

CREEKSIDE AT BRIDGECREEK

AS OF SEPTEMBER 30, 2008

		ASSETS	
CASH			
1010 CASH-BANK OF CHOICE	\$	8,537.22	
1022 RES-BANK OF CHOICE		15,738.97	
1023 RES-BOC PAVING		18,124.71	

TOTAL CASH			42,400.90

ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		623.00	
1130 DUE TO RESERVES		12,000.00	
1135 PREPAID EXPENSE		1,012.00	

TOTAL RECEIVABLES			13,635.00

TOTAL ASSETS			56,035.90
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LIABILITIES & EQUITY

CURRENT LIABILITIES			
2115 PREPAID ASSESSMENTS		1,348.00	
2190 DUE FROM OPERATING		12,000.00	

TOTAL LIABILITIES			13,348.00

EQUITY			
2930 WORKING CAPITAL		13,737.90	
2940 CURRENT EARNINGS		19,661.50	
2941 CURRENT EARNINGS		(19,661.50)	
2950 RESERVE FUND-PRIOR		7,378.02	
2955 RESERVE FUND-CURRENT		14,609.34	
2960 OPERATING FUND-PRIOR		1,910.48	
2965 OPERATING FD-CURRENT		5,052.16	

TOTAL EQUITY			42,687.90

TOT LIABILITY AND EQUITY			56,035.90
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Budget Comparison Report
AS OF SEPTEMBER 30, 2008
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

INCOME	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
5110 ASSESSMENTS	\$ 6,699.00	\$ 6,699.00	\$ 0.00	\$ 60,291.00	\$ 60,291.00	\$ 0.00
5450 TRANSFERS TO RESERVE	(2,000.00)	(2,000.00)	0.00	(18,000.00)	(18,000.00)	0.00
TOTAL INCOME	4,699.00	4,699.00	0.00	42,291.00	42,291.00	0.00
EXPENSES						
7030 MANAGEMENT FEES	890.00	890.00	0.00	8,010.00	8,010.00	0.00
7040 LEGAL & ACCOUNTING	0.00	0.00	0.00	300.00	275.00	25.00
7050 OFFICE EXPENSE	15.00	0.00	15.00	135.00	0.00	135.00
7060 PRINTING & COPYING	20.00	8.60	11.40	180.00	84.60	95.40
7062 POSTAGE	25.00	23.25	1.75	225.00	200.04	24.96
7090 MISC ADMINISTRATIVE	25.00	40.00	(15.00)	225.00	435.00	(210.00)
TOTAL ADMINISTRATIVE	975.00	961.85	13.15	9,075.00	9,004.64	70.36
7130 INSURANCE	700.00	629.25	70.75	6,300.00	6,293.58	6.42
TOTAL TAXES & INSURANCE	700.00	629.25	70.75	6,300.00	6,293.58	6.42
7230 BLDG & FACILITY RPR	200.00	510.00	(310.00)	1,800.00	510.00	1,290.00
7240 LIGHTING SUPPLIES	0.00	0.00	0.00	0.00	26.74	(26.74)
7250 LIGHT MAINTENANCE	50.00	0.00	50.00	450.00	439.77	10.23
7260 GUTTER MAINTENANCE	0.00	0.00	0.00	0.00	840.00	(840.00)
7270 ROOF REPAIRS	75.00	0.00	75.00	675.00	643.00	32.00
7280 FLRG & SEWER MAINT	30.00	0.00	30.00	270.00	0.00	270.00
7290 OTHER BUILDING MAINT	75.00	0.00	75.00	675.00	1,721.84	(1,046.84)
TOTAL BUILDING MAINT	430.00	510.00	(80.00)	3,870.00	4,181.35	(311.35)

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
7320 GAS/ELECTRIC	\$ 133.00	\$ 0.00	\$ 133.00	\$ 1,197.00	\$ 1,452.36	\$ (255.36)
7370 WATER/SEWER	1,450.00	1,348.63	101.37	3,600.00	3,089.67	510.33
7380 TRASH REMOVAL	240.00	271.69	(31.69)	2,160.00	2,433.47	(273.47)
TOTAL UTILITIES	1,823.00	1,620.32	202.68	6,957.00	6,975.50	(18.50)
7410 LANDSCAPE MAINT	100.00	1,625.00	(1,525.00)	900.00	3,126.00	(2,226.00)
7412 LANDSCAPE IMPROV	0.00	0.00	0.00	2,000.00	776.52	1,223.48
7415 LANDSCAPE CONTRACT	900.00	756.00	144.00	4,500.00	4,447.00	53.00
7425 TREE PRUNING	0.00	350.00	(350.00)	0.00	350.00	(350.00)
7440 SPRINKLER SYS MAINT	100.00	0.00	100.00	700.00	218.00	482.00
TOTAL LANDSCAPE MAINT	1,100.00	2,731.00	(1,631.00)	8,100.00	8,917.52	(817.52)
7610 STREET PAINTING	0.00	0.00	0.00	400.00	0.00	400.00
7615 ASPHALT REPAIRS	1,500.00	0.00	1,500.00	3,000.00	0.00	3,000.00
7620 STREET SWEEPING	0.00	0.00	0.00	400.00	0.00	400.00
7630 SNOW REMOVAL	0.00	0.00	0.00	2,600.00	1,866.25	733.75
TOTAL SNOW/ROAD MAINT	1,500.00	0.00	1,500.00	6,400.00	1,866.25	4,533.75
TOTAL EXPENSES	6,528.00	6,452.42	75.58	40,702.00	37,238.84	3,463.16
NET PROFIT/LOSS	(1,829.00)	(1,753.42)	75.58	1,589.00	5,052.16	3,463.16

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
RESERVE REVENUE						
9270 TRANSFER TO RESERVES	2,000.00	2,000.00	0.00	18,000.00	18,000.00	0.00
9350 INTEREST INCOME	58.00	25.53	(32.47)	522.00	194.34	(327.66)
TOTAL REVENUE	2,058.00	2,025.53	(32.47)	18,522.00	18,194.34	(327.66)
EXPENSE						
9510 ROOF INSPECTION	1,000.00	0.00	1,000.00	4,000.00	0.00	4,000.00
9540 CONCRETE	0.00	0.00	0.00	0.00	3,585.00	(3,585.00)
9560 SPECIAL EQUIPMENT	0.00	0.00	0.00	2,000.00	0.00	2,000.00
TOTAL EXPENSES	1,000.00	0.00	1,000.00	6,000.00	3,585.00	2,415.00
EXCESS/LOSS OF RESERVES	1,058.00	2,025.53	967.53	12,522.00	14,609.34	2,087.34