MOUNTAIN TRAILS COMMUNITY
Income Statement
Jan 31, 2025
Account Number

DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
INCOME						
OPERATING INCOME						
RESIDENTIAL ASSESSMENTS	28,513.47	29,785.00	1,271.53-	28,513.47	29,785.00	1,271.53-
DELINQUENT INCOME	1,120.00	1,350.00	230.00-	1,120.00	1,350.00	230.00-
FOB/GATE/KEY INC	115.00	50.00	65.00	115.00	50.00	65.00
TOTAL OPERATING INCOME	29,748.47	31,185.00	1,436.53-	29,748.47	31,185.00	1,436.53-
RESERVE ALLOCATION	7,000.00	.00	7,000.00-	7,000.00	.00	7,000.00-
TOTAL INCOME	22,748.47	31,185.00	8,436.53-	22,748.47	31,185.00	8,436.53-
EXPENSES						
OPERATING EXPENSES						
MAINTENANCE & REPAIR						
LANDSCAPING CONTRACT	5,393.02	5,400.00	6.98	5,393.02	5,400.00	6.98
PEST CONTROL	400.00	350.00	50.00-	400.00	350.00	50.00-
PARKING SERVICE CONTRACT	518.40	515.00	3.40-	518.40	515.00	3.40-
POOL CONTRACT	30.00	750.00	720.00	30.00	750.00	720.00
POOL & SPA SUPPLIES	.00	500.00	500.00	.00	500.00	500.00
POOL & SPA REPAIRS	.00	1,000.00	1,000.00	.00	1,000.00	1,000.00
GATE CONTRACT	135.00	500.00	365.00	135.00	500.00	365.00
GATE MAINTENANCE, LABOR	935.59	1,000.00	64.41	935.59	1,000.00	64.41
IRRIGATION REPAIRS	1,087.59	400.00	687.59-	1,087.59	400.00	687.59-
GENERAL MAINTENANCE	.00	1,875.00	1,875.00	.00	1,875.00	1,875.00
TOTAL MAINT. & REPAIR	8,499.60	12,290.00	3,790.40	8,499.60	12,290.00	3,790.40
PARTS & SUPPLIES						
GATE/KEYS	.00	450.00	450.00	.00	450.00	450.00
TOTAL PARTS & SUPPLIES	.00	450.00	450.00	.00	450.00	450.00
UTILITIES						
ELECTRIC	2,953.93	3,250.00	296.07	2,953.93	3,250.00	296.07
GATE TELEPHONE	111.22	300.00	188.78	111.22	300.00	188.78
GAS	63.38	75.00	11.62	63.38	75.00	11.62
WATER/SEWER	35.70	750.00	714.30	35.70	750.00	714.30
TOTAL UTILITIES	3,164.23	4,375.00	1,210.77	3,164.23	4,375.00	1,210.77
ADMINISTRATIVE						
COLLECTIONS & LEGAL	817.00	650.00	167.00-	817.00	650.00	167.00-
INSURANCE	439.00	.00	439.00-	439.00	.00	439.00-
MANAGEMENT FEES	1,600.00	1,600.00	0.00	1,600.00	1,600.00	0.00

MOUNTAIN TRAILS COMMUNITY
Income Statement
Jan 31, 2025
Account Number

DESCRIPTION	ACTUAL	CURRENT BUDGET	DATE VARIANCE	YEAR ACTUAL	TO BUDGET	DATE VARIANCE
COPIES/POSTAGE/SUPPLIES	27.00	75.00	48.00	27.00	75.00	48.00
RECORD STORAGE	4.00	15.00	11.00	4.00	15.00	11.00
STATEMENTS	214.35	225.00	10.65	214.35	225.00	10.65
WEBSITE	300.00	300.00	0.00	300.00	300.00	0.00
TOTAL ADMINISTRATIVE	3,401.35	2,865.00	536.35-	3,401.35	2,865.00	536.35-
TOTAL OPERATING EXPENSE	15,065.18	19,980.00	4,914.82	15,065.18	19,980.00	4,914.82
NET OPER PROFITI/LOSS	7,683.29	11,205.00	3,521.71-	7,683.29	11,205.00	3,521.71-
RESERVE ALLOCATIONS						
INTEREST INCOME	524.60	.00	524.60	524.60	.00	524.60
RESERVE INCOME FM OP	7,000.00	7,000.00	0.00	7,000.00	7,000.00	0.00
TOTAL RESERVE & EXPENSE	7,524.60	7,000.00	524.60	7,524.60	7,000.00	524.60
NET PROFIT / (LOSS)	15,207.89	18,205.00	2,997.11-	15,207.89	18,205.00	2,997.11-

MOUNTAIN TRAILS COMMUNITY
Balance Sheet
Jan 31, 2025
JAN 1, 2025 - JAN 31, 2025

ASSETS	
CURRENT ASSETS	
MOUNTAIN TRAILS OPERATING	152,103.56
RESERVE ACCOUNTS	
MOUNTAIN TRAILS RESERVE	202,796.37
MOUNTAIN TRAILS ICS ACCT 402	152,345.41
CD #4801 2/18/25	30,208.78
CD #5601 5/18/25	30,208.78
CD #6401 8/18/25	30,208.78
CD #7201 11/18/25	30,208.78
UTILITY DEPOSITS	2,530.00
TOTAL CURRENT ASSETS	630,610.46
TOTAL ASSETS	630,610.46

LIABILITIES & CAPITAL	
CAPITAL	
PREPAID ASSESSMENTS	(10,577.62)
RETAINED EARNINGS	625,980.19
PROFIT /(LOSS) FOR PERIOD	15,207.89
TOTAL CAPITAL	630,610.46
TOTAL LIABILITIES & CAPITAL	630,610.46