

The M.P.R. Homeowners Association  
Statement of Assets, Liabilities, Fund Balances  
February 28, 2014

	Operating Fund		Restricted Funds		Total
	Current Operations	Special Designations	Capital Fund	Reserve Fund	
<b>ASSETS</b>					
Current Assets					
Cash	\$ 641,514.12		\$ -	\$ 417,928.49	\$ 1,059,442.61
Fund Balances Owed to operating	21,513.80			(21,513.80)	
Short-Term Investments	806,000.00		-	1,148,534.99	1,954,534.99
Long-Term Investments	100,100.10			1,074,559.09	1,174,659.19
Accounts Receivable (less Allowance for Doubtful Accounts)	30,638.92		-	944.27	31,583.19
Prepaid Expenses	63,354.94		-	-	63,354.94
Total Current Assets	1,663,121.88	-	-	2,620,453.04	4,283,574.92
Fixed Assets					
Property & Equipment	-		\$ 2,863,320.86	-	2,863,320.86
Accumulated Depreciation	-		(2,138,790.86)	-	(2,138,790.86)
Total Fixed Assets	-	-	724,530.00	-	724,530.00
Other Assets					
Refundable Deposits	2,000.00		-	-	2,000.00
<b>TOTAL ASSETS</b>	<b>\$ 1,665,121.88</b>	<b>\$ -</b>	<b>\$ 724,530.00</b>	<b>\$ 2,620,453.04</b>	<b>\$ 5,010,104.92</b>
<b>LIABILITIES &amp; FUND BALANCES</b>					
Current Liabilities					
Accounts Payable	\$ 31,133.56		\$ -	\$ -	\$ 31,133.56
Unearned Income	606,050.00		-	-	606,050.00
Payroll Expenses Payable	25,950.96		-	-	25,950.96
Prepaid Owner Assessments	34,284.30		-	-	34,284.30
Total Current Liabilities	697,418.82	-	-	-	697,418.82
<b>TOTAL LIABILITIES</b>	<b>\$ 697,418.82</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 697,418.82</b>
<b>FUND BALANCES</b>					
Fund Balances, Beginning of Year	\$ 955,482.45		\$ 738,330.00	\$ 2,606,936.71	\$ 4,300,749.16
Designated Unrestricted Expenditures	(28,915.90)	28,915.90			-
Current Year Net Income	79,900.73	(28,915.90)	(13,800.00)	(25,247.89)	11,936.94
Allocation to Reserves	(28,754.00)		-	28,754.00	-
Fund Balances Owed to Operating	0 (10,010.22)			10,010.22	-
Capitalized Fixed Asset Transfer					-
<b>TOTAL FUND BALANCES</b>	<b>\$ 967,703.06</b>	<b>\$ -</b>	<b>\$ 724,530.00</b>	<b>\$ 2,620,453.04</b>	<b>\$ 4,312,686.10</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 1,665,121.88</b>	<b>\$ -</b>	<b>\$ 724,530.00</b>	<b>\$ 2,620,453.04</b>	<b>\$ 5,010,104.92</b>

Unaudited, Draft Interim Report - For Management Purposes Only.

The M.P.R. Homeowners Association  
Statement of Revenues and Expenses - Unaudited Draft  
For the Month Ending February 28, 2014

	Current Period		Year-to-Date		Annual Budget
	Actual	Budget	Actual	Budget	
<b>OPERATING REVENUES</b>					
Assessments Income	174,938	174,938	349,775	349,875	2,099,250
Fees and Reimbursed Expenses	21,269	20,070	31,585	27,540	149,100
Investment Income	174	100	311	350	6,000
Other	0	0	0	0	0
<b>TOTAL REVENUES</b>	<b>196,381</b>	<b>195,108</b>	<b>381,671</b>	<b>377,765</b>	<b>2,254,350</b>
<b>OPERATING EXPENSES</b>					
Common Areas	62,039	82,981	156,727	171,733	1,069,578
Recreation Centers	7,569	13,540	18,926	30,505	193,531
Lakes	1,280	1,260	2,124	3,120	15,320
General Maintenance	18,627	20,166	29,552	33,671	237,773
Administration	51,800	54,438	94,442	102,194	747,899
Special Projects	0	0	0	16,000	16,000
<b>TOTAL OPERATING EXPENSES</b>	<b>141,316</b>	<b>172,385</b>	<b>301,770</b>	<b>357,223</b>	<b>2,280,101</b>
<b>EXCESS (DEFICIT) OF REVENUES OVER OPERATING EXPENSES</b>					
	<b>55,065</b>	<b>22,723</b>	<b>79,901</b>	<b>20,542</b>	<b>-25,751</b>
Less: Loss on Disposal of Fixed Assets	0	0	0	0	0
Less: Transfer to Reserve	14,377	14,377	28,754	28,754	172,529
Less: Depreciation	6,900	6,700	13,800	13,400	80,400
<b>EXCESS (DEFICIT) OF REVENUES BEFORE RESERVE ACTIVITY</b>	<b>33,788</b>	<b>1,646</b>	<b>37,347</b>	<b>-21,612</b>	<b>-278,680</b>
<b>SPECIAL DESIGNATIONS OF OPERATING FUND BALANCE</b>					
Designated Unrestricted Funds Expenditures:	<b>4,256</b>	<b>5,000</b>	<b>28,916</b>	<b>47,767</b>	<b>47,767</b>
<b>RESERVE ACTIVITY</b>					
Reserve Fund Allocation	14,377	14,377	28,754	28,754	172,529
Investment Interest/Dividends/Costs	179	200	307	400	18,500
Total Receipts	14,556	14,577	29,061	29,154	191,029
Reserve Expenditures	-17,755	0	-25,554	-172,529	-172,729
<b>TOTAL RESERVE ACTIVITY</b>	<b>-3,199</b>	<b>14,577</b>	<b>3,506</b>	<b>-143,375</b>	<b>18,300</b>
<b>EXCESS (DEFICIT) OF REVENUES OVER EXPENSES</b>					
	<b>26,333</b>	<b>11,223</b>	<b>11,937</b>	<b>-212,754</b>	<b>-308,147</b>

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