

**Assets**

Assets

10-10111-00 NSB Operating Checking Account	\$1,920.97	
10-10116-00 Pinnacle Bank Insurance Deductible MM Acct	55,432.61	
10-10117-00 Pinnacle Bank Operating Money Market Account	106,815.92	
10-12000-00 A/R Assessments	44.90	
10-12020-00 Allowance for Doubtful Accounts	(2,852.00)	
10-13300-00 Prepaid Insurance	6,138.12	
	<u>6,138.12</u>	

Total Assets: \$167,500.52

**Total Assets:** \$167,500.52

**Liabilities & Equity**

Liabilities

20-20100-00 Accounts Payable	3,070.60	
20-20200-00 Advanced Assessments Collected	1,956.00	
	<u>1,956.00</u>	

Total Liabilities: \$5,026.60

Equity

29-29100-00 Operating Fund	99,989.91	
29-29200-00 Retained Earnings Operating - Current	984.83	
	<u>984.83</u>	

Total Equity: \$100,974.74

Net Income Gain / Loss	61,499.18	
	<u>61,499.18</u>	

**Total Liabilities & Equity:** \$167,500.52



**Balance Sheet - Reserve**

The Dolphin Bay Homeowners Association, Inc.  
End Date: 08/31/2023

Date: 9/12/2023  
Time: 8:42 am  
Page: 2

**Assets**

Assets

10-10211-00 NSB Reserve Account	\$729.37	
10-10304-00 Live Oak Bank 12 month CD (Dredging 3424)	105,676.34	
10-10305-00 Live Oak Bank 12 Month CD ( Fixed Asset 3469)	116,541.03	
10-10306-00 CIT Bank 6 Month CD (672521)	220,701.20	
	<hr/>	
Total Assets:		\$443,647.94
		<hr/>
<b>Total Assets:</b>		<b>\$443,647.94</b>
		<hr/> <hr/>

**Liabilities & Equity**

Equity

29-29000-00 Capital Reserve Fund	295,747.81	
29-29300-00 Retained Earnings Reserve-Current	65,099.70	
	<hr/>	
Total Equity:		\$360,847.51
		<hr/>
Net Income Gain / Loss	82,800.43	
	<hr/>	
		\$82,800.43
		<hr/>
<b>Total Liabilities &amp; Equity:</b>		<b>\$443,647.94</b>
		<hr/> <hr/>

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>Operating Income</b>							
30101-00 Regular Assessments	\$-	\$-	\$-	\$110,379.00	\$110,379.00	\$-	\$110,379.00
<b>Total Operating Income</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$110,379.00</b>	<b>\$110,379.00</b>	<b>\$0.00</b>	<b>\$110,379.00</b>
<b>Misc. Operating Income</b>							
31101-00 Fines/Late Fees	-	-	-	145.80	-	145.80	-
32102-00 Cable Income	-	-	-	51,192.00	51,798.00	(606.00)	51,798.00
34001-00 Misc. Income - Operating	-	-	-	5.00	-	5.00	-
34101-00 Interest Income - Operating	686.10	-	686.10	3,197.69	-	3,197.69	-
<b>Total Misc. Operating Income</b>	<b>\$686.10</b>	<b>\$-</b>	<b>\$686.10</b>	<b>\$54,540.49</b>	<b>\$51,798.00</b>	<b>\$2,742.49</b>	<b>\$51,798.00</b>
<b>Total OPERATING INCOME</b>	<b>\$686.10</b>	<b>\$-</b>	<b>\$686.10</b>	<b>\$164,919.49</b>	<b>\$162,177.00</b>	<b>\$2,742.49</b>	<b>\$162,177.00</b>
<b>OPERATING EXPENSE</b>							
<b>Repair &amp; Maintenance Expenses</b>							
42101-00 Misc. Pool/Equipment Repairs	-	208.00	208.00	362.94	1,664.00	1,301.06	2,500.00
42111-00 Pool Supplies & Chemicals	851.11	225.00	(626.11)	1,693.11	1,800.00	106.89	2,700.00
42201-00 Contract Pool Maintenance	600.00	500.00	(100.00)	4,162.65	4,000.00	(162.65)	6,000.00
42322-00 Club House Maintenance	-	83.00	83.00	100.00	664.00	564.00	1,000.00
43001-00 General Maintenance & Materials	-	833.00	833.00	-	6,664.00	6,664.00	10,000.00
43011-00 Road Maintenance	-	83.00	83.00	-	664.00	664.00	1,000.00
43021-00 Marina Maintenance	-	1,000.00	1,000.00	1,141.10	8,000.00	6,858.90	12,000.00
43311-00 Electrical Services/Supplies	-	125.00	125.00	149.80	1,000.00	850.20	1,500.00
43361-00 Fire Prevention Syst-Inspection	-	-	-	237.71	125.00	(112.71)	125.00
44011-00 Misc. Landscaping	-	83.00	83.00	8,790.00	664.00	(8,126.00)	1,000.00
44201-00 Pinestraw/Mulch	-	283.00	283.00	-	2,264.00	2,264.00	3,400.00
44301-00 Contract Landscape Maintenance	850.00	850.00	-	5,950.00	6,800.00	850.00	10,200.00
44451-00 Irrigation Maintenance	-	-	-	200.00	-	(200.00)	-
45101-00 Pest Control	-	-	-	160.00	350.00	190.00	350.00
<b>Total Repair &amp; Maintenance Expenses</b>	<b>\$2,301.11</b>	<b>\$4,273.00</b>	<b>\$1,971.89</b>	<b>\$22,947.31</b>	<b>\$34,659.00</b>	<b>\$11,711.69</b>	<b>\$51,775.00</b>
<b>General &amp; Administrative Expenses</b>							
51001-00 Office Supplies	14.16	29.00	14.84	145.49	232.00	86.51	350.00
51101-00 Printing/Copies	5.88	75.00	69.12	379.50	600.00	220.50	900.00
51201-00 Postage	24.42	41.00	16.58	291.91	335.00	43.09	500.00
52002-00 Legal Services	-	83.00	83.00	-	664.00	664.00	1,000.00
52101-00 Accounting Services	-	41.00	41.00	500.00	335.00	(165.00)	500.00
52201-00 Management Services	775.00	775.00	-	6,200.00	6,200.00	-	9,300.00
52250-00 Community Website	-	41.67	41.67	789.00	333.32	(455.68)	500.00
53001-00 Insurance Expense	3,070.60	-	(3,070.60)	3,348.60	300.00	(3,048.60)	300.00
53002-00 Hazard Insurance Expense	-	213.33	213.33	3,273.20	1,706.68	(1,566.52)	2,560.00
53003-00 Marina Insurance Expense	-	2,250.58	2,250.58	18,423.60	18,004.68	(418.92)	27,007.00
53004-00 D & O Insurance Expense	-	143.00	143.00	1,560.00	1,144.00	(416.00)	1,716.00
54111-00 Residents Social Activities	284.48	89.00	(195.48)	284.48	712.00	427.52	1,071.00
59901-00 General & Administrative Expenses	-	83.00	83.00	110.00	664.00	554.00	1,000.00
<b>Total General &amp; Administrative Expense</b>	<b>\$4,174.54</b>	<b>\$3,864.58</b>	<b>(\$309.96)</b>	<b>\$35,305.78</b>	<b>\$31,230.68</b>	<b>(\$4,075.10)</b>	<b>\$46,704.00</b>
<b>Utilities</b>							
60001-00 Electricity	1,072.50	834.00	(238.50)	7,873.92	6,665.00	(1,208.92)	10,000.00
60101-00 Water & Sewer	64.66	50.00	(14.66)	381.49	400.00	18.51	600.00
60111-00 Stormwater	-	-	-	100.00	-	(100.00)	-
60301-00 Trash Removal	-	54.00	54.00	436.17	432.00	(4.17)	650.00
60561-00 Cable Service	4,551.38	4,316.00	(235.38)	36,375.64	34,534.00	(1,841.64)	51,798.00
60601-00 Telephone/Telephone Lines	-	-	-	-	150.00	150.00	150.00
<b>Total Utilities</b>	<b>\$5,688.54</b>	<b>\$5,254.00</b>	<b>(\$434.54)</b>	<b>\$45,167.22</b>	<b>\$42,181.00</b>	<b>(\$2,986.22)</b>	<b>\$63,198.00</b>
<b>Reserve Expenses</b>							
99001-00 Federal Income Tax	-	-	-	-	450.00	450.00	450.00
99101-00 State Income Tax	-	-	-	-	50.00	50.00	50.00
<b>Total Reserve Expenses</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$500.00</b>	<b>\$500.00</b>	<b>\$500.00</b>

**Income Statement - Operating**  
 The Dolphin Bay Homeowners Association, Inc.  
 08/31/2023

Date: 9/12/2023  
 Time: 8:42 am  
 Page: 2

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total OPERATING EXPENSE	\$12,164.19	\$13,391.58	\$1,227.39	\$103,420.31	\$108,570.68	\$5,150.37	\$162,177.00
Net Income:	<u>(\$11,478.09)</u>	<u>(\$13,391.58)</u>	<u>\$1,913.49</u>	<u>\$61,499.18</u>	<u>\$53,606.32</u>	<u>\$7,892.86</u>	<u>\$0.00</u>

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>RESERVE INCOME</b>							
<b>Reserve Income</b>							
30202-00 Addition to Dredging Reserves	\$-	\$-	\$-	\$18,000.00	\$18,000.00	\$-	\$18,000.00
30203-00 Addition to Assets Reserves	-	-	-	57,621.00	57,621.00	-	57,621.00
<b>Total Reserve Income</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$75,621.00</b>	<b>\$75,621.00</b>	<b>\$0.00</b>	<b>\$75,621.00</b>
<b>Misc. Reserve Income</b>							
34151-00 Interest Income - Reserves	920.15	-	920.15	7,179.43	-	7,179.43	-
<b>Total Misc. Reserve Income</b>	<b>\$920.15</b>	<b>\$-</b>	<b>\$920.15</b>	<b>\$7,179.43</b>	<b>\$-</b>	<b>\$7,179.43</b>	<b>\$-</b>
<b>Total RESERVE INCOME</b>	<b>\$920.15</b>	<b>\$-</b>	<b>\$920.15</b>	<b>\$82,800.43</b>	<b>\$75,621.00</b>	<b>\$7,179.43</b>	<b>\$75,621.00</b>
<b>Net Reserve:</b>	<b>\$920.15</b>	<b>\$0.00</b>	<b>\$920.15</b>	<b>\$82,800.43</b>	<b>\$75,621.00</b>	<b>\$7,179.43</b>	<b>\$75,621.00</b>



**Homeowner Aging Report**

The Dolphin Bay Homeowners Association, Inc.  
End Date: 08/31/2023

Date: 9/12/2023  
Time: 8:42 am  
Page: 1

Description	Current	Over 30	Over 60	Over 90	Balance
<b>3431048 - Lee Stanley Jarrell Current Owner</b> Last Payment: \$215.00 on 05/16/2023					
7203 Scallop Lane Lot 10					
PrePaid	(\$1,938.00)	\$0.00	\$0.00	\$0.00	(\$1,938.00)
Total:	(\$1,938.00)	\$0.00	\$0.00	\$0.00	(\$1,938.00)
<b>3431003 - James R. Pittman Current Owner</b> Last Payment: \$2,600.00 on 01/25/2023					
804 Cobia Lane Lot 42					
PrePaid	(\$18.00)	\$0.00	\$0.00	\$0.00	(\$18.00)
Total:	(\$18.00)	\$0.00	\$0.00	\$0.00	(\$18.00)
<b>3431009 - Lawrence M. Calame &amp; Mary C. Calame Current Owner</b> Last Payment: \$582.00 on 02/06/2023					
907 Cobia Lane Lot 18					
Assessment-Cable Service (Delinquent Fee) 2023	\$0.00	\$0.00	\$0.00	\$4.75	\$4.75
Total:	\$0.00	\$0.00	\$0.00	\$4.75	\$4.75
<b>3431006 - Vernon T. Himebauch, Jr. &amp; Mary D. Himebauch Current Owner</b> Last Payment: \$2,562.00 on 01/23/2023					
808 Cobia Lane Lot 40					
Assessment-Cable Service 2023	\$0.00	\$0.00	\$0.00	\$20.00	\$20.00
Total:	\$0.00	\$0.00	\$0.00	\$20.00	\$20.00
<b>3431051 - John H. Wallace &amp; Jo Anne Wallace Current Owner</b> Last Payment: \$2,582.00 on 02/02/2023					
7103 Sea Bass Drive Lot 86					
Assessment - Homeowner (Delinquent Fee) 2023	\$0.00	\$0.00	\$0.00	\$15.40	\$15.40
Assessment-Cable Service (Delinquent Fee) 2023	\$0.00	\$0.00	\$0.00	\$4.75	\$4.75
Total:	\$0.00	\$0.00	\$0.00	\$20.15	\$20.15
<b>Association</b>	<b>Current Total</b>	<b>Over 30 Total</b>	<b>Over 60 Total</b>	<b>Over 90 Total</b>	<b>Balance Total</b>
The Dolphin Bay Homeowners Association, Inc.	(\$1,956.00)	\$0.00	\$0.00	\$44.90	(\$1,911.10)

Description	Total
Assessment - Homeowner (Delinquent Fee) 2023	\$15.40
Assessment-Cable Service (Delinquent Fee) 2023	\$9.50
Assessment-Cable Service 2023	\$20.00
PrePaid	(\$1,956.00)
<b>AR Total:</b>	<b>\$44.90</b>



**Payables Aging Report**

The Dolphin Bay Homeowners Association, Inc.  
As Of 8/31/2023

Date: 9/12/2023  
Time: 8:42 am  
Page: 1

Vendor			Current	Over 30	Over 60	Over 90	Balance
<b>George Chadwick Insurance</b>							
<b>Invoice #</b>	<b>Date</b>	<b>Check Memo</b>					
36299	08/15/2023		\$3,070.60	\$0.00	\$0.00	\$0.00	
<b>GL Account</b>	<b>Amount</b>	<b>Paid</b>	<b>Description</b>				
50-53001-00	\$3,070.60	\$0.00	Insurance Expense				
			<b>\$3,070.60</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$3,070.60</b>
<b>Totals:</b>			<b>\$3,070.60</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$3,070.60</b>



**Cash Disbursement**  
 The Dolphin Bay Homeowners Association, Inc.  
 8/1/2023 - 8/31/2023

**Date:** 9/12/2023  
**Time:** 8:42 am  
**Page:** 1

Date	Check #	Payee	Amount
<b>10-10111-00 NSB Operating Checking Account</b>			
08/01/2023	1626	Priestley Management Company <b>Invoice #: 138610</b> 50-52201-00 Management Services	\$775.00
08/01/2023	1627	Carolyn Jeffreys <b>Invoice #: CR072723</b> 50-54111-00 Residents Social Activities-july 4th social	\$284.48
08/09/2023	1628	Aqua North Carolina <b>Invoice #: 8622830617899-0731</b> 60-60101-00 Water & Sewer 06/27-07/28	\$64.66
08/09/2023	1629	Jeremy Martin <b>Invoice #: 3140</b> 40-44301-00 Contract Landscape Maintenance-July	\$850.00
08/14/2023	1630	Duke Energy Progress <b>Invoice #: 910131140956-08042</b> 60-60001-00 Electricity 07/04-08/02	\$36.16
08/14/2023	1631	McGee Pools, Inc. <b>Invoice #: 30125</b> 40-42111-00 Pool Supplies & Chemicals - Chemicals 40-42201-00 Contract Pool Maintenance	\$1,451.11
08/15/2023	1632	Priestley Management Company <b>Invoice #: 139188</b> 50-51001-00 Office Supplies 50-51101-00 Printing/Copies 50-51201-00 Postage	\$44.46
08/23/2023	1633	SPECTRUM <b>Invoice #: 8351800040325-0816</b> 60-60561-00 Cable Service/Clubhouse 08/16-09/25	\$19.99
08/23/2023	1634	SPECTRUM <b>Invoice #: 0323637081123-0811.</b> 60-60561-00 Cable Service	\$4,531.39
08/23/2023	1635	Duke Energy Progress <b>Invoice #: 910080457446-08072</b> 60-60001-00 Electricity club house 07/06-08/03 <b>Invoice #: 910080457602-08072</b> 60-60001-00 Electricity Dock 07/06-08/03 <b>Invoice #: 910080457769-08072</b> 60-60001-00 Electricity main entrance 07/06-08/03	\$1,036.34
		<b>Account Totals</b>	<b>\$9,093.59</b>
		<b># Checks:</b>	<b>10</b>
		<b>Association Totals</b>	<b>\$9,093.59</b>
		<b># Checks:</b>	<b>10</b>