

Forest West Owners Association, Inc.

Profit & Loss

10/29/21

January through September 2021

Accrual Basis

	Jan - Sep 21
Ordinary Income/Expense	
Income	
4010 · Regular Assesments	198,360.09
4015 · Late Fees	620.00
4030 · Interest	11,162.76
4035 · Fines	250.00
4040 · Miscellaneous Income	6,176.37
Total Income	216,569.22
Gross Profit	216,569.22
Expense	
5100 · Administrative Expense	
5113 · Bank Service Charge	0.00
5118 · Office Supplies	1,076.90
5120 · Printing & Reproduction	312.89
5121 · Postage & Delivery	201.65
5148 · Legal/Professional	1,231.55
5149 · Website Cost	241.17
5150 · Management Fees	10,530.00
5155 · Accounting/Audit Fees	230.00
5170 · Bad Debt Expense	5,415.14
Total 5100 · Administrative Expense	19,239.30
5200 · Insurance	
5210 · D & O Liability Insurance	938.97
5220 · Insurance- Property	45,401.48
5225 · Umbrella Insurance	2,025.00
5230 · Liability Insurance	2,393.19
5245 · Fidelity Insurance	251.24
Total 5200 · Insurance	51,009.88
5300 · Utilities	
5310 · Electric	2,490.11
5320 · Telephone/Long Distance	1,699.26
5330 · Trash Removal	6,420.96
5340 · Water	8,372.41
Total 5300 · Utilities	18,982.74
5400 · Contract Services	
5410 · Landscaping	4,720.36
5415 · Pest Control	1,513.36
5420 · Pool/Jacuzzi Contract	4,238.01
Total 5400 · Contract Services	10,471.73
5500 · Repairs & Maintenance	
5510 · Common Areas	1,562.58
5520 · Electrical Repair	2,295.77
5525 · Exterior Repair	2,000.00
5530 · Fences, Gates, & Walls	47.87
5532 · Foundation & Drainage	487.12
5545 · Cleaning	162.37
5565 · Plumbing Repairs	952.47
5570 · Swimming Pool	475.81
5575 · Roof Repairs	487.12
5578 · Porter/Maid Service	14,948.37
5585 · Misc. Repair & Maint.	333.70
Total 5500 · Repairs & Maintenance	23,753.18
5800 · Causality Loss	
5805 · Reconstruction	52,880.00
5897 · Architectual Fees	31,400.00

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Profit & Loss

Accrual Basis

January through September 2021

	<u>Jan - Sep 21</u>
Total 5800 · Causality Loss	84,280.00
Total Expense	<u>207,736.83</u>
Net Ordinary Income	8,832.39
Other Income/Expense	
Other Expense	
6700 · Interest (Construction) Expense	2,496.65
7000 · Restricted Expenses	
7010 · Restricted Reserve Expenses	<u>52,348.06</u>
Total 7000 · Restricted Expenses	<u>52,348.06</u>
Total Other Expense	<u>54,844.71</u>
Net Other Income	<u>-54,844.71</u>
Net Income	<u><u>-46,012.32</u></u>