

**CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION**

**Balance Sheet**

As of January 31, 2024

Accrual Basis

	<u>Jan 31, 24</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1st Security xx5716	134,220
1st Security MM xx4270	<u>4,999</u>
<b>Total Checking/Savings</b>	139,219
<b>Accounts Receivable</b>	
Accounts Receivable - Owners	<u>34,951</u>
<b>Total Accounts Receivable</b>	34,951
<b>Other Current Assets</b>	
High Country Restoration	<u>126,624</u>
<b>Total Other Current Assets</b>	<u>126,624</u>
<b>Total Current Assets</b>	<u>300,795</u>
<b>TOTAL ASSETS</b>	<b><u>300,795</u></b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable	
Accounts Payable	<u>3,550</u>
<b>Total Accounts Payable</b>	3,550
<b>Other Current Liabilities</b>	
retainer 5%	<u>40,208</u>
<b>Total Other Current Liabilities</b>	<u>40,208</u>
<b>Total Current Liabilities</b>	43,758
<b>Long Term Liabilities</b>	
1st Security Note xx60360 deck	776,949
1st Security Note xx1996	6,848
1st Security Note xx8316	<u>95,644</u>
<b>Total Long Term Liabilities</b>	<u>879,440</u>
<b>Total Liabilities</b>	923,198
<b>Equity</b>	
Association Equity	(175,581)
Net Income	<u>(446,823)</u>
<b>Total Equity</b>	<u>(622,404)</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>300,795</u></b>

**CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION**

**Profit & Loss Budget vs. Actual**

**Accrual Basis**

August 2023 through January 2024

	<u>Aug '23 - Jan 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>
<b>Ordinary Income/Expense</b>			
<b>Income</b>			
<b>Common Operating Assessment</b>	168,890	168,890	(0)
<b>Total Income</b>	168,890	168,890	(0)
<b>Expense</b>			
<b>Insurance Expense</b>	44,128	39,628	4,500
<b>Sec of State MT annual fee</b>	0	0	0
<b>Office Expenses</b>	615	534	81
<b>Accounting Fees</b>	3,175	3,750	(575)
<b>Professional Fees - Legal</b>	312	1,500	(1,188)
<b>Property Management Fees</b>	26,500	26,500	(0)
<b>Rules &amp; Regulations Management</b>	2,500	2,500	0
<b>Chimney Cleaning</b>	0	0	0
<b>Fire Sprinkler Inspection</b>	880	2,000	(1,120)
<b>Landscaping and Groundskeeping</b>	13,011	15,000	(1,989)
<b>Weed Control</b>	0	0	0
<b>Repairs and Maintenance</b>	21,398	17,500	3,898
<b>Roof Maintenance &amp; Repairs</b>	0	3,500	(3,500)
<b>Roof Snow Removal</b>	0	20,000	(20,000)
<b>Interior Damage Repairs</b>	0	1,500	(1,500)
<b>Paint &amp; Stain</b>	0	0	0
<b>Snow Plowing</b>	14,335	9,000	5,335
<b>Supplies</b>	76	108	(32)
<b>Tree &amp; Bush Replacement</b>	0	0	0
<b>Window Replacement</b>	2,337	1,000	1,337
<b>Window Washing</b>	0	6,000	(6,000)
<b>Electricity - Lights</b>	0	680	(680)
<b>Electric - Bylin</b>	1,755	7,800	(6,045)
<b>Sanitation</b>	2,566	3,500	(934)
<b>Water Irrigation</b>	5,061	6,950	(1,889)
<b>Contingency</b>	0	0	0
<b>Total Expense</b>	138,647	168,950	(30,303)
<b>Net Ordinary Income</b>	30,243	(60)	30,303
<b>Other Income/Expense</b>			
<b>Other Income</b>			
<b>Operating Reserve Revenue</b>	0	0	0
<b>email needed revenue</b>	0	0	0
<b>SA 1 Loan Interest Roof Revenue</b>	41,583	41,584	(0)
<b>10% Operating Reserve</b>	16,890	16,890	(0)
<b>Capital Reserve</b>	31,000	31,000	0

**CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION**

**Profit & Loss Budget vs. Actual**

**Accrual Basis**

August 2023 through January 2024

	<u>Aug '23 - Jan 24</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Operating Income Reserve	0	0	0
Parking Income	400	0	400
Interest Income	4,082	0	4,082
SA 1 Roof Project	0	0	0
SA 2 Deck Stairs & Rails	314,496	314,496	0
<b>Total Other Income</b>	<b>408,451</b>	<b>403,970</b>	<b>4,482</b>
<b>Other Expense</b>			
SA 1 Loan Interest Roof	25,932	41,584	(15,652)
SA 2 Deck Stairs Rails Expense	859,585	0	859,585
<b>Total Other Expense</b>	<b>885,517</b>	<b>41,584</b>	<b>843,933</b>
<b>Net Other Income</b>	<b>(477,065)</b>	<b>362,386</b>	<b>(839,451)</b>
<b>Net Income</b>	<b>(446,823)</b>	<b>362,326</b>	<b>(809,149)</b>