

Marble Leaf Property Owners Assoc., Inc
Balance Sheet
December 31, 2023

	This Year	Last Year
ASSETS		
Current Assets		
Cash in Bank-Oper 7678	\$ 0.00	\$ 50.82
Cash in Bank-Oper 5124	12,852.50	7,566.43
HOA Dues Receivable	12,239.04	9,155.01
Prepaid Insurance	1,167.00	1,167.00
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Total Current Assets	26,258.54	17,939.26
Property and Equipment		
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Total Property and Equipment	0.00	0.00
Other Assets		
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Total Other Assets	0.00	0.00
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Total Assets	\$ 26,258.54	\$ 17,939.26
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LIABILITIES AND CAPITAL		
Current Liabilities		
Accounts Payable-Trade	\$ 296.46	\$ 1,937.11
Prepaid Dues	17,419.04	2,321.92
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Total Current Liabilities	17,715.50	4,259.03
Long-Term Liabilities		
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Total Long-Term Liabilities	0.00	0.00
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Total Liabilities	17,715.50	4,259.03
Capital		
Prior Years Equity	13,680.23	24,357.36
Net Income or (Deficit)	(5,137.19)	(10,677.13)
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Total Capital	8,543.04	13,680.23
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Total Liabilities & Capital	\$ 26,258.54	\$ 17,939.26
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Marble Leaf Property Owners Assoc., Inc
Income Statement
For the Twelve Months Ending December 31, 2023

	Current Month Actual	Current Month Last Year	Year to Date Actual	Year to Date Last Year
REVENUES				
Assessment Income:				
Common Area Assessment	\$ 1.50	\$ 0.00	\$ 53,686.50	\$ 48,279.51
Total Assessment Income	1.50	0.00	53,686.50	48,279.51
Miscellaneous Income:				
Late Charge Interest	172.09	161.79	2,630.25	1,871.43
Interest - Bank	20.26	1.57	153.11	6.38
Late Fees	0.00	0.00	920.00	1,170.00
Letter Prep Fee Income	0.00	0.00	35.00	70.00
Other Income	0.00	0.00	130.00	50.00
Violation	0.00	0.00	7,025.00	25.00
Total Miscellaneous Income	192.35	163.36	10,893.36	3,192.81
Total Revenues	193.85	163.36	64,579.86	51,472.32
EXPENSES				
Maintenance and Repairs:				
Event / Contest	0.00	175.00	194.92	350.00
Playground Maintenance	0.00	0.00	0.00	1,010.00
Seasonal Decorations	0.00	0.00	1,500.00	0.00
Electrical	0.00	80.00	125.00	235.88
Fence Repairs	0.00	0.00	85.00	1,302.18
Landscaping-Lawn,Shrub	2,000.00	1,900.00	22,550.00	21,275.00
Landscaping-Fert,Insect	0.00	0.00	300.00	0.00
Landscaping-Special	70.35	1,700.00	3,720.63	5,140.00
Pond Maintenance	0.00	0.00	4,060.32	3,690.00
Sidewalk & Step Repairs	0.00	0.00	332.50	0.00
Sprinkler Repairs	0.00	0.00	285.00	90.00
Total Maintenance and Repairs	2,070.35	3,855.00	33,153.37	33,093.06
Utilities and Contract Services:				
Electricity	123.98	290.80	1,464.69	1,842.81
Water and Sewer	304.23	98.36	1,474.03	1,481.03
Pool/ Grounds	0.00	0.00	120.00	0.00
Total Utilities and Contract Services	428.21	389.16	3,058.72	3,323.84
Advertising:				
Board/Annual Meeting Expense	0.00	0.00	355.00	365.45
Total Advertising	0.00	0.00	355.00	365.45
General and Administrative:				
Bad Debt	0.00	0.00	2,400.03	1,585.10
Management Fee	850.00	500.00	9,500.00	6,148.00
Bank Charges	33.60	19.24	129.27	118.35
Copies	165.54	18.80	1,631.59	508.30
Legal and Accounting	129.50	1,877.45	1,033.67	2,028.45
Office Supplies	0.00	0.00	71.05	419.92
Postage	52.50	14.66	971.01	493.12

Accrual Accounting - For Management Purposes Only

Marble Leaf Property Owners Assoc., Inc
Income Statement
For the Twelve Months Ending December 31, 2023

	Current Month Actual	Current Month Last Year	Year to Date Actual	Year to Date Last Year
Website - Domain Registry	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>488.61</u>
Total General and Administrative	1,231.14	2,430.15	15,736.62	11,789.85
Non-Operating Expenses:				
Insurance - Property	389.00	389.00	4,668.00	4,648.50
Insurance Proceeds	0.00	0.00	(943.93)	0.00
Ins Proceeds-Expenditures	0.00	0.00	8,840.00	0.00
Taxes-Real Estate	<u>104.27</u>	<u>88.75</u>	<u>104.27</u>	<u>88.75</u>
Total Non-Operating Expenses	493.27	477.75	12,668.34	4,737.25
Capital Expenditures:				
Fence	<u>0.00</u>	<u>8,840.00</u>	<u>4,745.00</u>	<u>8,840.00</u>
Total Capital Expenditures	0.00	8,840.00	4,745.00	8,840.00
Total Expenses	<u>4,222.97</u>	<u>15,992.06</u>	<u>69,717.05</u>	<u>62,149.45</u>
Net Income	<u>\$ (4,029.12)</u>	<u>\$ (15,828.70)</u>	<u>\$ (5,137.19)</u>	<u>\$ (10,677.13)</u>