

**Income Statement Report**  
**Nelson Farm Homeowner's Assn. Inc.**  
**Operating**

April 01, 2013 thru April 30, 2013

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Assessment Income</b>								
4000 - Residential Assessments	130,410.00	130,410.00	0.00	130,410.00	130,410.00	0.00	130,410.00	0.00
<b>Total Assessment Income</b>	<b>130,410.00</b>	<b>130,410.00</b>	<b>0.00</b>	<b>130,410.00</b>	<b>130,410.00</b>	<b>0.00</b>	<b>130,410.00</b>	<b>0.00</b>
<b>Investment Income</b>								
4905 - Reserve Contribution Income	0.00	0.00	0.00	0.00	0.00	0.00	(38,200.00)	(38,200.00)
<b>Total Investment Income</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(38,200.00)</b>	<b>(38,200.00)</b>
<b>Total Operating Income</b>	<b>130,410.00</b>	<b>130,410.00</b>	<b>0.00</b>	<b>130,410.00</b>	<b>130,410.00</b>	<b>0.00</b>	<b>92,210.00</b>	<b>(38,200.00)</b>
<b><u>Expense</u></b>								
<b>Administrative</b>								
5090 - Office Supplies	1,119.89	900.00	219.89	1,119.89	900.00	219.89	3,000.00	1,880.11
5115 - Web Site Maintenance	18.00	0.00	18.00	18.00	0.00	18.00	25.00	7.00
<b>Total Administrative</b>	<b>1,137.89</b>	<b>900.00</b>	<b>237.89</b>	<b>1,137.89</b>	<b>900.00</b>	<b>237.89</b>	<b>3,025.00</b>	<b>1,887.11</b>
<b>Communications</b>								
5200 - Community Events	0.00	0.00	0.00	0.00	0.00	0.00	450.00	450.00
5210 - Printing/Copies	0.66	0.00	0.66	0.66	0.00	0.66	0.00	(0.66)
<b>Total Communications</b>	<b>0.66</b>	<b>0.00</b>	<b>0.66</b>	<b>0.66</b>	<b>0.00</b>	<b>0.66</b>	<b>450.00</b>	<b>449.34</b>
<b>Insurance</b>								
5445 - General Liability Insurance Premiums	300.00	300.00	0.00	300.00	300.00	0.00	8,000.00	7,700.00
<b>Total Insurance</b>	<b>300.00</b>	<b>300.00</b>	<b>0.00</b>	<b>300.00</b>	<b>300.00</b>	<b>0.00</b>	<b>8,000.00</b>	<b>7,700.00</b>
<b>Utilities</b>								
6000 - Electric Service	94.06	0.00	94.06	94.06	0.00	94.06	2,500.00	2,405.94
6005 - Gas Service	36.41	0.00	36.41	36.41	0.00	36.41	3,000.00	2,963.59
6025 - Water Service	777.29	303.00	474.29	777.29	303.00	474.29	10,500.00	9,722.71
6035 - Trash and Recycling Service	0.00	0.00	0.00	0.00	0.00	0.00	350.00	350.00
6050 - Telephone Service	111.19	0.00	111.19	111.19	0.00	111.19	350.00	238.81
<b>Total Utilities</b>	<b>1,018.95</b>	<b>303.00</b>	<b>715.95</b>	<b>1,018.95</b>	<b>303.00</b>	<b>715.95</b>	<b>16,700.00</b>	<b>15,681.05</b>

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**Nelson Farm Homeowner's Assn. Inc.**  
**Operating**

April 01, 2013 thru April 30, 2013

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b>Expense</b>								
<b>Landscaping</b>								
6160 - Tree Maintenance	1,365.00	300.00	1,065.00	1,365.00	300.00	1,065.00	1,000.00	(365.00)
<b>Total Landscaping</b>	<b>1,365.00</b>	<b>300.00</b>	<b>1,065.00</b>	<b>1,365.00</b>	<b>300.00</b>	<b>1,065.00</b>	<b>1,000.00</b>	<b>(365.00)</b>
<b>Irrigation</b>								
6200 - Irrigation Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	1,000.00
<b>Total Irrigation</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,000.00</b>	<b>1,000.00</b>
<b>Contracted Services</b>								
6100 - Grounds & Landscaping - Contract	430.00	750.00	(320.00)	430.00	750.00	(320.00)	6,000.00	5,570.00
6438 - Pool Management	7,818.75	2,000.00	5,818.75	7,818.75	2,000.00	5,818.75	33,125.00	25,306.25
6442 - Snow Removal Services	225.00	0.00	225.00	225.00	0.00	225.00	700.00	475.00
<b>Total Contracted Services</b>	<b>8,473.75</b>	<b>2,750.00</b>	<b>5,723.75</b>	<b>8,473.75</b>	<b>2,750.00</b>	<b>5,723.75</b>	<b>39,825.00</b>	<b>31,351.25</b>
<b>Repair &amp; Maintenance</b>								
6525 - Clubhouse Repair & Maintenance	258.96	0.00	258.96	258.96	0.00	258.96	1,500.00	1,241.04
6530 - Common Areas Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	200.00	200.00
6700 - Pool Supplies/Repair & Maintenance	86.17	714.00	(627.83)	86.17	714.00	(627.83)	7,000.00	6,913.83
6765 - Tennis Court Repair & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	950.00	950.00
<b>Total Repair &amp; Maintenance</b>	<b>345.13</b>	<b>714.00</b>	<b>(368.87)</b>	<b>345.13</b>	<b>714.00</b>	<b>(368.87)</b>	<b>9,650.00</b>	<b>9,304.87</b>
<b>Professional Services</b>								
7000 - Audit & Tax Services	0.00	0.00	0.00	0.00	0.00	0.00	400.00	400.00
7020 - Legal Services	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00
7025 - Legal Services - Collections	(413.75)	0.00	(413.75)	(413.75)	0.00	(413.75)	0.00	413.75
7040 - Management Fees	1,043.60	949.00	94.60	1,043.60	949.00	94.60	11,385.00	10,341.40
7095 - Meeting Minutes	35.00	0.00	35.00	35.00	0.00	35.00	0.00	(35.00)
<b>Total Professional Services</b>	<b>664.85</b>	<b>949.00</b>	<b>(284.15)</b>	<b>664.85</b>	<b>949.00</b>	<b>(284.15)</b>	<b>12,285.00</b>	<b>11,620.15</b>
<b>Taxes</b>								
9000 - Federal Income Tax	0.00	0.00	0.00	0.00	0.00	0.00	210.00	210.00

**Income Statement Report**  
**Nelson Farm Homeowner's Assn. Inc.**  
**Operating**

April 01, 2013 thru April 30, 2013

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Expense</u></b>								
<b>Taxes</b>								
9005 - State Income Tax	0.00	0.00	0.00	0.00	0.00	0.00	65.00	65.00
<b>Total Taxes</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>275.00</b>	<b>275.00</b>
<b>Total Operating Expense</b>	<b>13,306.23</b>	<b>6,216.00</b>	<b>7,090.23</b>	<b>13,306.23</b>	<b>6,216.00</b>	<b>7,090.23</b>	<b>92,210.00</b>	<b>78,903.77</b>
<b>Total Operating Income / (Loss)</b>	<b>117,103.77</b>	<b>124,194.00</b>	<b>(7,090.23)</b>	<b>117,103.77</b>	<b>124,194.00</b>	<b>(7,090.23)</b>	<b>0.00</b>	<b>(117,103.77)</b>

**Income Statement Report**  
**Nelson Farm Homeowner's Assn. Inc.**  
**Reserves**

April 01, 2013 thru April 30, 2013

	Current Period			Year to Date (1 month)			Annual Budget	Budget Remaining
	Actual	Budget	Variance	Actual	Budget	Variance		
<b><u>Income</u></b>								
<b>Investment Income</b>								
4905 - Reserve Contribution Income	0.00	0.00	0.00	0.00	0.00	0.00	38,200.00	38,200.00
4910 - Interest Earned - Reserve Accounts	3.32	0.00	3.32	3.32	0.00	3.32	0.00	(3.32)
<b>Total Investment Income</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>38,200.00</b>	<b>38,196.68</b>
<b>Total Reserves Income</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>38,200.00</b>	<b>38,196.68</b>
<b><u>Expense</u></b>								
<b>Reserve Expenses</b>								
9812 - Awnings Expenses	0.00	0.00	0.00	0.00	0.00	0.00	763.00	763.00
9958 - Tennis Court Expenses	0.00	0.00	0.00	0.00	0.00	0.00	2,000.00	2,000.00
<b>Total Reserve Expenses</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>2,763.00</b>	<b>2,763.00</b>
<b>Total Reserves Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>2,763.00</b>	<b>2,763.00</b>
<b>Total Reserves Income / (Loss)</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>3.32</b>	<b>0.00</b>	<b>3.32</b>	<b>35,437.00</b>	<b>35,433.68</b>
<b>Total Association Net Income / (Loss)</b>	<b>117,107.09</b>	<b>124,194.00</b>	<b>(7,086.91)</b>	<b>117,107.09</b>	<b>124,194.00</b>	<b>(7,086.91)</b>	<b>35,437.00</b>	<b>(81,670.09)</b>

**Balance Sheet Report**  
**Nelson Farm Homeowner's Assn. Inc.**  
**Operating**

As of April 30, 2013

	<u>Balance Apr 30, 2013</u>	<u>Balance Mar 31, 2013</u>	<u>Change</u>
<b><u>Assets</u></b>			
<b>Operating Funds</b>			
1001 - Union Bank 1714	90,665.22	13,202.15	77,463.07
<b>Total Operating Funds</b>	<b>90,665.22</b>	<b>13,202.15</b>	<b>77,463.07</b>
<b>Accounts Receivable</b>			
1500 - Residential Assessments Receivable	53,575.98	1,595.98	51,980.00
1525 - Accounts Receivable Other	6,403.24	5,932.31	470.93
<b>Total Accounts Receivable</b>	<b>59,979.22</b>	<b>7,528.29</b>	<b>52,450.93</b>
<b>Prepaid Expenses</b>			
1600 - Prepaid Insurance	0.00	7,287.88	(7,287.88)
<b>Total Prepaid Expenses</b>	<b>0.00</b>	<b>7,287.88</b>	<b>(7,287.88)</b>
<b>Other Property &amp; Equipment</b>			
1950 - Other Property & Equipment	58,907.69	58,907.69	0.00
1955 - Accum Depr - Other Property & Equipment	(53,106.13)	(53,106.13)	0.00
<b>Total Other Property &amp; Equipment</b>	<b>5,801.56</b>	<b>5,801.56</b>	<b>0.00</b>
<b>Total Assets</b>	<b>156,446.00</b>	<b>33,819.88</b>	<b>122,626.12</b>
<b><u>Liabilities</u></b>			
<b>Accounts Payable</b>			
2000 - Accounts Payable	16,281.12	9,638.77	6,642.35
<b>Total Accounts Payable</b>	<b>16,281.12</b>	<b>9,638.77</b>	<b>6,642.35</b>

**Balance Sheet Report**  
**Nelson Farm Homeowner's Assn. Inc.**  
**Operating**  
As of April 30, 2013

	<u>Balance Apr 30, 2013</u>	<u>Balance Mar 31, 2013</u>	<u>Change</u>
<b><u>Liabilities</u></b>			
<b>Prepaid Assessments</b>			
2550 - Prepaid Assessments	650.00	1,770.00	(1,120.00)
<b>Total Prepaid Assessments</b>	<b>650.00</b>	<b>1,770.00</b>	<b>(1,120.00)</b>
<b>Total Liabilities</b>	<b>16,931.12</b>	<b>11,408.77</b>	<b>5,522.35</b>
<b><u>Owners' Equity</u></b>			
<b>Owners Equity</b>			
3000 - Owners Equity - Prior Years	22,411.11	22,411.11	0.00
<b>Total Owners Equity</b>	<b>22,411.11</b>	<b>22,411.11</b>	<b>0.00</b>
<b>Total Owners' Equity</b>	<b>22,411.11</b>	<b>22,411.11</b>	<b>0.00</b>
<b>Operating Income / (Loss)</b>	<b>117,103.77</b>	<b>0.00</b>	<b>117,103.77</b>
<b>Total Liabilities and Owner Equity</b>	<b>156,446.00</b>	<b>33,819.88</b>	<b>122,626.12</b>

**Balance Sheet Report**  
**Nelson Farm Homeowner's Assn. Inc.**

**Reserves**

As of April 30, 2013

	<u>Balance Apr 30, 2013</u>	<u>Balance Mar 31, 2013</u>	<u>Change</u>
<b><u>Assets</u></b>			
<b>Reserve Funds</b>			
1326 - Union Bank Reserve MM 2852	30,111.13	30,107.81	3.32
<b>Total Reserve Funds</b>	<u><b>30,111.13</b></u>	<u><b>30,107.81</b></u>	<u><b>3.32</b></u>
<b>Total Assets</b>	<u><b>30,111.13</b></u>	<u><b>30,107.81</b></u>	<u><b>3.32</b></u>
<b><u>Owners' Equity</u></b>			
<b>Owners Equity</b>			
3446 - General Reserve - Current Yr	30,107.81	30,107.81	0.00
<b>Total Owners Equity</b>	<u><b>30,107.81</b></u>	<u><b>30,107.81</b></u>	<u><b>0.00</b></u>
<b>Total Owners' Equity</b>	<u><b>30,107.81</b></u>	<u><b>30,107.81</b></u>	<u><b>0.00</b></u>
<b>Reserves Income / (Loss)</b>	<u><b>3.32</b></u>	<u><b>0.00</b></u>	<u><b>3.32</b></u>
<b>Total Liabilities and Owner Equity</b>	<u><b>30,111.13</b></u>	<u><b>30,107.81</b></u>	<u><b>3.32</b></u>