

Carter Plantation Community Association Inc.

Financial Statements

As of January 31, 2024 and for the Month and
One Months Then Ended

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A P R O F E S S I O N A L A C C O U N T I N G C O R P O R A T I O N

To Management
Carter Plantation Community Association, Inc.
Springfield, Louisiana 70462

Management is responsible for the accompanying financial statements of Carter Plantation Community Association, Inc. (Homeowners Association), which comprise the balance sheet as of January 31, 2024 and the related statements of income for the month and one month then ended in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

Management has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures and the statement of cash flows were included in the financial statements, they might influence the user's conclusions about the company's financial position, results of operations, and cash flows. Accordingly, the financial statements are not designed for those who are not informed about such matters.

I am not independent with respect to Carter Plantation Community Association, Inc.

Phil Hebert

Hebert Johnson & Associates, Inc.
A Professional Accounting Corporation
Ponchatoula, Louisiana

February 14, 2024

Carter Plantation Community Association, Inc.

Balance Sheet

As of January 31, 2024

	<u>Jan 31, 24</u>
ASSETS	
Current Assets	
Checking/Savings	
First Bank and Trust, #74994	126,230.54
Savings and Investments	
Certificate of Deposit # 5942	<u>104,289.26</u>
Total Savings and Investments	<u>104,289.26</u>
Total Checking/Savings	230,519.80
Accounts Receivable	
11000 - Accounts Receivable	<u>173,102.79</u>
Total Accounts Receivable	<u>173,102.79</u>
Total Current Assets	403,622.59
Other Assets	
Utility Deposit	<u>150.00</u>
Total Other Assets	<u>150.00</u>
TOTAL ASSETS	<u><u>403,772.59</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Construction Deposit	<u>15,000.00</u>
Total Other Current Liabilities	<u>15,000.00</u>
Total Current Liabilities	15,000.00
Long Term Liabilities	
Loan #110187144	<u>20,108.51</u>
Total Long Term Liabilities	<u>20,108.51</u>
Total Liabilities	35,108.51
Equity	
32000 - Unrestricted Net Assets	121,506.77
Net Income	<u>247,157.31</u>

Carter Plantation Community Association, Inc.

Balance Sheet

As of January 31, 2024

	<u>Jan 31, 24</u>
Total Equity	<u>368,664.08</u>
TOTAL LIABILITIES & EQUITY	<u><u>403,772.59</u></u>

Carter Plantation Community Association, Inc.
Statement of Income and Expenses
January 2024

	Jan 24	Jan 24
Ordinary Income/Expense		
Income		
ARB Review Revenue	400.00	400.00
Home Owners Association Dues		
Home Owners Association Dues	270,035.03	270,035.03
Total Home Owners Association D...	270,035.03	270,035.03
Late Fee Income	551.00	551.00
Total Income	270,986.03	270,986.03
Expense		
Fitness Center		
Rent	609.00	609.00
Total Fitness Center	609.00	609.00
General & Administrative		
Accounting and CPA	375.00	375.00
Home Owners Software	2,344.65	2,344.65
Insurance	10,804.55	10,804.55
Interest Expense	89.38	89.38
Postage and Mailing	198.00	198.00
Total General & Administrative	13,811.58	13,811.58
Maintenance		
Landscape & Maintenance	1,425.00	1,425.00
Total Maintenance	1,425.00	1,425.00
Pool Expense		
Pool Cleaning	669.65	669.65
Pool Repairs	405.00	405.00
Total Pool Expense	1,074.65	1,074.65
Security Services		
Security Cameras Utilities	128.10	128.10
Security Monitoring	5,116.00	5,116.00
Total Security Services	5,244.10	5,244.10
Utilities		
Electricity	638.07	638.07

Carter Plantation Community Association, Inc.
Statement of Income and Expenses
January 2024

	<u>Jan 24</u>	<u>Jan 24</u>
Garbage	695.40	695.40
Internet	330.92	330.92
Total Utilities	<u>1,664.39</u>	<u>1,664.39</u>
Total Expense	<u>23,828.72</u>	<u>23,828.72</u>
Net Ordinary Income	<u>247,157.31</u>	<u>247,157.31</u>
Net Income	<u><u>247,157.31</u></u>	<u><u>247,157.31</u></u>