

TOPAZ AT THE MALL

AS OF APRIL 30, 2018

ASSETS

CASH

1011 CASH-US BANK	17,925.77
1019 RES-US BANK	140,220.05

TOTAL CASH 158,145.82

ACCOUNTS RECEIVABLE

1110 DUES RECEIVABLE	4,059.83
1130 DUE FROM OPERATING	19,500.00

TOTAL RECEIVABLES 23,559.83

TOTAL ASSETS 181,705.65

LIABILITIES & EQUITY

CURRENT LIABILITIES

2115 PREPAID ASSESSMENTS	12,310.36
2150 COMCAST AGREEMENT	5,250.00
2170 RTD PROCEEDS	57,261.00
2190 DUE TO RESERVES	19,500.00

TOTAL LIABILITIES 94,321.36

EQUITY

2935 OPENING BAL EQUITY	6,443.00
2936 RETAINED EARNINGS	46,067.00
2940 CURRENT EARNINGS	13,720.87
2941 CURRENT EARNINGS	(13,720.87)
2950 RESERVE FUND-PRIOR	99,646.93
2955 RESERVE FUND-CURRENT	3,405.12
2960 OPERATING FUND-PRIOR	(78,493.51)
2965 OPERATING FD-CURRENT	10,315.75

TOTAL EQUITY 87,384.29

TOT LIABILITY AND EQUITY 181,705.65

TOPAZ AT THE MALL

Budget Comparison Report
AS OF APRIL 30, 2018
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$22,936.00	\$22,936.00	\$0.00	\$22,936.00	\$22,936.00	\$0.00
5210 LATE FEE CHARGE	0.00	65.00	65.00	0.00	65.00	65.00
5220 COLLECTION COST REC	290.00	372.00	82.00	290.00	372.00	82.00
5240 CAPITALIZATION	0.00	948.00	948.00	0.00	948.00	948.00
5245 INTEREST INCOME	0.00	0.80	0.80	0.00	0.80	0.80
5450 TRANSFERS TO RESERVE	(3,333.00)	(3,333.00)	0.00	(3,333.00)	(3,333.00)	0.00
TOTAL INCOME	<u>19,893.00</u>	<u>20,988.80</u>	<u>1,095.80</u>	<u>19,893.00</u>	<u>20,988.80</u>	<u>1,095.80</u>
EXPENSES						
7030 MANAGEMENT FEES	1,100.00	1,100.00	0.00	1,100.00	1,100.00	0.00
7045 LEGAL COLLECTIONS	290.00	210.00	80.00	290.00	210.00	80.00
7060 PRINTING & COPYING	75.00	34.90	40.10	75.00	34.90	40.10
7062 POSTAGE	19.00	27.71	(8.71)	19.00	27.71	(8.71)
7090 MISC ADMINISTRATIVE	166.00	50.00	116.00	166.00	50.00	116.00
TOTAL ADMINISTRATIVE	<u>1,650.00</u>	<u>1,422.61</u>	<u>227.39</u>	<u>1,650.00</u>	<u>1,422.61</u>	<u>227.39</u>
7130 INSURANCE	1,932.00	0.00	1,932.00	1,932.00	0.00	1,932.00
TOTAL TAXES & INSURANCE	<u>1,932.00</u>	<u>0.00</u>	<u>1,932.00</u>	<u>1,932.00</u>	<u>0.00</u>	<u>1,932.00</u>
7230 BLDG & FACILITY RPR	8,521.00	3,576.30	4,944.70	8,521.00	3,576.30	4,944.70
7250 LIGHT MAINTENANCE	200.00	0.00	200.00	200.00	0.00	200.00
7270 ROOF/GUTTERS	2,500.00	0.00	2,500.00	2,500.00	0.00	2,500.00
7280 PLBG & SEWER MAINT	250.00	0.00	250.00	250.00	0.00	250.00
TOTAL BUILDING MAINT	<u>11,471.00</u>	<u>3,576.30</u>	<u>7,894.70</u>	<u>11,471.00</u>	<u>3,576.30</u>	<u>7,894.70</u>
7320 GAS/ELECTRIC	233.00	184.57	48.43	233.00	184.57	48.43
7370 WATER/SEWER	3,750.00	3,669.57	80.43	3,750.00	3,669.57	80.43
7380 TRASH REMOVAL	792.00	1,958.00	(1,166.00)	792.00	1,958.00	(1,166.00)
TOTAL UTILITIES	<u>4,775.00</u>	<u>5,812.14</u>	<u>(1,037.14)</u>	<u>4,775.00</u>	<u>5,812.14</u>	<u>(1,037.14)</u>
7410 LANDSCAPE MAINT	700.00	0.00	700.00	700.00	0.00	700.00
7415 LANDSCAPE CONTRACT	620.00	635.00	(15.00)	620.00	635.00	(15.00)
TOTAL LANDSCAPE MAINT	<u>1,320.00</u>	<u>635.00</u>	<u>685.00</u>	<u>1,320.00</u>	<u>635.00</u>	<u>685.00</u>

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
7526 PEST CONTROL	400.00	(1,244.00)	1,644.00	400.00	(1,244.00)	1,644.00
TOTAL GROUNDS MAINTENAN	400.00	(1,244.00)	1,644.00	400.00	(1,244.00)	1,644.00
7630 SNOW REMOVAL	500.00	471.00	29.00	500.00	471.00	29.00
TOTAL SNOW/ROAD MAINT	500.00	471.00	29.00	500.00	471.00	29.00
TOTAL EXPENSES	22,048.00	10,673.05	11,374.95	22,048.00	10,673.05	11,374.95
NET PROFIT/LOSS	(2,155.00)	10,315.75	12,470.75	(2,155.00)	10,315.75	12,470.75

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RESERVE REVENUE						
9200 TRANSFER TO RESERVE	3,333.00	3,333.00	0.00	3,333.00	3,333.00	0.00
9350 INTEREST INCOME	0.00	72.12	72.12	0.00	72.12	72.12
TOTAL REVENUE	3,333.00	3,405.12	72.12	3,333.00	3,405.12	72.12
EXPENSE						
RESERVE EXPENSE						
EXCESS/LOSS OF RESERVES	3,333.00	3,405.12	72.12	3,333.00	3,405.12	72.12