

c/o OMNI Management Services  
PO Box 441570  
Indianapolis IN 46244-1570

OMNI management services Inc  
P.O. Box 441570  
Indianapolis IN 46244-1570

		Operating Fund	Reserve Fund	Total
	<b>ASSETS</b>			
	<b>BANK ACCOUNTS:</b>			
1001	Cash - Operating CAB	32,918.97	0.00	32,918.97
1021	CAB Reserve	0.00	31,199.47	31,199.47
	<b>TOTAL BANK ACCOUNTS:</b>	<b>32,918.97</b>	<b>31,199.47</b>	<b>64,118.44</b>
	<b>ACCOUNTS RECEIVABLE:</b>			
1210	Assessments Receivable	58,195.15	0.00	58,195.15
1212	Legal Fees Receivable	3,075.00	0.00	3,075.00
	<b>TOTAL ACCOUNTS RECEIVABLE</b>	<b>61,270.15</b>	<b>0.00</b>	<b>61,270.15</b>
	<b>TOTAL ASSETS</b>	<b>94,189.12</b>	<b>31,199.47</b>	<b>125,388.59</b>
	<b>LIABILITIES</b>			
	<b>CURRENT LIABILITIES:</b>			
2020	Prepaid Owner Assessments	4,095.50	0.00	4,095.50
2040	Deposit Payable	150.00	0.00	150.00
2130	H/O Late Fees Due to Omni	4,910.50	0.00	4,910.50
	<b>TOTAL CURRENT LIABILITIES</b>	<b>9,156.00</b>	<b>0.00</b>	<b>9,156.00</b>
	<b>TOTAL LIABILITIES</b>	<b>9,156.00</b>	<b>0.00</b>	<b>9,156.00</b>
	<b>EQUITY</b>			
3000	Prior Year Operating Fund Balance	84,166.15	0.00	84,166.15
3100	Prior Year Reserve Fund Balance	0.00	28,290.83	28,290.83
	Current Earnings	866.97	0.00	866.97
	Reserve Current Earnings	0.00	2,908.64	2,908.64
	<b>TOTAL EQUITY</b>	<b>85,033.12</b>	<b>31,199.47</b>	<b>116,232.59</b>
	<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>94,189.12</b>	<b>31,199.47</b>	<b>125,388.59</b>

Liberty Creek North  
Income and Expense Statement  
06/30/2019

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	MTD ACTUAL	MTD BUDGET	VARIANCE Fav/(Unfav)	YTD ACTUAL	YTD BUDGET	VARIANCE Fav/(Unfav)	ANNUAL BUDGET
<b>INCOME:</b>							
4100 Association Fees	0.00	0	0.00	38,207.50	38,080	127.50	76,160
4130 Late Fees	0.00	0	0.00	0.00	750	(750.00)	1,500
4140 Interest Income	1.74	0	1.74	8.97	30	(21.03)	60
4145 Interest From Delinquent Accounts	35.45	0	35.45	35.45	0	35.45	0
<b>TOTAL INCOME</b>	<b>37.19</b>	<b>0</b>	<b>37.19</b>	<b>38,251.92</b>	<b>38,860</b>	<b>(608.08)</b>	<b>77,720</b>
<b>OPERATING EXPENSES:</b>							
<b>ADMINISTRATIVE EXPENSES:</b>							
5010 Administrative Fees	110.34	208	97.66	371.94	1,248	876.06	2,500
5020 Postage & Printing	6.60	83	76.40	227.73	498	270.27	1,000
5030 Professional Services	0.00	0	0.00	49.00	1,750	1,701.00	3,500
5031 Accounting Fees	0.00	25	25.00	400.00	150	(250.00)	300
5040 Management Contract	831.00	831	0.00	4,986.00	4,986	0.00	9,972
5050 Insurance Expense	0.00	0	0.00	766.75	1,750	983.25	3,500
5060 Bad Debt/Writeoff	0.00	250	250.00	0.00	1,500	1,500.00	3,000
5070 Website Expense	0.00	50	50.00	0.00	300	300.00	600
<b>TOTAL ADMINISTRATIVE EXPENSES</b>	<b>947.94</b>	<b>1,447</b>	<b>499.06</b>	<b>6,801.42</b>	<b>12,182</b>	<b>5,380.58</b>	<b>24,372</b>
<b>UTILITY EXPENSES:</b>							
5110 Electricity	379.44	313	(66.44)	2,243.87	1,878	(365.87)	3,750
<b>TOTAL UTILITIES</b>	<b>379.44</b>	<b>313</b>	<b>(66.44)</b>	<b>2,243.87</b>	<b>1,878</b>	<b>(365.87)</b>	<b>3,750</b>
<b>GROUNDS MAINTENANCE:</b>							
5210 Landscape Contract	1,412.50	1,000	(412.50)	5,650.00	5,000	(650.00)	10,000
5221 Common Area Maintenance	0.00	542	542.00	0.00	3,252	3,252.00	6,500
5260 Snow Removal	0.00	0	0.00	1,338.75	2,250	911.25	3,500
<b>TOTAL GROUNDS MAINTENANCE</b>	<b>1,412.50</b>	<b>1,542</b>	<b>129.50</b>	<b>6,988.75</b>	<b>10,502</b>	<b>3,513.25</b>	<b>20,000</b>
<b>BUILDING MAINTENANCE:</b>							
5332 Amenities	9,655.81	2,242	(7,413.81)	18,500.91	13,452	(5,048.91)	26,900
<b>TOTAL BUILDING MAINTENANCE</b>	<b>9,655.81</b>	<b>2,242</b>	<b>(7,413.81)</b>	<b>18,500.91</b>	<b>13,452</b>	<b>(5,048.91)</b>	<b>26,900</b>
<b>OTHER EXPENSES:</b>							
5510 Reserve Funding	475.00	475	0.00	2,850.00	2,850	0.00	5,698
<b>TOTAL OTHER EXPENSES</b>	<b>475.00</b>	<b>475</b>	<b>0.00</b>	<b>2,850.00</b>	<b>2,850</b>	<b>0.00</b>	<b>5,698</b>
<b>TOTAL EXPENSES</b>	<b>12,870.69</b>	<b>6,019</b>	<b>(6,851.69)</b>	<b>37,384.95</b>	<b>40,864</b>	<b>3,479.05</b>	<b>80,720</b>
<b>CURRENT INCOME/(LOSS)</b>	<b>(12,833.50)</b>	<b>(6,019)</b>	<b>(6,814.50)</b>	<b>866.97</b>	<b>(2,004)</b>	<b>2,870.97</b>	<b>(3,000)</b>

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Reserve Income and Expense Statement  
06/30/2019

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<b>INCOME:</b>							
9010 Reserve Income	475.00	0	475.00	2,850.00	0	2,850.00	0
9020 Interest Income	<u>10.10</u>	<u>0</u>	<u>10.10</u>	<u>58.64</u>	<u>0</u>	<u>58.64</u>	<u>0</u>
<b>TOTAL INCOME</b>	<b>485.10</b>	<b>0</b>	<b>485.10</b>	<b>2,908.64</b>	<b>0</b>	<b>2,908.64</b>	<b>0</b>
<b>CURRENT NET INCOME/(LOSS)</b>	<b><u>485.10</u></b>	<b><u>0</u></b>	<b><u>485.10</u></b>	<b><u>2,908.64</u></b>	<b><u>0</u></b>	<b><u>2,908.64</u></b>	<b><u>0</u></b>