

Reynolds Farm Condominium Association
Balance Sheet
As of November 30, 2013

| | Nov 30, 13 |
|---------------------------------------|-------------------|
| ASSETS | |
| Current Assets | |
| Checking/Savings | |
| Great Western Checking | 64,070.94 |
| Mile High Money Market | 80,371.47 |
| GW - Barn Security Account | 2,138.23 |
| Savings USB | 21,880.19 |
| Total Checking/Savings | 168,460.83 |
| Accounts Receivable | |
| Accounts Receivable | -1,715.00 |
| Total Accounts Receivable | -1,715.00 |
| Total Current Assets | 166,745.83 |
| Fixed Assets | |
| Fixed Assets | |
| Barn | 77,640.00 |
| Accumulated Depreciation | -17,433.75 |
| Total Fixed Assets | 60,206.25 |
| Total Fixed Assets | 60,206.25 |
| TOTAL ASSETS | 226,952.08 |
| LIABILITIES & EQUITY | |
| Liabilities | |
| Current Liabilities | |
| Other Current Liabilities | |
| Barn Security Deposit | |
| Left over from Flagstaff | 309.00 |
| Barn Security Deposit - Other | 1,827.00 |
| Total Barn Security Deposit | 2,136.00 |
| Total Other Current Liabilities | 2,136.00 |
| Total Current Liabilities | 2,136.00 |
| Total Liabilities | 2,136.00 |
| Equity | |
| Retained Earnings | 215,279.36 |
| Net Income | 9,536.72 |
| Total Equity | 224,816.08 |
| TOTAL LIABILITIES & EQUITY | 226,952.08 |

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Cash Basis

Reynolds Farm Condominium Association
Income & Expense
November 2013

| | <u>Nov 13</u> |
|------------------------------------|------------------------|
| Income | |
| Barn Income | 1,106.38 |
| HOA Dues | |
| Late Fee - Dues | 20.00 |
| Monthly Dues | 12,370.41 |
| Transfer Fee | 111.29 |
| Total HOA Dues | <u>12,501.70</u> |
| Interest Income | 20.22 |
| Other Income | 267.35 |
| Returned Check Charges | 19.37 |
| Total Income | <u>13,915.02</u> |
| Gross Profit | 13,915.02 |
| Expense | |
| Administrative | |
| Copies/Printing/Scans | 117.50 |
| Legal Fees | 1,086.50 |
| Postage and Delivery | 60.00 |
| Property Management Fees | 800.00 |
| Web Design/Management | 25.00 |
| Total Administrative | <u>2,089.00</u> |
| Landscape Maintenance | |
| Lawn Maintenance | 1,290.42 |
| Total Landscape Maintenance | <u>1,290.42</u> |
| Utilities | |
| Electricity - 10132 | 87.02 |
| Water - 41509 | 115.31 |
| Water - 41648 | 88.58 |
| Water - 41806 | 91.62 |
| Water - 42126 | 72.02 |
| Water - 42189 | 107.57 |
| Water - 42249 | 33.12 |
| Water - 42399 | 89.86 |
| Water - 42595 | 51.20 |
| Water - 42604 | 97.50 |
| Water - 42707 | 83.13 |
| Water - 42748 | 54.80 |
| Water - 42778 | 58.11 |
| Water - 42808 | 47.14 |
| Total Utilities | <u>1,076.98</u> |
| Total Expense | <u>4,456.40</u> |
| Net Income | <u><u>9,458.62</u></u> |

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 Cash Basis

Reynolds Farm Condominium Association Income & Expense Budget vs. Actual July through November 2013

| | Jul - Nov 13 | Budget | \$ Over Budget | % of Budget |
|--|------------------|------------------|-------------------|-----------------|
| Income | | | | |
| Uncategorized Income | 1,659.00 | | | |
| Barn Income | 4,244.65 | 3,960.00 | 284.65 | 107.2% |
| HOA Dues | | | | |
| Collection Expense Fees | 363.22 | | | |
| Late Fee - Dues | 80.00 | 100.00 | -20.00 | 80.0% |
| Monthly Dues | 49,594.89 | 49,875.00 | -280.11 | 99.4% |
| Transfer Fee | 893.33 | | | |
| Total HOA Dues | 50,931.44 | 49,975.00 | 956.44 | 101.9% |
| Interest Income | 280.46 | 112.50 | 167.96 | 249.3% |
| Other Income | | | | |
| Donations | 50.00 | | | |
| NGLA Reimbursement | 0.00 | 150.00 | -150.00 | 0.0% |
| Other Income - Other | 1,537.73 | | | |
| Total Other Income | 1,587.73 | 150.00 | 1,437.73 | 1,058.5% |
| Returned Check Charges | 34.36 | | | |
| Total Income | 58,737.64 | 54,197.50 | 4,540.14 | 108.4% |
| Gross Profit | 58,737.64 | 54,197.50 | 4,540.14 | 108.4% |
| Expense | | | | |
| Administrative | | | | |
| Accounting | 290.00 | 200.00 | 90.00 | 145.0% |
| Copies/Printing/Scans | 480.78 | 350.00 | 130.78 | 137.4% |
| Legal Fees | 1,155.50 | 2,000.00 | -844.50 | 57.8% |
| Insurance | 10,480.50 | 19,500.00 | -9,019.50 | 53.7% |
| Misc. Office Expense | 45.00 | 150.00 | -105.00 | 30.0% |
| Postage and Delivery | 271.05 | 255.00 | 16.05 | 106.3% |
| Property Management Fees | 4,000.00 | 4,000.00 | 0.00 | 100.0% |
| Property Transfer Fee | 800.00 | | | |
| Social Programs | 25.00 | 250.00 | -225.00 | 10.0% |
| Web Design/Management | 125.00 | 125.00 | 0.00 | 100.0% |
| Total Administrative | 17,672.83 | 26,830.00 | -9,157.17 | 65.9% |
| Bank Service Fee | 5.00 | 30.00 | -25.00 | 16.7% |
| Landscape Maintenance | | | | |
| Backflow Testing | 0.00 | 0.00 | 0.00 | 0.0% |
| Irrigation | 1,932.98 | 2,300.00 | -367.02 | 84.0% |
| Lawn Maintenance | 5,962.10 | 5,500.00 | 462.10 | 108.4% |
| Misc. Landscape Mtce | 1,618.29 | 1,250.00 | 368.29 | 129.5% |
| Mowing - Irrigated | 0.00 | 0.00 | 0.00 | 0.0% |
| Snow Removal | 0.00 | 500.00 | -500.00 | 0.0% |
| Tree Trimming/Spraying | 0.00 | 3,000.00 | -3,000.00 | 0.0% |
| Trimming Bushes | 0.00 | 1,500.00 | -1,500.00 | 0.0% |
| Total Landscape Maintenance | 9,513.37 | 14,050.00 | -4,536.63 | 67.7% |
| Structures & Road Maintenance | | | | |
| Barn Maintenance | 180.00 | 300.00 | -120.00 | 60.0% |
| Building Maintenance | 1,122.55 | 1,650.00 | -527.45 | 68.0% |
| Concrete | 0.00 | 1,500.00 | -1,500.00 | 0.0% |
| Deck Repair/Replacement | 1,596.68 | 1,500.00 | 96.68 | 106.4% |
| Fence | 1,785.00 | 4,300.00 | -2,515.00 | 41.5% |
| Gutters & Downspouts | 0.00 | 1,000.00 | -1,000.00 | 0.0% |
| Painting/Staining Decks | 1,875.00 | 1,500.00 | 375.00 | 125.0% |
| Painting - Fences | 0.00 | 400.00 | -400.00 | 0.0% |
| Painting - Units | 4,125.00 | 6,500.00 | -2,375.00 | 63.5% |
| Paving | 2,569.00 | 3,000.00 | -431.00 | 85.6% |
| Road Maintenance | 0.00 | 1,000.00 | -1,000.00 | 0.0% |
| Roofing | 0.00 | 4,000.00 | -4,000.00 | 0.0% |
| Siding | 0.00 | 1,000.00 | -1,000.00 | 0.0% |
| Total Structures & Road Maintenance | 13,253.23 | 27,650.00 | -14,396.77 | 47.9% |

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Cash Basis

Reynolds Farm Condominium Association Income & Expense Budget vs. Actual July through November 2013

| | Jul - Nov 13 | Budget | \$ Over Budget | % of Budget |
|------------------------|--------------|------------|----------------|-------------|
| Utilities | | | | |
| Electricity - 10132 | 415.19 | 410.00 | 5.19 | 101.3% |
| Water - 41509 | 497.27 | 458.00 | 39.27 | 108.6% |
| Water - 41648 | 388.95 | 375.00 | 13.95 | 103.7% |
| Water - 41806 | 1,495.69 | 1,400.00 | 95.69 | 106.8% |
| Water - 42126 | 330.26 | 356.00 | -25.74 | 92.8% |
| Water - 42189 | 546.21 | 540.00 | 6.21 | 101.2% |
| Water - 42249 | 281.27 | 270.00 | 11.27 | 104.2% |
| Water - 42399 | 1,852.24 | 1,800.00 | 52.24 | 102.9% |
| Water - 42595 | 270.33 | 270.00 | 0.33 | 100.1% |
| Water - 42604 | 467.42 | 375.00 | 92.42 | 124.6% |
| Water - 42707 | 389.93 | 375.00 | 14.93 | 104.0% |
| Water - 42748 | 236.29 | 218.00 | 18.29 | 108.4% |
| Water - 42778 | 294.85 | 315.00 | -20.15 | 93.6% |
| Water - 42808 | 1,290.59 | 1,625.00 | -334.41 | 79.4% |
| Total Utilities | 8,756.49 | 8,787.00 | -30.51 | 99.7% |
| Total Expense | 49,200.92 | 77,347.00 | -28,146.08 | 63.6% |
| Net Income | 9,536.72 | -23,149.50 | 32,686.22 | -41.2% |