

CHEESMAN WILDCREST

AS OF JANUARY 31, 2011

ASSETS

CASH	
1012 CASH-US BANK	21,383.85
1018 RES-US BANK	81,057.56
1020 RES-US BANK CD	<u>30,000.00</u>
TOTAL CASH	<u>132,441.41</u>
ACCOUNTS RECEIVABLE	
1110 DUES RECEIVABLE	5,303.06
1115 ALLOW FOR BAD DEBT	(2,500.00)
1119 PREPAID INSURANCE	1,505.00
1120 PREPAID EXPENSES	543.00
1121 PREPAID STORM DRAIN	<u>343.00</u>
TOTAL RECEIVABLES	<u>5,194.06</u>
FIXED ASSETS	
1610 EQUIPMENT	5,707.78
1620 UNIT #101	56,380.95
1670 ACCUM DEPRECIATION	<u>(62,088.73)</u>
TOTAL ASSETS	<u><u>137,635.47</u></u>

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LIABILITIES & EQUITY

CURRENT LIABILITIES

2115 PREPAID ASSESSMENTS	3,583.29
2120 PAYROLL TAXES PAYABL	(70.75)
2150 ACCRUED PROPERTY TAX	542.44

4,054.98

TOTAL LIABILITIES

EQUITY

2940 CURRENT EARNINGS	17,216.55
2941 CURRENT EARNINGS	(17,216.55)
2950 OPERATING FD-PRIOR	59,610.77
2955 OPERATING FD-CURRENT	5,122.52
2960 RESERVE-PRIOR YEAR	56,753.17
2961 RESERVE-CURRENT YEAR	12,094.03

133,580.49

TOTAL EQUITY

TOT LIABILITY AND EQUITY

137,635.47

CHEESMAN WILDCREST

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
INCOME						
5110 HOMEOWNERS DUES	\$12,756.00	\$12,756.00	\$0.00	\$89,292.00	\$89,292.00	\$0.00
5210 LATE FEE/INTEREST	96.00	0.00	(96.00)	672.00	310.00	(362.00)
5215 NSF FEE	25.00	0.00	(25.00)	175.00	0.00	(175.00)
5220 COLLECTION COS REC	750.00	70.12	(679.88)	5,250.00	1,190.12	(4,059.88)
5225 LAUNDRY INCOME	267.00	331.10	64.10	1,865.00	2,095.80	230.80
5235 TENANT MOVE-IN FEE	0.00	0.00	0.00	50.00	0.00	(50.00)
5245 INTEREST INCOME	0.00	0.77	0.77	0.00	2.95	2.95
5255 MISC INCOME	20.00	0.00	(20.00)	140.00	13.00	(127.00)
5450 TRANSFER TO RESERVES	(2,000.00)	(2,000.00)	0.00	(14,000.00)	(14,000.00)	0.00
TOTAL INCOME	11,914.00	11,157.99	(756.01)	83,444.00	78,903.87	(4,540.13)

EXPENSES

7131 GAS	5,000.00	2,989.05	2,010.95	15,400.00	8,953.59	6,446.41
7132 ELECTRIC	1,200.00	1,183.67	16.33	11,500.00	12,537.84	(1,037.84)
7140 WATER/SEWER	750.00	611.15	138.85	5,250.00	5,761.39	(511.39)
TOTAL UTILITIES	6,950.00	4,783.87	2,166.13	32,150.00	27,252.82	4,897.18
7230 ELEVATOR INSPECTION	0.00	0.00	0.00	400.00	70.00	330.00
7240 POOL INSPECTION	400.00	0.00	400.00	400.00	400.00	0.00
7245 BOILER INSPECTION	0.00	0.00	0.00	140.00	0.00	140.00
TOTAL INSPECTION EXP	400.00	0.00	400.00	940.00	470.00	470.00
7270 EXTERMINATOR	63.00	63.44	(0.44)	441.00	444.08	(3.08)
7275 ELEVATOR	300.00	318.00	(18.00)	2,100.00	1,908.00	192.00
7280 TRASH REMOVAL	200.00	348.26	(148.26)	1,400.00	1,678.10	(278.10)
7282 RECYCLING	95.00	100.75	(5.75)	665.00	675.49	(10.49)
7289 ON SITE MGMT	1,100.00	1,000.00	100.00	8,000.00	7,200.00	800.00
7290 RUG CLEANING	0.00	1,015.00	(1,015.00)	800.00	1,163.00	(363.00)
7300 SNOW REMOVAL	50.00	0.00	50.00	200.00	(32.41)	232.41
7310 FIRE EXT/ALARM	150.00	0.00	150.00	1,050.00	386.06	663.94

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7320 FLOWERS	0.00	0.00	0.00	0.00	102.65	(102.65)
TOTAL MAINTENANCE	1,958.00	2,845.45	(887.45)	14,656.00	13,524.97	1,131.03
7375 HVAC-COOLING	217.00	0.00	217.00	1,519.00	7,858.09	(6,339.09)
7376 HVAC-HEATING	67.00	0.00	67.00	469.00	631.52	(162.52)
7380 PLUMBING	100.00	(127.50)	227.50	700.00	2,233.82	(1,533.82)
7385 ROOF	50.00	0.00	50.00	350.00	7.55	342.45
7387 CONCRETE	100.00	0.00	100.00	700.00	0.00	700.00
7390 SECURITY - TV	250.00	0.00	250.00	1,750.00	0.00	1,750.00
7392 ELECTRICAL	125.00	0.00	125.00	875.00	440.18	434.82
7394 EXTERIOR REPAIR	183.00	107.00	76.00	1,281.00	682.00	599.00
7395 INTERIOR REPAIR	183.00	352.50	(169.50)	1,281.00	1,034.75	246.25
7396 POOL	75.00	0.00	75.00	525.00	0.00	525.00
7397 REPAIRS - UNIT 101	75.00	0.00	75.00	525.00	0.00	525.00
TOTAL REPAIRS	1,425.00	332.00	1,093.00	9,975.00	12,887.91	(2,912.91)
7420 MANAGEMENT FEE	900.00	900.00	0.00	6,300.00	6,300.00	0.00
7432 PAYROLL TAXES	100.00	0.00	100.00	700.00	957.00	(257.00)
7441 WORKERS COMP	100.00	(97.00)	197.00	700.00	767.00	(67.00)
7455 MANAGER TELEPHONE	200.00	425.59	(225.59)	1,400.00	1,677.69	(277.69)
TOTAL MANAGEMENT	1,300.00	1,228.59	71.41	9,100.00	9,701.69	(601.69)
7510 HARDWARE/PAINT/LIGHT	100.00	264.27	(164.27)	700.00	398.87	301.13
7515 OFFICE SUPPLIES	10.00	30.07	(20.07)	70.00	10.07	59.93
7520 CLEANING SUPPLIES	60.00	0.00	60.00	420.00	583.83	(163.83)
7530 POOL SUPPLIES	50.00	0.00	50.00	350.00	85.41	264.59
7540 MISC SUPPLIES	30.00	0.00	30.00	210.00	0.00	210.00
TOTAL SUPPLIES	250.00	294.34	(44.34)	1,750.00	1,078.18	671.82
7825 LEGAL FEES	15.00	0.00	15.00	105.00	776.86	(671.86)
7830 COLLECTIONS	750.00	166.14	583.86	5,250.00	1,170.00	4,080.00
7835 AUDIT EXPENSE	0.00	0.00	0.00	0.00	325.00	(325.00)
7845 INSURANCE	700.00	507.41	192.59	6,100.00	5,303.47	796.53
7850 BANK CHARGE	15.00	0.00	15.00	105.00	0.00	105.00
7858 WEB SITE	25.00	25.00	0.00	175.00	150.00	25.00
7860 PRINTING & COPYING	75.00	15.95	59.05	525.00	481.80	43.20

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7862 POSTAGE	30.00	26.96	3.04	210.00	165.76	44.24
7865 MISC ADMIN	10.00	163.80	(153.80)	70.00	492.89	(422.89)
TOTAL ADMINISTRATIVE	1,620.00	905.26	714.74	12,540.00	8,865.78	3,674.22
TOTAL EXPENSES	13,903.00	10,389.51	3,513.49	81,111.00	73,781.35	7,329.65
NET PROFIT/LOSS	(1,989.00)	768.48	2,757.48	2,333.00	5,122.52	2,789.52

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RESERVE REVENUE						
9205 TRANSFER TO RESERVES	2,000.00	2,000.00	0.00	14,000.00	14,000.00	0.00
9276 INTEREST INCOME	0.00	13.51	13.51	0.00	669.03	669.03
TOTAL RESERVE REVENUE	2,000.00	2,013.51	13.51	14,000.00	14,669.03	669.03
RESERVE EXPENSES						
9474 FIRE ALARM	0.00	0.00	0.00	0.00	2,575.00	(2,575.00)
TOTAL RESERVE EXPENSE	0.00	0.00	0.00	0.00	2,575.00	(2,575.00)
EXCESS/LOSS RESERVES	2,000.00	2,013.51	13.51	14,000.00	12,094.03	(1,905.97)