

Master Homeowners Association for Green Valley Ranch

08/12/26

Profit & Loss - UNAUDITED

Accrual Basis

January through July 2026

	Jan - Jul 26
Ordinary Income/Expense	
Income	
03000a · Income Matching accounts	
03952 · Late Fees	7,915.00
03953 · Rule Violation Fines	160,790.70
03954 · Closing Fees	22,500.00
03956 · Credit Card Fee	755.65
03962 · Unbilled Income	0.00
03964 · Reimb. Collection Fees	55,969.80
07583 · Foreclosure Legal	757.32
520430 · Rush Fees	1,600.00
520410 · NSF Fees	50.00
520420 · Admin Fees	700.00
521117 · Postage - Certified Mailings	1,391.01
521310 · Reimb. Legal	217,276.60
521421 · Lien Fees	11,840.00
Total 03000a · Income Matching accounts	481,546.08
03570 · Interest	14,936.48
Total Income	496,482.56
Gross Profit	496,482.56
Expense	
741100 · Postage & Shipping	1,696.26
06500 · Bank Charges	1,226.69
07510 · Management Fee	108,500.00
07516 · Lien Fee Costs-HOA	5,632.75
07517 · Reimb. Collection Expense Acct	56,039.54
07520 · Legal General	15,651.34
07521 · Audit	2,000.00
07526 · VMS Software and Support	5,112.30
07570 · Misc. Administration	368.36
07580 · Reimburse Legal	222,428.18
07584 · Foreclosure Legal	701.32
07587 · Mail Box Repairs	8,154.78
07650 · Community Events/Programs	
07650j · Community Events-Farmers Market	6,000.00
07650 · Community Events/Programs - Other	7,165.32
Total 07650 · Community Events/Programs	13,165.32
741020 · Bad Debt Expense	
741022 · Bad Debt-Board of Director W/O	26,486.31
741023 · Bad Debt-Appeal Waived by Board	0.00
741024 · Bad Debt-Collection fee-20%	0.00
741025 · Bad Debt-Foreclosure write off	10,707.67
741026 · Bad Debt-Bankruptcy write off	0.00
741033 · Bad Debt-Attorney Write Offs	41,499.18
Total 741020 · Bad Debt Expense	78,693.16
Total Expense	519,370.00
Net Ordinary Income	-22,887.44
Net Income	-22,887.44