

# **Fort Bend Habitat for Humanity**

**Audited Financial Statements**

**For the Year Ended June 30, 2015**

Fort Bend Habitat for Humanity

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## Independent Auditor's Report

To The Board of Directors of  
Fort Bend Habitat for Humanity  
Stafford, Texas

We have audited the accompanying financial statements of Fort Bend Habitat for Humanity (a nonprofit organization) which comprise the statement of financial position as of June 30, 2015, and the related statements of activities, functional expenses and cash flows for the year then ended, and the related notes to the financial statements.

### Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

### Auditor's Responsibility

Our responsibility is to express an opinion on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

### Opinion

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Fort Bend Habitat for Humanity as of June 30, 2015, and the changes in its net assets and its cash flows for the year then ended in accordance with accounting principles generally accepted in the United States of America.

**Other Matter—2014 Financial Statements**

The financial statements of Fort Bend Habitat for Humanity as of June 30, 2014, and for the year then ended, were audited by other auditors whose report dated December 29, 2014 expressed an unmodified opinion on those financial statements.



Houston, Texas  
February 26, 2016

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Fort Bend Habitat for Humanity  
Statement of Financial Position  
June 30, 2015

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<b>ASSETS:</b>	<u>2015</u>
<b>Current Assets</b>	
Cash and cash equivalents	\$ 98,468
Cash held in escrow	86,474
Grants receivable	33,776
Prepaid expenses	7,842
Inventory	175,652
Current portion of mortgage receivables, net	<u>165,271</u>
 Total Current Assets	 <u>567,483</u>
 Deposits	 7,500
Property and equipment, net	46,066
Long term portion of mortgage receivables, net	<u>1,262,216</u>
 Total Assets	 <u><u>1,883,265</u></u>
 <b>LIABILITIES AND NET ASSETS:</b>	
<b>Current Liabilities</b>	
Accounts payable	2,797
Accrued expenses	8,804
Escrow deposits	<u>86,474</u>
 Total Current Liabilities	 <u>98,075</u>
 Total Liabilities	 <u>98,075</u>
 <b>Net Assets</b>	
Unrestricted	1,671,349
Temporarily restricted	<u>113,841</u>
 Total Net Assets	 <u>1,785,190</u>
 Total Liabilities and Net Assets	 <u><u>\$ 1,883,265</u></u>

See accompanying notes to financial statements.

Fort Bend Habitat for Humanity  
Statement of Activities  
For the Year Ended June 30, 2015

	Unrestricted	Temporarily Restricted	2015 Total
<b>Public Support and Revenues</b>			
Public Support:			
Contributions	\$ 52,593	\$ 196,950	\$ 249,543
Grants	46,421	-	46,421
Fundraising events	8,268	-	8,268
In-Kind donations	9,536	-	9,536
Revenue:			
Transfers to homeowners	179,900	-	179,900
Mortgage loan discount amortization	90,904	-	90,904
ReStore sales	290,656	-	290,656
Interest income	259	-	259
Other	9,197	-	9,197
Total Public Support and Revenues	<u>687,734</u>	<u>196,950</u>	<u>884,684</u>
Net assets released from temporary restrictions	<u>130,866</u>	<u>(130,866)</u>	<u>-</u>
Total Public Support, Revenues and Reclassifications	<u>818,600</u>	<u>66,084</u>	<u>884,684</u>
<b>Expenses</b>			
Program Expenses:			
Cost of homes transferred	183,362	-	183,362
Discount on mortgages issued	92,729	-	92,729
Other program expenses	471,413	-	471,413
Total Program Expenses	<u>747,504</u>	<u>-</u>	<u>747,504</u>
Supporting Services:			
Fundraising Expenses	34,065	-	34,065
General and administrative	163,254	-	163,254
Total Expenses	<u>944,823</u>	<u>-</u>	<u>944,823</u>
<b>Change in Net Assets</b>	(126,223)	66,084	(60,139)
<b>Net Assets, Beginning of Year</b>	<u>1,797,572</u>	<u>47,757</u>	<u>1,845,329</u>
<b>Net Assets, End of Year</b>	<u>\$ 1,671,349</u>	<u>\$ 113,841</u>	<u>\$ 1,785,190</u>

See accompanying notes to financial statements.

Fort Bend Habitat for Humanity  
Statement of Functional Expenses  
For the Year Ended June 30, 2015

	Program	Supporting Services		2015 Total
		Management and General	Fundraising	
Advertising	\$ -	\$ 6,003	\$ 6,003	\$ 12,006
Bank Fees	-	7,181	-	7,181
Credit Reports	1,955	-	-	1,955
Depreciation Expense	16,935	1,903	190	19,028
Dues and Subscriptions	10,000	320	-	10,320
Health Insurance	8,669	3,188	893	12,750
Home Construction Cost	183,362	-	-	183,362
Imputed discounts on mortgages receivable	92,729	-	-	92,729
Insurance	20,951	7,702	2,157	30,810
Meetings and Conferences	-	2,305	-	2,305
Merchandise	39,588	-	-	39,588
Miscellaneous	10,265	5,378	-	15,643
Office Expenses	-	8,766	-	8,766
Payroll Taxes	15,314	5,630	1,576	22,520
Postage and Printing	-	1,460	-	1,460
Professional Fees	-	9,212	-	9,212
Property Taxes	-	2,618	-	2,618
Rent	103,361	12,775	-	116,136
Repairs and Maintenance	30,737	2,314	-	33,051
Salaries	201,461	74,066	20,739	296,266
Supplies	3,049	1,355	2,507	6,911
Telephone	2,940	2,218	-	5,158
Training	-	100	-	100
Travel	-	6,353	-	6,353
Utilities	6,188	2,407	-	8,595
<b>Total Functional Expenses</b>	<b>\$ 747,504</b>	<b>\$ 163,254</b>	<b>\$ 34,065</b>	<b>\$ 944,823</b>

See accompanying notes to financial statements.



Fort Bend Habitat for Humanity  
Statement of Cash Flows  
For the Year Ended June 30, 2015

	2015
<b>Cash Flows From Operating Activities:</b>	
Change in Net Assets	\$ (60,139)
Adjustments to reconcile increase (decrease) in net assets to net cash	
Depreciation	19,028
Imputed discounts on mortgages receivable	92,729
Amortization of imputed interest on mortgages receivable	(90,904)
Change in assets and liabilities:	
Grants receivable	(33,776)
Prepays	-
Inventory	64,262
Accounts payable	(25,953)
Accrued expenses	(264)
Escrow deposits	(3,753)
	(38,770)
Net Cash (Used in)/Provided by Operating Activities	(38,770)
<b>Cash Flows From Investing Activities</b>	
Cash paid for fixed asset additions	(1,750)
Non-cash additions to fixed assets	(7,196)
Homeowner mortgages issued	(179,900)
Mortgage payments received	150,940
	(37,906)
Net Cash (Used in)/Provided by Investing Activities	(37,906)
Net Increase/(Decrease) in Cash	(76,676)
Cash, beginning of year	261,618
<b>Cash, end of year</b>	\$ 184,942
<b>Supplemental disclosures of cash flow information:</b>	
Interest Expense	\$ 19
Non-cash additions to fixed assets through donations	\$ 7,196

See accompanying notes to financial statements.

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**Note 1 – Organization and Summary of Significant Accounting Policies**

Fort Bend Habitat for Humanity ("the Organization") is a non-denominational Christian not-for-profit organization incorporated in December 1991. The purpose of the Organization is to partner with the families and with other charitable organizations to provide affordable housing to deserving, working families. The Organization's mission is accomplished primarily through grants and donations from the public. The Organization's goal is to create better housing in which to live and work, which is fulfilled by the construction of new homes and renovation of existing donated homes.

The Organization is an affiliate of Habitat for Humanity International (HFHI) and is guided by the latter in staff training, fund raising and construction purposes. However, HFHI does not exercise control over the affiliate (The Organization) and the affiliate is encouraged to be self-supporting in its fund raising, family selection, nurture, financial and construction aspects of its work.

The ReStore outlet, a division of the Organization, accepts donations of new and used construction materials and home renovation products that are sold to the public at deeply discounted prices. All proceeds from the store are directed towards the construction of new affordable housing for low income families.

*Basis of Accounting*

The financial statements of the Organization are prepared on the accrual basis of accounting in accordance with accounting principles generally accepted in the United States of America.

*Financial Statement Presentation*

The Organization's financial statements are presented in accordance with Financial Accounting Standards Board's (FASB) Accounting Standards Codification (ASC) 958-205-45-4, Financial Statements of Not-for-Profit Organizations. Under FASB ASC 958-205-45-4, the Organization is required to report information regarding its financial position and activities according to three classes of net assets.

*Unrestricted Net Assets*

Net assets that are not subject to donor-imposed stipulations. Unrestricted net assets may be designated for specific purposes by action of the Board or may otherwise be limited by contractual agreements with outside parties.

*Temporarily Restricted Net Assets*

Net assets subject to donor-imposed stipulations that may or will be met either by actions of the Organization and/or the passage of time. Temporarily restricted net assets at June 30, 2015 are \$113,841 and are restricted for future development.

**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*Permanently Restricted Net Assets*

Net assets subject to donor-imposed stipulations that they be maintained permanently by the Organization. Generally, the donors of these assets would permit the Organization to use the investment return on these assets. The Organization has no permanently restricted net assets as of June 30, 2015.

In addition, the Organization is required by FASB ASC 958-205-45-4 to present a statement of cash flows.

*Grants*

Generally, grants are recognized as revenues when earned. Grants that operate on a reimbursement basis are recognized on the accrual basis as revenues only to the extent of disbursements and commitments that are allowable for reimbursement. Revenues from contributions, donations and other sources are recognized as unrestricted or temporarily restricted revenues when received or unconditionally promised by a third party. Revenues from special events are recognized when the events are held. Interest income is recognized when earned based on passage of time. Program income and other income are recognized when received.

*Contributions and Promises to Give*

In accordance with FASB ASC 958-605-45-3, Accounting for Contributions Received and Contributions Made, contributions received are recorded as unrestricted, temporarily restricted, or permanently restricted support depending on the existence and/or nature of any donor restrictions.

Contributions are recognized when the donor makes a promise to give to the Organization that is, in substance, unconditional. Conditional promises to give cash or other assets are not recognized as revenues until received. Contributions that are restricted by the donor are reported as increases in unrestricted net assets if the restrictions are met in the fiscal year in which the contributions were recognized. All other donor-restricted contributions would be reported as increases in temporarily or permanently restricted net assets depending on the nature of the restrictions. When a restriction expires, temporarily restricted net assets are reclassified to unrestricted net assets and reported in the Statement of Activities as net assets released from restrictions.

The Organization uses the allowance method to determine uncollectible promise to give receivables. The allowance is based on management's analysis of specific promises made.

Grants and Promises to give receivable as of June 30, 2015 was \$33,776 and will be received in less than one year. Management believes the amount is fully collectible and therefore, no allowance for uncollectible promise to give receivables has been recorded.

**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*Contributed Services*

A substantial number of volunteers have made significant contributions of their time and effort to The Organization's programs and supporting services. The value of this contributed time is not reflected in the financial statements since it does not require a specialized skill. However, certain other contributed services that require specialized skills, when provided by individuals possessing those skills and otherwise needing to be purchased if not provided by donation, are recognized as revenues and expenses as established by FASB ASC 958-605-25-16. For the year ended June 30, 2015, there were no such amounts included in the accompanying statements of activities and changes in net assets.

*Donations*

Donations are recorded as contributions at fair value at the date of donation. Such donations are reported as unrestricted net assets unless the donor has restricted the donated assets to a specific purpose. Assets donated with explicit restrictions regarding their use and contributions of cash that must be used to acquire property and equipment are reported as restricted contributions. Absent donor stipulations regarding how long those donated assets must be maintained, the Organization reports expirations of donor restrictions when the donated or acquired assets are placed in service as restricted by the donor.

*Mortgage Receivables*

Mortgage receivables consist of non-interest bearing mortgages, which are secured by real estate and payable in monthly installments over the life of the mortgage. Every effort is made to assist homeowners who have become delinquent in their mortgage payments. However, foreclosure proceedings may be initiated and/or The Organization may accept back the deed in lieu of foreclosure where homeowner mortgage payments are deemed seriously delinquent. Properties acquired through foreclosure or accepting a deed in lieu of foreclosure may be sold to other families in need of decent, affordable housing. Homes available for sale are stated at the lower of cost or market.

The Organization's management considers all the mortgages collectible based on a review of the detail accounts with consideration given to historical performance and trends. Accordingly, there is no reserve recorded for uncollectible mortgage receivables as of June 30, 2015.

*Cash and Cash Equivalents*

For purposes of the statements of cash flows, The Organization considers all highly liquid investments with an initial maturity of three (3) months or less when purchased to be cash equivalents.

**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*Transfers to Homeowners*

Transfers to homeowners are recorded at the gross amount of payments to be received over the lives of the mortgages. Non-interest bearing mortgages have been discounted at various rates ranging from 6% to 9% based upon prevailing market rates at the inception of the mortgages. Discounts are amortized using the straight-line method over the lives of the mortgages.

*Use of Estimates*

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those assumptions.

*Functional Allocation of Expenses*

The costs of providing the various programs and other activities have been summarized on a functional basis in the statements of activities. Accordingly, certain costs have been allocated among the programs and supporting services benefited.

*Inventory*

Inventory includes construction-in-process and vacant lots which consist of donated and purchased materials, donated and purchased lots, houses for resale, and houses under construction in the normal course of business. Donated construction materials are recorded at fair market value on the date of receipt, and such items are expensed to construction costs based on specific identification to the respective houses when used. Purchased materials are recorded at the lower of cost or market determined by the specific identification method. Lots donated to the Organization and held for development are carried at fair market value, which approximates appraised property value at date of receipt. Purchased lots are recorded at cost. Houses for resale are recorded at the lower of cost or market determined by the specific identification method. Houses under construction, also known as construction-in-progress, are recorded at cost and will be available for future transfer to homeowners upon the completion of construction.

*Federal Income Tax*

The Organization is a not-for-profit organization that is exempt from federal income taxes under section 501(c)(3) of the Internal Revenue Code pursuant to the group exemption letter received from the Internal Revenue Service. Accordingly, no provision for income taxes has been made. However, should The Organization engage in activities unrelated to the purpose for which it was created, taxable income could result.

**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*Federal Income Tax (Continued)*

Financial Accounting Standards Board (“FASB”) Accounting Standards Codification (“ASC”) Topic No. 740, Accounting for Income Taxes, prescribes accounting for and disclosure of uncertainty in tax positions. This interpretation defines the criteria that must be met for the benefits of a tax position to be recognized in the financial statements and the measurement of tax benefits recognized. For the fiscal year ended June 30, 2015, the Organization did not record any liabilities for uncertain tax positions or income taxes. The Organization does not expect the amounts of unrecognized tax benefits to significantly increase or decrease within the next twelve (12) months.

*Advertising Expense*

Advertising costs are expensed as incurred and amounted to \$12,006 for the years ended June 30, 2015.

*Fundraising Expense*

Fundraising expense for the year ended June 30, 2015 was \$34,065.

*Escrow*

The Organization currently services the mortgages on the homes it sells. The Organization collects monthly escrow payments from the homeowners, which will be used for payment of the homeowners' insurance and property taxes. The escrow funds collected for future payments are recorded as a liability and restricted cash. At June 30, 2015, the homeowners' escrow fund had a liability balance of \$86,474.

*New Accounting Pronouncements*

The Financial Accounting Standards Board (FASB) issued Accounting Standards Update (ASU) No. 2012-05, Statement of Cash Flows (Topic 230): *Not-for-Profit Entities: Classification of the Sale Proceeds of Donated Financial Assets in the Statement of Cash Flows*.

The new provision addresses the classification of cash receipts arising from the sale of certain donated financial assets in the statement of cash flows for not-for-profit entities. The ASU requires not-for-profit organizations to “...classify cash receipts from the sale of donated financial assets consistently with cash donations received in the statement of cash flows if those cash receipts were from the sale of donated financial assets that upon receipt were directed without any NFP-imposed limitations for sale and were converted nearly immediately into cash.”

The ASU requires a donated financial asset that is immediately converted to cash be treated the same as donated cash and thus included in operating activities in the Statement of Cash Flows. If the donor restricts the use of the donated financial asset to a long-term purpose the cash receipts should be classified as cash flows from financing activities. In any other case the cash receipts from the sale should be classified as cash flows from investing activities.

**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*New Accounting Pronouncements (Continued)*

The amendments in this update are effective prospectively for financial statements issued for fiscal years, and interim periods within those years, beginning after June 15, 2013. Retrospective application to all prior periods presented upon the date of adoption is permitted. Early adoption is permitted.

*Property and Equipment*

The Organization capitalizes property and equipment over \$1,000. Lesser amounts are expensed. Purchased property and equipment is capitalized at cost. Donations of property and equipment are recorded as contributions at their estimated fair value. Such donations are reported as unrestricted contributions unless the donor has restricted the donated asset to a specific purpose. Assets donated with explicit restrictions regarding their use and contributions of cash that must be used to acquire property and equipment are reported as restricted contributions. Absent donor stipulations regarding how long those donated assets must be maintained, The Organization reports expirations of donor restrictions when the donated or acquired assets are placed in service. The Organization reclassifies temporarily restricted net assets to unrestricted net assets at that time. Property and equipment are depreciated using the straight-line method over estimated useful lives ranging from five to thirty- nine years.

*Credit Risk – Mortgage Loans Receivable*

The Organization's concentration of credit risk with respect to mortgage loans receivable depends on its partner families ability to repay, which varies with economic conditions in the geographic area.

*Sales Taxes*

The State of Texas imposes a sales tax on the Organization's Restore sales to non-exempt customers. The Organization collects that sales tax from customers and remits the entire amount to the State. The Organization's accounting policy is to exclude the tax collected and remitted to the State from sales revenue and expenses.

*Fair Value*

The financial statements are prepared in accordance with FASB ASC 820 for all financial assets and liabilities and for nonfinancial assets and liabilities recognized or disclosed at fair value in the financial statements or on a recurring basis (at least annually). FASB ASC 820 defines fair value as the exchange price that would be received for an asset or paid to transfer a liability (an exit price) in the principal or most advantageous market for the asset or liability in an orderly transaction between market participants on a measurement date. FASB ASC 820 also establishes a fair value hierarchy which requires an entity to maximize the use of observable inputs and minimize the use of unobservable inputs when measuring fair value.



Fort Bend Habitat for Humanity  
Notes to the Financial Statements  
For the Year Ended June 30, 2015

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**Note 1 – Organization and Summary of Significant Accounting Policies (Continued)**

*Fair Value (Continued)*

FASB ASC 820 describes three levels of inputs that may be used to measure fair value:

- Level 1: Quotes market prices in active markets for identical assets or liabilities.
- Level 2: Observable market based inputs or unobservable inputs that are corroborated by market data.
- Level 3: Unobservable inputs that are not corroborated by market data.

The Organization's financial instruments include cash, mortgage receivables, and accounts payable. The following methods and assumptions were used by the Organization in estimating the fair value of its financial instruments:

Cash and cash equivalent – the carrying amount reported in the statements of financial position approximates fair value because of the short maturity of those instruments.

Mortgage receivables – The carrying amount is at net present value of the loan.

Accounts payable – the carrying amount reported in the statements of financial position approximates fair value because of the short maturity of those instruments.

*Home Construction Costs*

Cost incurred in conjunction with home construction are capitalized until the completion of each home. Following is a summary of home building activity:

	2015	
Homes under construction, July 1st	2	\$ 239,914
New homes started during the year	3	119,100
Homes transferred during the year	(2)	(183,362)
	<hr/>	<hr/>
Homes under construction, June 30th	3	\$ 175,652

**Note 2 – Cash and Cash Equivalents**

The Organization maintains cash balances at several financial institutions located in Texas. All accounts at each institution are insured by the Federal Deposit Insurance Corporation (FDIC) up to \$250,000. At June 30, 2015 the Organization's cash balances were fully insured by the FDIC.

Fort Bend Habitat for Humanity  
Notes to the Financial Statements  
For the Year Ended June 30, 2015

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**Note 3 – Grant and Promise to Give Receivables**

Grant and promise to give receivables are summarized as follows:

	<u>2015</u>
Schlumberger Community Outreach	\$ 15,000
St. Laurence Sponsorship	11,835
Travis High School	4,000
Other	2,941
Total	<u>\$ 33,776</u>

**Note 4 – Property and Equipment**

Property and equipment consist of the following:

	<u>2015</u>
Leasehold improvements	\$ 32,410
Equipment	16,385
Vehicles	<u>66,603</u>
	115,398
Less: Accumulated depreciation	<u>(69,332)</u>
Total	<u>\$ 46,066</u>

Depreciation expense amounted to \$19,028 for the year ended June 30, 2015.

**Note 5 – Mortgage Receivable and Concentrations of Credit Risk**

The Organization constructs and sells homes to individuals under non-interest bearing mortgages. The individuals are required to make mortgage payments for periods ranging from 20 to 30 years at which time title to the property passes to the individual. All of the mortgages receivable are secured by the homes sold. All of The Organization's mortgages are used to finance the purchase of homes in the Fort Bend and surrounding areas. The ability of the borrowers' to repay the mortgage is dependent upon the economic strength of the area.

Fort Bend Habitat for Humanity  
Notes to the Financial Statements  
For the Year Ended June 30, 2015

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**Note 5 – Mortgage Receivable and Concentrations of Credit Risk (Continued)**

For financial reporting purposes, these mortgages used imputed interest rates ranging from 6% to 9%. Interest is recognized for financial reporting as the mortgages mature. Generally, all of the homes have a fair market value at the date of the sale that exceeds the contract sales price. In consideration for receiving a bargain purchase price and receiving a non-interest bearing mortgage, the purchasers are restricted in their ability to mortgage or sell the home. The Organization generally has the option to repurchase the home or receive a portion of the realized gain from the sale of the home during a portion of the mortgage period.

The mortgages receivable are presented in the statement of financial position as follows:

	2015
Gross repayments due under the mortgages	\$ 3,085,343
Discounts representing imputed interest	(1,657,856)
Mortgage receivables, net of unamortized discount	\$ 1,427,487

**NOTE 6 – Inventory**

Lots and houses available for construction or resale at June 30, 2015 were as follows:

	2015
Materials	\$ 6,901
Construction in progress	168,751
Totals	\$ 175,652

At June 30, 2015 three homes were under construction. The Organization transfers houses to buyers immediately upon completion of construction and other legal formalities.

In general, a house takes two to four months for completion of construction. Total cost of construction-in-progress was \$175,652 at June 30, 2015 and consisted of three lots and the related building materials and supplies.

**Note 7 – Related-Party Transactions**

The Organization voluntarily remits a portion of its contributions (excluding in-kind contributions) annually to Habitat for Humanity International (HFHI). These affiliate tithes to HFHI are used to fund construction of homes in economically depressed areas around the world. Also, in November 2013 HFHI implemented the U.S Stewardship and Organizational Sustainability Initiative (US-SOSI) to help finance a portion of operational costs incurred by HFHI to support the work of U.S affiliates.

Fort Bend Habitat for Humanity  
Notes to the Financial Statements  
For the Year Ended June 30, 2015

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**Note 7 – Related-Party Transactions (Continued)**

During the year ended June 30, 2015 the Organization contributed \$10,000 to HFHI. Such amounts are included in the program services expense in the statement of activities.

The Organization's board members contributed \$10,180 during the year ended June 30, 2015.

**Note 8 – Concentration of Credit Risk**

The Organization's management recognizes that it is common for some of the mortgage receivables to be in arrears. The Organization continues to negotiate and collect the delinquent payments on these notes. The Organization will file "foreclosure proceedings" on these homes only when all else fails and/or the current homeowners violate the terms of the Deed of Trust.

**Note 9 – Operating Leases**

On January 1, 2014, the Organization entered into a 5 year lease agreement for the Habitat ReStore building. The lease agreement's terms were a monthly base rent of \$8,000 plus \$1,678 for property taxes beginning January 1, 2014 and ending December 31, 2018.

Future minimum lease payments over the remainder of the building lease agreement are as follows:

<u>For the Year Ending June 30</u>	<u>Amount</u>
2016	\$ 116,136
2017	116,136
2018	116,136
2019	<u>58,068</u>
Total	<u>\$ 290,340</u>

For the year ended June 30, 2015, rent expense was \$116,136.

**Note 10 – Concentration of Grants Receivable**

The Organization is supported through Federal grants, contributions from other non-profit organizations and the general public in the Greater Houston area. Changes in the economy of the Greater Houston area may impact the amount and frequency of future contributions available to the Organization. As disclosed in Note 3, three organizations accounted for 10% or more of the Organization's grants receivable at June 30, 2015.

Fort Bend Habitat for Humanity  
Notes to the Financial Statements  
For the Year Ended June 30, 2015

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**Note 11 – Temporarily Restricted Net Assets**

Temporarily restricted net assets are available for the following purposes:

	2015
Tools	\$ 1,597
Construction	112,244
Totals	\$ 113,841

**Note 12 – Subsequent Events**

In preparing these financial statements, the Organization has evaluated events and transactions for potential recognition or disclosure through February 26, 2016, the date the financial statements were available to be issued.