

CHARTERWOOD AT LAKEWOOD ESTATES

AS OF JANUARY 31, 2009

		ASSETS		
CASH				
1010 CASH-BANK OF CHOICE	\$	10,881.02		
1020 RES-BANK OF CHOICE		9,589.54		
1023 RES-STATE FARM CD 13		15,935.61		
1025 RES-STATE FARM CD 58		9,884.94		
1026 RES-STATE FARM CD 70		10,022.73		
1027 RES-STATE FARM CD 29		9,713.31		
1028 RES-STATE FARM CD 57		9,908.91		
1029 RES-BOC CD 80		5,000.00		
1030 RES-BOC CD 64		5,000.00		
TOTAL CASH		85,936.06		
ACCOUNTS RECEIVABLE				
1110 DUES RECEIVABLE		3,259.20		
TOTAL RECEIVABLES		3,259.20		
TOTAL ASSETS		89,195.26		
LIABILITIES & EQUITY				
CURRENT LIABILITIES				
2115 PREPAID ASSESSMENTS		6,784.27		
TOTAL LIABILITIES		6,784.27		
EQUITY				
2940 CURRENT EARNINGS		573.46		
2941 CURRENT EARNINGS		(573.46)		
2950 RESERVE FUND-PRIOR		42,810.83		
2955 RESERVE FUND-CURRENT		188.74		
2960 OPERATING FUND-PRIOR		39,026.70		
2965 OPERATING FD-CURRENT		384.72		
TOTAL EQUITY		82,410.99		
TOT LIABILITY AND EQUITY		89,195.26		

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Budget Comparison Report

AS OF JANUARY 31, 2009

PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR VARIANCE	YTD BUDGET	YTD ACTUAL	ANNUAL BUDGET
<b>INCOME</b>						
5110 ASSESSMENTS	\$ 4,680.00	\$ 4,680.00	\$ 0.00	\$ 4,680.00	\$ 4,680.00	\$ 56,160.00
5220 COLLECTION COST REC	0.00	237.00	237.00	0.00	237.00	0.00
<b>TOTAL INCOME</b>	<b>4,680.00</b>	<b>4,917.00</b>	<b>237.00</b>	<b>4,680.00</b>	<b>4,917.00</b>	<b>56,160.00</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	850.00	850.00	0.00	850.00	850.00	10,200.00
7040 LEGAL FEES	2,500.00	48.00	2,452.00	2,500.00	48.00	2,500.00
7045 LEGAL COLLECTIONS	750.00	237.00	513.00	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	200.00	5.00	195.00	200.00	5.00	600.00
7062 POSTAGE	100.00	20.08	79.92	100.00	20.08	650.00
7090 MISC ADMINISTRATIVE	500.00	21.00	479.00	500.00	21.00	500.00
<b>TOTAL ADMINISTRATIVE</b>	<b>4,900.00</b>	<b>1,181.08</b>	<b>3,718.92</b>	<b>4,900.00</b>	<b>1,181.08</b>	<b>18,200.00</b>
7130 INSURANCE	1,702.00	0.00	1,702.00	1,702.00	0.00	1,702.00
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>1,702.00</b>	<b>0.00</b>	<b>1,702.00</b>	<b>1,702.00</b>	<b>0.00</b>	<b>1,702.00</b>
7230 BLDG & FACILITY RPR	0.00	0.00	0.00	0.00	0.00	500.00
7250 LIGHT MAINTENANCE	150.00	0.00	150.00	150.00	0.00	450.00
<b>TOTAL BUILDING MAINT</b>	<b>150.00</b>	<b>0.00</b>	<b>150.00</b>	<b>150.00</b>	<b>0.00</b>	<b>950.00</b>
7320 GAS/ELECTRIC	38.00	46.56	(8.56)	38.00	46.56	456.00
7370 WATER/SEWER	0.00	21.14	(21.14)	0.00	21.14	2,975.00
7371 WASTEWATER	0.00	0.00	0.00	0.00	0.00	20.00
7380 TRASH REMOVAL	1,080.00	1,014.11	65.89	1,080.00	1,014.11	12,960.00

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TOTAL UTILITIES	\$ 1,118.00	\$ 1,081.81	\$ 36.19	\$ 1,118.00	\$ 1,081.81	\$ 16,411.00
7410 LANDSCAPE MAINT	0.00	0.00	0.00	0.00	0.00	400.00
7415 LANDSCAPE CONTRACT	583.00	1,113.14	(530.14)	583.00	1,113.14	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	0.00	0.00	0.00	0.00	3,200.00
TOTAL LANDSCAPE MAINT	583.00	1,113.14	(530.14)	583.00	1,113.14	15,646.00
7630 SNOW REMOVAL	750.00	1,156.25	(406.25)	750.00	1,156.25	3,000.00
7635 SIGN PURCH & REPAIRS	250.00	0.00	250.00	250.00	0.00	250.00
TOTAL SNOW/ROAD MAINT	1,000.00	1,156.25	(156.25)	1,000.00	1,156.25	3,250.00
TOTAL EXPENSES	9,453.00	4,532.28	4,920.72	9,453.00	4,532.28	56,159.00
NET PROFIT/LOSS	(4,773.00)	384.72	5,157.72	(4,773.00)	384.72	1.00

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RESERVE REVENUE						
9350 INTEREST INCOME	0.00	188.74	188.74	0.00	188.74	0.00
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TOTAL REVENUE	0.00	188.74	188.74	0.00	188.74	0.00
RESERVE EXPENSE						
EXPENSE						
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EXCESS/LOSS OF RESERVES	0.00	188.74	188.74	0.00	188.74	0.00