# GREENFIELD MASTER OWNERS ASSOCIATION, INC.

ANNUAL BUDGET

FOR THE YEAR ENDING DECEMBER 31, 2021

#### GREENFIELD MASTER OWNERS ASSOCIATION, INC. SUMMARY 2021 BUDGET WITH 2020 BUDGET AND 2020 ESTIMATED For the Years Ended and Ending December 31, 2020

10/9/20

	BUDGET		ESTIMATED		BUDGET	
	2020		2020			2021
BEGINNING NET POSITION	\$	753,984	\$	762,698	\$	589,406
REVENUES						
Fees - homeowners		590,460		596,500		588,120
Miscellaneous income		-		2,950		-
Reserve Release		-		-		-
Clubhouse Rental Income		-		583		-
Total revenues		590,460		600,033		588,120
		00.000		00.000		40.000
TRANSFERS IN		60,000		60,000		48,000
Total funds available		1,404,444		1,422,731		1,225,526
EXPENDITURES						
General Fund		568,478		650,468		577,126
Reserves Fund		-		122,857		-
Total expenditures		568,478		773,325		577,126
TRANSFERS OUT		60,000		60,000		48,000
Total expenditures and transfers out						
requiring appropriation		628,478		833,325		625,126
ENDING NET POSITION	\$	775,966	\$	589,406	\$	600,400

#### GREENFIELD MASTER OWNERS ASSOCIATION, INC. GENERAL FUND 2021 BUDGET WITH 2020 BUDGET AND 2020 ESTIMATED For the Years Ended and Ending December 31, 2020

10/9/20

BUDGET     ESTIMATED     BUDGET       2020     \$ 310,370     \$ 238,231     \$ 127,796       REVENUES     Fees - Homeowners     590,460     596,500     568,120       Miscellaneous Income     -     2,950     -     -       Clubhouse Rental Income     -     5583     -     -       Total revenues     590,460     600,033     588,120       Total funds available     900,830     838,264     715,916       Expenditures     10,143     1,143     7,250       Gas     9,975     9,975     8,660       Trash Removal     109,450     109,450     119,866       Access Control & Surveillance     -     1,500     1     2,000       Landscape Improvements     20,000     20,000     2,000     1,000       Lighting Repairs     5,000     5,000     3,000     1,500     1       Sprinke Repairs     1,500     11,500     11,500     13,600     1,500       Sprinke Repairs     5,000     3,600     6,000     3,600     6,				10/9/20		
2020     2021     2021       BEGINNING NET POSITION     \$ 310,370     \$ 238,231     \$ 127,796       REVENUES     Fees - Homeowners     590,460     596,500     568,120       Miscellaneous Income     -     2,950     -     -       Clubhouse Rental Income     -     593,460     600,033     588,120       Total revenues     590,460     600,033     588,120     -       Total runds available     900,830     838,264     715,916       ExpenDITURES     Operating Expenses     -     1,500     1,800       Gas     9,975     9,975     6,650     1,800       Water & Sewer     47,700     60,000     3,800     3,800       Accress Control & Surveillance     -     1,500     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,500     6,390     5,000     5,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000<		E	BUDGET	ESTIMATED	BUDGET	
REVENUES     590,460     596,500     588,120       Miscellaneous Income     -     2,950     -       Clubhouse Rental Income     -     583     -       Total revenues     590,460     600,033     588,120       Total revenues     590,460     600,033     588,120       Total funds available     900,830     838,264     715,916       EXPENDITURES     0     9,975     9,975     8,650       Gas     9,975     9,975     8,650     119,886       Vater & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     1,200     1,200       Access Control & Surveillance     -     1,500     1,600     6,000     6,000       Gafitit Removal     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,500       Lighting Repairs     5,000     5,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000     1,500     14,00     1,500     14,00     <				-		
REVENUES     590,460     596,500     588,120       Miscellaneous Income     -     2,950     -       Clubhouse Rental Income     -     583     -       Total revenues     590,460     600,033     588,120       Total revenues     590,460     600,033     588,120       Total funds available     900,830     838,264     715,916       EXPENDITURES     0     9,975     9,975     8,650       Gas     9,975     9,975     8,650     119,886       Vater & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     1,200     1,200       Access Control & Surveillance     -     1,500     1,600     6,000     6,000       Gafitit Removal     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,500       Lighting Repairs     5,000     5,000     3,000     3,000     3,000     3,000     3,000     3,000     3,000     1,500     14,00     1,500     14,00     <						
Fees - Homeowners     590,460     596,500     588,120       Miscellaneous Income     -     2,950     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     -     563     -     -     563     -     -     -     563     -     -     -     -     -     163     - </td <td>BEGINNING NET POSITION</td> <td>\$</td> <td>310,370</td> <td>\$ 238,231</td> <td>\$ 127,796</td>	BEGINNING NET POSITION	\$	310,370	\$ 238,231	\$ 127,796	
Fees - Homeowners     590,460     596,500     588,120       Miscellaneous Income     -     2,950     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     583     -     -     -     563     -     -     563     -     -     -     563     -     -     -     -     -     163     - </td <td>REVENUES</td> <td></td> <td></td> <td></td> <td></td>	REVENUES					
Miscellaneous Income			590,460	596.500	588,120	
Clubhouse Rental Income     -     583     -       Total revenues     590,460     600,033     588,120       Total funds available     900,830     838,264     715,916       EXPENDITURES     0     2,600     2,600     1,800       Operating Expenses     9,975     9,975     8,650       Electric     10,143     10,143     7,250       Gas     9,975     9,975     8,660       Trash Removal     109,450     119,886     Water & Sewer     47,700     60,000     6,000     6,000     6,000     6,000     6,000     6,000     6,000     6,000     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,200     1,500     11,500 <td></td> <td></td> <td></td> <td></td> <td>-</td>					-	
Total funds available     000,830     638,264     715,916       EXPENDITURES     Operating Expenses     10,143     10,143     7,250       Gas     9,975     9,975     8,650       Telephone/Internet     2,600     2,600     1,800       Trash Removal     109,450     109,450     119,886       Water & Sewer     47,700     60,000     6,000     6,000       Grafitti Removal     1,200     1,200     1,200     1,200       Landscape Contract     62,390     62,390     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000     1,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     15,000     13,600       Signs     1,500     11,500     11,400     5,000     3,000       Sprinkler Repairs     15,000     10,000     1,000     1,000     1,000       Sprinkler Repairs     65,000     6,000     3,600     -     6,000     16,000     -     0,000     -     1,000 </td <td>Clubhouse Rental Income</td> <td></td> <td>-</td> <td></td> <td>-</td>	Clubhouse Rental Income		-		-	
EXPENDITURES     0       Operating Expenses     Electric     10,143     10,143     7,250       Gas     9,975     9,975     8,650     1800       Trash Removal     109,450     199,450     119,886       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Survelliance     -     1,500     -       Fence Repair & Maintenance     6,000     6,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390     15,000     1,500       Signs     1,500     11,500     11,500     11,500     11,500     13,500       Recreational Expenses     -     15,000     15,000     15,000     -       Clubhouse Cleaning     3,600     6,000     3,600     -     -       Clubhouse Repairs     6,000     15,000     15,000     -     -       Clubhouse Repairs     6,000     16,000     -     0,000     -     -	Total revenues		590,460	600,033	588,120	
Operating Expenses     I       Electric     10,143     10,143     7,250       Gas     9,975     8,650       Telephone/Internet     2,600     12,000       Trash Removal     109,450     119,866       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     -       Fence Repair & Maintenance     6,000     20,000     21,000       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Signs     1,500     11,500     11,500       Signs     1,500     13,500     Recreational Expenses       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000	Total funds available		900,830	838,264	715,916	
Operating Expenses     I       Electric     10,143     10,143     7,250       Gas     9,975     8,650       Telephone/Internet     2,600     12,000       Trash Removal     109,450     119,866       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     -       Fence Repair & Maintenance     6,000     20,000     21,000       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Signs     1,500     11,500     11,500       Signs     1,500     13,500     Recreational Expenses       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000						
Electric     10,143     10,143     7,250       Gas     9,975     9,975     8,650       Telephone/Internet     2,600     1,800       Trash Removal     109,450     109,450     119,886       Water & Sewer     7,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     12,000       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,500       Signs     11,500     11,500     11,500       Signs     15,000     15,000     13,500       Recreational Expenses     5,000     3,000     3,000       Clubhouse Repair & Maintenance     3,000     3,000     3,000     3,000       Pool Chemicals/Supplies/Keys     10,000     16,000     Furniture & Equipment     -     34,000     -       Pool Chemicals/Supplies/Keys     10,000     12,000 <td< td=""><td></td><td></td><td></td><td></td><td></td></td<>						
Gas     9,975     9,975     8,650       Telephone/Internet     2,600     2,600     1,800       Trash Removal     109,450     109,450     119,886       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     -       Fence Repair & Maintenance     6,000     20,000     21,000       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Signs     1,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     10,000     1,000     -       Clubhouse Cleaning     3,600     6,000     -       Security     1,000     1,000     1,200     -       Pool Chemicals/Supplies/Keys     10,000     2,000     6,000       Pool Repairs     6,0			10.143	10.143	7.250	
Telephone/Internet     2,600     2,600     1,800       Trash Removal     109,450     109,450     119,886       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     -       Fence Repair & Maintenance     6,000     6,000     2,200       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,500     11,400       Spinkler Repairs     15,000     13,500     16,000       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     3,000       Pool Chemicals/Supplies/Keys     10,000     16,000       Pool Chemicals/Supplies/Keys     10,000     16,000       Pool Chemicals/Supplies/Keys     10,000     16,000       Pool Chemicals/Supplies/Keys     10,000						
Trash Removal     109,450     109,450     119,886       Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,200     1,200     1,200       Landscape Improvements     20,000     20,000     20,000     3,000       Landscape Contract     62,390     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000     11,500     11,500     11,500       Signs     1,500     11,500     11,400     Sprinkler Repairs     15,000     3,000       Recreational Expenses     Clubhouse Cleaning     3,600     6,000     -     -       Clubhouse Repair & Maintenance     3,000     3,000     -     Security     1,000     1,000     -     -       Pool Chemicals/Supplies/Keys     10,000     1,000     1,200     -     Security     1,800     2,100     1,200       Pool Repairs     6,000     15,000     6,000     7,125     Pool Contract						
Water & Sewer     47,700     60,000     39,800       Maintenance Expenses     -     1,500     -       Access Control & Surveillance     -     1,500     -       Fence Repair & Maintenance     6,000     6,000     20,000     21,000       Landscape Improvements     20,000     20,000     21,000     Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000     11,500     11,500     11,500       Signs     1,500     15,000     13,500     13,500     13,500       Recreational Expenses     0     10,000     3,000     3,000     3,000       Clubhouse Repair & Maintenance     3,000     3,000     3,000     3,000     3,000       Pool Remicals/Supplies/Keys     10,000     16,000     Furniture & Equipment     -     34,000     -       Pool Repairs     6,000     15,000     6,000     15,000     6,000       Pool Repairs     1,800     2,100     12,000     12,000     12,000     12,000	•					
Maintenance Expenses     1,500     -       Access Control & Surveillance     6,000     6,000     6,000       Grafitti Removal     1,200     1,200     1,200       Landscape Improvements     20,000     20,000     20,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,500     11,500       Signs     1,500     15,000     3,600       Sprinkler Repairs     15,000     15,000     3,600       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000     -       Pool Chemicals/Supplies/Keys     10,000     12,000     6,000     -       Accounting     12,000     12,000     12,000     12,000       Administration Expenses     4,000     -     1,000     20,000       Chemicals/Supplies/Keys     1,000     1,000	Water & Sewer					
Fence Repair & Maintenance     6,000     6,000     6,000       Grafititi Removal     1,200     1,200     1,200       Landscape Improvements     20,000     22,000     22,000       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,200     11,500       Signs     1,500     18,000     1,500       Sprinkler Repairs     15,000     15,000     3,600       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     -       Security     1,000     1,000     1,600       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Tennis Court     1,800     2,100     1,800       Accounting     12,000     12,000     12,000       Administration Expenses     4,000     8,000     17,280       Accounting     12,000     12,000     12,000     12,000       Notifieng     10,620     10,620     10,620       Commanications	Maintenance Expenses			,		
Grafitti Removal     1,200     1,200     1,200       Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,200     11,500       Signs     1,500     18,000     1,500       Snow Removal     11,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -     Security     1,000     1,000     1,600       Pool Chemicals/Supplies/Keys     10,000     2,000     6,000     -     Security     1,800     2,100     1,800       Administration Expenses     -     1,800     2,100     1,200     1,200       Accounting     10,620     10,620     10,620     10,620     10,620       Communications     1,000 <td< td=""><td>Access Control &amp; Surveillance</td><td></td><td>-</td><td>1,500</td><td>-</td></td<>	Access Control & Surveillance		-	1,500	-	
Landscape Improvements     20,000     20,000     21,000       Landscape Contract     62,390     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,290     11,500       Signs     1,500     18,000     1,500       Snow Removal     11,500     11,500     11,400       Spinkler Repairs     15,000     15,000     3,600       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     3,000       Furniture & Equipment     -     34,000     -       Security     1,000     1,000     16,000       Pool Chemical/Supplies/Keys     10,000     12,000     6,000       Tennis Court     1,800     2,100     1,800       Administration Expenses     4,000     8,000     1,000       Accounting     12,000     1,000     -     1,000       Contract     1,200     1,200     1,200     1,200	Fence Repair & Maintenance		6,000	6,000	6,000	
Landscape Contract     62,390     62,390     62,390       Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,290     11,500       Signs     1,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     3,000     3,000       Furniture & Equipment     -     34,000     -     security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000     7,1250       Pool Chemicals/Supplies/Keys     1,800     2,100     1,800       Administration Expenses     4,000     800     4,000       Accounting     10,620     10,620     10,620     10,620       Communications     1,000     -     1,000     1,000     1,000       Counting     9,000     -     6,000     12,000     12,000     1	Grafitti Removal		1,200	1,200	1,200	
Lighting Repairs     5,000     5,000     3,000       Plants, Trees & Shrubs     11,500     11,290     11,500       Signs     1,500     18,000     1,500       Snow Removal     11,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -     -       Security     1,000     1,000     16,000     -     -       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000     71,250       Pool Repairs     6,000     15,000     72,200     12,000       Pool Repairs     6,000     15,000     4,000       Administration Expenses     4,000     800     4,000       Accounting     12,000     12,000     12,000     12,000       Correnant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     21,000	Landscape Improvements		20,000	20,000	21,000	
Plants, Trees & Shrubs     11,500     11,290     11,500       Signs     1,500     18,000     1,500       Snow Removal     11,500     11,500     13,500       Sprinkler Repairs     15,000     13,500     13,500       Recreational Expenses     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     3,000       Furniture & Equipment     -     34,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     12,000       Accounting     12,000     12,000     12,000       Administration Expenses     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     - 1,000     1,200       Communications     2,000     4,000     1,200       Decorations/Holiday Lights     27,000     5	Landscape Contract		62,390	62,390	62,390	
Signs     1,500     18,000     1,500       Snow Removal     11,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     15,000     3,000     3,000       Clubhouse Cleaning     3,600     6,000     3,600       Furniture & Equipment     -     34,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     12,000     12,000       Pool Repairs     6,000     15,000     10,620       Administration Expenses     -     1,800     4,000       Accounting     12,000     12,000     12,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Covenant Enforcement     12,800     17,280     12,000       Decorations/Holiday Lights     27,000     5,000     27,000       Docurement Retention & Mapping     9,000	Lighting Repairs		5,000	5,000	3,000	
Snow Removal     11,500     11,500     11,400       Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     15,000     15,000     13,500       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     3,000       Furniture & Equipment     -     -34,000     -       Security     10,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     12,000       Accounting     12,000     12,000     12,000       Administration Expenses     -     1,000     -       Accounting     10,620     10,620     10,620       Communications     1,000     -     1,000       Communications     1,000     -     1,000       Covenant Enforcement     12,800     18,000     17,280       Deccorations/Holiday Lights     27,000 <td>Plants, Trees &amp; Shrubs</td> <td></td> <td>11,500</td> <td>11,290</td> <td>11,500</td>	Plants, Trees & Shrubs		11,500	11,290	11,500	
Sprinkler Repairs     15,000     15,000     13,500       Recreational Expenses     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     3,000       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Administration Expenses     4,000     800     4,000       Accounting     12,000     12,000     12,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100 </td <td>Signs</td> <td></td> <td>1,500</td> <td>18,000</td> <td>1,500</td>	Signs		1,500	18,000	1,500	
Recreational Expenses     3,600     6,000     3,600       Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     12,000       Accounting     12,000     12,000     12,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Decorations/Holiday Lights     23,100     23,100     23,000       Association Management     21,600 </td <td>Snow Removal</td> <td></td> <td>11,500</td> <td>11,500</td> <td>11,400</td>	Snow Removal		11,500	11,500	11,400	
Clubhouse Cleaning     3,600     6,000     3,600       Clubhouse Repair & Maintenance     3,000     3,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     12,000       Administration Expenses     4,000     800     4,000       Addit/Taxes     4,000     10,620     10,620       Decorations/Holiday Lights     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     23,000       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600	Sprinkler Repairs		15,000	15,000	13,500	
Clubhouse Repair & Maintenance     3,000     3,000     3,000       Furniture & Equipment     -     34,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     12,000       Administration Expenses     4,000     800     4,000       Accounting     12,000     12,000     12,000       Actif/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Cormmunications     1,000     -     1,000       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Legal - General     4,800     40,600     4,800       Association Management     21,600<	Recreational Expenses					
Furniture & Equipment     -     34,000     -       Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Repairs     6,000     15,000     60,000       Tennis Court     1,800     2,100     1,800       Administration Expenses     4,000     800     4,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,200     1,200     1,200       Cortingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     4,800     -       Association Management     21,600     21,600     21,600       Miscellaneous     -     400	Clubhouse Cleaning		3,600	6,000	3,600	
Security     1,000     1,000     16,000       Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     1800       Administration Expenses     4,000     800     4,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Contingency     1,200     1,200     1,200       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600 <t< td=""><td></td><td></td><td>3,000</td><td>3,000</td><td>3,000</td></t<>			3,000	3,000	3,000	
Pool Chemicals/Supplies/Keys     10,000     22,000     6,000       Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     1,800       Administration Expenses     4,000     800     4,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250	Furniture & Equipment		-	34,000	-	
Pool Contract     65,000     65,000     71,250       Pool Repairs     6,000     15,000     6,000       Tennis Court     1,800     2,100     1,800       Administration Expenses     4,000     800     4,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,200     1,200     1,200       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     23,100     24,600       Association Management     21,600     21,600     21,600     -       Printing & Postage     6,000     1,250     3,000     -       Social     30,000     23,000     23,000     23,000     -       Total expenditures     568,478     650,468     <			1,000	1,000	16,000	
Pool Repairs Tennis Court     6,000     15,000     6,000       Administration Expenses     1,800     2,100     1,800       Administration Expenses     4,000     800     4,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,660     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures	Pool Chemicals/Supplies/Keys		10,000	22,000	6,000	
Tennis Court     1,800     2,100     1,800       Administration Expenses     Accounting     12,000     12,000     12,000       Audit/Taxes     4,000     800     4,000     Billing     10,620     10,620     10,620       Communications     1,000     -     1,000     -     1,000       Contingency     1,200     1,200     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280     Decorations/Holiday Lights     27,000     5,000     27,000       Decorations/Holiday Lights     27,000     5,000     27,000     b,000     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000     b,000     12,600     21,600     21,600     21,600     21,600     21,600     21,600     21,600     21,600     21,600     23,000     Social     30,000     23,000     23,000     Social     30,000     23,000     23,000     Social     30,000     23,000     23,000     Social     1,000     75			65,000	65,000	71,250	
Administration Expenses     Accounting   12,000   12,000     Audit/Taxes   4,000   800   4,000     Billing   10,620   10,620   10,620     Communications   1,000   -   1,000     Contingency   1,200   1,200   1,200     Covenant Enforcement   12,800   18,000   17,280     Decorations/Holiday Lights   27,000   5,000   27,000     Document Retention & Mapping   9,000   -   6,000     Insurance   23,100   23,100   28,500     Legal - General   4,800   40,600   4,800     Association Management   21,600   21,600   21,600     Miscellaneous   -   400   -     Printing & Postage   6,000   1,250   3,000     Social   30,000   23,000   23,000   23,000     Vebsite - Greenfield   1,000   750   600     Total expenditures   568,478   650,468   577,126     Total expenditures and transfers out requiring appropriation   628,478   710,468   625,	•					
Accounting     12,000     12,000     12,000       Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126 <td and="" appropriation<="" out="" requiring="" rowsprenditures="" td="" td<="" transfers=""><td></td><td></td><td>1,800</td><td>2,100</td><td>1,800</td></td>	<td></td> <td></td> <td>1,800</td> <td>2,100</td> <td>1,800</td>			1,800	2,100	1,800
Audit/Taxes     4,000     800     4,000       Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Vebsite - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       Transfer to Reserve Fund     60,000     60,000     48,000       Total expenditures and transfers out requiring app	•					
Billing     10,620     10,620     10,620       Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Vebsite - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126	0					
Communications     1,000     -     1,000       Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126						
Contingency     1,200     1,200     1,200       Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126				10,620		
Covenant Enforcement     12,800     18,000     17,280       Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126				-	,	
Decorations/Holiday Lights     27,000     5,000     27,000       Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out     60,000     60,000     48,000       Total expenditures and transfers out     628,478     710,468     625,126						
Document Retention & Mapping     9,000     -     6,000       Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126			,		,	
Insurance     23,100     23,100     28,500       Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126				5,000		
Legal - General     4,800     40,600     4,800       Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126				-		
Association Management     21,600     21,600     21,600       Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Total expenditures and transfers out requiring appropriation     60,000     60,000     48,000						
Miscellaneous     -     400     -       Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT     -     -     -       Transfer to Reserve Fund     60,000     60,000     48,000       Total expenditures and transfers out requiring appropriation     628,478     710,468     625,126				,		
Printing & Postage     6,000     1,250     3,000       Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT			21,600		21,600	
Social     30,000     23,000     23,000       Website - Greenfield     1,000     750     600       Total expenditures     568,478     650,468     577,126       TRANSFERS OUT			-		-	
Website - Greenfield1,000750600Total expenditures568,478650,468577,126TRANSFERS OUT Transfer to Reserve Fund60,00060,00048,000Total expenditures and transfers out requiring appropriation628,478710,468625,126	<b>a a</b>			,		
Total expenditures568,478650,468577,126TRANSFERS OUT Transfer to Reserve Fund60,00060,00048,000Total expenditures and transfers out requiring appropriation628,478710,468625,126						
TRANSFERS OUT   60,000   60,000   48,000     Transfer to Reserve Fund   60,000   60,000   48,000     Total expenditures and transfers out requiring appropriation   628,478   710,468   625,126						
Transfer to Reserve Fund60,00060,00048,000Total expenditures and transfers out requiring appropriation628,478710,468625,126	Total expenditures		568,478	650,468	577,126	
Transfer to Reserve Fund60,00060,00048,000Total expenditures and transfers out requiring appropriation628,478710,468625,126	TRANSFERS OUT					
requiring appropriation 628,478 710,468 625,126			60,000	60,000	48,000	
requiring appropriation 628,478 710,468 625,126	<b>T</b> ( 1) 10 10 10 10 10 10					
	•		620 470	740 469	605 400	
ENDING NET POSITION     \$ 272,352     \$ 127,796     \$ 90,790	requiring appropriation		020,418	110,408	020,120	
	ENDING NET POSITION	\$	272,352	\$ 127,796	\$ 90,790	

#### GREENFIELD MASTER OWNERS ASSOCIATION, INC. RESERVES FUND 2021 BUDGET WITH 2020 BUDGET AND 2020 ESTIMATED For the Years Ended and Ending December 31,

10/9/20

	BUDGET 2020		ESTIMATED 2020		BUDGET 2021	
BEGINNING NET POSITION	\$	443,614	\$	524,467	\$	461,610
REVENUES						
Total revenues		-		-		-
TRANSFERS IN						
Transfer from Operating Fund		60,000		60,000		48,000
Total funds available		503,614		584,467		509,610
EXPENDITURES						
Reserve Gateway Signs		-		22,857		-
Dry Wall and Restoration		-		100,000		-
Total expenditures		-		122,857		-
Total expenditures and transfers out requiring appropriation		-		122,857		
ENDING NET POSITION	\$	503,614	\$	461,610	\$	509,610

### GREENFIELD MASTER OWNERS ASSOCIATION, INC. 2021 BUDGET SUMMARY OF SIGNIFICANT ASSUMPTIONS

# **Services Provided**

Greenfield Master Owners Association, Inc. was organized on September 19, 1995.

The purpose for which the Association was formed is to provide for maintenance, preservation and architectural control of certain property and improvements within the property, and to promote the health, safety and welfare of the residents within the Community.

The Association has no employees and all administrative functions are contracted.

The Association prepares its budget on the modified accrual basis of accounting.

### Revenues

### **HOA Assessments**

The Association will collect a fee of \$780.00 per year per homeowner, payable in monthly installments, to pay for the Association's costs of operations.

### Expenditures

# Administrative and Operating Expenditures

Operating and administrative expenditures include the estimated services necessary to maintain the Association's administrative viability.

# **Reserve Funds**

The Association has provided for a reserve equal to at least 10% of fiscal year spending for 2021. The funds are reserved for future repairs and replacements.

The Association keeps track of Reserves as a deferred revenue. The presentation of reserve activity in the budget does not reflect how it will be accounted for in the Association's financial statements.

This information is an integral part of the accompanying budget.