

Carter Plantation Community Association Inc.

Financial Statements

As of November 30, 2021 and for the Month and
Eleven Months Then Ended

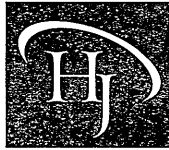
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A P R O F E S S I O N A L A C C O U N T I N G C O R P O R A T I O N

To Management
Carter Plantation Community Association, Inc.
Hammond, Louisiana 70454

Management is responsible for the accompanying financial statements of Carter Plantation Community Association, Inc. (Homeowners Association), which comprise the balance sheet as of November 30, 2021 and the related statements of income for the month and eleven months 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

December 7, 2021

Carter Plantation Community Association, Inc.
Balance Sheet
As of November 30, 2021

	<u>Nov 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
First Bank and Trust, #74994	10,851.30
Savings and Investments	
Certificate of Deposit # 2	<u>100,000.00</u>
Total Savings and Investments	<u>100,000.00</u>
Total Checking/Savings	110,851.30
Accounts Receivable	
Accounts Receivable	<u>26,160.77</u>
Total Accounts Receivable	<u>26,160.77</u>
Total Current Assets	137,012.07
Other Assets	
Utility Deposit	<u>150.00</u>
Total Other Assets	<u>150.00</u>
TOTAL ASSETS	<u><u>137,162.07</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	<u>375.00</u>
Total Accounts Payable	375.00
Other Current Liabilities	
Construction Deposit	29,740.00
Overpayment	<u>850.00</u>
Total Other Current Liabilities	<u>30,590.00</u>
Total Current Liabilities	30,965.00
Long Term Liabilities	
Loan #110187144	<u>29,919.84</u>
Total Long Term Liabilities	<u>29,919.84</u>
Total Liabilities	60,884.84

Carter Plantation Community Association, Inc.
Balance Sheet
As of November 30, 2021

	<u>Nov 30, 21</u>
Equity	
Unrestricted Net Assets	204,211.98
Net Income	<u>-127,934.75</u>
Total Equity	<u>76,277.23</u>
TOTAL LIABILITIES & EQUITY	<u><u>137,162.07</u></u>

Carter Plantation Community Association, Inc.
Statement of Income and Expenses
November 2021

	Nov 21	Jan - Nov 21
Ordinary Income/Expense		
Income		
Amenities	0.00	140.00
ARB Review Fees	1,600.00	9,800.00
Home Owners Association Dues		
Home Owners Association Dues	0.00	195,042.93
Total Home Owners Association D...	0.00	195,042.93
Interest Charge	0.00	1,901.89
Late Fee Income	0.00	1,191.00
Other Income	0.00	105.00
Total Income	1,600.00	208,180.82
Expense		
Capital Improvements		
Capital Improv., Pool Renov	0.00	144,546.83
Capital Improvements, Equipment	609.00	6,699.00
Capital Improvements, Signs	0.00	2,373.55
Playground Project	0.00	54,194.48
Total Capital Improvements	609.00	207,813.86
Cost of Services		
ARB Expenses	400.00	4,000.00
Total Cost of Services	400.00	4,000.00
Credit Card Fees	150.00	1,507.48
Fitness Center		
Supplies	4.33	438.78
Total Fitness Center	4.33	438.78
General & Administrative		
Accounting and CPA	375.00	4,332.00
Bank Charge	5.00	87.00
Board Assistant	1,167.68	5,153.54
Credit Card Fees	0.00	150.00
Insurance	0.00	21,244.33
Legal	0.00	3,072.69
Social Events	916.05	2,005.51
Utilities	0.00	72.76
Web Site IT Services	19.95	19.95

Carter Plantation Community Association, Inc.
Statement of Income and Expenses
November 2021

	<u>Nov 21</u>	<u>Jan - Nov 21</u>
Total General & Administrative	2,483.68	36,137.78
Maintenance		
Christmas Lighting	6,450.00	9,775.00
Electrical Repairs	0.00	150.00
Landscape & Maintenance	0.00	18,697.00
Total Maintenance	6,450.00	28,622.00
Pool Expense		
Pool Cleaning	0.00	3,634.49
Pool Utilities	121.94	2,405.41
Total Pool Expense	121.94	6,039.90
Security Services		
Security Camera	0.00	38.10
Security Cameras Utilities	0.00	227.01
Security Guard Services	2,503.10	47,036.48
Security Guard Shack Repairs	0.00	344.76
Security Utilities	55.86	656.70
Telephone/Internet	142.96	2,065.54
Total Security Services	2,701.92	50,368.59
Utilities		
Garbage	0.00	687.20
Gas	0.00	499.98
Total Utilities	0.00	1,187.18
Total Expense	12,920.87	336,115.57
Net Ordinary Income	-11,320.87	-127,934.75
Net Income	<u>-11,320.87</u>	<u>-127,934.75</u>