

Condominium Association
Balance Sheet by Class
 As of March 31, 2018

	Operating	Reserves	TOTAL
ASSETS			
Current Assets			
Checking/Savings			
10015-Operating Acct-TN Bk & Trt	25,384.87	0.00	25,384.87
10025-Reserve Acct-TN Bk & Trt	0.00	30,184.10	30,184.10
10065-CD 3303032-.75%-Sept18	0.00	40,167.28	40,167.28
Total Checking/Savings	25,384.87	70,351.38	95,736.25
Accounts Receivable			
11000-Accounts Receivable	-6,560.92	0.00	-6,560.92
Total Accounts Receivable	-6,560.92	0.00	-6,560.92
Total Current Assets	18,823.95	70,351.38	89,175.33
Other Assets			
18000-Due from Operating	0.00	1,013.36	1,013.36
18010-Due to Reserves	-1,013.36	0.00	-1,013.36
18030-Prepaid Insurance	4,774.62	0.00	4,774.62
Total Other Assets	3,761.26	1,013.36	4,774.62
TOTAL ASSETS	22,585.21	71,364.74	93,949.95
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
20000-Accounts Payable	356.25	0.00	356.25
Total Accounts Payable	356.25	0.00	356.25
Total Current Liabilities	356.25	0.00	356.25
Total Liabilities			
Total Liabilities	356.25	0.00	356.25
Equity			
29910-Reserve Equity	0.00	65,574.31	65,574.31
29920-Operating Equity	23,864.63	0.00	23,864.63
Net Income	-1,635.67	5,790.43	4,154.76
Total Equity	22,228.96	71,364.74	93,593.70
TOTAL LIABILITIES & EQUITY	22,585.21	71,364.74	93,949.95

**Condominium Association
 Profit & Loss
 March 2018**

	Mar 18
Ordinary Income/Expense	
Income	
Assessments	
60010-Assessment Owners	9,505.96
Total Assessments	9,505.96
Total Income	9,505.96
Gross Profit	9,505.96
Expense	
Admin & General	
70030-Accounting & Legal	215.00
70080-Annual Corporate Report	40.00
70530-Management Fees	550.00
Total Admin & General	805.00
Insurance	
75000-Insurance	1,167.75
Total Insurance	1,167.75
Landscape & Grounds	
77180-Landscape Contract	1,169.23
Total Landscape & Grounds	1,169.23
Repairs and Maintenance	
81220-Cleaning & Maint Contract	525.00
81320-Electrical & Light Maint	327.94
81370-Elevator Maintenance	141.62
81580-Fire System Maintenance	262.50
81680-General Maintenance	132.44
82130-Pest Control	100.00
Total Repairs and Maintenance	1,489.50
Reserve Contributions	
73000-Contribution to Reserves	2,250.00
Total Reserve Contributions	2,250.00

Condominium Association
Profit & Loss
March 2018

	Mar 18
Utilities	
86090-Cable & Internet	184.60
86230-Electricity	885.52
86280-Gas	392.05
86430-Trash Removal	350.00
86480-Water & Sewer	356.25
Total Utilities	2,168.42
Total Expense	9,049.90
Net Ordinary Income	456.06
Other Income/Expense	
Reserve Income	
84010-Reserve Transfers	2,250.00
84510-Reserve Interest	9.64
Total Reserve Income	2,259.64
Total Other Income	2,259.64
Other Expense	
Reserve Expenses	
85925-Reserve Exp-Contingency	1,150.00
Total Reserve Expenses	1,150.00
Total Other Expense	1,150.00
Net Other Income	1,109.64
Net Income	1,565.70

**Condominium Association
Check Detail
March 2018**

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check		03/06/2018	Metro Water		10015-Operating A...		0.00
TOTAL						0.00	0.00
Bill Pmt -Check		03/06/2018	Piedmont Natural ...		10015-Operating A...		-392.05
Bill	Mar'18	03/01/2018			86280-Gas	-392.05	392.05
TOTAL						-392.05	392.05
Bill Pmt -Check		03/21/2018	Green Building Ma...		10015-Operating A...		-550.00
Bill		03/05/2018			70530-Management ...	-550.00	550.00
TOTAL						-550.00	550.00
Bill Pmt -Check		03/23/2018	NES-029592		10015-Operating A...		-820.82
Bill	Mar'18	03/16/2018			86230-Electricity	-820.82	820.82
TOTAL						-820.82	820.82
Bill Pmt -Check		03/23/2018	NES-104264		10015-Operating A...		-64.70
Bill	Mar'18	03/16/2018			86230-Electricity	-64.70	64.70
TOTAL						-64.70	64.70
Check		03/28/2018	TNB&T		10015-Operating A...		-2,250.00
TOTAL					73000-Contribution t...	-2,250.00	2,250.00
Bill Pmt -Check	1041	03/07/2018	CAU		10015-Operating A...		-1,170.00
Bill	Mar'18	03/07/2018			75000-Insurance	-1,167.75	1,167.75
					18030-Prepaid Insur...	-2.25	2.25
TOTAL						-1,170.00	1,170.00

Condominium Association Check Detail March 2018

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check	1042	03/07/2018	Century Fire Protec...		10015-Operating A...	-1,150.00	-1,150.00
Bill	297956	03/07/2018			81580-Fire System ...	-1,150.00	1,150.00
TOTAL						-1,150.00	1,150.00
Bill Pmt -Check	1043	03/07/2018	Energy Command ...		10015-Operating A...	-460.38	-460.38
Bill	62235	03/07/2018			81320-Electrical & Li...	-327.94	327.94
Bill	62165	03/07/2018			81680-General Main...	-132.44	132.44
TOTAL						-460.38	460.38
Bill Pmt -Check	1044	03/07/2018	Gray's Disposal Co...		10015-Operating A...	-350.00	-350.00
Bill	MAR18	03/01/2018			86430-Trash Removal	-350.00	350.00
TOTAL						-350.00	350.00
Bill Pmt -Check	1045	03/07/2018	Pillar 3, LLC		10015-Operating A...	-215.00	-215.00
Bill	1844	03/07/2018			70030-Accounting &...	-215.00	215.00
TOTAL						-215.00	215.00
Bill Pmt -Check	1046	03/14/2018	Comcast		10015-Operating A...	-184.60	-184.60
Bill	MAR18	03/09/2018			86090-Cable & Inter...	-184.60	184.60
TOTAL						-184.60	184.60
Bill Pmt -Check	1047	03/14/2018	Southeastern Soun...		10015-Operating A...	-262.50	-262.50
Bill	68167	03/14/2018			81580-Fire System ...	-262.50	262.50
TOTAL						-262.50	262.50
Bill Pmt -Check	1048	03/14/2018	Tennessee Secreta...		10015-Operating A...	-40.00	-40.00
Bill	2018	03/14/2018			70080-Annual Corpo...	-40.00	40.00
TOTAL						-40.00	40.00

**Condominium Association
Check Detail
March 2018**

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check	1049	03/21/2018	Mack Pest Control,...		10015-Operating A...	-100.00	-100.00
Bill	Mar18	03/21/2018			82130-Pest Control	-100.00	100.00
TOTAL						-100.00	100.00
Bill Pmt -Check	1050	03/21/2018	Nashville Machine ...		10015-Operating A...	-141.62	-141.62
Bill	317957	03/21/2018			81370-Elevator Main...	-141.62	141.62
TOTAL						-141.62	141.62
Bill Pmt -Check	1052	03/29/2018	Southern Acre		10015-Operating A...	-1,169.23	-1,169.23
Bill	Mar18	03/29/2018			77180-Landscape C...	-1,169.23	1,169.23
TOTAL						-1,169.23	1,169.23
Bill Pmt -Check	1053	03/29/2018	Scoty/yn Eley		10015-Operating A...	-525.00	-525.00
Bill	Mar18	03/29/2018			81220-Cleaning & M...	-525.00	525.00
TOTAL						-525.00	525.00

Condominium Association
Income/Expense Statement
March 2018

	Mar 18	Budget	\$ Over Budget	Jan - Mar 18	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
Assessments							
60010-Assessment Owners	9,505.96	9,506.00	-0.04	28,517.88	28,518.00	-0.12	114,072.00
Total Assessments	9,505.96	9,506.00	-0.04	28,517.88	28,518.00	-0.12	114,072.00
Total Income	9,505.96	9,506.00	-0.04	28,517.88	28,518.00	-0.12	114,072.00
Gross Profit	9,505.96	9,506.00	-0.04	28,517.88	28,518.00	-0.12	114,072.00
Expense							
Admin & General							
70030-Accounting & Legal	215.00	225.00	-10.00	365.00	350.00	15.00	350.00
70080-Annual Corporate Report	40.00	0.00	0.00	40.00	0.00	0.00	20.00
70170-Bank Charges	0.00	0.00	0.00	0.00	0.00	0.00	200.00
70190-Board Discretionary Fund	0.00	0.00	0.00	0.00	0.00	0.00	6,600.00
70530-Management Fees	550.00	550.00	0.00	1,650.00	1,650.00	0.00	250.00
70560-Meeting Expense	0.00	0.00	0.00	0.00	0.00	0.00	180.00
70680-Postage	0.00	30.00	-30.00	0.00	30.00	-30.00	7,600.00
Total Admin & General	805.00	805.00	0.00	2,055.00	2,030.00	25.00	15,000.00
Insurance							
75000-Insurance	1,167.75	1,170.00	-2.25	3,503.25	3,510.00	-6.75	15,000.00
Total Insurance	1,167.75	1,170.00	-2.25	3,503.25	3,510.00	-6.75	15,000.00
Landscape & Grounds							
77090-Irrigation	0.00	0.00	0.00	0.00	0.00	0.00	500.00
77150-Landscaping-Additional	0.00	0.00	0.00	0.00	0.00	0.00	280.00
77180-Landscape Contract	1,169.23	1,169.00	0.23	3,507.69	3,507.00	0.69	14,030.00
Total Landscape & Grounds	1,169.23	1,169.00	0.23	3,507.69	3,507.00	0.69	14,810.00
Repairs and Maintenance							
81180-Carpet Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	600.00
81220-Cleaning & Maint Contract	525.00	525.00	0.00	1,575.00	1,575.00	0.00	6,600.00
81320-Electrical & Light Maint	327.94	0.00	327.94	327.94	0.00	327.94	850.00
81360-Elevator Inspections	0.00	0.00	0.00	0.00	0.00	0.00	150.00
81370-Elevator Maintenance	141.62	0.00	-200.38	424.86	626.00	-201.14	2,500.00
81470-Fire Alarm Monitoring	0.00	342.00	-30.00	59.96	90.00	-30.04	380.00
81480-Fire Alarm System Inspect	0.00	0.00	0.00	0.00	0.00	0.00	1,300.00
81580-Fire System Maintenance	262.50	0.00	262.50	452.50	0.00	452.50	350.00
81640-Gate Maintenance	0.00	125.00	-125.00	0.00	125.00	-125.00	500.00
81680-General Maintenance	132.44	500.00	-367.56	1,468.72	1,500.00	-31.28	7,000.00
81780-HVAC Repair & Maint	0.00	375.00	-375.00	195.00	375.00	-180.00	1,500.00
82130-Pest Control	100.00	100.00	0.00	300.00	300.00	0.00	1,200.00
82170-Plumbing Repairs	0.00	0.00	0.00	0.00	0.00	0.00	650.00
82490-Snow Removal	0.00	0.00	0.00	686.00	100.00	586.00	200.00
82720-Window Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	1,800.00
Total Repairs and Maintenance	1,489.50	1,997.00	-507.50	5,489.98	4,691.00	798.98	25,560.00
Reserve Contributions							
73000-Contribution to Reserves	2,250.00	2,250.00	0.00	6,750.00	6,750.00	0.00	27,000.00

The Whitney Condominium Association Income/Expense Statement

March 2018

	Mar 18	Budget	\$ Over Budget	Jan - Mar 18	YTD Budget	\$ Over Budget	Annual Budget
Total Reserve Contributions	2,250.00	2,250.00	0.00	6,750.00	6,750.00	0.00	27,000.00
Utilities							
86090-Cable & Internet	184.60	182.00	2.60	555.64	546.00	9.64	2,200.00
86230-Electricity	883.52	800.00	83.52	4,376.21	2,875.00	1,501.21	8,800.00
86280-Gas	392.05	300.00	92.05	1,614.31	1,105.00	509.31	2,400.00
86430-Trash Removal	350.00	350.00	0.00	1,050.00	1,050.00	0.00	4,200.00
86480-Water & Sewer	356.25	400.00	-43.75	1,251.47	1,100.00	151.47	6,000.00
Total Utilities	2,168.42	2,032.00	136.42	8,847.63	6,676.00	2,171.63	23,600.00
Total Expense	9,049.90	9,423.00	-373.10	30,153.55	27,164.00	2,989.55	113,570.00
Net Ordinary Income	456.06	83.00	373.06	-1,635.67	1,354.00	-2,989.67	502.00
Other Income/Expense							
Other Income							
Reserve Income							
84010-Reserve Transfers	2,250.00	2,250.00	0.00	6,750.00	6,750.00	0.00	27,000.00
84510-Reserve Interest	9.64	8.00	1.64	27.07	24.00	3.07	150.00
84915-Capital Reserve Income	0.00	0.00	0.00	13.36	0.00	13.36	0.00
Total Reserve Income	2,259.64	2,258.00	1.64	6,790.43	6,774.00	16.43	27,150.00
Total Other Income	2,259.64	2,258.00	1.64	6,790.43	6,774.00	16.43	27,150.00
Other Expense							
Reserve Expenses							
85911-Exterior Painting	0.00	0.00	0.00	0.00	0.00	0.00	15,000.00
85912-Painting Interior	0.00	0.00	0.00	0.00	0.00	0.00	8,000.00
85913-Backflow	0.00	0.00	0.00	0.00	0.00	0.00	6,000.00
85914-Reserves-Security System	0.00	0.00	0.00	0.00	0.00	0.00	0.00
85915-Reserves-Interior Elevator	0.00	0.00	0.00	0.00	0.00	0.00	0.00
85916-Reserves-Interior Furnitu	0.00	0.00	0.00	0.00	0.00	0.00	0.00
85924-Reserve Exp-Compressor	0.00	0.00	0.00	-150.00	0.00	-150.00	0.00
85925-Reserve Exp-Contingency	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Reserve Expenses	1,150.00	0.00	1,150.00	1,150.00	0.00	1,150.00	3,200.00
Total Other Expense	1,150.00	0.00	1,150.00	1,000.00	0.00	1,000.00	32,200.00
Net Other Income	1,109.64	2,258.00	-1,148.36	5,790.43	6,774.00	-983.57	-5,050.00
Net Income	1,565.70	2,341.00	-775.30	4,154.76	8,128.00	-3,973.24	-4,548.00