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Budget
12/31/2008

7740 N 16th Street
Suite 300
Phoenix AZ 85020

373 Lots at \$113.50 quarterly

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2008
OPERATIONS													
4005 Assessments	42,336	0	0	42,336	0	0	42,336	0	0	42,336	0	0	169,342
4190 Transfers to Reserve Fund	-745	-745	-745	-745	-745	-745	-745	-745	-745	-745	-745	-745	-8,940
TOTAL INCOME	41,591	-745	-745	41,591	-745	-745	41,591	-745	-745	41,591	-745	-745	160,402
EXPENSES													
ADMINISTRATIVE													
5112 Meeting & Community	366	366	491	366	366	366	366	366	366	366	366	366	4,517
5135 Postage & Copies	300	1,125	1,125	300	300	300	300	300	300	300	300	300	5,250
5136 Bank Charges	50	0	0	0	0	0	0	0	0	0	0	0	50
5151 CPA Services	0	0	3,000	0	0	0	0	0	0	0	0	0	3,000
5154 Website Expense	0	0	50	0	0	50	0	0	50	0	0	50	200
5159 Legal Fees	425	425	425	425	425	425	425	425	425	425	425	425	5,100
5160 Insurance	0	4,385	0	0	0	0	0	0	0	0	0	0	4,385
5162 Income Taxes - State	50	0	0	0	0	0	0	0	0	0	0	0	50
5163 Property Taxes	50	0	0	0	0	0	0	0	0	0	0	0	50
5165 Taxes, Licenses & Fees	10	0	0	0	0	0	0	0	0	0	0	0	10
TOTAL ADMINISTRATIVE	1,251	6,301	5,091	1,091	1,091	1,141	1,091	1,091	1,141	1,091	1,091	1,141	22,612
UTILITIES													
5205 Electricity	70	70	70	70	70	70	70	70	70	70	70	70	840
5215 Water & Sewer	2,850	2,850	2,850	3,700	6,000	6,000	6,000	6,000	6,000	3,700	2,850	2,850	51,650
TOTAL UTILITIES	2,920	2,920	2,920	3,770	6,070	6,070	6,070	6,070	6,070	3,770	2,920	2,920	52,490
REPAIRS & MAINTENANCE													
5305 Common Area Maintenance	250	250	250	250	250	250	250	250	250	250	250	250	3,000
5306.10 Vandalism/Theft	250	100	100	100	250	250	250	250	100	100	100	100	1,950
5315 Pest Control	0	0	100	0	0	100	0	0	100	0	0	100	400
5324 Rye Grass Overseed	0	0	0	0	0	0	0	0	0	4,500	0	0	4,500

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5339 Tree Replacement	2,900	0	0	0	0	0	0	0	0	0	0	0	2,900
5347 Security	0	0	0	0	500	500	500	500	0	0	0	0	2,000
5350 Backflow Inspection	150	0	0	0	0	0	0	0	0	0	0	0	150
5355 Landscape - Other	150	150	150	150	150	150	150	150	150	150	150	150	1,800
5356 Plant Replacement	2,900	0	0	0	0	0	0	0	0	0	0	0	2,900
5358 Tree Pruning	4,000	0	0	0	0	0	0	0	0	0	0	0	4,000
5360 Granite Replacement	6,120	0	0	0	0	0	0	0	0	0	0	0	6,120
5362 Drywell Maintenance	100	0	0	0	0	0	0	0	0	0	0	0	100
5366 Sprinkler Repairs	165	165	165	165	165	165	165	165	165	165	165	165	1,980
5381 Sports Court Maintenance	0	0	100	0	0	100	0	0	100	0	0	100	400
TOTAL REPAIRS & MAINTENANCE	16,985	665	865	665	1,315	1,515	1,315	1,315	865	5,165	665	865	32,200
CONTRACT SERVICES													
5515 Exterminating Contract	100	100	100	100	100	100	100	100	100	100	100	100	1,200
5525 Landscape Contract	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	33,000
5530 Management Contract	1,575	1,575	1,575	1,575	1,575	1,575	1,575	1,575	1,575	1,575	1,575	1,575	18,900
TOTAL CONTRACT SERVICES	4,425	4,425	4,425	4,425	4,425	4,425	4,425	4,425	4,425	4,425	4,425	4,425	53,100
TOTAL EXPENSES	25,581	14,311	13,301	9,951	12,901	13,151	12,901	12,901	12,501	14,451	9,101	9,351	160,402
OPERATING NET SURPLUS/(DEFICIT)	16,010	-15,056	-14,046	31,640	-13,646	-13,896	28,690	-13,646	-13,246	27,140	-9,846	-10,096	0
RESERVES													
8165 Interest Income	34	35	36	37	38	39	40	41	42	43	44	45	471
8190 Transfers from Operating Fund	745	745	745	745	745	745	745	745	745	745	745	745	8,940
TOTAL RESERVE INCOME	779	780	781	782	783	784	785	786	787	788	789	790	9,411

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RESERVE NET SURPLUS/(DEFICIT)	779	780	781	782	783	784	785	786	787	788	789	790	9,411
TOTAL NET SURPLUS/(DEFICIT)	16,788	-14,276	-13,265	32,421	-12,863	-13,112	29,474	-12,860	-12,459	27,927	-9,057	-9,306	9,411