



**MANGO PARK HOA INC**  
**FINANCIAL REPORTS**  
**March 31, 2019**

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STATEMENT OF ASSETS, LIABILITIES, AND FUND BALANCE

REVENUE & EXPENSE - COMPARISON OF ACTUAL TO BUDGET

**Presented by: Sunstate Association Management Group, Inc.**

04/15/19

**Mango Park Homeowners Association, Inc.**  
**Statement of Assets, Liabilities, & Fund Balance**  
 As of March 31, 2019

	Mar 31, 19
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Operating Account	
Cadence Operating 9396	6,868.14
Total Operating Account	6,868.14
Reserve Account	
Cadence MM 8703	10,520.77
Total Reserve Account	10,520.77
Total Checking/Savings	17,388.91
Accounts Receivable	
Accounts Rec / Prepaid Assess	(5,262.00)
Total Accounts Receivable	(5,262.00)
Other Current Assets	
Undeposited Funds	1,704.00
Total Other Current Assets	1,704.00
Total Current Assets	13,830.91
<b>TOTAL ASSETS</b>	<b>13,830.91</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	274.25
Total Accounts Payable	274.25
Total Current Liabilities	274.25
Total Liabilities	274.25
Equity	
Reserve	10,520.77
Operating Fund Balance	4,462.61
Retained Earnings	(3,208.13)
Net Income	1,781.41
Total Equity	13,556.66
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>13,830.91</b>

04/15/19

**Mango Park Homeowners Association, Inc.**  
**Revenue & Expense - Comparison Actual To Budget**  
**March 2019**

	Mar 19	Budget	\$ Over B...	Jan - Mar...	YTD Bud...	\$ Over B...	Annual B...
<b>Ordinary Income/Expense</b>							
<b>Income</b>							
<b>Income</b>							
Maintenance Fees	2,310.92	2,310.92	0.00	6,932.75	6,932.72	0.03	27,731.00
Reserve Fees	0.00	0.00	0.00	1,587.25	1,587.25	0.00	6,349.00
Late Fees	200.00	0.00	200.00	200.00	0.00	200.00	0.00
Reserve Interest Income	2.23	0.00	2.23	4.50	0.00	4.50	0.00
<b>Total Income</b>	<b>2,513.15</b>	<b>2,310.92</b>	<b>202.23</b>	<b>8,724.50</b>	<b>8,519.97</b>	<b>204.53</b>	<b>34,080.00</b>
<b>Total Income</b>	<b>2,513.15</b>	<b>2,310.92</b>	<b>202.23</b>	<b>8,724.50</b>	<b>8,519.97</b>	<b>204.53</b>	<b>34,080.00</b>
<b>Expense</b>							
<b>Administration</b>							
Ins/ OD/ FID/ Bond/ Cas/ Liab Management	0.00	175.83	(175.83)	0.00	527.53	(527.53)	2,110.00
Office Expense	550.00	580.00	(30.00)	1,650.00	1,740.00	(90.00)	6,960.00
Professional Services	110.20	62.50	47.70	536.16	187.50	348.66	750.00
Social	0.00	16.67	(16.67)	200.00	49.97	150.03	200.00
State Annual Report	0.00	20.83	(20.83)	25.00	62.53	(37.53)	250.00
State Annual Report	61.25	5.08	56.17	61.25	15.28	45.97	61.00
<b>Total Administration</b>	<b>721.45</b>	<b>860.91</b>	<b>(139.46)</b>	<b>2,472.41</b>	<b>2,582.81</b>	<b>(110.40)</b>	<b>10,331.00</b>
<b>Grounds</b>							
Annuals / Plants	0.00	62.50	(62.50)	0.00	187.50	(187.50)	750.00
Entry Sign/ Wall Maint/ Lights	0.00	133.33	(133.33)	0.00	400.03	(400.03)	1,600.00
Grounds Contract	590.00	590.00	0.00	1,770.00	1,770.00	0.00	7,080.00
Mulch	0.00	41.67	(41.67)	0.00	124.97	(124.97)	500.00
Property/Grounds R&M	0.00	125.00	(125.00)	0.00	375.00	(375.00)	1,500.00
Irrig R&M	26.96	41.67	(14.71)	92.66	124.97	(32.31)	500.00
Mailbox R&R	0.00	25.00	(25.00)	0.00	75.00	(75.00)	300.00
Water Management	121.00	208.33	(87.33)	363.00	625.03	(262.03)	2,500.00
<b>Total Grounds</b>	<b>737.96</b>	<b>1,227.50</b>	<b>(489.54)</b>	<b>2,225.66</b>	<b>3,682.50</b>	<b>(1,456.84)</b>	<b>14,730.00</b>
<b>Utilities</b>							
Electric- Lights (50334)	183.54	188.33	(4.79)	549.50	565.03	(15.53)	2,260.00
Electric - Pump (31712)	33.68	34.17	(0.49)	103.77	102.47	1.30	410.00
<b>Total Utilities</b>	<b>217.22</b>	<b>222.50</b>	<b>(5.28)</b>	<b>653.27</b>	<b>667.50</b>	<b>(14.23)</b>	<b>2,670.00</b>
<b>Total Expense</b>	<b>1,676.63</b>	<b>2,310.91</b>	<b>(634.28)</b>	<b>5,351.34</b>	<b>6,932.81</b>	<b>(1,581.47)</b>	<b>27,731.00</b>
<b>Net Ordinary Income</b>	<b>836.52</b>	<b>0.01</b>	<b>836.51</b>	<b>3,373.16</b>	<b>1,587.16</b>	<b>1,786.00</b>	<b>6,349.00</b>
<b>Other Income/Expense</b>							
<b>Other Expense</b>							
Reserve Interest Transfer	2.23	0.00	2.23	4.50	0.00	4.50	0.00
Transfer to Reserve	0.00	0.00	0.00	1,587.25	1,587.25	0.00	6,349.00
<b>Total Other Expense</b>	<b>2.23</b>	<b>0.00</b>	<b>2.23</b>	<b>1,591.75</b>	<b>1,587.25</b>	<b>4.50</b>	<b>6,349.00</b>
<b>Net Other Income</b>	<b>(2.23)</b>	<b>0.00</b>	<b>(2.23)</b>	<b>(1,591.75)</b>	<b>(1,587.25)</b>	<b>(4.50)</b>	<b>(6,349.00)</b>
<b>Net Income</b>	<b>834.29</b>	<b>0.01</b>	<b>834.28</b>	<b>1,781.41</b>	<b>(0.09)</b>	<b>1,781.50</b>	<b>0.00</b>