

Balance Sheet (Cash)
 Legendary Run Community Assoc. Inc. (9684)
 July 31, 2024

	Operating	Reserves	Total
ASSETS			
Cash - Operations			
110100.0000 Cash - Operating Acct	115,880.84	0.00	115,880.84
110800.0000 Cash In Savings - Sec Dep	11,672.24	0.00	11,672.24
Total Operating Funds	<u>127,553.08</u>	<u>0.00</u>	<u>127,553.08</u>
Cash for Reserves			
112001.0000 Cash - Reserve Acct	0.00	175,213.66	175,213.66
113535.0000 Reserve CD - GE Credit Union	0.00	124,939.53	124,939.53
113612.0000 Reserve CD - Association Bank by Encore	0.00	279,397.66	279,397.66
Total Reserves Funds	<u>0.00</u>	<u>579,550.85</u>	<u>579,550.85</u>
Other Current Assets			
121100.0000 Receivable Fr Other Community	38.25	0.00	38.25
Total Other Current Assets	<u>38.25</u>	<u>0.00</u>	<u>38.25</u>
Total Current Assets	<u>127,591.33</u>	<u>579,550.85</u>	<u>707,142.18</u>
Total Assets	<u>127,591.33</u>	<u>579,550.85</u>	<u>707,142.18</u>
LIABILITIES			
Current Liabilities			
310215.0000 Deposits - Other	15,000.00	0.00	15,000.00
340450.0000 Accrued Payroll	24.49	0.00	24.49
Total Current Liabilities	<u>15,024.49</u>	<u>0.00</u>	<u>15,024.49</u>
Total Liabilities	<u>15,024.49</u>	<u>0.00</u>	<u>15,024.49</u>
EQUITY			
Owners Equity			
Current Year Income/(Loss)	195,057.24	0.00	195,057.24
Replacement Reserve Prior Years	(82,490.40)	0.00	(82,490.40)
Replacement Reserve Current Year	0.00	441,063.62	441,063.62
Total Equity	<u>112,566.84</u>	<u>138,487.23</u>	<u>138,487.23</u>
Total Liabilities and Owners Equity	<u>127,591.33</u>	<u>579,550.85</u>	<u>707,142.18</u>

Cash Basis Income Statement
Legendary Run Community Assoc. Inc. (9684)
For the period ending July 31, 2024

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	168,244.00	157,900.00	10,344.00	520,459.00	524,060.00	(3,601.00)	706,440.00
601350.0000	Prepaid	(94,635.00)	0.00	(94,635.00)	(99,266.00)	0.00	(99,266.00)	0.00
605226.0000	Villa Assessment	0.00	0.00	0.00	2,446.90	0.00	2,446.90	0.00
605555.0000	Clubhome Income	1,000.00	0.00	1,000.00	875.00	0.00	875.00	0.00
605890.0000	Builder Fee Income	87.51	0.00	87.51	87.51	0.00	87.51	0.00
602200.0000	Utilities Income	0.00	0.00	0.00	(20.00)	0.00	(20.00)	0.00
603200.0000	Security Deposits Retained	0.00	0.00	0.00	(1,628.73)	0.00	(1,628.73)	0.00
603400.0000	Community Building Income	0.00	500.00	(500.00)	4,000.00	2,750.00	1,250.00	5,500.00
603820.0000	HOA Late Fees	405.00	0.00	405.00	3,580.00	0.00	3,580.00	0.00
604000.0000	Bad Check Charge	0.00	0.00	0.00	35.00	0.00	35.00	0.00
Sub-total Income		75,101.51	158,400.00	(83,298.49)	430,568.68	526,810.00	(96,241.32)	711,940.00
681500.0000	Reserve Funding	(10,471.66)	(10,471.66)	0.00	(73,301.62)	(73,301.62)	0.00	(125,660.00)
Total Operating Income		64,629.85	147,928.34	(83,298.49)	357,267.06	453,508.38	(96,241.32)	586,280.00
Operating Expenses								
Utilities								
610100.0000	Electric	1,112.20	400.00	(712.20)	3,300.10	2,530.00	(770.10)	5,045.00
610300.0000	Water/Sewer	0.00	0.00	0.00	5,269.70	2,480.00	(2,789.70)	14,580.00
610420.0001	Telephone, Cable, Internet	197.97	195.00	(2.97)	1,339.93	1,365.00	25.07	2,340.00
Total Utilities		1,310.17	595.00	(715.17)	9,909.73	6,375.00	(3,534.73)	21,965.00
Maintenance								
620100.0000	Custodial Labor / Subcontract	439.25	583.33	144.08	4,073.43	4,083.31	9.88	7,000.00
621100.0000	Trash Removal Haul	235.09	240.00	4.91	1,651.43	1,680.00	28.57	2,880.00
621350.0000	General Maintenance	139.72	0.00	(139.72)	558.71	0.00	(558.71)	0.00
621360.0000	Maintenance Supplies	460.68	291.67	(169.01)	3,107.23	2,041.69	(1,065.54)	3,500.00
621500.0000	Extermination	256.20	100.00	(156.20)	341.60	700.00	358.40	1,200.00
622500.0000	Misc Exterior Repairs	125.34	0.00	(125.34)	125.34	0.00	(125.34)	0.00
624920.0000	Roof Repair	0.00	0.00	0.00	1,919.60	0.00	(1,919.60)	0.00
630100.0000	Service Tech Payroll	1,053.68	3,005.00	1,951.32	18,069.33	21,035.00	2,965.67	36,060.00
649870.0000	Unit Repairs	(397.00)	0.00	397.00	(397.00)	0.00	397.00	0.00
Total Maintenance		2,312.96	4,220.00	1,907.04	29,449.67	29,540.00	90.33	50,640.00
Grounds Care								
620300.0000	Grounds Labor	13,936.66	13,936.66	0.00	99,294.84	97,556.62	(1,738.22)	167,240.00
620400.0000	Snow Removal	0.00	0.00	0.00	1,268.19	6,000.00	4,731.81	7,000.00
620900.0000	Lawn / Ground Improvement	0.00	1,000.00	1,000.00	69.63	9,000.00	8,930.37	15,000.00

Cash Basis Income Statement
Legendary Run Community Assoc. Inc. (9684)
For the period ending July 31, 2024

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
624300.0000	Lake Maint & Chemicals	310.14	357.00	46.86	1,461.20	1,785.00	323.80	2,855.00
624550.0000	Tree Service	0.00	6,000.00	6,000.00	26,703.09	27,000.00	296.91	42,000.00
624620.0000	Irrigation	0.00	4,000.00	4,000.00	5,011.68	9,000.00	3,988.32	20,000.00
642660.0000	Fountain Maintenance	98.48	110.00	11.52	386.78	420.00	33.22	870.00
647300.0001	Putting Green	0.00	0.00	0.00	10,500.00	10,500.00	0.00	10,500.00
	Total Grounds Care	<u>14,345.28</u>	<u>25,403.66</u>	<u>11,058.38</u>	<u>144,695.41</u>	<u>161,261.62</u>	<u>16,566.21</u>	<u>265,465.00</u>
	Pool							
610560.0000	Clubhouse / Pool Telephone	19.99	40.00	20.01	119.94	280.00	160.06	480.00
620705.0000	Pool Supervision	0.00	16,674.00	16,674.00	61,777.50	78,451.50	16,674.00	90,000.00
620715.0000	Pool Maint/Improvements	1,150.70	0.00	(1,150.70)	3,546.61	1,510.00	(2,036.61)	1,810.00
620780.0000	Pool Supplies	2,835.53	100.00	(2,735.53)	3,399.53	1,400.00	(1,999.53)	2,000.00
643700.0000	Pool & Pool Furniture Exp	0.00	0.00	0.00	0.00	500.00	500.00	500.00
	Total Pool	<u>4,006.22</u>	<u>16,814.00</u>	<u>12,807.78</u>	<u>68,843.58</u>	<u>82,141.50</u>	<u>13,297.92</u>	<u>94,790.00</u>
	Recreation							
610360.0000	Clubhouse Water	0.00	0.00	0.00	0.00	1,445.00	1,445.00	7,000.00
610510.0000	Electric - Clubhouse	1,864.11	0.00	(1,864.11)	4,268.53	2,940.00	(1,328.53)	6,120.00
624205.0000	Clubhouse Security	256.64	240.00	(16.64)	1,702.53	1,680.00	(22.53)	2,880.00
624210.0000	Clubhouse Cleaning	825.90	750.00	(75.90)	5,774.71	5,250.00	(524.71)	9,000.00
624230.0000	Clubhouse Maintenance	24.00	100.00	76.00	4,343.08	490.00	(3,853.08)	1,030.00
	Total Recreation	<u>2,970.65</u>	<u>1,090.00</u>	<u>(1,880.65)</u>	<u>16,088.85</u>	<u>11,805.00</u>	<u>(4,283.85)</u>	<u>26,030.00</u>
	Administrative Expense							
660200.0000	Legal	62.00	1,050.00	988.00	5,067.50	8,280.00	3,212.50	15,000.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	500.00	400.00	(100.00)	2,400.00
660500.0000	Misc Administrative Expense	182.33	3,000.00	2,817.67	6,801.33	9,880.00	3,078.67	13,500.00
660510.0000	Bank Fees	0.00	0.00	0.00	10.00	0.00	(10.00)	0.00
663100.0000	Postage	30.24	50.00	19.76	320.53	660.00	339.47	1,100.00
665650.0000	Dues & Subscriptions	0.00	0.00	0.00	199.00	0.00	(199.00)	0.00
680100.0000	Management Fees	4,515.00	4,515.00	0.00	31,605.00	31,605.00	0.00	54,180.00
680200.0000	Federal Income Tax	0.00	0.00	0.00	6,464.00	1,000.00	(5,464.00)	1,000.00
681100.0000	Real Estate Taxes	0.00	0.00	0.00	1,011.36	1,000.00	(11.36)	1,000.00
681400.0000	Insurance	0.00	0.00	0.00	12,966.50	16,460.00	3,493.50	16,460.00
681600.0000	Insurance Claims	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00
681770.0000	Reserve Study Expense	0.00	0.00	0.00	5,700.00	3,750.00	(1,950.00)	3,750.00
671000.0000	Displays	0.00	0.00	0.00	0.00	0.00	0.00	18,000.00
	Total Administrative	<u>4,789.57</u>	<u>8,615.00</u>	<u>3,825.43</u>	<u>70,645.22</u>	<u>73,035.00</u>	<u>2,389.78</u>	<u>127,390.00</u>
	Total Operating Expenses	<u>29,734.85</u>	<u>56,737.66</u>	<u>27,002.81</u>	<u>339,632.46</u>	<u>364,158.12</u>	<u>24,525.66</u>	<u>586,280.00</u>

Cash Basis Income Statement
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 For the period ending July 31, 2024

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Net Operating Income/(Loss)		34,895.00	91,190.68	(56,295.68)	17,634.60	89,350.26	(71,715.66)	0.00
Other Items								
840700.0000	Other Cash Out	125.00	0.00	(125.00)	125.00	0.00	(125.00)	0.00
841110.0000	Reserve Transfer	0.00	0.00	0.00	100,000.00	0.00	(100,000.00)	0.00
Total Other Items		125.00	0.00	(125.00)	100,125.00	0.00	(100,125.00)	0.00
Net Income/(Loss)		34,770.00	91,190.68	(56,420.68)	(82,490.40)	89,350.26	(171,840.66)	0.00

Capital Reserve Summary Report
 Legendary Run Community Assoc. Inc. (9684)

Books = Cash
 For the period ending July 31, 2024

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Common Areas Expense	870000.4190	164,152.22	145,669.68	3,752.91	0.00	149,422.59	(41,000.00)
Community Amenities	870000.4203	4,119.92	10,497.78	1,131.25	0.00	11,629.03	(409.64)
Contingency Fund Expense	870000.4210	60,000.00	60,000.00	0.00	0.00	60,000.00	0.00
Miscellaneous Expense	870000.4433	54,201.04	59,226.04	837.50	0.00	60,063.54	0.00
Recreation Facility Expense	870000.4575	129,074.44	251,656.71	4,750.00	0.00	256,406.71	(5,917.73)
	Sub-Total:	411,547.62	527,050.21	10,471.66	0.00	537,521.87	(47,327.37)
Interest Income	870000.4995	29,516.00	41,408.79	620.19	0.00	42,028.98	0.00
	Grand Total:	441,063.62	568,459.00	11,091.85	0.00	579,550.85	(47,327.37)