

# Revenue and Expenses

Tuesday December 1, 2009 to Thursday December 31, 2009

## Carriages @ Charleston PI

Cash Accounting Year Starts January 1, 2009

|                                 | Current       | Percent | Year To Date   | Percent |
|---------------------------------|---------------|---------|----------------|---------|
| <b>INCOME</b>                   |               |         |                |         |
| Income                          |               |         |                |         |
| Total Assessments               |               |         |                |         |
| 3010 Assessments                | \$14,480.00   | 130.7   | \$174,460.00   | 132.6   |
| Total Total Assessments         | \$14,480.00   | 130.7   | \$174,460.00   | 132.6   |
| 3015 Reserves In / Expenditure  | \$50,000.00   | 451.4   | \$62,961.67    | 47.9    |
| Interest Income                 |               |         |                |         |
| 3031 Interest on Oper Funds     | \$2.97        | 0.0     | \$22.86        | 0.0     |
| 3032 Interest on Reserve Funds  | \$792.51      | 7.2     | \$4,596.06     | 3.5     |
| Total Interest Income           | \$795.48      | 7.2     | \$4,618.92     | 3.5     |
| 3020 Late Fees/Fines            | \$0.00        | 0.0     | \$25.00        | 0.0     |
| 3060 Reserve Transfers          | (\$53,406.67) | 482.2   | (\$105,915.16) | 80.5    |
| 3070 Reserve Interest Transfer  | (\$792.51)    | 7.2     | (\$4,596.06)   | 3.5     |
| Total Income                    | \$11,076.30   | 100.0   | \$131,554.37   | 100.0   |
| TOTAL INCOME                    | \$11,076.30   | 100.0   | \$131,554.37   | 100.0   |
| <b>EXPENSES</b>                 |               |         |                |         |
| Administrative Expense          |               |         |                |         |
| 4040 Social Expense             | \$0.00        | 0.0     | \$21.77        | 0.0     |
| 4051 Management Fees            | \$1,380.00    | 12.5    | \$16,560.00    | 12.6    |
| 4052 Legal Fees                 | \$0.00        | 0.0     | \$141.55       | 0.1     |
| 4057 Copies/Postage             | \$115.60      | 1.0     | \$1,744.05     | 1.3     |
| 4082 Legal Fees                 | \$49.68       | 0.4     | \$313.18       | 0.2     |
| 4083 Audit/Tax Preparation      | \$0.00        | 0.0     | \$300.00       | 0.2     |
| 4084 Bank Charges               | \$0.00        | 0.0     | \$64.88        | 0.0     |
| 4104 Income Tax                 | \$67.00       | 0.6     | \$234.00       | 0.2     |
| Total Administrative Expense    | \$1,612.28    | 14.6    | \$19,379.43    | 14.7    |
| Expenses - Other                |               |         |                |         |
| Maintenance                     |               |         |                |         |
| 4023 Misc Maintenance           | \$0.00        | 0.0     | \$1,495.00     | 1.1     |
| 4053 Painting                   | \$0.00        | 0.0     | \$12,995.00    | 9.9     |
| 4058 Fire Hydrant Testing       | \$0.00        | 0.0     | \$330.00       | 0.3     |
| 4064 Fence & Wall Repair        | \$0.00        | 0.0     | \$616.25       | 0.5     |
| 4071 Pest Control               | \$0.00        | 0.0     | \$150.00       | 0.1     |
| 4011 Grounds Contract           | \$2,038.00    | 18.4    | \$22,683.00    | 17.2    |
| 4012 Gutter                     | \$0.00        | 0.0     | \$190.00       | 0.1     |
| 4013 Tree & Shrub Services      | \$0.00        | 0.0     | \$605.00       | 0.5     |
| 4015 Irrigation Repairs         | \$0.00        | 0.0     | \$1,894.50     | 1.4     |
| 4016 Snow Removal               | \$0.00        | 0.0     | \$4,923.75     | 3.7     |
| 4017 Landscape Maintenance      | \$0.00        | 0.0     | \$550.00       | 0.4     |
| 4018 Misc. Landscape Maintenanc | \$786.50      | 7.1     | \$1,281.37     | 1.0     |
| Total Maintenance               | \$2,824.50    | 25.5    | \$47,713.87    | 36.3    |
| Utilities                       |               |         |                |         |
| 4033 Water                      | \$52.10       | 0.5     | \$13,271.75    | 10.1    |
| 4034 Storm Water Enterprise     | \$0.00        | 0.0     | \$299.70       | 0.2     |

# Revenue and Expenses

Tuesday December 1, 2009 to Thursday December 31, 2009

## Carriages @ Charleston PI (Continued)

Cash Accounting Year Starts January 1, 2009

|                                | Current     | Percent | Year To Date | Percent |
|--------------------------------|-------------|---------|--------------|---------|
| <b>EXPENSES (Continued)</b>    |             |         |              |         |
| Expenses - Other (Continued)   |             |         |              |         |
| Utilities (Continued)          |             |         |              |         |
| 4035 Trash Removal             | \$700.32    | 6.3     | \$8,222.16   | 6.3     |
| 4031 Electricity               | \$136.59    | 1.2     | \$1,366.27   | 1.0     |
| Total Utilities                | \$889.01    | 8.0     | \$23,159.88  | 17.6    |
| Insurance                      |             |         |              |         |
| 4042 Casualty/Liability        | \$5,783.75  | 52.2    | \$34,341.84  | 26.1    |
| 4044 D & O Insurance           | \$0.00      | 0.0     | \$272.00     | 0.2     |
| 4102 Workmens Comp.            | \$0.00      | 0.0     | \$325.00     | 0.2     |
| Total Insurance                | \$5,783.75  | 52.2    | \$34,938.84  | 26.6    |
| Total Expenses - Other         | \$9,497.26  | 85.7    | \$105,812.59 | 80.4    |
| 6001 Asphalt Reserve Expeditur | \$0.00      | 0.0     | \$9,555.00   | 7.3     |
| TOTAL EXPENSES                 | \$11,109.54 | 100.3   | \$134,747.02 | 102.4   |
| NET INCOME (LOSS)              | (\$33.24)   | 0.3     | (\$3,192.65) | 2.4     |