

## CREEKSIDE TOWNHOME ASSOCIATION

JULY 31, 2007

		ASSETS	
CASH			
1010 CASH-BANK OF CHOICE		24,155.71	
1020 RES-DAIN RAUSCHER		22,333.24	
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TOTAL CASH			46,488.95
ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		14,490.20	
1115 ALLOW FOR BAD DEBT		2,057.66	
1130 DUE FROM OPERATING		73,255.60	
1135 PREPAID INSURANCE		763.00	
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TOTAL RECEIVABLES			90,566.46
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TOTAL CURRENT ASSETS			137,055.41
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TOTAL ASSETS			<u>137,055.41</u>
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		LIABILITIES	
ACCOUNTS PAYABLE			
2115 PREPAID ASSESSMENTS		15,215.09	
2190 DUE TO RESERVES		73,255.60	
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TOTAL LIABILITIES			88,470.69
EQUITY			
2930 WORKING CAPITAL		32,118.00	
2940 CURRENT EARNINGS		24,377.19	
2941 CURRENT EARNINGS		(24,377.19)	
2950 RESERVE FUND-PRIOR		32,339.14	
2955 RESERVE FUND-CURRENT		18,734.61	
2960 OPERATING FUND-PRIOR		(40,249.61)	
2965 OPERATING FD-CURRENT		5,642.58	
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TOTAL EQUITY			48,584.72
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TOT LIABILITY AND EQUITY			<u>137,055.41</u>
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CREEKSIDE TOWNHOME ASSOCIATION

Budget Comparison Report  
 JULY 31, 2007

PREPARED BY  
 WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
<b>INCOME</b>						
5110 ASSESSMENTS	\$ 18,200.00	\$ 18,200.00	\$ 0.00	\$ 127,400.00	\$ 127,400.00	\$ 0.00
5112 SPECIAL ASSESSMENT	5,200.00	5,200.00	0.00	15,600.00	15,600.00	0.00
5210 LATE FEE CHARGE	0.00	20.00	20.00	0.00	250.00	250.00
5215 NSF FEE	0.00	0.00	0.00	0.00	20.00	20.00
5220 COLLECTION COST REC	300.00	66.00	(234.00)	2,100.00	2,708.33	608.33
5245 INTEREST INCOME	17.00	0.00	(17.00)	119.00	77.99	(41.01)
5251 INSURANCE PROCEEDS	0.00	0.00	0.00	0.00	3,521.28	3,521.28
5450 TRANSFERS TO RESERVE	(2,637.00)	(2,637.00)	0.00	(18,459.00)	(18,459.00)	0.00
<b>TOTAL INCOME</b>	<b>21,080.00</b>	<b>20,849.00</b>	<b>(231.00)</b>	<b>126,760.00</b>	<b>131,118.60</b>	<b>4,358.60</b>
<b>EXPENSES</b>						
7030 MANAGEMENT FEES	1,040.00	1,040.00	0.00	7,280.00	7,280.00	0.00
7040 LEGAL FEES	0.00	380.00	(380.00)	300.00	446.00	(146.00)
7045 LEGAL COLLECTIONS	300.00	66.00	234.00	2,100.00	2,608.45	(508.45)
7055 AUDIT FEES	0.00	0.00	0.00	1,100.00	0.00	1,100.00
7060 PRINTING & COPYING	65.00	6.20	58.80	455.00	898.64	(443.64)
7062 POSTAGE	0.00	16.97	(16.97)	0.00	140.44	(140.44)
7086 BAD DEBT EXPENSE	0.00	0.00	0.00	2,000.00	0.00	2,000.00
7090 MISC ADMINISTRATIVE	20.00	22.00	(2.00)	140.00	154.00	(14.00)
<b>TOTAL ADMINISTRATIVE</b>	<b>1,425.00</b>	<b>1,531.17</b>	<b>(106.17)</b>	<b>13,375.00</b>	<b>11,527.53</b>	<b>1,847.47</b>
7130 INSURANCE	1,955.00	3,070.16	(1,115.16)	17,595.00	15,341.84	2,253.16
<b>TOTAL TAXES &amp; INSURANCE</b>	<b>1,955.00</b>	<b>3,070.16</b>	<b>(1,115.16)</b>	<b>17,595.00</b>	<b>15,341.84</b>	<b>2,253.16</b>
7230 BLDG MAINT & SUPPLIE	435.00	4,081.23	(3,646.23)	3,045.00	4,646.95	(1,601.95)
7270 ROOF REPAIRS	50.00	0.00	50.00	350.00	0.00	350.00

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
7290 OTHER BUILDING MAINT	35.00	0.00	35.00	245.00	0.00	245.00
7292 INS CLAIM-SNOW	0.00	0.00	0.00	0.00	615.29	(615.29)
TOTAL BUILDING MAINT	520.00	4,081.23	(3,561.23)	3,640.00	5,262.24	(1,622.24)
7320 ELECTRIC	31.00	0.00	31.00	217.00	124.00	93.00
7370 WATER/SEWER	8,106.00	8,482.09	(376.09)	43,292.00	44,325.37	(1,033.37)
7371 STORMWATER	0.00	0.00	0.00	4,500.00	0.00	4,500.00
7380 TRASH REMOVAL	750.00	0.00	750.00	5,250.00	5,534.33	(284.33)
TOTAL UTILITIES	8,887.00	8,482.09	404.91	53,259.00	49,983.70	3,275.30
7410 LANDSCAPE MAINT	500.00	0.00	500.00	1,500.00	0.00	1,500.00
7415 LANDSCAPE CONTRACT	2,601.00	2,601.33	(0.33)	10,404.00	12,175.32	(1,771.32)
7440 SPRINKLER SYS MAINT	600.00	484.00	116.00	3,000.00	617.00	2,383.00
7526 PEST CONTROL	0.00	0.00	0.00	450.00	0.00	450.00
7630 SNOW REMOVAL	0.00	0.00	0.00	9,000.00	30,200.60	(21,200.60)
7631 HAND WATERING	0.00	0.00	0.00	600.00	0.00	600.00
7690 MISC LANDSCAPE	200.00	0.00	200.00	1,400.00	367.79	1,032.21
TOTAL GROUNDS MAINT	3,901.00	3,085.33	815.67	26,354.00	43,360.71	(17,006.71)
TOTAL EXPENSES	16,688.00	20,249.98	(3,561.98)	114,223.00	125,476.02	(11,253.02)
NET PROFIT/LOSS	4,392.00	599.02	(3,792.98)	12,537.00	5,642.58	(6,894.42)

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
RESERVE REVENUE						
9231 PAINTING	2,000.00	2,000.00	0.00	14,000.00	14,000.00	0.00
9250 CONCRETE	165.00	165.00	0.00	1,155.00	1,155.00	0.00
9255 ASPHALT	122.00	122.00	0.00	854.00	854.00	0.00
9265 IRRIG. TAP REIMB	350.00	350.00	0.00	2,450.00	2,450.00	0.00
9350 INTEREST INCOME	0.00	78.16	78.16	0.00	275.61	275.61
TOTAL REVENUE	2,637.00	2,715.16	78.16	18,459.00	18,734.61	275.61
EXPENSE						
RESERVE EXPENSE						
EXCESS/LOSS OF RESERVES	2,637.00	2,715.16	78.16	18,459.00	18,734.61	275.61