

Revenue and Expenses

Wednesday October 1, 2008 to Friday October 31, 2008

Carriages @ Charleston Pt

Cash Accounting Year Starts January 1, 2008

	Current	Percent	Year To Date	Percent
INCOME				
Income				
Total Assessments				
3010 Assessments	\$13,494.00	129.7	\$137,593.00	104.8
Total Total Assessments	\$13,494.00	129.7	\$137,593.00	104.8
3017 Changes in Value	\$0.00	0.0	\$356.95	0.3
Interest Income				
3031 Interest on Oper Funds	\$1.42	0.0	\$14.90	0.0
3032 Interest on Reserve Funds	\$8.41	0.1	\$6,190.39	4.7
Total Interest Income	\$9.83	0.1	\$6,205.29	4.7
3020 Late Fees/Fines	\$0.00	0.0	\$70.00	0.1
3034 Insurance Recovery	\$0.00	0.0	\$810.00	0.6
3050 Misc. Income	\$0.00	0.0	(\$110.86)	0.1
3060 Reserve Transfers	(\$3,100.00)	29.8	(\$9,996.93)	7.6
3070 Reserve Interest Transfer	\$0.00	0.0	(\$3,576.00)	2.7
Total Income	\$10,403.83	100.0	\$131,351.45	100.0
TOTAL INCOME	\$10,403.83	100.0	\$131,351.45	100.0
EXPENSES				
Administrative Expense				
4041 Web Site Hosting	\$0.00	0.0	\$378.00	0.3
4051 Management Fees	\$1,380.00	13.3	\$13,470.00	10.3
4055 Property/Income Tax	(\$30.23)	0.3	(\$433.86)	0.3
4057 Copies/Postage	\$253.80	2.4	\$1,003.07	0.8
4058 Supplies	\$0.00	0.0	\$101.37	0.1
4059 Misc Admin Expense	\$0.00	0.0	\$211.00	0.2
4082 Legal Fees	\$0.00	0.0	\$96.00	0.1
4083 Audit/Tax Preparation	\$0.00	0.0	\$1,730.42	1.3
4084 Bank Charges	\$0.00	0.0	(\$10.00)	0.0
Total Administrative Expense	\$1,603.57	15.4	\$16,546.00	12.6
4071 Pest Control	\$90.00	0.9	\$90.00	0.1
4104 Income Tax	\$0.00	0.0	\$2,868.79	2.2
Expenses - Other				
Maintenance				
4023 Misc Maintenance	\$0.00	0.0	\$792.78	0.6
4053 Painting	\$1,080.00	10.4	\$15,065.00	11.5
4056 Roof Repair	\$170.80	1.6	\$170.80	0.1
4011 Grounds Contract	\$1,968.75	18.9	\$13,781.25	10.5
4013 Tree & Shrub Services	\$0.00	0.0	(\$2,080.00)	1.6
4015 Irrigation Repairs	\$2,039.44	19.6	\$3,634.94	2.8
4016 Snow Removal	\$0.00	0.0	\$1,019.00	0.8
4017 Landscape Maintenance	\$2,440.00	23.5	\$8,446.25	6.4
4018 Misc. Landscape Maintenance	\$0.00	0.0	\$5,987.21	4.6
Total Maintenance	\$7,698.99	74.0	\$46,817.23	35.6
Utilities				

Revenue and Expenses

Wednesday October 1, 2008 to Friday October 31, 2008

Carriages @ Charleston PI (Continued)

Cash Accounting Year Starts January 1, 2008

	Current	Percent	Year To Date	Percent
EXPENSES (Continued)				
Expenses - Other (Continued)				
Utilities (Continued)				
4033 Water	\$2,060.78	19.8	\$14,535.50	11.1
4035 Trash Removal	\$713.72	6.9	\$7,052.12	5.4
4031 Electricity	\$104.34	1.0	\$2,120.04	1.6
Total Utilities	\$2,878.84	27.7	\$23,707.66	18.0
Insurance				
4042 Casualty/Liability	\$0.00	0.0	\$19,611.51	14.9
4044 D & O Insurance	\$0.00	0.0	\$964.00	0.7
4046 Workman's Comp	\$0.00	0.0	(\$1.00)	0.0
Total Insurance	\$0.00	0.0	\$20,574.51	15.7
Total Expenses - Other	\$10,577.83	101.7	\$91,099.40	69.4
Other Expense				
6006 Concrete Reserve Expendit	\$0.00	0.0	\$8,790.00	6.7
Total Other Expenses	\$0.00	0.0	\$8,790.00	6.7
TOTAL EXPENSES	\$12,271.40	118.0	\$119,394.19	90.9
NET INCOME (LOSS)	(\$1,867.57)	18.0	\$11,957.26	9.1