

Taberna Townes 2019 Budget (4 residents)															TT 2018
G/L Code	Description of Account	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	<b>Income</b>														
4000	Assessment Income	\$ 1,940	\$ -	\$ -	\$ 1,940	\$ -	\$ -	\$ 1,940	\$ -	\$ -	\$ 1,940	\$ -	\$ -	\$ 7,760	\$ 7,200
4009	Transfer to Replacement Fund	\$ (1,000)	\$ -	\$ -	\$ (1,000)	\$ -	\$ -	\$ (1,000)	\$ -	\$ -	\$ (1,000)	\$ -	\$ -	\$ (4,000)	\$ (4,800)
4245	Interest Income - Owners Accounts	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Income</b>	\$ 940	\$ -	\$ -	\$ 940	\$ -	\$ -	\$ 940	\$ -	\$ -	\$ 940	\$ -	\$ -	\$ 3,760	\$ 2,400
	<b>Expense</b>														
	<b>Administrative</b>														
5004	Administration Expense	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50	\$ 50
	<b>Building &amp; Grounds</b>														
5400	Building Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250	\$ 500
5755	Landscape Contract	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 3,180	\$ 1,850
5765	Landscape Miscellaneous	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 250	\$ -
	<b>Total Expenses</b>	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 815	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 265	\$ 3,730	\$ 2,400
	<b>Income less Expenses</b>	\$ 675	\$ (265)	\$ (265)	\$ 675	\$ (265)	\$ (815)	\$ 675	\$ (265)	\$ (265)	\$ 675	\$ (265)	\$ (265)	\$ 30	\$ -

G/L Code	General Ledger Description	January	February	March	April	May	June	July	August	September	October	November	December	Total	Total
	<b>Reserve</b>														
	<b>Income</b>														
4010	Replacement Fund Transfer	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 4,000	\$ 4,800
4800	Interest Income - Replacement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Income</b>	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 4,000	\$ 4,800
	<b>Expense</b>														
9000	Replacement Expenditures	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Total Expense</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	<b>Reserve Net Income</b>	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 1,000	\$ -	\$ -	\$ 4,000	\$ 4,800

**Taberna Townes Analysis  
2019 Budget**

Notes: Landscape Contract increase: \$1,850 to \$2,400  
Reserve: \$1,000 per-home  
Annual Dues Increase: \$1,800 to \$1,940 per-home; 7.8% increase in Assessment in 2019