567.32
Grounds - Yard Work	2,909.00	35,148.35
Janitorial Maintenance/Supplies	36.90	289.40
Building Exterior - Repair		4,984.90
Building Interior - Repair	500.00	1,816.00
Roof Repair		1,150.00
Building Shell Repairs or Gutte		10,498.00
Electrical Repairs		203.00
Miscellaneous		360.78
<b>TOTAL REPAIRS &amp; MAINTENANCE</b>	<b>\$ 4,470.90</b>	<b>\$ 73,203.16</b>
<b>EXPENSES - REPLACEMENT</b>		
Replacement Windows/Glass/Scree	\$ 1,455.00	\$ 18,206.50
Replacement Apt. Unit - Other		12,625.00
<b>TOTAL REPLACEMENT</b>	<b>\$ 1,455.00</b>	<b>\$ 30,831.50</b>
<b>EXPENSES - UTILITIES</b>		
Electric	\$ 1,537.24	\$ 21,443.07
Water	8,163.84	99,671.89
<b>TOTAL UTILITIES</b>	<b>\$ 9,701.08</b>	<b>\$ 121,114.96</b>
<b>EXPENSES - PAYROLL</b>		
<b>EXPENSES - GENERAL &amp; ADMINISTRATIVE</b>		
Termite Bond		\$ 800.00
Telephone	178.88	2,102.50
Postage		265.85
Insurance	2,776.92	36,099.92
Office Supplies		484.39

Vulcan Park Condominiums  
Statement of Income and Expenses  
For the Month Ended December 24, 2020

Dues Operating

	Current Month	Year to Date
Waste Removal	\$ 332.10	\$ 5,774.85
Extermination	550.00	5,125.80
Valet Trash Removal	705.00	8,460.00
Signs		1,376.98
Legal & Accounting	(3,938.28)	(2,936.21)
Audit - Accounting		320.00
Bank Charges	4.40	130.80
Miscellaneous Services	75.00	859.15
Web Site Service	315.00	1,402.43
Capital Replacement Reserves	<u>3,333.33</u>	<u>74,558.54</u>
<b>TOTAL GENERAL &amp; ADMINISTRATIVE</b>	<b>\$ 4,332.35</b>	<b>\$ 134,825.00</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 19,959.33</b>	<b>\$ 359,974.62</b>
Management Fee	\$ 2,000.00	\$ 24,000.00
<b>NET INCOME (LOSS)</b>	<b>\$ 15,856.75</b>	<b>\$ (79,019.93)</b>
PRIOR BALANCE FROM 12/24/19		\$ 62,441.98
TRANSFER OF FUNDS		40,625.00
<b>ASSOCIATION BALANCE</b>	<b><u>\$ 15,856.75</u></b>	<b><u>\$ 24,047.05</u></b>

Previous Balance	Total Income	Total Expenses	Ending Balance
\$ 8,190.30	\$ 37,816.08	\$ 21,959.33	\$ 24,047.05