

CHARTERWOOD AT LAKEWOOD ESTATES

AS OF MAY 31, 2008

		ASSETS	
CASH			
1010 CASH-BANK OF CHOICE	\$	11,271.32	
1020 RES-BANK OF CHOICE		10,533.42	
1023 RES-STATE FARM CD 13		15,520.31	
1025 RES-STATE FARM CD 58		9,636.48	
1026 RES-STATE FARM CD 70		9,837.89	
1027 RES-STATE FARM CD 29		9,463.54	
1028 RES-STATE FARM CD 57		9,742.72	
TOTAL CASH			76,005.68
ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		4,341.45	
TOTAL RECEIVABLES			4,341.45
TOTAL ASSETS			80,347.13
LIABILITIES & EQUITY			
CURRENT LIABILITIES			
2115 PREPAID ASSESSMENTS		4,423.27	
TOTAL LIABILITIES			4,423.27
EQUITY			
2940 CURRENT EARNINGS		8,859.26	
2941 CURRENT EARNINGS		(8,859.26)	
2950 RESERVE FUND-PRIOR		28,037.90	
2955 RESERVE FUND-CURRENT		931.08	
2960 OPERATING FUND-PRIOR		39,026.70	
2965 OPERATING FD-CURRENT		7,928.18	
TOTAL EQUITY			75,923.86
TOT LIABILITY AND EQUITY			80,347.13

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Budget Comparison Report  
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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	\$ 23,400.00	\$ 23,400.00	\$ 56,160.00
5210 LATE FEE CHARGE	0.00	100.00	100.00	0.00	380.00	0.00
5220 COLLECTION COST REC	0.00	446.02	446.02	0.00	1,087.76	0.00
5245 INTEREST INCOME	22.00	0.00	(22.00)	110.00	0.00	264.00
<b>TOTAL INCOME</b>	<b>4,702.00</b>	<b>5,226.02</b>	<b>524.02</b>	<b>23,510.00</b>	<b>24,867.76</b>	<b>56,424.00</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	850.00	850.00	0.00	4,250.00	4,250.00	10,200.00
7040 LEGAL FEES	0.00	0.00	0.00	2,500.00	33.00	2,500.00
7045 LEGAL COLLECTIONS	0.00	0.00	0.00	1,500.00	1,100.29	2,250.00
7055 AUDIT FEES	1,500.00	0.00	1,500.00	1,500.00	0.00	1,500.00
7060 PRINTING & COPYING	200.00	8.00	192.00	580.00	358.91	1,000.00
7062 POSTAGE	50.00	16.97	33.03	300.00	82.14	650.00
7090 MISC ADMINISTRATIVE	0.00	21.00	(21.00)	1,000.00	133.00	1,000.00
<b>TOTAL ADMINISTRATIVE</b>	<b>2,600.00</b>	<b>895.97</b>	<b>1,704.03</b>	<b>11,630.00</b>	<b>5,957.34</b>	<b>19,100.00</b>
7130 INSURANCE	0.00	988.00	(988.00)	1,689.00	1,702.00	1,689.00
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>0.00</b>	<b>988.00</b>	<b>(988.00)</b>	<b>1,689.00</b>	<b>1,702.00</b>	<b>1,689.00</b>
7230 BLDG & FACILITY RPR	0.00	0.00	0.00	0.00	66.00	500.00
7250 LIGHT MAINTENANCE	0.00	0.00	0.00	150.00	0.00	450.00
7290 OTHER BUILDING MAINT	0.00	0.00	0.00	438.00	0.00	438.00
<b>TOTAL BUILDING MAINT</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>588.00</b>	<b>66.00</b>	<b>1,388.00</b>
7320 GAS/ELECTRIC	38.00	42.44	(4.44)	190.00	222.33	456.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
7370 WATER/SEWER	\$ 425.00	\$ 27.12	\$ 397.88	\$ 850.00	\$ 111.68	\$ 2,975.00
7371 WASTEWATER	0.00	0.00	0.00	0.00	0.00	20.00
7380 TRASH REMOVAL	933.00	1,045.00	(112.00)	4,665.00	6,053.70	11,196.00
TOTAL UTILITIES	1,396.00	1,114.56	281.44	5,705.00	6,387.71	14,647.00
7410 LANDSCAPE MAINT	100.00	0.00	100.00	200.00	0.00	400.00
7415 LANDSCAPE CONTRACT	550.00	0.00	550.00	2,750.00	2,147.53	6,600.00
7420 LANDSCAPE RENOVATION	1,500.00	0.00	1,500.00	1,500.00	0.00	1,500.00
7426 TREE/TURF SPRAYING	2,000.00	0.00	2,000.00	2,000.00	0.00	2,000.00
7440 SPRINKLER SYS MAINT	500.00	79.00	421.00	500.00	79.00	2,000.00
7442 ROCK DRAIN MAINT	350.00	0.00	350.00	350.00	0.00	350.00
7460 FENCE REPAIRS	3,500.00	0.00	3,500.00	3,500.00	0.00	3,500.00
TOTAL LANDSCAPE MAINT	8,500.00	79.00	8,421.00	10,800.00	2,226.53	16,350.00
7630 SNOW REMOVAL	0.00	0.00	0.00	2,500.00	600.00	3,000.00
7635 SIGN PURCH & REPAIRS	0.00	0.00	0.00	250.00	0.00	250.00
TOTAL SNOW/ROAD MAINT	0.00	0.00	0.00	2,750.00	600.00	3,250.00
TOTAL EXPENSES	12,496.00	3,077.53	9,418.47	33,162.00	16,939.58	56,424.00
NET PROFIT/LOSS	(7,794.00)	2,148.49	9,942.49	(9,652.00)	7,928.18	0.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
RESERVE REVENUE						
9350 INTEREST INCOME	160.00	137.43	(22.57)	800.00	931.08	1,920.00
TOTAL REVENUE	160.00	137.43	(22.57)	800.00	931.08	1,920.00
EXPENSE						
RESERVE EXPENSE						
EXCESS/LOSS OF RESERVES	160.00	137.43	(22.57)	800.00	931.08	1,920.00