

CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION
Balance Sheet

Accrual Basis

As of December 31, 2023

	<u>Dec 31, 23</u>
ASSETS	
Current Assets	
Checking/Savings	
1st Security xx5716	158,562
1st Security MM xx4270	4,999
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Total Checking/Savings	163,561
Accounts Receivable	
Accounts Receivable - Owners	52,953
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Total Accounts Receivable	52,953
Other Current Assets	
High Country Restoration	126,624
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Total Other Current Assets	126,624
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Total Current Assets	343,138
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TOTAL ASSETS	<u><u>343,138</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	2,548
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Total Accounts Payable	2,548
Other Current Liabilities	
retainer 5%	40,208
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Total Other Current Liabilities	40,208
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Total Current Liabilities	42,757

**CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION
Balance Sheet**

Accrual Basis

As of December 31, 2023

	<u>Dec 31, 23</u>
Long Term Liabilities	
1st Security Note xx60360 deck	776,949
1st Security Note xx1996	6,848
1st Security Note xx8316	<u>105,573</u>
Total Long Term Liabilities	<u>889,370</u>
Total Liabilities	932,127
Equity	
Association Equity	(175,581)
Net Income	<u>(413,407)</u>
Total Equity	<u>(588,988)</u>
TOTAL LIABILITIES & EQUITY	<u><u>343,138</u></u>

CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION

Profit & Loss Budget vs. Actual

Accrual Basis

August through December 2023

	<u>Aug - Dec 23</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Ordinary Income/Expense			
Income			
Common Operating Assessment	168,890	168,890	(0)
Total Income	168,890	168,890	(0)
Expense			
Insurance Expense	39,227	34,588	4,639
Sec of State MT annual fee	0	0	0
Office Expenses	526	445	81
Accounting Fees	1,300	3,750	(2,450)
Professional Fees - Legal	0	1,250	(1,250)
Property Management Fees	22,083	22,083	(0)
Rules & Regulations Management	2,083	2,083	0
Chimney Cleaning	0	0	0
Fire Sprinkler Inspection	0	1,667	(1,667)
Landscaping and Groundskeeping	13,011	15,000	(1,989)
Weed Control	0	0	0
Repairs and Maintenance	18,344	14,583	3,761
Roof Maintenance & Repairs	0	2,917	(2,917)
Roof Snow Removal	0	0	0
Interior Damage Repairs	0	1,250	(1,250)
Paint & Stain	0	0	0
Snow Plowing	10,940	6,000	4,940
Supplies	76	90	(14)
Tree & Bush Replacement	0	0	0
Window Replacement	2,337	833	1,503
Window Washing	0	6,000	(6,000)
Electricity - Lights	0	380	(380)
Electric - Bylin	0	4,300	(4,300)
Sanitation	1,963	2,917	(954)
Water Irrigation	5,061	6,250	(1,189)
Contingency	0	0	0
Total Expense	116,950	126,386	(9,436)
Net Ordinary Income	51,939	42,504	9,436
Other Income/Expense			
Other Income			
Operating Reserve Revenue	0	0	0
email needed revenue	0	0	0
SA 1 Loan Interest Roof Revenue	41,583	41,584	(0)
10% Operating Reserve	16,890	16,890	(0)
Capital Reserve	31,000	31,000	0

CRAIL CREEK CLUB CONDOMINIUM ASSOCIATION

Profit & Loss Budget vs. Actual

Accrual Basis

August through December 2023

	Aug - Dec 23	Budget	\$ Over Budget
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
Total Other Income	408,451	403,970	4,482
Other Expense			
SA 1 Loan Interest Roof	19,922	41,584	(21,662)
SA 2 Deck Stairs Rails Expense	853,876	0	853,876
Total Other Expense	873,798	41,584	832,214
Net Other Income	(465,347)	362,386	(827,733)
Net Income	(413,407)	404,890	(818,297)