

CREEKSIDE TOWNHOME ASSOCIATION

AS OF JANUARY 31, 2011

ASSETS

CASH	
1012 CASH-US BANK	16,084.46
1020 RES-RBC WEALTH MGMT	<u>969,178.23</u>
<b>TOTAL CASH</b>	<u>985,262.69</u>
<b>ACCOUNTS RECEIVABLE</b>	
1110 DUES RECEIVABLE	5,476.00
1115 ALLOW FOR BAD DEBT	8,974.23
1135 PREPAID INSURANCE	<u>763.00</u>
<b>TOTAL RECEIVABLES</b>	<u>15,213.23</u>
<b>TOTAL ASSETS</b>	<u>1,000,475.92</u>

LIABILITIES & EQUITY

CURRENT LIABILITIES	
2110 ACCOUNTS PAYABLE	3,684.00
2115 PREPAID ASSESSMENTS	<u>5,935.29</u>
<b>TOTAL LIABILITIES</b>	<u>9,619.29</u>
<b>EQUITY</b>	
2930 WORKING CAPITAL	32,118.00
2940 CURRENT EARNINGS	7,571.18
2941 CURRENT EARNINGS	(7,571.18)
2950 RESERVE FUND-PRIOR	973,756.99
2955 RESERVE FUND-CURRENT	3,684.00
2960 OPERATING FUND-PRIOR	(22,589.54)
2965 OPERATING FD-CURRENT	<u>3,887.18</u>
<b>TOTAL EQUITY</b>	<u>990,856.63</u>
<b>TOT LIABILITY AND EQUITY</b>	<u>1,000,475.92</u>

CREEKSIDE TOWNHOME ASSOCIATION

Budget Comparison Report  
AS OF JANUARY 31, 2011  
PREPARED BY  
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
<b>INCOME</b>						
5110 ASSESSMENTS	\$20,904.00	\$20,904.00	\$0.00	\$20,904.00	\$20,904.00	\$0.00
5113 LIGHTING REIMB	(88.00)	(88.00)	0.00	(88.00)	(88.00)	0.00
5114 HEAT TAPE REIMB	(240.00)	(248.00)	(8.00)	(240.00)	(248.00)	(8.00)
5220 COLLECTION COST REC	200.00	652.00	452.00	200.00	652.00	452.00
5245 INTEREST INCOME	0.00	0.31	0.31	0.00	0.31	0.31
5450 TRANSFERS TO RESERVE	(3,684.00)	(3,684.00)	0.00	(3,684.00)	(3,684.00)	0.00
<b>TOTAL INCOME</b>	<b>17,092.00</b>	<b>17,536.31</b>	<b>444.31</b>	<b>17,092.00</b>	<b>17,536.31</b>	<b>444.31</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	1,040.00	1,040.00	0.00	1,040.00	1,040.00	0.00
7045 LEGAL COLLECTIONS	200.00	652.00	(452.00)	200.00	652.00	(452.00)
7060 PRINTING & COPYING	60.00	22.00	38.00	60.00	22.00	38.00
7062 POSTAGE	0.00	24.92	(24.92)	0.00	24.92	(24.92)
7090 MISC ADMINISTRATIVE	40.00	43.00	(3.00)	40.00	43.00	(3.00)
<b>TOTAL ADMINISTRATIVE</b>	<b>1,340.00</b>	<b>1,781.92</b>	<b>(441.92)</b>	<b>1,340.00</b>	<b>1,781.92</b>	<b>(441.92)</b>
7130 INSURANCE	2,000.00	1,686.24	313.76	2,000.00	1,686.24	313.76
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>2,000.00</b>	<b>1,686.24</b>	<b>313.76</b>	<b>2,000.00</b>	<b>1,686.24</b>	<b>313.76</b>
7230 BLDG MAINT & SUPPLIE	300.00	(446.48)	746.48	300.00	(446.48)	746.48
7290 OTHER BUILDING MAINT	70.00	0.00	70.00	70.00	0.00	70.00
<b>TOTAL BUILDING MAINT</b>	<b>370.00</b>	<b>(446.48)</b>	<b>816.48</b>	<b>370.00</b>	<b>(446.48)</b>	<b>816.48</b>
7320 ELECTRIC	42.00	40.51	1.49	42.00	40.51	1.49
7370 WATER/SEWER	5,775.00	6,215.99	(440.99)	5,775.00	6,215.99	(440.99)
7380 TRASH REMOVAL	980.00	990.95	(10.95)	980.00	990.95	(10.95)
<b>TOTAL UTILITIES</b>	<b>6,797.00</b>	<b>7,247.45</b>	<b>(450.45)</b>	<b>6,797.00</b>	<b>7,247.45</b>	<b>(450.45)</b>
7415 LANDSCAPE CONTRACT	2,060.00	2,000.00	60.00	2,060.00	2,000.00	60.00

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7526 PEST CONTROL	100.00	0.00	100.00	100.00	0.00	100.00
7630 SNOW REMOVAL	4,000.00	1,230.00	2,770.00	4,000.00	1,230.00	2,770.00
7690 MISC LANDSCAPE	100.00	150.00	(50.00)	100.00	150.00	(50.00)
<b>TOTAL GROUNDS MAINT</b>	6,260.00	3,380.00	2,880.00	6,260.00	3,380.00	2,880.00
<b>TOTAL EXPENSES</b>	16,767.00	13,649.13	3,117.87	16,767.00	13,649.13	3,117.87
<b>NET PROFIT/LOSS</b>	325.00	3,887.18	3,562.18	325.00	3,887.18	3,562.18

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<b>RESERVE REVENUE</b>						
9210 PAINTING	2,000.00	2,000.00	0.00	2,000.00	2,000.00	0.00
9250 CONCRETE	864.00	864.00	0.00	864.00	864.00	0.00
9255 ASPHALT	820.00	820.00	0.00	820.00	820.00	0.00
<b>TOTAL REVENUE</b>	<b>3,684.00</b>	<b>3,684.00</b>	<b>0.00</b>	<b>3,684.00</b>	<b>3,684.00</b>	<b>0.00</b>
<b>EXPENSE</b>						
<b>RESERVE EXPENSE</b>						
<b>EXCESS/LOSS OF RESERVES</b>	<b>3,684.00</b>	<b>3,684.00</b>	<b>0.00</b>	<b>3,684.00</b>	<b>3,684.00</b>	<b>0.00</b>