

NEW KENT VINEYARDS MASTER POA, INC

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Balance Sheet
As of 11/30/21

Account Description	Operating	Reserves	Other	Totals
ASSETS				
CIT - OPERATING ACCOUNT	31,855.51			31,855.51
A/R - COMMUNITY GROUP	481.50			481.50
A/R - FROM OP / (FROM RES)		9,237.06		9,237.06
TOTAL ASSETS	32,337.01	9,237.06	.00	41,574.07
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LIABILITIES & EQUITY				
ACCOUNTS PAYABLE	31,809.01			31,809.01
A/P-DEVLOAN REIMBURSABLE BOND	27,450.69			27,450.69
A/P - TO RES / (TO OP)	9,237.06			9,237.06
TOTAL CURRENT LIABILITIES	68,496.76	.00	.00	68,496.76
TOTAL RESERVES	.00	.00	.00	.00
OPERATING EQUITY - PRIOR	(57,477.70)			(57,477.70)
CURRENT YR NET PROFIT / (LOSS)	21,317.95	9,237.06	.00	30,555.01
TOTAL OPERATING	(36,159.75)	9,237.06	.00	(26,922.69)
TOTAL LIABILITIES & EQUITY	32,337.01	9,237.06	.00	41,574.07
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Period: 11/01/21 to 11/30/21

Description	Current Period			Year-To-Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING ASSESSMENTS	29,607.71	6,001.50	23,606.21	40,503.15	66,016.50	(25,513.35)	72,018.00
INTEREST EARNED - OPERATING	.43	.00	.43	6.14	.00	6.14	.00
OTHER INCOME	.00	.00	.00	90,307.36	.00	90,307.36	.00
TOTAL OPERATING INCOME	29,608.14	6,001.50	23,606.64	130,816.65	66,016.50	64,800.15	72,018.00
GROUNDS CONTRACT	.00	2,416.67	2,416.67	25,877.50	26,583.37	705.87	29,000.00
GROUNDS / LIGHTING REPAIRS	.00	833.33	833.33	6,484.00	9,166.63	2,682.63	10,000.00
FENCE MAINTENANCE	.00	41.67	41.67	.00	458.37	458.37	500.00
ELECTRICITY	1,159.04	625.00	(534.04)	7,191.73	6,875.00	(316.73)	7,500.00
GENERAL ADMINISTRATIVE	8.65	45.83	37.18	59,285.47	504.13	(58,781.34)	550.00
MANAGEMENT FEE	600.00	416.67	(183.33)	6,600.00	4,583.37	(2,016.63)	5,000.00
TAXES & FEES	.00	2.08	2.08	925.00	22.88	(902.12)	25.00
INSURANCE	.00	217.33	217.33	2,235.00	2,390.63	155.63	2,608.00
LEGAL FEES	.00	41.67	41.67	.00	458.37	458.37	500.00
AUDIT / TAX RETURNS	.00	41.67	41.67	900.00	458.37	(441.63)	500.00
TOTAL OPERATING EXPENSES	1,767.69	4,681.92	2,914.23	109,498.70	51,501.12	(57,997.58)	56,183.00
OPERATING NET PROFIT / (LOSS)	27,840.45	1,319.58	26,520.87	21,317.95	14,515.38	6,802.57	15,835.00
RESERVE ASSESSMENTS - CAPITAL	1,160.00	1,160.00	.00	8,120.00	12,760.00	(4,640.00)	13,920.00
OPERATING CONTINGENCY RESERVE	159.58	159.58	.00	1,117.06	1,755.38	(638.32)	1,915.00
TOTAL RESERVE INCOME	1,319.58	1,319.58	.00	9,237.06	14,515.38	(5,278.32)	15,835.00
TOTAL RESERVE EXPENSES	.00	.00	.00	.00	.00	.00	.00
RESERVES NET PROFIT / (LOSS)	1,319.58	1,319.58	.00	9,237.06	14,515.38	(5,278.32)	15,835.00
TOTAL NET PROFIT / (LOSS)	29,160.03	2,639.16	26,520.87	30,555.01	29,030.76	1,524.25	31,670.00