Northwood Ridge (4 Duplexes (8 Units) & 10 Detached "

INCOME	2016	2017	2018 BUDGET	12/31/2018 ACTUAL	Approved 2019 BUDGET	Actual 2019 as of 10/31/2019	2020 BUDGET
Homeowners Dues	**17,719.55**	**19001.31**	**21,840.00**	**21,627.55**	**23,400.00**	**20,760.24**	**23,400.00**
							Duplex=185.00\onth
EXPENSES							**Home = 47.00month**
Bank Charges							
Bookkeeping	1,400.00	1,300.00	1,500.00	1,350.00	1,400.00	1,200.00	1,300.00
Fence Removal			-		-		-
FHA Approval		150.00	150.00	-	150.00	100.00	50.00
Insurance	5,978.00	6,243.00	6,400.00	6,800.92	6,800.00	7,145.25	7,300.00
Maintenance-General			1,440.00		740.00		740.00
Landscaping							
Mulch	903.38						
Landcaping	2,280.57	3,286.01	3,200.00	3,801.67	3,200.00	2,541.04	3,200.00
Licensing	50.00	50.00	50.00	50.00	50.00	50.00	50.00
Office Suppies	50.00	50.00	50.00	73.65	50.00	50.00	50.00
Postage							
Storm Drainage		2,455.55	500.00		840.00	2,508.84	840.00
Utilities							
Inspection	40.00	40.00	50.00	40.00	50.00	40.00	50.00
Water	84.24	85.66	95.00	87.42	95.00	74.25	95.00
TOTAL EXPENSES	10,786.19	13,660.22	13,435.00	12,203.66	13,375.00	13,709.38	13,675.00
Net	**6,933.36**	**5,341.09**	**8,405.00**	**9,423.89**	**10,025.00**	**7,050.86**	**9,725.00**
Reserves-Duplex	2,640.00	4,480.00	6,800.00	6,800.00	8,260.00	Ext Paint	8,260.00
Reserves-General	800.00	800.00	1,200.00	1,200.00	1,300.00	1,300.00	1,300.00
Reserves Ext Paint						(9,774.20)	
Net	**3,493.36**	**61.09**	**405.00**	**1,423.89**	**465.00**	**(4,023.34)**	**165.00**

BALANCE SHEET	**2016**	**2017**		**2018**	**2019**
Operating - Checking	9,103.00	9,372.93		11,391.27	6,273.69
Reserve Duplex	10,573.31	17,736.15		24,572.85	24,605.59
Reserve General	3,205.65	4,818.20		6,028.05	9,137.22
Total Assets	**22,881.96**	**31,927.28**		**41,992.17**	**40,016.50**