

TAHOE TYROL HOMES ASSOCIATION

8340 AUBURN BOULEVARD, SUITE 100, CITRUS HEIGHTS CA 95610

(916) 722-8110 FAX (916) 722-8111

DATE: April 23, 2018
TO: Members of Tahoe Tyrol Homes Association
FROM: Michael Shea, Treasurer
RE: 2017 Year End Financial Summary

Enclosed please find a copy of the Balance Sheet from the Association's year-end accounting review. The review was completed in accordance with generally accepted auditing standards. The Association also advises you that a complete copy of the year-end financial review is available upon written request.

California statute requires member notification of these items so we are taking this opportunity to do so.

1. Copies of minutes from regular meetings of the Board of Directors are available on the website (TahoeTyrol.org) or upon written request to Frei Real Estate Services. Please include a self-addressed, stamped envelope for mailing.
2. A list of members and their addresses is maintained in the office of the Association's manager.

TAHOE TYROL HOMES ASSOCIATION

Balance Sheets

December 31, 2017

(With Summarized Totals for the Year Ended December 31, 2016)

	2017			2016
	Operating Fund	Replacement Fund	Total	Total
ASSETS				
Cash and cash equivalents	\$ 16,714	\$ 60,565	\$ 77,279	\$ 84,611
Assessments receivable	1,325	-	1,325	1,025
Prepaid expenses	2,829	-	2,829	3,417
Interfund receivable (payable)	(2,400)	2,400	-	-
Investments (Note 2)	-	54,304	54,304	54,277
Total assets	<u>\$ 18,468</u>	<u>\$ 117,269</u>	<u>\$ 135,737</u>	<u>\$ 143,330</u>
LIABILITIES AND FUND BALANCES				
Liabilities				
Accounts payable	\$ 979	\$ -	\$ 979	\$ 875
Prepaid member assessments	16,864	-	16,864	19,672
Total liabilities	<u>17,843</u>	<u>-</u>	<u>17,843</u>	<u>20,547</u>
Fund balances	625	117,269	117,894	122,783
Total liabilities and fund balances	<u>\$ 18,468</u>	<u>\$ 117,269</u>	<u>\$ 135,737</u>	<u>\$ 143,330</u>

See accompanying notes and accountant's report