

MILL RUN HOA

AS OF OCTOBER 31, 2011

ASSETS

| | | |
|----------------------------|------------------|-------------------------|
| CASH | | |
| 1012 CASH-US BANK | 2,289.04 | |
| 1023 RES-US BANK | <u>35,478.11</u> | |
| TOTAL CASH | | <u>37,767.15</u> |
| ACCOUNTS RECEIVABLE | | |
| 1110 DUES RECEIVABLE | 15,679.14 | |
| 1115 ALLOW FOR BAD DEBT | (2,500.00) | |
| 1135 PREPAID TAX & INS | <u>8,865.00</u> | |
| TOTAL RECEIVABLES | | <u>22,044.14</u> |
| TOTAL ASSETS | | <u><u>59,811.29</u></u> |

LIABILITIES & EQUITY

| | | |
|---------------------------------|-----------------|-------------------------|
| CURRENT LIABILITIES | | |
| 2110 ACCOUNTS PAYABLE | 4,840.00 | |
| 2115 PREPAID ASSESSMENTS | <u>5,529.61</u> | |
| TOTAL LIABILITIES | | <u>10,369.61</u> |
| EQUITY | | |
| 2930 WORKING CAPITAL | 19,450.00 | |
| 2935 RETAINED EARNINGS | (22,885.20) | |
| 2940 CURRENT EARNINGS | (10,134.02) | |
| 2941 CURRENT EARNINGS | 10,134.02 | |
| 2950 RESERVE FUND-PRIOR | 40,705.81 | |
| 2955 RESERVE FUND-CURRENT | (12,872.45) | |
| 2960 OPERATING FUND-PRIOR | 22,305.09 | |
| 2965 OPERATING FD-CURRENT | <u>2,738.43</u> | |
| TOTAL EQUITY | | <u>49,441.68</u> |
| TOT LIABILITY AND EQUITY | | <u><u>59,811.29</u></u> |

MILL RUN HOA

Budget Comparison Report
AS OF OCTOBER 31, 2011
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 | 60.00 | (20.00) | 80.00 | 60.00 | (20.00) |
| 5220 COLLECTION COST REC | 580.00 | 790.62 | 210.62 | 580.00 | 790.62 | 210.62 |
| 5245 INTEREST INCOME | 1.00 | 0.25 | (0.75) | 1.00 | 0.25 | (0.75) |
| 5255 MISC INCOME | 0.00 | 250.00 | 250.00 | 0.00 | 250.00 | 250.00 |
| 5450 TRANSFERS TO RESERVE | (4,840.00) | (4,840.00) | 0.00 | (4,840.00) | (4,840.00) | 0.00 |
| TOTAL INCOME | 16,646.00 | 17,085.87 | 439.87 | 16,646.00 | 17,085.87 | 439.87 |
| EXPENSES | | | | | | |
| 7030 MANAGEMENT FEES | 1,400.00 | 1,400.00 | 0.00 | 1,400.00 | 1,400.00 | 0.00 |
| 7045 LEGAL COLLECTIONS | 580.00 | 801.62 | (221.62) | 580.00 | 801.62 | (221.62) |
| 7060 PRINTING & COPYING | 100.00 | 37.80 | 62.20 | 100.00 | 37.80 | 62.20 |
| 7062 POSTAGE | 40.00 | 32.48 | 7.52 | 40.00 | 32.48 | 7.52 |
| 7085 ANNUAL MEETING | 325.00 | 321.75 | 3.25 | 325.00 | 321.75 | 3.25 |
| 7090 MISC ADMINISTRATIVE | 85.00 | 47.00 | 38.00 | 85.00 | 47.00 | 38.00 |
| TOTAL ADMINISTRATIVE | 2,530.00 | 2,640.65 | (110.65) | 2,530.00 | 2,640.65 | (110.65) |
| 7130 INSURANCE | 2,800.00 | 0.00 | 2,800.00 | 2,800.00 | 0.00 | 2,800.00 |
| TOTAL TAXES & INSURANCE | 2,800.00 | 0.00 | 2,800.00 | 2,800.00 | 0.00 | 2,800.00 |
| 7320 ELECTRIC | 380.00 | 436.90 | (56.90) | 380.00 | 436.90 | (56.90) |
| 7370 WATER/SEWER | 6,500.00 | 3,991.83 | 2,508.17 | 6,500.00 | 3,991.83 | 2,508.17 |
| 7380 TRASH REMOVAL | 1,458.00 | 1,420.44 | 37.56 | 1,458.00 | 1,420.44 | 37.56 |
| TOTAL UTILITIES | 8,338.00 | 5,849.17 | 2,488.83 | 8,338.00 | 5,849.17 | 2,488.83 |
| 7415 LANDSCAPE CONTRACT | 3,160.00 | 3,140.75 | 19.25 | 3,160.00 | 3,140.75 | 19.25 |
| 7420 LANDSCAPE RENOVATION | 0.00 | 34.00 | (34.00) | 0.00 | 34.00 | (34.00) |
| 7440 SPRINKLER SYS MAINT | 0.00 | 1,638.15 | (1,638.15) | 0.00 | 1,638.15 | (1,638.15) |

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AS OF OCTOBER 31, 2011

PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

| | BUDGET | ACTUAL | CURR. VARIANCE | YTD BUDGET | YTD ACTUAL | YTD VARIANCE |
|--------------------------------|-----------------|--------------------|--------------------|-----------------|--------------------|--------------------|
| RESERVE REVENUE | | | | | | |
| 9200 TRANSFER TO RESERVES | 4,840.00 | 4,840.00 | 0.00 | 4,840.00 | 4,840.00 | 0.00 |
| 9350 INTEREST INCOME | 0.00 | 1.55 | 1.55 | 0.00 | 1.55 | 1.55 |
| TOTAL REVENUE | 4,840.00 | 4,841.55 | 1.55 | 4,840.00 | 4,841.55 | 1.55 |
| EXPENSE | | | | | | |
| 9500 ROOF/GUTTERS | 0.00 | 13,664.00 | (13,664.00) | 0.00 | 13,664.00 | (13,664.00) |
| 9518 FENCE REPAIRS | 0.00 | 3,300.00 | (3,300.00) | 0.00 | 3,300.00 | (3,300.00) |
| 9528 TREES | 0.00 | 750.00 | (750.00) | 0.00 | 750.00 | (750.00) |
| TOTAL EXPENSES | 0.00 | 17,714.00 | (17,714.00) | 0.00 | 17,714.00 | (17,714.00) |
| EXCESS/LOSS OF RESERVES | 4,840.00 | (12,872.45) | (17,712.45) | 4,840.00 | (12,872.45) | (17,712.45) |