

San Juan River Resort POA  
**Balance Sheet - Modified Accrual**  
As of June 30, 2022

	Jun 30, 22
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
Citizen's Bank	
Cash Contingency	1,000.00
Cash - Operating	50,331.42
Cash - Legal	49,390.35
	100,721.77
Total Citizen's Bank	100,721.77
Total Checking/Savings	100,721.77
Accounts Receivable	
Accounts Rec. (net of Prepaids)	495.00
	495.00
Total Accounts Receivable	495.00
<b>Total Current Assets</b>	<b>101,216.77</b>
Fixed Assets	
Equipment	3,420.80
Signs	2,263.80
Buildings	25,848.31
Accumulated Depreciation	-16,009.80
	15,523.11
Total Fixed Assets	15,523.11
<b>TOTAL ASSETS</b>	<b>116,739.88</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Prepaid Dues	405.00
Deferred Revenue-POA Dues	495.00
	900.00
Total Other Current Liabilities	900.00
Total Current Liabilities	900.00
<b>Total Liabilities</b>	<b>900.00</b>
Equity	
Retained Earnings	79,416.94
Net Income	36,422.94
	115,839.88
<b>Total Equity</b>	<b>115,839.88</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>116,739.88</b>

San Juan River Resort POA  
Profit & Loss - Cash Basis  
June 2022

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	<u>Jun 22</u>
Ordinary Income/Expense	
Income	
POA Dues	2,000.00
Late Fees	<u>250.00</u>
Total Income	<u>2,250.00</u>
Gross Profit	2,250.00
Expense	
Professional Fees	
Management Company	1,000.00
Accounting	<u>66.00</u>
Total Professional Fees	1,066.00
Repairs & Maintenance	
Grounds & Parks	<u>45.00</u>
Total Repairs & Maintenance	45.00
Utilities	
Electric	<u>28.17</u>
Total Utilities	<u>28.17</u>
Total Expense	<u>1,139.17</u>
Net Ordinary Income	<u>1,110.83</u>
Net Income	<u><u>1,110.83</u></u>

San Juan River Resort POA  
Profit & Loss - YTD - Cash Basis  
January through June 2022

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	<u>Jan - Jun 22</u>
Ordinary Income/Expense	
Income	
POA Dues	44,400.00
Late Fees	550.00
Bldg Plan Approval Permit	140.00
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Total Income	45,090.00
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Gross Profit	45,090.00
Expense	
Bank Service Charges	-25.00
Postage and Delivery	151.00
Professional Fees	
Management Company	6,000.00
Accounting	2,068.00
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Total Professional Fees	8,068.00
Repairs & Maintenance	
Cleaning	210.00
Grounds & Parks	45.00
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Total Repairs & Maintenance	255.00
Supplies	
Office	56.00
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Total Supplies	56.00
Utilities	
Electric	162.06
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Total Utilities	162.06
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Total Expense	8,667.06
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Net Ordinary Income	36,422.94
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Net Income	<u>36,422.94</u>

**San Juan River Resort POA**  
**Profit & Loss Budget vs. Actual - Cash Basis**  
 January through June 2022

	Jan - Jun 22	Budget	\$ Over Budget	% of Budget
<b>Ordinary Income/Expense</b>				
Income				
POA Dues	44,400.00	45,600.00	-1,200.00	97.4%
Late Fees	550.00			
Bldg Plan Approval Permit	140.00			
<b>Total Income</b>	<b>45,090.00</b>	<b>45,600.00</b>	<b>-510.00</b>	<b>98.9%</b>
<b>Gross Profit</b>	<b>45,090.00</b>	<b>45,600.00</b>	<b>-510.00</b>	<b>98.9%</b>
Expense				
Annual Picnic & Meeting	0.00	380.00	-380.00	0.0%
Bank Service Charges	-25.00			
Capital Purchase				
Landscaping	0.00	2,500.00	-2,500.00	0.0%
Recreational Area Improve...	0.00	2,000.00	-2,000.00	0.0%
<b>Total Capital Purchase</b>	<b>0.00</b>	<b>4,500.00</b>	<b>-4,500.00</b>	<b>0.0%</b>
Dues and Subscriptions	0.00	50.00	-50.00	0.0%
Fencing	0.00	13,500.00	-13,500.00	0.0%
Fish Stocking	0.00	2,500.00	-2,500.00	0.0%
Insurance				
Errors & Omissions	0.00	200.00	-200.00	0.0%
Liability Insurance	0.00	800.00	-800.00	0.0%
<b>Total Insurance</b>	<b>0.00</b>	<b>1,000.00</b>	<b>-1,000.00</b>	<b>0.0%</b>
Licenses and Permits	0.00	50.00	-50.00	0.0%
Postage and Delivery	151.00	500.00	-349.00	30.2%
Printing and Reproduction	0.00	200.00	-200.00	0.0%
Professional Fees				
Management Company	6,000.00	13,000.00	-7,000.00	46.2%
Accounting	2,068.00	3,000.00	-932.00	68.9%
Documents and Records	0.00	500.00	-500.00	0.0%
<b>Total Professional Fees</b>	<b>8,068.00</b>	<b>16,500.00</b>	<b>-8,432.00</b>	<b>48.9%</b>
Rent	0.00	50.00	-50.00	0.0%
Repairs & Maintenance				
Cleaning	210.00	650.00	-440.00	32.3%
Website	0.00	350.00	-350.00	0.0%
Grounds & Parks	45.00	200.00	-155.00	22.5%
Street Signs	0.00	180.00	-180.00	0.0%
<b>Total Repairs &amp; Maintenance</b>	<b>255.00</b>	<b>1,380.00</b>	<b>-1,125.00</b>	<b>18.5%</b>
Security	0.00	1,450.00	-1,450.00	0.0%
Supplies				
Office	56.00	250.00	-194.00	22.4%
<b>Total Supplies</b>	<b>56.00</b>	<b>250.00</b>	<b>-194.00</b>	<b>22.4%</b>

San Juan River Resort POA  
Profit & Loss Budget vs. Actual - Cash Basis  
January through June 2022

	<u>Jan - Jun 22</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Utilities				
Electric				
Entrance Lights	<u>162.06</u>	<u>380.00</u>	<u>-217.94</u>	<u>42.6%</u>
Total Electric	<u>162.06</u>	<u>380.00</u>	<u>-217.94</u>	<u>42.6%</u>
Waste Disposal	<u>0.00</u>	<u>700.00</u>	<u>-700.00</u>	<u>0.0%</u>
Total Utilities	<u>162.06</u>	<u>1,080.00</u>	<u>-917.94</u>	<u>15.0%</u>
Total Expense	<u>8,667.06</u>	<u>43,390.00</u>	<u>-34,722.94</u>	<u>20.0%</u>
Net Ordinary Income	<u>36,422.94</u>	<u>2,210.00</u>	<u>34,212.94</u>	<u>1,648.1%</u>
Other Income/Expense				
Other Expense				
Contingency Fund	<u>0.00</u>	<u>1,600.00</u>	<u>-1,600.00</u>	<u>0.0%</u>
Total Other Expense	<u>0.00</u>	<u>1,600.00</u>	<u>-1,600.00</u>	<u>0.0%</u>
Net Other Income	<u>0.00</u>	<u>-1,600.00</u>	<u>1,600.00</u>	<u>0.0%</u>
Net Income	<u><u>36,422.94</u></u>	<u><u>610.00</u></u>	<u><u>35,812.94</u></u>	<u><u>5,971.0%</u></u>