

## Forest West Owners Association, Inc.

## Profit &amp; Loss

06/19/22

January through November 2019

Accrual Basis

	Jan - Nov 19
<b>Ordinary Income/Expense</b>	
<b>Income</b>	
4010 · Regular Assesments	220,398.75
4015 · Late Fees	695.00
4030 · Interest	1,448.23
4035 · Fines	150.00
4040 · Miscellaneous Income	1,150.00
4212 · Insurance Claim Proceeds	1,363,400.00
<b>Total Income</b>	<b>1,587,241.98</b>
<b>Gross Profit</b>	<b>1,587,241.98</b>
<b>Expense</b>	
5100 · Administrative Expense	
5113 · Bank Service Charge	0.00
5118 · Office Supplies	1,085.97
5120 · Printing & Reproduction	139.29
5121 · Postage & Delivery	446.45
5135 · Licenses/Permits/Inspect	47.00
5140 · Meetings	100.00
5148 · Legal/Professional	0.00
5149 · Website Cost	434.34
5150 · Management Fees	12,870.00
5151 · Management Fee Other	3,490.75
5155 · Accounting/Audit Fees	230.00
5180 · Admin-Misc. Expense	63.85
<b>Total 5100 · Administrative Expense</b>	<b>18,907.65</b>
5200 · Insurance	
5210 · D & O Liability Insurance	1,078.88
5220 · Insurance- Property	22,851.25
5225 · Umbrella Insurance	1,858.75
5230 · Liability Insurance	3,373.28
5245 · Fidelity Insurance	253.39
<b>Total 5200 · Insurance</b>	<b>29,415.55</b>
5300 · Utilities	
5310 · Electric	1,938.54
5320 · Telephone/Long Distance	1,520.85
5330 · Trash Removal	6,637.99
5340 · Water	20,920.35
<b>Total 5300 · Utilities</b>	<b>31,017.73</b>
5400 · Contract Services	
5410 · Landscaping	4,538.49
5415 · Pest Control	3,186.19
5420 · Pool/Jacuzzi Contract	2,774.00
<b>Total 5400 · Contract Services</b>	<b>10,498.68</b>
5500 · Repairs & Maintenance	
5506 · Building Repairs	99.58
5510 · Common Areas	3,500.68
5515 · Clubhouse	84.54
5520 · Electrical Repair	874.70
5525 · Exterior Repair	10,115.85
5530 · Fences, Gates, & Walls	180.20
5532 · Foundation & Drainage	3,752.54
5540 · Interior	6,760.00
5545 · Cleaning	444.19
5550 · Landscaping	286.24
5555 · Lighting	478.90
5560 · Keys & Locks	47.39
5565 · Plumbing Repairs	1,700.02
5570 · Swimming Pool	592.76

## Forest West Owners Association, Inc.

## Profit &amp; Loss

06/19/22

January through November 2019

Accrual Basis

	<u>Jan - Nov 19</u>
5575 · Roof Repairs	64,300.00
5578 · Porter/Maid Service	10,949.89
<b>Total 5500 · Repairs &amp; Maintenance</b>	<b>104,167.48</b>
<b>5800 · Causality Loss</b>	
5810 · Assessments Credited	6,024.04
5815 · Communication	839.28
5820 · Initial Cleanup	133,044.83
5825 · Legal - regardng fire	2,300.00
5835 · Inspections, Fees & Permits	114.00
5898 · Public Adjust0r Fees	60,670.00
5899 · Mgmt Company Oversight Fees	13,629.82
<b>Total 5800 · Causality Loss</b>	<b>216,621.97</b>
<b>Total Expense</b>	<b>410,629.06</b>
<b>Net Ordinary Income</b>	<b>1,176,612.92</b>
<b>Other Income/Expense</b>	
<b>Other Expense</b>	
6700 · Interest (Construction) Expense	4,207.74
7000 · Restricted Expenses	
7010 · Restricted Reserve Expenses	-61,138.56
<b>Total 7000 · Restricted Expenses</b>	<b>-61,138.56</b>
<b>Total Other Expense</b>	<b>-56,930.82</b>
<b>Net Other Income</b>	<b>56,930.82</b>
<b>Net Income</b>	<b>1,233,543.74</b>