

CHATEAU CHAPARRAL OWNER'S ASSOC.

Balance Sheet

As of September 30, 2023

	Sep 30, 23	Sep 30, 22
<b>ASSETS</b>		
<b>Current Assets</b>		
<b>Checking/Savings</b>		
CASH IN BANK-CPB-CHECKING	85,513.54	63,852.53
CASH IN BANK-CPB-MONEY MARKET	86,763.57	86,355.04
CCOA CONSTRUCTION ACCT	91,640.02	71,511.24
ASSET REPLACEMENT RESERVE	43,330.00	38,997.00
DEBT SERVICE RESERVE	77,920.50	69,996.50
CONTINGENCY FUNDS ESCROW	64,549.00	49,760.00
SOCIAL / KITCHEN ACCOUNT	2,508.19	2,966.34
<b>Total Checking/Savings</b>	452,224.82	383,438.65
<b>Other Current Assets</b>		
Undeposited Funds	200.00	0.00
<b>Total Other Current Assets</b>	200.00	0.00
<b>Total Current Assets</b>	452,424.82	383,438.65
<b>Fixed Assets</b>		
APPLIANCES	8,362.60	5,014.98
BATHROOM CAPITAL IMPROVEMENT	2,860.72	2,860.72
EQUIPMENT	102,252.96	97,262.84
<b>IMPROVEMENTS</b>		
BATHHOUSE	8,103.00	8,103.00
IMPROVEMENTS - Other	19,158.36	19,158.36
<b>Total IMPROVEMENTS</b>	27,261.36	27,261.36
LAND	21,000.00	21,000.00
LODGE BUILDING	135,366.69	135,366.69
ROAD GRADER/OVERHAUL TRACTOR	2,009.03	2,009.03
ROAD IMPROVEMENTS	6,005.00	6,005.00
SEWER/WATER /ELECTRIC PROJECTS	3,395,978.20	3,395,978.20
SHOP SHED	4,922.71	4,922.71
UTILITY BUILDING	14,911.60	14,911.60
VEHICLE	2,000.00	2,000.00
ACCUMULATED DEPRECIATION	-836,865.48	-746,508.48
<b>Total Fixed Assets</b>	2,886,065.39	2,968,084.65
<b>TOTAL ASSETS</b>	<b>3,338,490.21</b>	<b>3,351,523.30</b>
<b>LIABILITIES &amp; EQUITY</b>		
<b>Liabilities</b>		
<b>Current Liabilities</b>		
<b>Other Current Liabilities</b>		
DEPOSITS - OWNERS	11,218.91	15,001.62
EMPLOYEE PAYABLE	11.30	0.00
FEDERAL WITHHOLDING	497.00	530.00
FUTA	0.00	191.54
MEDICARE WITHHOLDING	161.11	148.83
SOCIAL SECURITY WITHHOLDING	688.86	636.30
STATE WITHHOLDING	1,070.00	851.00
SUTA	0.00	237.27

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	Sep 30, 23	Sep 30, 22
CONTRACT LIAB- DEFFERRED SEWER PAYABLE - HALO ELECTRIC	1,106,655.50 0.00	1,106,655.50 8,103.00
<b>Total Other Current Liabilities</b>	<b>1,120,302.68</b>	<b>1,132,355.06</b>
<b>Total Current Liabilities</b>	<b>1,120,302.68</b>	<b>1,132,355.06</b>
<b>Long Term Liabilities</b>		
US RURAL UTILITY SERV. LOAN #1	1,542,021.27	1,580,775.05
<b>Total Long Term Liabilities</b>	<b>1,542,021.27</b>	<b>1,580,775.05</b>
<b>Total Liabilities</b>	<b>2,662,323.95</b>	<b>2,713,130.11</b>
<b>Equity</b>		
UNRESTRICTED	571,281.62	580,964.45
Net Income	104,884.64	57,428.74
<b>Total Equity</b>	<b>676,166.26</b>	<b>638,393.19</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>3,338,490.21</b>	<b>3,351,523.30</b>