

01/03/20

City View Lofts  
Balance Sheet Prev Year Comparison  
As of December 31, 2019

|                                 | <u>Dec 31, '19</u> | <u>Dec 31, '18</u> | <u>\$ Change</u> |
|---------------------------------|--------------------|--------------------|------------------|
| ASSETS                          |                    |                    |                  |
| Current Assets                  |                    |                    |                  |
| Checking/Savings                |                    |                    |                  |
| Reserve Accounts -              | 90,790.67          | 74,429.40          | 16,361.27        |
| BOK Operating                   | 11,022.49          | 11,024.37          | -1.88            |
| Total Checking/Savings          | 101,813.16         | 85,453.77          | 16,359.39        |
| Other Current Assets            |                    |                    |                  |
| Prepaid Insurance Expense       | 10,909.50          | 10,909.50          | 0.00             |
| Total Other Current Assets      | 10,909.50          | 10,909.50          | 0.00             |
| Total Current Assets            | 112,722.66         | 96,363.27          | 16,359.39        |
| TOTAL ASSETS                    | <u>112,722.66</u>  | <u>96,363.27</u>   | <u>16,359.39</u> |
| LIABILITIES & EQUITY            |                    |                    |                  |
| Liabilities                     |                    |                    |                  |
| Current Liabilities             |                    |                    |                  |
| Accounts Payable                |                    |                    |                  |
| Accounts Payable                | 1,005.10           | 1,657.85           | -652.75          |
| Total Accounts Payable          | 1,005.10           | 1,657.85           | -652.75          |
| Other Current Liabilities       |                    |                    |                  |
| Due To Unit Owner               | 1,074.05           | 1,074.05           | 0.00             |
| Assessment Reserves Pay...      | 13,070.00          | 13,070.00          | 0.00             |
| Total Other Current Liabilit... | 14,144.05          | 14,144.05          | 0.00             |
| Total Current Liabilities       | 15,149.15          | 15,801.90          | -652.75          |
| Total Liabilities               | 15,149.15          | 15,801.90          | -652.75          |
| Equity                          |                    |                    |                  |
| Equity - Reserve                | 46,997.32          | 46,997.32          | 0.00             |
| Retained Earnings               | 33,564.05          | 22,317.68          | 11,246.37        |
| Net Income                      | 17,012.14          | 11,246.37          | 5,765.77         |
| Total Equity                    | 97,573.51          | 80,561.37          | 17,012.14        |
| TOTAL LIABILITIES & EQUITY      | <u>112,722.66</u>  | <u>96,363.27</u>   | <u>16,359.39</u> |