

TERRACE II AT HERITAGE COVE ASSOCIATION, INC.
POOLED RESERVES FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE 2017

ASSETS	ESTIMATED LIFE (YEARS)	ESTIMATED REMAINING LIFE (YEARS)	REPLACEMENT COST	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026
#R969 ROOF	20	4	136,400.00				136,400						
#R969 PAINTING	7	6	35,800.00						35,800				
#R969 ELEVATOR	30	14	115,200.00										
#R969 BACKFLOWS/FIRE EQUIPMENT	20	4	27,800.00				27,800						
#R969 INSURANCE	1	1	27,457.00	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457
#R969 INSURANCE DEDUCTIBLE	20	20	70,500.00										
#R969 CARPORTS	30	14	5,000.00										
TOTAL			<u>\$ 418,157.00</u>										
	ANNUAL EXPENDITURES			27,457	27,457	27,457	191,657	27,457	63,257	27,457	27,457	27,457	27,457
	BALANCE AT THE BEGINNING OF YEAR			148,793	164,469	180,145	195,821	47,297	62,973	42,849	58,525	74,201	89,877
	ANNUAL CONTRIBUTIONS			43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133
	BALANCE AT THE END OF YEAR			164,469	180,145	195,821	47,297	62,973	42,849	58,525	74,201	89,877	105,553
ASSETS	ESTIMATED LIFE (YEARS)	ESTIMATED REMAINING LIFE (YEARS)	REPLACEMENT COST	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036
#R969 ROOF	20	4	136,400.00										
#R969 PAINTING	7	6	35,800.00			35,800							35,800
#R969 ELEVATOR	30	14	115,200.00				115,200						
#R969 BACKFLOWS/FIRE EQUIPMENT	20	4	27,800.00										
#R969 INSURANCE	1	1	27,457.00	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457	27,457
#R969 INSURANCE DEDUCTIBLE	20	20	70,500.00										70,500
#R969 CARPORTS	30	14	5,000.00				5,000						
TOTAL			<u>\$ 418,157.00</u>										
	ANNUAL EXPENDITURES			27,457	27,457	63,257	147,657	27,457	27,457	27,457	27,457	27,457	133,757
	BALANCE AT THE BEGINNING OF YEAR			105,553	121,229	136,905	116,781	12,257	27,933	43,609	59,285	74,961	90,637
	ANNUAL CONTRIBUTIONS			43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133	43,133
PAGE 2	BALANCE AT THE END OF YEAR			121,229	136,905	116,781	12,257	27,933	43,609	59,285	74,961	90,637	13