

**Floriston Property Owner's Association**  
**Profit & Loss**  
 September 2016

|  | Sep 16    |
|--|-----------|
| <b>Ordinary Income/Expense</b>               |           |
| <b>Income</b>                                |           |
| 4001 · Association Dues Income               | 5,660.00  |
| 4007 · Cell Tower                            |           |
| 4009 · Cell Tower Electricity                | 618.50    |
| <b>Total 4007 · Cell Tower</b>               | 618.50    |
| 4010 · Fee Income                            |           |
| 4005 · Late Fee Income                       | 20.00     |
| <b>Total 4010 · Fee Income</b>               | 20.00     |
| 7010 · Interest Income                       | 1.25      |
| <b>Total Income</b>                          | 6,299.75  |
| <b>Expense</b>                               |           |
| <b>Administrative Expenses</b>               |           |
| 6265 Record Storage Locker                   | 25.00     |
| 6230 · Licenses and Permits                  | 5.00      |
| 6270 · Professional Fees                     |           |
| 6280 · Legal Fees                            | 247.50    |
| 6565 · Accounting                            | 2,850.00  |
| 6566 · Consulting Fees                       | 127.50    |
| 6570 · Management/Bookkeeping                | 254.15    |
| <b>Total 6270 · Professional Fees</b>        | 3,479.15  |
| 6300 · Repairs                               |           |
| 6310 · Building Repairs                      | 2.13      |
| <b>Total 6300 · Repairs</b>                  | 2.13      |
| 6585 · Office Expense                        |           |
| 6120 · Bank Service Charges                  | 12.79     |
| 6245 · Office Supplies                       | 177.66    |
| 6250 · Postage and Delivery                  | 37.60     |
| <b>Total 6585 · Office Expense</b>           | 228.05    |
| 6625 · Utilities - Gas and Electric          | 432.64    |
| <b>Total Administrative Expenses</b>         | 4,171.97  |
| <b>Town Services</b>                         |           |
| 6345 · Administration for Water              |           |
| 6395 · Water Testing                         | 458.25    |
| 6396 · Water Repair/Maintenance              | 1,818.75  |
| 6398 · Water Treatment Plant R/M             | 1,133.52  |
| <b>Total 6345 · Administration for Water</b> | 3,410.52  |
| <b>Total Town Services</b>                   | 3,410.52  |
| <b>Total Expense</b>                         | 7,582.49  |
| <b>Net Ordinary Income</b>                   | -1,282.74 |
| <b>Net Income</b>                            | -1,282.74 |

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## Floriston Property Owner's Association

## Balance Sheet

10/11/16

As of September 30, 2016

Accrual Basis

|  | <u>Sep 30, 16</u>        |
|--|--------------------------|
| <b>ASSETS</b>                          |                          |
| Current Assets                         |                          |
| Checking/Savings                       |                          |
| 1001 · General & Administrative (9504) | 23,697.09                |
| 1002 · Water Reserve Acct (7526)       | 10,352.20                |
| 1003 · Road Reserve Acct (9972)        | 20,019.33                |
| 1005 · Cal SRF Loan Payoff (7179)      | 55.02                    |
| 1006 · Sewer Fund Acct                 | 2,993.20                 |
|  | <hr/>                    |
| Total Checking/Savings                 | 57,116.84                |
| Accounts Receivable                    |                          |
| 1200 · Accounts Receivable             | 10,682.11                |
|  | <hr/>                    |
| Total Accounts Receivable              | 10,682.11                |
| Other Current Assets                   |                          |
| 1202 · Allowance for uncollectable     | -1,420.00                |
|  | <hr/>                    |
| Total Other Current Assets             | -1,420.00                |
| Total Current Assets                   | 66,378.95                |
| Fixed Assets                           |                          |
| 1511 · Furniture & Fixtures            | 2,620.30                 |
| 1512 · Road Improvements               | 63,951.88                |
| 1513 · School House                    | 7,948.00                 |
| 1514 · Septic Tank                     | 48,660.27                |
| 1515 · Water Project                   | 249,341.33               |
| 1516 · Test Well WIP                   | 5,260.00                 |
| 1575 · Accumulated Depreciation        | -465,606.00              |
| 1580 · Organizational Costs            | 6,153.00                 |
| 1581 · Accumulated Amortization        | -3,066.66                |
| 3210 · Water Sewer Project             | 811,121.42               |
|  | <hr/>                    |
| Total Fixed Assets                     | 726,383.54               |
| <b>TOTAL ASSETS</b>                    | <b><u>792,762.49</u></b> |
| <b>LIABILITIES &amp; EQUITY</b>        |                          |
| Liabilities                            |                          |
| Current Liabilities                    |                          |
| Accounts Payable                       |                          |
| 2000 · Accounts Payable                | -4,220.94                |
|  | <hr/>                    |
| Total Accounts Payable                 | -4,220.94                |
| Other Current Liabilities              |                          |
| 2050 · Insurance Payable               | 2,419.00                 |
| 2100 · Payroll Liabilities             | 5,716.45                 |
| 2105 · Deferred Income from Member Due | 9,231.54                 |
| 2111 · Dues Withheld from Payroll      | -900.00                  |
| 2140 · Rural Loan Current Portion      | 6,395.00                 |
|  | <hr/>                    |
| Total Other Current Liabilities        | 22,861.99                |
| Total Current Liabilities              | 18,641.05                |
| Long Term Liabilities                  |                          |
| 2500 · L/T Loan Pay Off                | 5,290.95                 |
| 2540 · Rural Loan                      | 173,099.66               |
|  | <hr/>                    |
| Total Long Term Liabilities            | 178,390.61               |
| Total Liabilities                      | 197,031.66               |
| Equity                                 |                          |
| 1110 · Retained Earnings               | 552,735.11               |
| 3000 · Opening Bal Equity              | 81,609.31                |
| Net Income                             | -38,613.59               |
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10/11/16  
Accrual Basis

**Floriston Property Owner's Association**  
**Balance Sheet**  
As of September 30, 2016

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|                                       | <u>Sep 30, 16</u>        |
|---------------------------------------|--------------------------|
| Total Equity                          | <u>595,730.83</u>        |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <b><u>792,762.49</u></b> |