

Balance Sheet

Friday, December 31, 2010

Appletree Condominium Asn

Accrual Accounting Year Starts January 1, 2010

ASSETS

Operating Cash & Invest		
1010 Appletree-CW Oper Acct	\$1,024.04	
	Total Operating Cash & Invest	\$1,024.04
Accounts Receivable		
1210 Accounts Receivable	\$26,397.07	
1299 Allowance for Bad Debts	(\$1,057.13)	
	Total Accounts Receivable	\$25,339.94
Prepaid Expenses		
1320 Prepaid Insurance	\$5,799.00	
1330 Prepaid Expenses	\$71.00	
	Total Prepaid Expenses	\$5,870.00
	TOTAL ASSETS	<u>\$32,233.98</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$10,829.27	
2030 Advance Payments	\$8,002.75	
2770 Due to Reserves	\$9,500.00	
	Total Current Liabilities	\$28,332.02
	TOTAL LIABILITIES	<u>\$28,332.02</u>

EQUITY

Current Year Earnings	(\$50,966.37)	
Retained Earn-Res-PrYr	\$54,868.33	
	TOTAL EQUITY	<u>\$3,901.96</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$32,233.98</u>

Balance Sheet

Friday, December 31, 2010

Appletree Reserve

Accrual Accounting Year Starts January 1, 2010

ASSETS

Reserves Cash & Invest

1120 RBC Wealth Management

\$28,557.54

1130 RBC Wealth Securities

\$125,156.96

Total Reserves Cash & Invest

\$153,714.50

Accounts Receivable

1750 Due from Operating

\$9,500.00

Total Accounts Receivable

\$9,500.00

TOTAL ASSETS

\$163,214.50

EQUITY

Current Year Earnings

(\$78,105.61)

Retained Earn-Res-PrYr

\$241,320.11

TOTAL EQUITY

\$163,214.50

TOTAL LIABILITIES AND EQUITY

\$163,214.50

Unexpended Budget Report

Friday, December 31, 2010

Appletree Operating 2010

Appletree Condominium Asn Accrual Accounting Year Starts January 1, 2010

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Revenues								
4010 Dues	28,860.00	28,860.00	0.00	346,320.00	346,320.00	0.00	346,320.00	0.00
4040 CC&R Fines	0.00	0.00	0.00	300.00	0.00	300.00	0.00	(300.00)
4080 Late Fee Income	360.61	166.66	193.95	4,627.97	2,000.00	2,627.97	2,000.00	(2,627.97)
4100 Legal Fee Income	76.00	500.00	(424.00)	5,906.35	6,000.00	(93.65)	6,000.00	93.65
4160 Miscellaneous Income	0.00	10.00	(10.00)	84.00	120.00	(36.00)	120.00	36.00
Total Revenues	29,296.61	29,536.66	(240.05)	357,238.32	354,440.00	2,798.32	354,440.00	(2,798.32)
TOTAL INCOME	29,296.61	29,536.66	(240.05)	357,238.32	354,440.00	2,798.32	354,440.00	(2,798.32)
EXPENSES								
Operating Expense								
5012 Lighting-PSCC	600.54	1,000.00	(399.46)	10,638.87	12,000.00	(1,361.13)	12,000.00	1,361.13
5040 Trash Collection	1,098.00	1,000.00	98.00	12,228.00	12,000.00	228.00	12,000.00	(228.00)
5070 Water	1,064.68	2,083.33	(1,018.65)	32,041.02	25,000.00	7,041.02	25,000.00	(7,041.02)
Total Operating Expense	2,763.22	4,083.33	(1,320.11)	54,907.89	49,000.00	5,907.89	49,000.00	(5,907.89)
Maintenance Expense								
6051 Building Maint-Exterior	209.89	250.00	(40.11)	10,295.03	3,000.00	7,295.03	3,000.00	(7,295.03)
6052 Building Maint-Interior	3,580.00	833.33	2,746.67	21,598.41	10,000.00	11,598.41	10,000.00	(11,598.41)
6135 Extermin/Pest Control	310.00	333.33	(23.33)	4,458.00	4,000.00	458.00	4,000.00	(458.00)
6175 Misc./Flowerbeds/Watering	0.00	41.66	(41.66)	3,975.11	500.00	3,475.11	500.00	(3,475.11)
6240 Grounds Maintenance	2,295.00	2,185.00	110.00	27,540.00	26,220.00	1,320.00	26,220.00	(1,320.00)
6250 Grounds Extras	2,250.00	750.00	1,500.00	20,938.29	9,000.00	11,938.29	9,000.00	(11,938.29)
6360 Lighting Maintenance	360.00	583.33	(223.33)	5,917.03	7,000.00	(1,082.97)	7,000.00	1,082.97
6420 Parking Lot - R&M	200.00	166.66	33.34	3,235.00	2,000.00	1,235.00	2,000.00	(1,235.00)
6430 Plumbing	0.00	333.33	(333.33)	3,299.30	4,000.00	(700.70)	4,000.00	700.70
6450 Pool Repairs and Maint.	0.00	291.66	(291.66)	1,498.08	3,500.00	(2,001.92)	3,500.00	2,001.92
6460 Pool Contract	0.00	375.00	(375.00)	4,383.00	4,500.00	(117.00)	4,500.00	117.00
6461 Pool Furniture	0.00	62.50	(62.50)	0.00	750.00	(750.00)	750.00	750.00
6480 Roof Maintenance	0.00	416.66	(416.66)	3,184.04	5,000.00	(1,815.96)	5,000.00	1,815.96
6510 Snow Removal	1,687.50	833.33	854.17	7,891.25	10,000.00	(2,108.75)	10,000.00	2,108.75
6512 Sprinkler System Maint.	0.00	416.66	(416.66)	7,324.23	5,000.00	2,324.23	5,000.00	(2,324.23)
6522 Sweeping - Stairways	540.00	300.00	240.00	3,625.00	3,600.00	25.00	3,600.00	(25.00)

Unexpended Budget Report

Friday, December 31, 2010

Appletree Operating 2010 (Continued)

Appletree Condominium Asn Accrual Accounting Year Starts January 1, 2010

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)								
Maintenance Expense (Continued)								
6540 Sweeping - Parking Lot	360.00	33.33	326.67	360.00	400.00	(40.00)	400.00	40.00
6550 Tennis Court Repairs	0.00	12.50	(12.50)	1,017.97	150.00	867.97	150.00	(867.97)
6560 Tree & Shrub	65.00	833.33	(768.33)	13,698.52	10,000.00	3,698.52	10,000.00	(3,698.52)
Total Maintenance Expense	11,857.39	9,051.61	2,805.78	144,238.26	108,620.00	35,618.26	108,620.00	(35,618.26)
Administration								
7030 Audit	0.00	266.66	(266.66)	3,200.00	3,200.00	0.00	3,200.00	0.00
7040 Bad Debts	0.00	583.33	(583.33)	10,855.80	7,000.00	3,855.80	7,000.00	(3,855.80)
7100 Income Taxes	0.00	41.66	(41.66)	0.00	500.00	(500.00)	500.00	500.00
7110 Insurance	3,938.89	3,621.91	316.98	47,268.00	43,463.00	3,805.00	43,463.00	(3,805.00)
7120 Legal Services	206.00	666.66	(460.66)	10,113.35	8,000.00	2,113.35	8,000.00	(2,113.35)
7140 Management Fee	1,850.00	1,850.00	0.00	22,200.00	22,200.00	0.00	22,200.00	0.00
7180 Miscellaneous & Storage	71.00	83.33	(12.33)	1,401.00	1,000.00	401.00	1,000.00	(401.00)
7230 Other Admin Expense	848.45	166.66	681.79	5,112.84	2,000.00	3,112.84	2,000.00	(3,112.84)
7290 Supplies	135.55	166.66	(31.11)	1,450.55	2,000.00	(549.45)	2,000.00	549.45
Total Administration	7,049.89	7,446.87	(396.98)	101,601.54	89,363.00	12,238.54	89,363.00	(12,238.54)
Reserve Contributions								
5900 Reserve Contribution	8,954.75	8,954.75	0.00	107,457.00	107,457.00	0.00	107,457.00	0.00
Total Reserve Contributions	8,954.75	8,954.75	0.00	107,457.00	107,457.00	0.00	107,457.00	0.00
TOTAL EXPENSES	30,625.25	29,536.56	1,088.69	408,204.69	354,440.00	53,764.69	354,440.00	(53,764.69)
NET INCOME (LOSS)	(1,328.64)	0.10	(1,328.74)	(50,966.37)		(50,966.37)		
UNEXPENDED (OVER EXPENDED)								50,966.37

Unexpended Budget Report

Friday, December 31, 2010

Appletree Reserve 2010

Appletree Reserve Accrual Accounting Year Starts January 1, 2010

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserves Revenues								
9410 Reserve Income	17,909.50	8,954.75	8,954.75	107,457.00	107,457.00	0.00	107,457.00	0.00
9440 Reserve Interest Income	33.04	0.00	33.04	1,074.54	0.00	1,074.54	0.00	(1,074.54)
Total Reserves Revenues	17,942.54	8,954.75	8,987.79	108,531.54	107,457.00	1,074.54	107,457.00	(1,074.54)
TOTAL INCOME	17,942.54	8,954.75	8,987.79	108,531.54	107,457.00	1,074.54	107,457.00	(1,074.54)
EXPENSES								
Reserves Expenditures								
7262 Reserve Study	0.00	0.00	0.00	3,537.18	0.00	3,537.18	0.00	(3,537.18)
9605 Res Bldg Maintenance	2,950.00	0.00	2,950.00	34,725.00	0.00	34,725.00	0.00	(34,725.00)
9610 Res Asphalt	0.00	0.00	0.00	6,753.00	0.00	6,753.00	0.00	(6,753.00)
9640 Res Concrete	0.00	0.00	0.00	26,325.00	0.00	26,325.00	0.00	(26,325.00)
9730 Res Landscaping	0.00	0.00	0.00	12,846.97	0.00	12,846.97	0.00	(12,846.97)
9775 Res Parking Lot	0.00	0.00	0.00	13,455.00	0.00	13,455.00	0.00	(13,455.00)
9780 Res Pavers	0.00	0.00	0.00	37,085.00	0.00	37,085.00	0.00	(37,085.00)
9790 Reserve Patios	0.00	0.00	0.00	3,870.00	0.00	3,870.00	0.00	(3,870.00)
9800 Reserve Expenses	0.00	0.00	0.00	12,925.00	0.00	12,925.00	0.00	(12,925.00)
9810 Res Roof Repairs	0.00	0.00	0.00	35,115.00	0.00	35,115.00	0.00	(35,115.00)
Total Reserves Expenditures	2,950.00	0.00	2,950.00	186,637.15	0.00	186,637.15	0.00	(186,637.15)
TOTAL EXPENSES	2,950.00	0.00	2,950.00	186,637.15	0.00	186,637.15	0.00	(186,637.15)
NET INCOME (LOSS)	14,992.54	8,954.75	6,037.79	(78,105.61)	107,457.00	(185,562.61)	107,457.00	
UNEXPENDED (OVER EXPENDED)								185,562.61