

**Mission Estates Homeowners Association Inc.**  
**FINANCIAL REPORTS**  
**December 31, 2022**

**TABLE OF CONTENTS:**

STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

RESERVE BALANCES

**Prepared By: Sunstate Association Management Group, Inc.**

**Mission Estates Homeowners Association Inc.**  
**Statement of Assets, Liabilities, & Fund Balance**  
As of December 31, 2022

	Dec 31, 22
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1010 · Operating Accounts	
1011 · Cadence OP 7192	4,125.47
1012 · Cadence OP MM 8372	843.49
<b>Total 1010 · Operating Accounts</b>	4,968.96
1020 · Reserve Accounts	
1021 · Cadence MM 8448	42,823.55
1022 · Cadence CD 8908 7/19/23 .10%	28,503.97
1023 · Cadence CD 5615 9/12/23 .45%	13,327.44
<b>Total 1020 · Reserve Accounts</b>	84,654.96
<b>Total Checking/Savings</b>	89,623.92
<b>Accounts Receivable</b>	
1100 · Accounts Receivable	
1105 · Assessment Receivable	(3,225.53)
<b>Total 1100 · Accounts Receivable</b>	(3,225.53)
<b>Total Accounts Receivable</b>	(3,225.53)
<b>Other Current Assets</b>	
1130 · Prepaid Insurance	3,111.33
<b>Total Other Current Assets</b>	3,111.33
<b>Total Current Assets</b>	89,509.72
<b>TOTAL ASSETS</b>	<b>89,509.72</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
3010 · Accounts Payable	3,357.26
<b>Total Accounts Payable</b>	3,357.26
<b>Total Current Liabilities</b>	3,357.26
<b>Long Term Liabilities</b>	
3500 · Reserve Fund	84,654.96
<b>Total Long Term Liabilities</b>	84,654.96
<b>Total Liabilities</b>	88,012.22
<b>Equity</b>	
3200 · Retained Earnings	9,031.06
Net Income	(7,533.56)
<b>Total Equity</b>	1,497.50
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>89,509.72</b>

**Mission Estates Homeowners Association Inc.**  
**Revenue & Expense Budget Performance**  
 December 2022

	Dec 22	Budget	\$ Over Budget	Jan - Dec 22	YTD Budget	\$ Over Budget	Annual Budget
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
<b>5000 · Income</b>							
5010 · Maintenance Assessments	4,991.49	4,991.50	(0.01)	59,897.84	59,898.00	(0.16)	59,898.00
5015 · Reserve Assessments	0.00	0.00	0.00	8,938.00	8,938.00	0.00	8,938.00
5020 · Late Fees	0.00	0.00	0.00	107.51	0.00	107.51	0.00
5025 · Other Income	27.00	0.00	27.00	27.00	0.00	27.00	0.00
5030 · Interest-Operating	0.16	0.00	0.16	4.50	0.00	4.50	0.00
5035 · Carry Over	208.33	208.33	0.00	2,500.00	2,500.00	0.00	2,500.00
<b>Total 5000 · Income</b>	<b>5,226.98</b>	<b>5,199.83</b>	<b>27.15</b>	<b>71,474.85</b>	<b>71,336.00</b>	<b>138.85</b>	<b>71,336.00</b>
<b>Total Income</b>	<b>5,226.98</b>	<b>5,199.83</b>	<b>27.15</b>	<b>71,474.85</b>	<b>71,336.00</b>	<b>138.85</b>	<b>71,336.00</b>
<b>Gross Profit</b>	<b>5,226.98</b>	<b>5,199.83</b>	<b>27.15</b>	<b>71,474.85</b>	<b>71,336.00</b>	<b>138.85</b>	<b>71,336.00</b>
<b>Expense</b>							
<b>7100 · Grounds</b>							
7110 · Landscape Maintenance Contract	1,150.00	1,102.50	47.50	13,800.00	13,230.00	570.00	13,230.00
7115 · Landscape - Other	879.25	208.33	670.92	2,927.40	2,500.00	427.40	2,500.00
7120 · Grounds Improvement	0.00	208.33	(208.33)	355.37	2,500.00	(2,144.63)	2,500.00
7125 · Tree Trimming	0.00	125.00	(125.00)	5,723.00	1,500.00	4,223.00	1,500.00
7130 · Irrigation Repairs	96.00	75.00	21.00	1,064.50	900.00	164.50	900.00
7135 · Pond Maintenance Contract	396.97	371.00	25.97	4,822.70	4,452.00	370.70	4,452.00
7140 · Aquatic Plant Replacement	0.00	250.00	(250.00)	0.00	3,000.00	(3,000.00)	3,000.00
7145 · Preserve Maintenance	515.74	548.42	(32.68)	4,878.40	6,581.00	(1,702.60)	6,581.00
7150 · Wildlife Habitat Maintenance	0.00	70.83	(70.83)	0.00	850.00	(850.00)	850.00
7160 · General Maint & Repair	0.00	133.33	(133.33)	153.80	1,600.00	(1,446.20)	1,600.00
7165 · Electric	666.09	616.67	49.42	8,406.75	7,400.00	1,006.75	7,400.00
<b>Total 7100 · Grounds</b>	<b>3,704.05</b>	<b>3,709.41</b>	<b>(5.36)</b>	<b>42,131.92</b>	<b>44,513.00</b>	<b>(2,381.08)</b>	<b>44,513.00</b>
<b>7200 · Administration</b>							
7210 · Insurance	282.85	250.00	32.85	3,038.32	3,000.00	38.32	3,000.00
7215 · Legal & Professional	1,470.00	211.83	1,258.17	8,279.00	2,542.00	5,737.00	2,542.00
7220 · Licenses, Fees, Permits	14.76	5.83	8.93	354.65	70.00	284.65	70.00
7225 · Taxes / Tax Prep	0.00	41.67	(41.67)	250.00	500.00	(250.00)	500.00
7230 · Management Contract	900.00	816.00	84.00	10,632.00	9,792.00	840.00	9,792.00
7235 · Website Expense	45.00	21.67	23.33	549.00	260.00	289.00	260.00
7240 · Postage, Printing & Office Exp	596.81	81.92	514.89	3,889.59	983.00	2,906.59	983.00
7245 · Social Events	349.52	12.50	337.02	349.52	150.00	199.52	150.00
7250 · Storage Unit Rental	58.58	49.00	9.58	596.41	588.00	8.41	588.00
<b>Total 7200 · Administration</b>	<b>3,717.52</b>	<b>1,490.42</b>	<b>2,227.10</b>	<b>27,938.49</b>	<b>17,885.00</b>	<b>10,053.49</b>	<b>17,885.00</b>
<b>9900 · Transfer to Reserves</b>							
9910 · Transfer to Reserves	0.00	0.00	0.00	8,938.00	8,938.00	0.00	8,938.00
<b>Total 9900 · Transfer to Reserves</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>8,938.00</b>	<b>8,938.00</b>	<b>0.00</b>	<b>8,938.00</b>
<b>Total Expense</b>	<b>7,421.57</b>	<b>5,199.83</b>	<b>2,221.74</b>	<b>79,008.41</b>	<b>71,336.00</b>	<b>7,672.41</b>	<b>71,336.00</b>
<b>Net Ordinary Income</b>	<b>(2,194.59)</b>	<b>0.00</b>	<b>(2,194.59)</b>	<b>(7,533.56)</b>	<b>0.00</b>	<b>(7,533.56)</b>	<b>0.00</b>
<b>Net Income</b>	<b>(2,194.59)</b>	<b>0.00</b>	<b>(2,194.59)</b>	<b>(7,533.56)</b>	<b>0.00</b>	<b>(7,533.56)</b>	<b>0.00</b>

**Mission Estates Homeowners Association Inc.**  
**Reserve Balances**  
**December 31, 2022**

	<b>Balance 1/1/22</b>	<b>YTD Contribution</b>	<b>YTD Allocation</b>	<b>YTD Expense</b>	<b>YTD Interest</b>	<b>Current Balance</b>
Entry Lighting	\$ 2,802.00	483.00				3,285.00
Lakebank Reserve Pond 1	17,778.23	3,155.00				20,933.23
Lakebank Reserve Pond 2	32,956.00	731.00				33,687.00
Corrugated Pond Pipes	3,038.00	1,082.00				4,120.00
Drainage Easment Regrade	9,113.00	3,245.00				12,358.00
Irrigation Pumps	5,263.00	242.00				5,505.00
Reserve Interest	4,637.42				129.31	4,766.73
<b>Total Reserves</b>	<b>\$ 75,587.65</b>	<b>8,938.00</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>84,654.96</b>

**Expense Details**

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**Allocation Details**

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**Total \$ -**

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