

CHARTERWOOD AT LAKEWOOD ESTATES

AS OF FEBRUARY 28, 2009

		ASSETS	
CASH			
1010 CASH-BANK OF CHOICE	\$	8,630.41	
1020 RES-BANK OF CHOICE		4,590.42	
1023 RES-STATE FARM CD 13		15,935.61	
1025 RES-STATE FARM CD 58		9,907.72	
1026 RES-STATE FARM CD 70		10,043.78	
1027 RES-STATE FARM CD 29		9,732.96	
1028 RES-STATE FARM CD 57		9,930.14	
1029 RES-BOC CD 180		5,025.03	
1030 RES-BOC CD 664		5,000.00	
1031 RES-BOC CD 858		5,000.00	
TOTAL CASH			83,796.07
ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		3,294.20	
TOTAL RECEIVABLES			3,294.20
TOTAL ASSETS			<u>87,090.27</u>
LIABILITIES & EQUITY			
CURRENT LIABILITIES			
2115 PREPAID ASSESSMENTS		5,649.27	
TOTAL LIABILITIES			5,649.27
EQUITY			
2940 CURRENT EARNINGS		(396.53)	
2941 CURRENT EARNINGS		396.53	
2950 RESERVE FUND-PRIOR		42,810.83	
2955 RESERVE FUND-CURRENT		299.36	
2960 OPERATING FUND-PRIOR		39,026.70	
2965 OPERATING FD-CURRENT		(695.89)	
TOTAL EQUITY			81,441.00
TOT LIABILITY AND EQUITY			<u>87,090.27</u>

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Budget Comparison Report
AS OF FEBRUARY 28, 2009
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

INCOME	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
5110 ASSESSMENTS	\$ 4,680.00	\$ 4,680.00	\$ 0.00	\$ 9,360.00	\$ 9,360.00	\$ 56,160.00
5220 COLLECTION COST REC	0.00	0.00	0.00	0.00	237.00	0.00
TOTAL INCOME	4,680.00	4,680.00	0.00	9,360.00	9,597.00	56,160.00
EXPENSES						
7030 MANAGEMENT FEES	850.00	850.00	0.00	1,700.00	1,700.00	10,200.00
7040 LEGAL FEES	0.00	0.00	0.00	2,500.00	48.00	2,500.00
7045 LEGAL COLLECTIONS	0.00	0.00	0.00	750.00	237.00	2,250.00
7055 AUDIT FEES	0.00	0.00	0.00	0.00	0.00	1,500.00
7060 PRINTING & COPYING	0.00	468.94	(468.94)	200.00	473.94	600.00
7062 POSTAGE	50.00	12.67	37.33	150.00	32.75	650.00
7090 MISC ADMINISTRATIVE	0.00	21.00	(21.00)	500.00	42.00	500.00
TOTAL ADMINISTRATIVE	900.00	1,352.61	(452.61)	5,800.00	2,533.69	18,200.00
7130 INSURANCE	0.00	1,507.00	(1,507.00)	1,702.00	1,507.00	1,702.00
TOTAL TAXES & INSURANCE	0.00	1,507.00	(1,507.00)	1,702.00	1,507.00	1,702.00
7230 BLDG & FACILITY RPR	0.00	0.00	0.00	0.00	0.00	500.00
7250 LIGHT MAINTENANCE	0.00	0.00	0.00	150.00	0.00	450.00
TOTAL BUILDING MAINT	0.00	0.00	0.00	150.00	0.00	950.00
7320 GAS/ELECTRIC	38.00	42.15	(4.15)	76.00	88.71	456.00
7370 WATER/SEWER	0.00	31.36	(31.36)	0.00	52.50	2,975.00
7371 WASTEWATER	0.00	0.00	0.00	0.00	0.00	20.00
7380 TRASH REMOVAL	1,080.00	992.78	87.22	2,160.00	2,006.89	12,960.00

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	\$	\$	\$	\$	\$	\$
TOTAL UTILITIES	1,118.00	1,066.29	51.71	2,236.00	2,148.10	16,411.00
7410 LANDSCAPE MAINT	0.00	0.00	0.00	0.00	0.00	400.00
7415 LANDSCAPE CONTRACT	583.00	556.57	26.43	1,166.00	1,669.71	6,996.00
7420 LANDSCAPE RENOVATION	0.00	0.00	0.00	0.00	0.00	1,500.00
7426 TREE/TURF SPRAYING	0.00	0.00	0.00	0.00	0.00	1,700.00
7440 SPRINKLER SYS MAINT	0.00	0.00	0.00	0.00	0.00	1,500.00
7442 ROCK DRAIN MAINT	0.00	0.00	0.00	0.00	0.00	350.00
7460 FENCE REPAIRS	0.00	217.64	(217.64)	0.00	217.64	3,200.00
TOTAL LANDSCAPE MAINT	583.00	774.21	(191.21)	1,166.00	1,887.35	15,646.00
7630 SNOW REMOVAL	1,000.00	1,060.50	(60.50)	1,750.00	2,216.75	3,000.00
7635 SIGN PURCH & REPAIRS	0.00	0.00	0.00	250.00	0.00	250.00
TOTAL SNOW/ROAD MAINT	1,000.00	1,060.50	(60.50)	2,000.00	2,216.75	3,250.00
TOTAL EXPENSES	3,601.00	5,760.61	(2,159.61)	13,054.00	10,292.89	56,159.00
NET PROFIT/LOSS	1,079.00	(1,080.61)	(2,159.61)	(3,694.00)	(695.89)	1.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
RESERVE REVENUE						
9350 INTEREST INCOME	0.00	110.62	110.62	0.00	299.36	0.00
TOTAL REVENUE	0.00	110.62	110.62	0.00	299.36	0.00
EXPENSE						
RESERVE EXPENSE						
EXCESS/LOSS OF RESERVES	0.00	110.62	110.62	0.00	299.36	0.00