WILLOW HILLS Owners Association

HOMEOWNER COPY NOVEMBER 2019

Financial Reports

Prepared By
Tri-City Property Management Services, Inc.
760 S Stapley
Mesa, AZ 85204

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WILLOW HILLS HOMEOWNERS ASSN

Balance Sheet As of 11/30/19

		A3 UI	11/30/13		
Account	Description	Operating	Reserves	Other	Totals
		AS	SSETS		
1005-000	Mutual of Omaha - Operating*	81.84			81.84
1092-000	Country Bank (Con Dep)	2,513.92			2,513.92
1105-100	Mutual of Omaha - Reserves		12,214.36		12,214.36
	TOTAL ASSETS	2,595.76	12,214.36	.00	14,810.12
		LIABILITIES & I	MEMBER'S EQUITY		
2110-000	Construction Deposits	2,500.00			2,500.00
3510-000	Prior Year End - Operating	11,205.57			11,205.57
3510-100	Prior Year End - Reserves		11,355.45		11,355.45
	Current Year Net Over (Under)				
	Sub Account - 000	(11,109.81)	.00	.00	(11,109.81)
	Sub Account - 100	.00	858.91	.00	858.91
					
	TOTAL LIABILITY & EQUITY		12.214.36	.00	14,810.12
	TOTAL LIABILITY & EQUITY	2,393.70	12,214.50	.00	14,010.12

RESTRICTED FOR THIS HOA'S MANAGEMENT AND MEMBERS' USE ONLY.

WILLOW HILLS HOMEOWNERS ASSN

Statement of Receipts & Disbursements
Actual spreadsheet Start date: 01/01/19 Cutoff date: 11/30/19

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	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	Total
RECEIPTS:													
04100-000 Association Fees	5,147.88	555.00	814.40	135.00	.00	.00	289.80	404.40	75.00	.00	135.00	.00	7,556.48
04110-000 Interest - Delinquency	.00	.00	.00	.00	.00	.00	.00	2.56	.00	.00	5.32	.00	7.88
04140-000 Fines	.00	.00	.00	.00	.00	.00	75.00	150.00	.00	75.00	.00	.00	300.00
04209-000 TC Trans/Disc Fee	.00	.00	.00	.00	377.00	.00	.00	.00	.00	.00	.00	.00	377.00
04210-000 Late Fees	.00	15.00	84.96	15.00	.00	.00	27.48	33.96	.00	.00	15.00	.00	191.40
04213-000 Tax Search/Doc Fee	.00	.00	.00	.00	23.00	.00	.00	.00	.00	.00	.00	.00	23.00
04216-000 TCPM Deed/Trust Transfer	.00	.00	50.00	.00	50.00	.00	50.00	.00	.00	.00	.00	.00	150.00
04220-000 Lien Fees	.00	.00	.00	.00	.00	.00	.00	30.00	.00	.00	.00	.00	30.00
04226-000 Collection Fees	.00	.00	.00	.00	.00	.00	.00	.00	.00	.00	45.00	.00	45.00
04245-000 Rental Registration	.00	.00	.00	.00	.00	.00	.00	25.00	.00	.00	25.00	.00	50.00
04500-000 Bank Interest (Oper Acct)	1.02	1.04	1.12	1.11	.99	.33	1.30	.51	.50	.09	.04	.00	8.05
TOTAL RECEIPTS	5,148.90	571.04	950.48	151.11	450.99	.33	443.58	646.43	75.50	75.09	225.36	.00	8,738.81
	2,112.22												-,
DISBURSEMENTS:													
UTILITIES													
05010-000 Water	33.14	33.14	33.14	50.40	34.01	34.01	34.01	34.01	67.13	72.25	45.21	.00	470.45
05015-000 Water - Park	15.73	15.73	15.73	.00	51.37	95.40	22.98	34.18	105.76	107.51	27.09	.00	491.48
05025-000 Electric	45.99	39.19	37.75	40.31	41.96	41.15	45.02	39.24	45.71	37.80	.00	.00	414.12
HTH ITIES	04.96	99.00	90.00	00.74	407.24	470 50	402.04	407.42	248.60	247.50	72.20	00	4 270 05
UTILITIES	94.86	88.06	86.62	90.71	127.34	170.56	102.01	107.43	218.60	217.56	72.30	.00	1,376.05
LANDSCAPING													
05110-000 Landscape Contract	.00	.00	495.00	495.00	1,007.33	.00	477.67	.00	990.00	495.00	495.00	.00	4,455.00
05160-000 Shrubs/Trees/Flowers	.00	.00	.00	.00	760.00	(760.00)	.00	.00	.00	.00	.00	.00	.00
	.00		.53	.53		(. 55.55)		.00	.50	.50	.50	.50	.30
LANDSCAPING	.00	.00	495.00	495.00	1,767.33	(760.00)	477.67	.00	990.00	495.00	495.00	.00	4,455.00

WILLOW HILLS HOMEOWNERS ASSN

Statement of Receipts & Disbursements
Actual spreadsheet Start date: 01/01/19 Cutoff date: 11/30/19

	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	Total
GENERAL MAINTENANCE													
05525-000 Common Area Repairs	.00	.00	.00	.00	.00	.00	2,015.39	75.00	75.00	75.00	75.00	.00	2,315.39
05670-000 Back Flow Testing	.00	.00	.00	.00	.00	.00	52.00	.00	.00	.00	.00	.00	52.00
<u>-</u>													
GENERAL MAINTENANCE	.00	.00	.00	.00	.00	.00	2,067.39	75.00	75.00	75.00	75.00	.00	2,367.39
GENERAL & ADMINISTRATIVE													
05820-000 Management Fees	575.00	575.00	575.00	575.00	575.00	575.00	575.00	575.00	575.00	575.00	575.00	.00	6,325.00
05835-000 Audit/Review/Compilation Fees	.00	.00	.00	600.00	600.00	45.00	.00	(600.00)	.00	.00	.00	.00	645.00
05840-000 Insurance	.00	.00	.00	1,491.00	.00	247.00	.00	.00	.00	.00	.00	.00	1,738.00
05850-000 Taxes - Income	.00	.00	.00	50.00	.00	.00	.00	.00	.00	.00	.00	.00	50.00
05855-000 Taxes - Common Area	.00	.00	.00	.00	.00	.00	.00	.00	.00	6.81	.00	.00	6.81
05860-000 Permits & Licenses	.00	.00	.00	.00	.00	10.00	.00	.00	.00	.00	.00	.00	10.00
05865-000 Meeting Expenses	.00	.00	.00	.00	.00	.00	.00	180.00	.00	.00	.00	.00	180.00
05880-000 Printing & Postage	62.34	48.74	71.75	58.05	38.80	54.75	79.40	43.65	134.09	141.29	300.91	.00	1,033.77
05899-000 Trust Transfer	.00	.00	.00	.00	.00	.00	50.00	.00	.00	.00	.00	.00	50.00
05900-000 Late/Lien/NSF Fees	.00	10.05	56.92	10.05	.00	90.00	18.41	(37.25)	.00	.00	10.05	.00	158.23
05901-000 Transfer/Disclosure/Tax Search	.00	.00	50.00	.00	450.00	.00	.00	.00	.00	.00	.00	.00	500.00
05904-000 Collection Agency	.00	.00	.00	.00	.00	.00	.00	90.00	.00	.00	.00	.00	90.00
05912-000 Bank Service Charges	.00	.00	.00	.00	.00	.00	7.50	.00	.00	.00	.00	.00	7.50
05916-000 Rental Registration Fees	.00	.00	.00	.00	.00	.00	.00	20.00	.00	.00	20.00	.00	40.00
-													
GENERAL & ADMINISTRATIVE	637.34	633.79	753.67	2,784.10	1,663.80	1,021.75	730.31	271.40	709.09	723.10	905.96	.00	10,834.31
_													
EXPENSES BEFORE FUND TRANSF	732.20	721.85	1,335.29	3,369.81	3,558.47	432.31	3,377.38	453.83	1,992.69	1,510.66	1,548.26	.00	19,032.75
Dis Elicate del Che i Chia il Manori	. 02.20	721.00	.,300.20	2,200.01	5,530.41	.52.01	2,217.00	100.00	.,302.00	.,510.00	.,5-0.20	.00	.5,552.10
FUND TRANSFERS													
09190-000 Transfers- Reserve (Budgeted)	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	.00	815.87
Transfer (Budgeted)	77.17	77.17	17.11	17.11	77.17	17.11	17.11	7-11	14.11	14.11	17.11	.00	010.07
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Page: 3

Statement of Receipts & Disbursements

Actual spreadsheet Start date: 01/01/19 Cutoff date: 11/30/19

			, totaai o	productions	Otali dato	0 1/0 1/ 10	Outon dute	. 11/00/10					
	JANUARY	FEBRUARY	MARCH	APRIL	MAY	JUNE	JULY	AUGUST	SEPTEMBER	OCTOBER	NOVEMBER	DECEMBER	Total
TOTAL FUND TRANSFERS	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	74.17	.00	815.87
TOTAL FUND DISBURSEMENTS	806.37	796.02	1,409.46	3,443.98	3,632.64	506.48	3,451.55	528.00	2,066.86	1,584.83	1,622.43	.00	19,848.62
CURRENT YEAR NET	4,342.53	(224.98)	(458.98)	(3,292.87)	(3,181.65)	(506.15)	(3,007.97)	118.43	(1,991.36)	(1,509.74)	(1,397.07)	.00	(11,109.81)
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NOTE: Transfers between Funds are shown as

as Receipts and Disbursements.

Run Date: 12/04/19 Page: 1

Run Time: 08:20 AM

WILLOW HILLS HOMEOWNERS ASSN

Statement of Receipts & Disbursements
Sub-account: 100 RESERVE FUND

Period: 11/01/19 to 11/30/19

	Current Period					Year-To-Date		Yearly
Actual	Budget	Variance	Account	Description	Actual	Budget	Variance	Budget
RECEIPTS:								
74.17	.00	74.17	04260-100	Reserve Contribution	815.87	.00	815.87	.00
3.99	.00	3.99	04500-100	Bank Interest (Reserves)	43.04	.00	43.04	.00
78.16	.00	78.16		TOTAL RECEIPTS	858.91	.00	858.91	.00
DISBURSEMENTS:								
UTILITIES								
.00	.00	.00		UTILITIES	.00	.00	.00	.00
LANDSCAPING								
.00	.00	.00		LANDSCAPING	.00	.00	.00	.00
GENERAL MAINTEN	ANCE							
.00	.00	.00		GENERAL MAINTENANCE	.00	.00	.00	.00
GENERAL & ADMINI	STRATIVE							
.00	.00	.00		GENERAL & ADMINISTRATIVE	.00	.00	.00	.00
.00	.00	.00		EXPENSES BEFORE FUND TRAN	.00	.00	.00	.00
FUND TRANSFERS								
.00	.00	.00		TOTAL FUND TRANSFERS	.00	.00	.00	.00
.00	.00	.00		TOTAL FUND DISBURSEMENTS	.00	.00	.00	.00
78.16	.00	78.16		CURRENT YEAR NET	858.91	.00	858.91	.00

NOTE: Transfers between Funds are shown as as Receipts and Disbursements.

Reserve Activity

Account # 01105-100

Mutual of Omaha Bank Reserve Account Report Date: November 30, 2019

Balance as of 12/31/18

11,355.45

DATE	REF.	INCREASES	DECREASES	DESCRIPTION	A/P REFERENCE
1/26/19	JE	74.17		Monthly Reserve Transfer	
1/31/19	JE	3.86		Interest Earned	
2/26/19	JE	74.17		Monthly Reserve Transfer	
2/28/19	JE	3.51		Interest Earned	
3/26/19	JE	74.17		Monthly Reserve Transfer	
3/31/19	JE	3.92		Interest Earned	
4/26/19	JE	74.17		Monthly Reserve Transfer	
4/30/19	JE	3.81		Interest Earned	
5/28/19	JE	74.17		Monthly Reserve Transfer	
5/31/19	JE	3.97		Interest Earned	
6/26/19	JE	74.17		Monthly Reserve Transfer	
6/30/19	JE	3.87		Interest Earned	
7/26/19	JE	74.17		Monthly Reserve Transfer	
7/31/19	JE	4.02		Interest Earned	
8/26/19	JE	74.17		Monthly Reserve Transfer	
8/31/19	JE	4.05		Interest Earned	
9/26/19	JE	74.17		Monthly Reserve Transfer	
9/30/19	JE	3.94		Interest Earned	
10/28/19	JE	74.17		Monthly Reserve Transfer	
10/31/19	JE	4.10		Interest Earned	
11/26/19	JE	74.17		Monthly Reserve Transfer	
11/30/19	JE	3.99		Interest Earned	

Reserve Balance as of Report Date

\$ 12,214.36

Change in Reserve Balance

\$ 858.91

NOTE: JE denotes journal entry.