

Balance Sheet

Friday, September 30, 2011

Stapleton 2 Reserve Fund

Accrual Accounting Year Starts January 1, 2011

ASSETS

Reserves Cash & Invest

1057 RBC Wealth Management	\$93,373.82
1059 RBC Accrued Int	\$144.32
1098 RBC Wealth CD Account	\$60,000.00
1140 RBC Govt Bonds/Securities	\$56,917.91

Total Reserves Cash & Invest	\$210,436.05
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Accounts Receivable

1095 Due from Operating	\$24,698.00
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Total Accounts Receivable	\$24,698.00
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TOTAL ASSETS	<u>\$235,134.05</u>
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LIABILITIES

Current Liabilities

2750 Due to Operating	\$23,870.00
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Total Current Liabilities	\$23,870.00
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TOTAL LIABILITIES	<u>\$23,870.00</u>
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EQUITY

Retained Earn-Pr Yr	\$197,132.54
Current Year Earnings-Res	\$14,131.51

TOTAL EQUITY	<u>\$211,264.05</u>
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TOTAL LIABILITIES AND EQUITY	<u>\$235,134.05</u>
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Balance Sheet

Friday, September 30, 2011

Stapleton #2 Townhomes

Accrual Accounting Year Starts January 1, 2011

ASSETS

Operating Cash & Invest		
1010 Stapleton #2 CW Oper Acct	\$263.40	
	Total Operating Cash & Invest	\$263.40
Accounts Receivable		
1097 Due from Reserves	\$23,870.00	
1210 Accounts Receivable	\$1,950.00	
	Total Accounts Receivable	\$25,820.00
Prepaid Expenses		
1310 Prepaid Expenses	\$162.00	
1320 Prepaid Insurance	\$6,385.59	
	Total Prepaid Expenses	\$6,547.59
	TOTAL ASSETS	<u>\$32,630.99</u>

LIABILITIES

Current Liabilities		
2010 Accounts Payable	\$19,191.71	
2030 Advance Payments	\$8,327.00	
2040 Open Credits	\$10.00	
2770 Due to Reserves	\$24,698.00	
	Total Current Liabilities	\$52,226.71
	TOTAL LIABILITIES	<u>\$52,226.71</u>

EQUITY

Current Year Earnings-Asn	(\$5,823.03)	
Retained Earn-Pr Yr	(\$13,772.69)	
	TOTAL EQUITY	<u>(\$19,595.72)</u>
	TOTAL LIABILITIES AND EQUITY	<u>\$32,630.99</u>

Unexpended Budget Report

Friday, September 30, 2011

Stapleton #2 2011 Reserves

Stapleton 2 Reserve Fund Accrual Accounting Year Starts January 1, 2011

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Reserves Revenues								
9410 Reserve Income	0.00	8,519.00	(8,519.00)	68,152.00	76,671.00	(8,519.00)	102,230.00	34,078.00
9440 Reserve Dividend/Interest	200.92	0.00	200.92	1,649.51	0.00	1,649.51	0.00	(1,649.51)
Total Reserves Revenues	200.92	8,519.00	(8,318.08)	69,801.51	76,671.00	(6,869.49)	102,230.00	32,428.49
TOTAL INCOME	200.92	8,519.00	(8,318.08)	69,801.51	76,671.00	(6,869.49)	102,230.00	32,428.49
EXPENSES								
Reserves Expenditures								
9640 Reserve - Concrete	0.00	0.00	0.00	7,500.00	0.00	7,500.00	0.00	(7,500.00)
9730 Reserve Landscaping	8,000.00	0.00	8,000.00	8,000.00	0.00	8,000.00	0.00	(8,000.00)
9750 Painting	8,670.00	0.00	8,670.00	40,170.00	0.00	40,170.00	0.00	(40,170.00)
Total Reserves Expenditures	16,670.00	0.00	16,670.00	55,670.00	0.00	55,670.00	0.00	(55,670.00)
TOTAL EXPENSES	16,670.00	0.00	16,670.00	55,670.00	0.00	55,670.00	0.00	(55,670.00)
NET INCOME (LOSS)	(16,469.08)	8,519.00	(24,988.08)	14,131.51	76,671.00	(62,539.49)	102,230.00	
UNEXPENDED (OVER EXPENDED)								88,098.49

Unexpended Budget Report

Friday, September 30, 2011

Stapleton #2 2011 Operating

Stapleton #2 Townhomes Accrual Accounting Year Starts January 1, 2011

	Month To Date			Year To Date			Annual Budget	
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
INCOME								
Revenues								
4010 Dues	17,150.00	17,150.00	0.00	154,350.00	154,350.00	0.00	205,800.00	51,450.00
4080 Late Fee Income	70.00	0.00	70.00	410.00	0.00	410.00	0.00	(410.00)
4100 Legal Fee Income	0.00	40.00	(40.00)	293.00	380.00	(87.00)	500.00	207.00
Total Revenues	17,220.00	17,190.00	30.00	155,053.00	154,730.00	323.00	206,300.00	51,247.00
TOTAL INCOME	17,220.00	17,190.00	30.00	155,053.00	154,730.00	323.00	206,300.00	51,247.00
EXPENSES								
Operating Expense								
5010 Electricity	48.56	60.00	(11.44)	442.44	540.00	(97.56)	720.00	277.56
5070 Water & Sewer	1,174.56	250.00	924.56	3,731.40	2,250.00	1,481.40	3,000.00	(731.40)
Total Operating Expense	1,223.12	310.00	913.12	4,173.84	2,790.00	1,383.84	3,720.00	(453.84)
Maintenance Expense								
6050 Building Maintenance	16,943.00	1,250.00	15,693.00	28,476.00	11,250.00	17,226.00	15,000.00	(13,476.00)
6240 Grounds Maintenance	575.00	575.00	0.00	4,951.50	5,175.00	(223.50)	6,900.00	1,948.50
6245 Grounds Improvements	0.00	1,000.00	(1,000.00)	8,318.00	9,000.00	(682.00)	12,000.00	3,682.00
6400 Painting Expense	0.00	0.00	0.00	0.00	1,000.00	(1,000.00)	1,000.00	1,000.00
6510 Snow Removal	0.00	0.00	0.00	4,495.00	8,900.00	(4,405.00)	15,000.00	10,505.00
6512 Sprinkler System Repairs	13.74	500.00	(486.26)	1,226.09	2,300.00	(1,073.91)	3,000.00	1,773.91
Total Maintenance Expense	17,531.74	3,325.00	14,206.74	47,466.59	37,625.00	9,841.59	52,900.00	5,433.41
Administration								
7030 Audit	0.00	0.00	0.00	2,500.00	2,500.00	0.00	2,500.00	0.00
7040 Bad Debts	0.00	0.00	0.00	0.00	2,000.00	(2,000.00)	2,000.00	2,000.00
7060 Copies & Printing	30.80	100.00	(69.20)	263.90	900.00	(636.10)	1,200.00	936.10
7100 Income Taxes	0.00	0.00	0.00	0.00	200.00	(200.00)	200.00	200.00
7110 Insurance	1,869.08	1,833.00	36.08	15,715.11	16,501.00	(785.89)	22,000.00	6,284.89
7119 Legal - Collections	0.00	40.00	(40.00)	0.00	380.00	(380.00)	500.00	500.00
7120 Legal - General	0.00	40.00	(40.00)	277.00	380.00	(103.00)	500.00	223.00
7140 Management Fee	1,350.00	1,350.00	0.00	12,150.00	12,150.00	0.00	16,200.00	4,050.00
7230 Other Admin Expense	235.40	166.00	69.40	1,553.80	1,494.00	59.80	2,000.00	446.20
7250 Postage	7.04	30.00	(22.96)	104.79	260.00	(155.21)	350.00	245.21

Unexpended Budget Report

Friday, September 30, 2011

Stapleton #2 2011 Operating (Continued)

Stapleton #2 Townhomes Accrual Accounting Year Starts January 1, 2011

		Month To Date			Year To Date			Annual Budget	
		Actual	Budget	Variance	Actual	Budget	Variance	Budget	Unexpended
EXPENSES (Continued)									
	Total Administration	3,492.32	3,559.00	(66.68)	32,564.60	36,765.00	(4,200.40)	47,450.00	14,885.40
Reserve Contributions									
	5900 Reserve Contribution	8,519.00	8,519.00	0.00	76,671.00	76,671.00	0.00	102,230.00	25,559.00
	Total Reserve Contributions	8,519.00	8,519.00	0.00	76,671.00	76,671.00	0.00	102,230.00	25,559.00
	TOTAL EXPENSES	30,766.18	15,713.00	15,053.18	160,876.03	153,851.00	7,025.03	206,300.00	45,423.97
	NET INCOME (LOSS)	(13,546.18)	1,477.00	(15,023.18)	(5,823.03)	879.00	(6,702.03)		
	UNEXPENDED (OVER EXPENDED)								5,823.03