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06/15/23
Accrual Basis

Raintree Plantation Property Owner's Association Inc.
Balance Sheet
As of February 28, 2023

	<u>Feb 28, 23</u>
ASSETS	
Current Assets	
Checking/Savings	
1010 · Midwest Bank (86)	
1021 · Special Assessment - Security	29,650.66
1010.1 · Primary Checking	147,163.77
1010.4 · Asset Improvement	6,983.53
1010.8 · Lake Dredging Fund	2,507.17
1018 · Censure Assessments	775.00
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Total 1010 · Midwest Bank (86)	187,080.13
1050 · Midwest Excess Checking 786	
1050.1 · Capital Improvement	105,709.29
1050 · Midwest Excess Checking 786 - Other	203,875.79
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Total 1050 · Midwest Excess Checking 786	309,585.08
1010.9 · IC Fund CD (655)	248,785.83
1080 · Petty Cash	596.10
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Total Checking/Savings	746,047.14
Accounts Receivable	
1100 · Assessments	220,829.96
1130 · Legal Fees	326.83
1140 · Miscellaneous	11,411.97
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Total Accounts Receivable	232,568.76
Other Current Assets	
1101 · Year End Prep	7,667.69
1200 · Allowance (Uncollectable Accts)	-89,545.95
1260 · Pre-paid Expenses	5,915.27
1280 · Pre-paid Insurance	10,943.29
1499 · Undeposited Funds	3,034.95
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Total Other Current Assets	-61,984.75
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Total Current Assets	916,631.15
Fixed Assets	
1500 · Buildings	
1502 · Buildings	351,767.40
1504 · Accum Depreciation Buildings	-348,512.32
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Total 1500 · Buildings	3,255.08
1520 · Equipment	
1522 · Equipment	283,314.15
1524 · Accum Depreciation Equipment	-140,069.26
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Total 1520 · Equipment	143,244.89
1530 · Furniture & Fixtures	
1532 · Furniture & Fixtures	47,743.50
1534 · Accum Depreciation F & F	-36,335.15
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Total 1530 · Furniture & Fixtures	11,408.35
1540 · Land Purchases	146,239.79
1550 · Land Improvement	
1552 · Land Improvements	241,560.81
1554 · Accum Depreciation Land Improve	-191,951.27
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Total 1550 · Land Improvement	49,609.54

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1560 · Roads & Signs	
1562 · Roads & Signs	447,307.74
1564 · Accum Depreciation Roads&Signs	-447,307.74
Total 1560 · Roads & Signs	0.00
1580 · Vehicles	
1348 · Vehicles	131,683.79
1349 · Vehicle Depreciation	-82,103.88
Total 1580 · Vehicles	49,579.91
Total Fixed Assets	403,337.56
TOTAL ASSETS	<u>1,319,968.71</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	60.53
2020 · Construction Bonds Payable	3,500.00
Total Accounts Payable	3,560.53
Other Current Liabilities	
2050 · Deferred Special Assessments	64,856.03
2002 · Prepaid Assessments	7,667.69
2100 · Payroll Liabilities	
2126 · State Withholding Payable	513.00
2128 · FUTA Payable	213.98
2130 · SUI Payable	635.71
Total 2100 · Payroll Liabilities	1,362.69
2200 · Accrued Salaries	6,258.72
2300 · Refunds Due	
2302 · Campground Keys	25.00
2304 · Construction Bonds	30,875.00
2306 · Construction Road Cuts	16,750.00
2310 · Pavilion Deposits	100.00
Total 2300 · Refunds Due	47,750.00
Total Other Current Liabilities	127,895.13
Total Current Liabilities	131,455.66
Total Liabilities	131,455.66
Equity	
3010 · Fund Balance	982,064.93
3900 · Retained Earnings	263,958.46
Net Income	-57,510.34
Total Equity	1,188,513.05
TOTAL LIABILITIES & EQUITY	<u>1,319,968.71</u>