

**WATERFORD LAKES
COMMUNITY ASSOCIATION, INC**

FINANCIAL STATEMENTS
FOR
PERIOD ENDING

July 31, 2017

Waterford Lakes Community Association

Balance Sheet
As of 07/31/17

ASSETS

OPERATING ACCOUNTS

1010	Operating Account Stonegate	\$ 554,480.53
1011	Operating Account BB&T	164,056.49
1012	Operating Petty Cash	500.00
1023	ICS FDIC Cert 33653	245,074.79
1024	ICS FDIC Cert 35583	245,215.01
1025	ICS FDIC Cert 6784	116,627.19

TOTAL OPERATING ACCOUNTS \$ 1,325,954.01

RESERVE ACCOUNTS

1030	Reserve Account Stonegate	\$ 184,493.95
1044	CDAR Res SGB 8427 12/21/17	310,586.51
1045	CDAR Res SGB 4924 -06/21/18	104,469.54
1056	CDAR Res Water SGB 6017 3/1/18	332,989.82

TOTAL RESERVE ACCOUNTS \$ 932,539.82

OWNER ACCOUNTS RECEIVABLE

1100	Assessments Receivable	\$ 67,178.49
1110	Allowance - Doubtful Accounts	(86,585.86)
1113	Cert Mail Charges Receivable	3,401.43
1114	Interest Receivable	14,957.34
1115	Legal Fees Receivable	79,332.30
1117	Misc Charge Receivable	17,961.99
1120	A/R Clearing	155.84

TOTAL ACCOUNTS RECEIVABLE \$ 96,401.53

OTHER ASSETS

1060	Buildings	\$ 979,604.61
1125	Prepaid Insurance	30,220.92
1130	Utility Deposits	22,277.52
1145	Due from other HOA's	303.87
1500	Accumulated Depreciation	(25,118.00)

TOTAL OTHER ASSETS \$ 3,362,184.28

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LIABILITIES & EQUITY

CURRENT LIABILITIES:

2010	Accounts Payable	\$ 22,913.47	
2020	Prepaid Owner Assessments	114,426.37	
2030	Deferred Assessments	335,846.44	
	Subtotal Current Liab.		\$ 473,186.28

RESERVES:

2100	Reserves - General	\$ 648,318.31	
2101	Spent From - Reserves General	(48,768.31)	
2102	Reserves - Waterline Connect	332,989.82	
	Subtotal Reserves		\$ 932,539.82

EQUITY:

2200	Retained Earnings	\$ 1,960,076.12	
	Current Year Net Income/(Loss)	(3,617.94)	
	Subtotal Equity		\$ 1,956,458.18

TOTAL LIABILITIES & EQUITY \$ 3,362,184.28
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