

MILL RUN HOA

AS OF OCTOBER 31, 2009

ASSETS

CASH			
1010 CASH-BANK OF CHOICE	\$	(8,634.21)	
1022 RES-BANK OF CHOICE		151,354.20	
1030 RES-RBC WEALTH MGMT		91,719.22	
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TOTAL CASH			234,439.21
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ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		32,027.22	
1115 ALLOW FOR BAD DEBT		(6,000.00)	
1135 PREPAID TAX & INS		8,371.00	
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TOTAL RECEIVABLES			34,398.22
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TOTAL ASSETS			268,837.43
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LIABILITIES & EQUITY

CURRENT LIABILITIES			
2115 PREPAID ASSESSMENTS		5,731.47	
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TOTAL LIABILITIES			5,731.47
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EQUITY			
2930 WORKING CAPITAL		19,450.00	
2935 RETAINED EARNINGS		(22,885.20)	
2940 CURRENT EARNINGS		(11,456.39)	
2941 CURRENT EARNINGS		11,456.39	
2950 RESERVE FUND-PRIOR		236,837.50	
2955 RESERVE FUND-CURRENT		2,641.17	
2960 OPERATING FUND-PRIOR		41,160.05	
2965 OPERATING FD-CURRENT		(14,097.56)	
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TOTAL EQUITY			263,105.96
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TOT LIABILITY AND EQUITY			268,837.43
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Budget Comparison Report  
AS OF OCTOBER 31, 2009  
PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$ 20,825.00	\$ 20,825.00	\$ 0.00	\$ 20,825.00	\$ 20,825.00	\$ 0.00
5210 LATE FEE CHARGE	80.00	(15.00)	(95.00)	80.00	(15.00)	(95.00)
5220 COLLECTION COST REC	925.00	703.20	(221.80)	925.00	703.20	(221.80)
5255 MISC INCOME	0.00	150.00	150.00	0.00	150.00	150.00
5450 TRANSFERS TO RESERVE	(4,900.00)	(4,900.00)	0.00	(4,900.00)	(4,900.00)	0.00
TOTAL INCOME	16,930.00	16,763.20	(166.80)	16,930.00	16,763.20	(166.80)
EXPENSES						
7030 MANAGEMENT FEES	1,400.00	1,200.00	200.00	1,400.00	1,200.00	200.00
7045 LEGAL COLLECTIONS	925.00	2,719.15	(1,794.15)	925.00	2,719.15	(1,794.15)
7060 PRINTING & COPYING	270.00	59.75	210.25	270.00	59.75	210.25
7062 POSTAGE	30.00	22.76	7.24	30.00	22.76	7.24
7085 ANNUAL MEETING	400.00	262.51	137.49	400.00	262.51	137.49
7090 MISC ADMINISTRATIVE	100.00	37.00	63.00	100.00	37.00	63.00
TOTAL ADMINISTRATIVE	3,125.00	4,301.17	(1,176.17)	3,125.00	4,301.17	(1,176.17)
7130 INSURANCE	3,000.00	3,989.33	(989.33)	3,000.00	3,989.33	(989.33)
TOTAL TAXES & INSURANCE	3,000.00	3,989.33	(989.33)	3,000.00	3,989.33	(989.33)
7320 ELECTRIC	400.00	413.85	(13.85)	400.00	413.85	(13.85)
7370 WATER/SEWER	3,500.00	13,427.42	(9,927.42)	3,500.00	13,427.42	(9,927.42)
7380 TRASH REMOVAL	1,400.00	1,284.34	115.66	1,400.00	1,284.34	115.66
TOTAL UTILITIES	5,300.00	15,125.61	(9,825.61)	5,300.00	15,125.61	(9,825.61)

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
7415 LANDSCAPE CONTRACT	3,500.00	3,123.73	376.27	3,500.00	3,123.73	376.27
7440 SPRINKLER SYS MAINT	0.00	3,016.53	(3,016.53)	0.00	3,016.53	(3,016.53)
TOTAL LANDSCAPE MAINT	3,500.00	6,140.26	(2,640.26)	3,500.00	6,140.26	(2,640.26)
7810 POOL/SPA CONTRACT	0.00	750.00	(750.00)	0.00	750.00	(750.00)
7815 POOL SUPPLIES/REPAIR	0.00	554.39	(554.39)	0.00	554.39	(554.39)
TOTAL REC/FACILITY EXP	0.00	1,304.39	(1,304.39)	0.00	1,304.39	(1,304.39)
TOTAL EXPENSES	14,925.00	30,860.76	(15,935.76)	14,925.00	30,860.76	(15,935.76)
NET PROFIT/LOSS	2,005.00	(14,097.56)	(16,102.56)	2,005.00	(14,097.56)	(16,102.56)

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
RESERVE REVENUE						
9200 TRANSFER TO RESERVES \$	4,900.00	4,900.00	0.00	4,900.00	4,900.00	0.00
9350 INTEREST INCOME	0.00	241.17	241.17	0.00	241.17	241.17
TOTAL REVENUE	4,900.00	5,141.17	241.17	4,900.00	5,141.17	241.17
EXPENSE						
9525 LANDSCAPING	0.00	2,500.00	(2,500.00)	0.00	2,500.00	(2,500.00)
TOTAL EXPENSES	0.00	2,500.00	(2,500.00)	0.00	2,500.00	(2,500.00)
EXCESS/LOSS OF RESERVES	4,900.00	2,641.17	(2,258.83)	4,900.00	2,641.17	(2,258.83)