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Sonoran Desert Willow Estates Homeowners Association

01/11/24

Balance Sheet

Accrual Basis

As of December 31, 2023

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	<u>Dec 31, 23</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
US Bank Operating	34,027.82
US Bank Reserve	<u>1,659.58</u>
<b>Total Checking/Savings</b>	35,687.40
<b>Accounts Receivable</b>	
1200 · Accounts Receivable	<u>-2,994.55</u>
<b>Total Accounts Receivable</b>	-2,994.55
<b>Other Current Assets</b>	
1400 · Undeposited Funds	<u>4,221.53</u>
<b>Total Other Current Assets</b>	<u>4,221.53</u>
<b>Total Current Assets</b>	<u>36,914.38</u>
<b>TOTAL ASSETS</b>	<u><b>36,914.38</b></u>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Equity</b>	
3000 · Opening Balance Equity	55,159.91
3200 · Retained Earnings	-17,426.00
Net Income	<u>-819.53</u>
<b>Total Equity</b>	<u>36,914.38</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><b>36,914.38</b></u>

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**Sonoran Desert Willow Estates Homeowners Association**  
**Profit & Loss YTD Comparison**  
**December 2023**

01/11/24

Cash Basis

	<u>Dec 23</u>	<u>Jan - Dec...</u>
<b>Income</b>		
Assessment Income	1,648.95	142,672.82
Fines Income	0.00	1,995.00
Interest Income	0.14	1.18
Late Fee Interest Income	51.82	224.80
Late Fees	225.00	2,935.18
4900 · Uncategorized Income	0.00	-85.00
	<hr/>	<hr/>
<b>Total Income</b>	<b>1,925.91</b>	<b>147,743.98</b>
<b>Gross Profit</b>	<b>1,925.91</b>	<b>147,743.98</b>
<b>Expense</b>		
<b>6000 · Maintenance</b>		
6010 · Irrigation Repair	0.00	181.52
6015 · Backflow Testing	0.00	116.00
6020 · Landscape Contract	4,975.00	61,950.00
6025 · Landscape Improvements	0.00	2,375.00
6030 · Other Contract Services	629.49	21,174.19
6050 · Trash Removal	0.00	1,010.00
6060 · Maintenance Improvements	0.00	1,105.00
6065 · Maintenance	0.00	759.01
6075 · Pre Emergent	0.00	4,500.00
6080 · Sidewalk Maintenance	0.00	7,442.00
6085 · Improvements	0.00	1,170.00
	<hr/>	<hr/>
<b>Total 6000 · Maintenance</b>	<b>5,604.49</b>	<b>101,782.72</b>
<b>6200 · Parts &amp; Supplies</b>		
6220 · Misc Parts & Supplies	0.00	160.43
	<hr/>	<hr/>
<b>Total 6200 · Parts &amp; Supplies</b>	<b>0.00</b>	<b>160.43</b>
<b>6600 · Administration</b>		
6610 · Insurance	0.00	2,345.00
6611 · Insurance Other	0.00	1,123.70
6620 · Management Fee	1,850.00	22,200.00
6630 · Permits, Fees & Taxes	0.00	996.26
6640 · Postage, printing & supplies	68.80	4,222.46
6660 · Legal & Accounting	110.72	1,746.86
6680 · Web-Master	0.00	1,849.00
6685 · Meeting Room	0.00	462.00
6695 · Annual Meeting Expenses	0.00	225.00
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<b>Total 6600 · Administration</b>	<b>2,029.52</b>	<b>35,170.28</b>
<b>7100 · Utilities</b>		
7120 · Water	161.93	8,323.12
	<hr/>	<hr/>
<b>Total 7100 · Utilities</b>	<b>161.93</b>	<b>8,323.12</b>
	<hr/>	<hr/>
<b>Total Expense</b>	<b>7,795.94</b>	<b>145,436.55</b>
<b>Net Income</b>	<b><u>-5,870.03</u></b>	<b><u>2,307.43</u></b>

**Sonoran Desert Willow Estates Homeowners Association**  
**Check Detail**  
**December 2023**

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Check	1157	12/01/2023	Platinum Managem...	US Bank Operating		<b>-2,548.96</b>
				6620 · Management ...	-1,850.00	1,850.00
				6660 · Legal & Acco...	-215.00	215.00
				6660 · Legal & Acco...	-390.00	390.00
				6640 · Postage, prin...	-93.96	93.96
TOTAL					-2,548.96	2,548.96
Check	1158	12/06/2023	Sonoran Shade Tre...	US Bank Operating		<b>-4,975.00</b>
				6020 · Landscape C...	-4,975.00	4,975.00
TOTAL					-4,975.00	4,975.00
Check	1159	12/14/2023	City of Tucson Water	US Bank Operating		<b>-161.93</b>
				7120 · Water	-20.18	20.18
				7120 · Water	-141.75	141.75
TOTAL					-161.93	161.93
Check	1160	12/14/2023	Michael Gauvin	US Bank Operating		<b>-384.61</b>
				6030 · Other Contra...	-384.61	384.61
TOTAL					-384.61	384.61
Check	1161	12/14/2023	Iris Collaco	US Bank Operating		<b>-244.88</b>
				6030 · Other Contra...	-244.88	244.88
TOTAL					-244.88	244.88

## Sonoran Desert Willow Estates Homeowners Association

01/11/24

## Profit &amp; Loss Budget vs. Actual

Cash Basis

January through December 2023

	Jan - Dec...	Budget	\$ Over ...	% of B...
<b>Income</b>				
Assessment Income	142,672.82	141,200.00	1,472.82	101.0%
Fines Income	1,995.00	0.00	1,995.00	100.0%
Interest Income	1.18	0.00	1.18	100.0%
Late Fee Interest Income	224.80	0.00	224.80	100.0%
Late Fees	2,935.18	0.00	2,935.18	100.0%
4900 · Uncategorized Income	-85.00	0.00	-85.00	100.0%
<b>Total Income</b>	<b>147,743.98</b>	<b>141,200.00</b>	<b>6,543.98</b>	<b>104.6%</b>
<b>Gross Profit</b>	<b>147,743.98</b>	<b>141,200.00</b>	<b>6,543.98</b>	<b>104.6%</b>
<b>Expense</b>				
6000 · Maintenance				
6010 · Irrigation Repair	181.52	100.00	81.52	181.5%
6015 · Backflow Testing	116.00	120.00	-4.00	96.7%
6020 · Landscape Contract	61,950.00	69,498.00	-7,548.00	89.1%
6025 · Landscape Improvements	2,375.00	0.00	2,375.00	100.0%
6030 · Other Contract Services	21,174.19	600.00	20,574.19	****
6045 · Tree Trimming	0.00	0.00	0.00	0.0%
6050 · Trash Removal	1,010.00	0.00	1,010.00	100.0%
6060 · Maintenance Improvements	1,105.00	0.00	1,105.00	100.0%
6065 · Maintenance	759.01	0.00	759.01	100.0%
6070 · Rye Overseed	0.00	3,000.00	-3,000.00	0.0%
6075 · Pre Emergent	4,500.00	10,000.00	-5,500.00	45.0%
6080 · Sidewalk Maintenance	7,442.00	14,000.00	-6,558.00	53.2%
6085 · Improvements	1,170.00	1,000.00	170.00	117.0%
<b>Total 6000 · Maintenance</b>	<b>101,782.72</b>	<b>98,318.00</b>	<b>3,464.72</b>	<b>103.5%</b>
6200 · Parts & Supplies				
6220 · Misc Parts & Supplies	160.43	600.00	-439.57	26.7%
<b>Total 6200 · Parts &amp; Supplies</b>	<b>160.43</b>	<b>600.00</b>	<b>-439.57</b>	<b>26.7%</b>
6600 · Administration				
6610 · Insurance	2,345.00	2,160.00	185.00	108.6%
6611 · Insurance Other	1,123.70	0.00	1,123.70	100.0%
6620 · Management Fee	22,200.00	22,200.00	0.00	100.0%
6630 · Permits, Fees & Taxes	996.26	615.00	381.26	162.0%
6640 · Postage, printing & supplies	4,222.46	6,000.00	-1,777.54	70.4%
6660 · Legal & Accounting	1,746.86	1,100.00	646.86	158.8%
6680 · Web-Master	1,849.00	1,200.00	649.00	154.1%
6685 · Meeting Room	462.00	720.00	-258.00	64.2%
6695 · Annual Meeting Expenses	225.00	0.00	225.00	100.0%
<b>Total 6600 · Administration</b>	<b>35,170.28</b>	<b>33,995.00</b>	<b>1,175.28</b>	<b>103.5%</b>
7100 · Utilities				
7120 · Water	8,323.12	12,000.00	-3,676.88	69.4%
<b>Total 7100 · Utilities</b>	<b>8,323.12</b>	<b>12,000.00</b>	<b>-3,676.88</b>	<b>69.4%</b>
<b>Total Expense</b>	<b>145,436.55</b>	<b>144,913.00</b>	<b>523.55</b>	<b>100.4%</b>
<b>Net Income</b>	<b>2,307.43</b>	<b>-3,713.00</b>	<b>6,020.43</b>	<b>-62.1%</b>

## Sonoran Desert Willow Estates Homeowners Association

## Reconciliation Detail

US Bank Operating, Period Ending 12/31/2023

Type	Date	Num	Name	Clr	Amount	Balance
<b>Beginning Balance</b>						36,030.87
<b>Cleared Transactions</b>						
<b>Checks and Payments - 5 items</b>						
Check	11/16/2023	1156	Vail School District	X	-42.00	-42.00
Check	12/01/2023	1157	Platinum Management	X	-2,548.96	-2,590.96
Check	12/06/2023	1158	Sonoran Shade Tre...	X	-4,975.00	-7,565.96
Check	12/14/2023	1161	Iris Collaco	X	-244.88	-7,810.84
Check	12/14/2023	1159	City of Tucson Water	X	-161.93	-7,972.77
Total Checks and Payments					-7,972.77	-7,972.77
<b>Deposits and Credits - 14 items</b>						
Deposit	12/01/2023			X	137.00	137.00
Deposit	12/04/2023			X	171.00	308.00
Deposit	12/05/2023			X	100.00	408.00
Deposit	12/05/2023			X	500.00	908.00
Deposit	12/07/2023			X	249.00	1,157.00
Deposit	12/07/2023			X	542.23	1,699.23
Deposit	12/08/2023			X	60.00	1,759.23
Deposit	12/11/2023			X	157.00	1,916.23
Deposit	12/13/2023			X	1,478.10	3,394.33
Deposit	12/15/2023			X	165.00	3,559.33
Deposit	12/20/2023			X	1,379.00	4,938.33
Deposit	12/26/2023			X	395.00	5,333.33
Deposit	12/27/2023			X	221.00	5,554.33
Deposit	12/28/2023			X	600.00	6,154.33
Total Deposits and Credits					6,154.33	6,154.33
Total Cleared Transactions					-1,818.44	-1,818.44
Cleared Balance					-1,818.44	34,212.43
<b>Uncleared Transactions</b>						
<b>Checks and Payments - 1 item</b>						
Check	12/14/2023	1160	Michael Gauvin		-384.61	-384.61
Total Checks and Payments					-384.61	-384.61
<b>Deposits and Credits - 1 item</b>						
Deposit	12/29/2023				200.00	200.00
Total Deposits and Credits					200.00	200.00
Total Uncleared Transactions					-184.61	-184.61
Register Balance as of 12/31/2023					-2,003.05	34,027.82
<b>New Transactions</b>						
<b>Checks and Payments - 1 item</b>						
Check	01/08/2024	1163	Platinum Management		-2,756.67	-2,756.67
Total Checks and Payments					-2,756.67	-2,756.67
<b>Deposits and Credits - 2 items</b>						
Check	01/05/2024	1162	Platinum Management		0.00	0.00
Deposit	01/11/2024				12,741.63	12,741.63
Total Deposits and Credits					12,741.63	12,741.63
Total New Transactions					9,984.96	9,984.96
<b>Ending Balance</b>					<b>7,981.91</b>	<b>44,012.78</b>

**Sonoran Desert Willow Estates Homeowners Association**  
**Reconciliation Detail**  
**US Bank Reserve, Period Ending 12/31/2023**

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
<b>Beginning Balance</b>						1,659.44
<b>Cleared Transactions</b>						
<b>Deposits and Credits - 1 item</b>						
Deposit	12/31/2023			X	0.14	0.14
Total Deposits and Credits					0.14	0.14
Total Cleared Transactions					0.14	0.14
Cleared Balance					0.14	1,659.58
Register Balance as of 12/31/2023					0.14	1,659.58
<b>Ending Balance</b>					<b>0.14</b>	<b>1,659.58</b>

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