

WALNUT ESTATES HOMEOWNERS ASSOCIATION
GRAND JUNCTION, CO 81504
FINANCIAL STATEMENT YEAR TO DATE SEPTEMBER 30, 2023

BOOK BALANCE AS OF JANUARY 2023: \$ 6,223.98

83 MEMBERS DUES RECEIVED \$ 16,624.00

668 Muirfield reimb. Cert. mail \$5.00

INCOME BEFOR EXPENSES \$ 22,852.98

LESS EXPENSES

INSURANCE-DIR AND OFFICERS \$ 1,104.00

INSURANCE-GENERAL LIABILITY \$ 617.60

LANDSCAPING \$ 3,950.00

BENCH REPLACE VALVE AUG. \$ 60.32

a. Nov. 2022 unpaid invoice Bench \$ 790.00

b. 656 Turnberry V-pan/ Adcock \$ 2,215.00

c. 656 turnberry fence/ Henni \$ 450.00

ANNUAL MEETING \$ 50.00

POST OFFICE BOX 1YEAR \$ 194.00

SIGNS

TAX FILING \$ 120.00

STATE REGISTRATION \$ 20.00

DORA \$ 30.00

WORD PRESS \$ 84.00

STAMPS \$ 115.00

23 LATE DUES AND CERTIFIED MAIL \$ 114.95

SUPPLIES AND DOGGIE BAGS \$ 383.89

TRANSFER TO RESERVE ACCOUNT

TOTAL EXPENSES: \$ 10,298.76

BOOK BALANCE AS OF SEPTEMBER 30, 2023: \$ 12,554.22

RESERVE ACCOUNT YEAR TO DATE 2022:	\$ 3,505.43
TRANSFER FROM CHECKING ACCOUNT	\$ 2,000.00
INTEREST TO DATE	\$ 62.87
	<u>\$ 5,568.30</u>