

VISTA POINT HOA

FEBRUARY 28, 2007

ASSETS

CASH			
1010 CASH-BANK OF CHOICE	\$	(4,395.84)	
1022 RES-BANK OF CHOICE		14,806.25	
1023 RES-CO STATE CD 95		10,000.00	
1024 RES-CO STATE CD 97		14,000.00	
1025 RES-CO STATE CD 98		13,000.00	
1026 RES-CO STATE CD 99		13,000.00	
1027 RES-CO STATE CD		10,000.00	

TOTAL CASH			70,410.41
ACCOUNTS RECEIVABLE			
1110 DUES RECEIVABLE		195.00	
1130 DUE FROM OPERATING		8,000.00	
1135 PREPAID EXPENSE		11,021.00	

TOTAL RECEIVABLES			19,216.00

TOTAL ASSETS			<u>89,626.41</u>

LIABILITIES

ACCOUNTS PAYABLE			
2115 PREPAID ASSESSMENTS		1,967.00	
2170 INS DEDUCTIBLE		(803.00)	
2190 DUE TO RESERVES		8,000.00	

TOTAL LIABILITIES			9,164.00
EQUITY			
2930 WORKING CAPITAL		11,904.00	
2940 CURRENT EARNINGS		(3,090.25)	
2941 CURRENT EARNINGS		3,090.25	
2950 RESERVE FUND-PRIOR		75,545.61	
2955 RESERVE FUND-CURRENT		3,467.64	
2960 OPERATING FUND-PRIOR		(3,896.95)	
2965 OPERATING FD-CURRENT		(6,557.89)	

TOTAL EQUITY			80,462.41

TOT LIABILITY AND EQUITY			<u>89,626.41</u>

VISTA POINT HOA

Budget Comparison Report
 FEBRUARY 28, 2007
 PREPARED BY
 WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$ 8,695.00	\$ 8,695.00	\$ 0.00	\$ 17,390.00	\$ 17,390.00	\$ 0.00
5210 LATE FEE CHARGE	10.00	30.00	20.00	20.00	30.00	10.00
5245 INTEREST INCOME	10.00	4.17	(5.83)	20.00	10.19	(9.81)
5450 TRANSFERS TO RESERVE	(1,694.00)	(1,694.00)	0.00	(3,388.00)	(3,388.00)	0.00
TOTAL INCOME	7,021.00	7,035.17	14.17	14,042.00	14,042.19	0.19
EXPENSES						
7030 MANAGEMENT FEES	650.00	650.00	0.00	1,300.00	1,300.00	0.00
7040 LEGAL FEES	25.00	0.00	25.00	50.00	0.00	50.00
7060 PRINTING & COPYING	25.00	53.45	(28.45)	50.00	86.35	(36.35)
7062 POSTAGE	28.00	58.82	(30.82)	56.00	99.84	(43.84)
7090 MISC ADMINISTRATIVE	50.00	22.00	28.00	100.00	44.00	56.00
TOTAL ADMINISTRATIVE	778.00	784.27	(6.27)	1,556.00	1,530.19	25.81
7130 INSURANCE	2,000.00	3,138.85	(1,138.85)	4,000.00	5,770.75	(1,770.75)
TOTAL TAXES & INSURANCE	2,000.00	3,138.85	(1,138.85)	4,000.00	5,770.75	(1,770.75)
7230 BLDG & FACILITY RPR	50.00	1,726.79	(1,676.79)	100.00	1,726.79	(1,626.79)
TOTAL BUILDING MAINT	50.00	1,726.79	(1,676.79)	100.00	1,726.79	(1,626.79)
7320 GAS/ELECTRIC	25.00	21.95	3.05	50.00	21.95	28.05
7370 WATER/SEWER	1,005.00	0.00	1,005.00	2,010.00	1,001.90	1,008.10
7380 TRASH REMOVAL	350.00	302.00	48.00	700.00	604.00	96.00
TOTAL UTILITIES	1,380.00	323.95	1,056.05	2,760.00	1,627.85	1,132.15

VISTA POINT HOA

Budget Comparison Report
 FEBRUARY 28, 2007

PREPARED BY
 WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
	\$	\$	\$	\$	\$	\$
7410 LANDSCAPE MAINT	200.00	0.00	200.00	400.00	0.00	400.00
7415 LANDSCAPE CONTRACT	250.00	250.00	0.00	500.00	500.00	0.00
TOTAL LANDSCAPE MAINT	450.00	250.00	200.00	900.00	500.00	400.00
7630 SNOW REMOVAL	666.00	3,959.50	(3,293.50)	1,332.00	9,444.50	(8,112.50)
TOTAL SNOW/ROAD MAINT	666.00	3,959.50	(3,293.50)	1,332.00	9,444.50	(8,112.50)
7821 POOL MAINT./BELLA V.	485.00	0.00	485.00	970.00	0.00	970.00
TOTAL REC/FACILITY EXP	485.00	0.00	485.00	970.00	0.00	970.00
TOTAL EXPENSES	5,809.00	10,183.36	(4,374.36)	11,618.00	20,600.08	(8,982.08)
NET PROFIT/LOSS	1,212.00	(3,148.19)	(4,360.19)	2,424.00	(6,557.89)	(8,981.89)

VISTA POINT HOA

Budget Comparison Report
 FEBRUARY 28, 2007

PREPARED BY
 WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
RESERVE REVENUE						
9200 TRANSFER TO RESERVES \$	1,694.00	\$ 1,694.00	\$ 0.00	\$ 3,388.00	\$ 3,388.00	\$ 0.00
9350 INTEREST INCOME	258.00	35.14	(222.86)	516.00	79.64	(436.36)
TOTAL REVENUE	1,952.00	1,729.14	(222.86)	3,904.00	3,467.64	(436.36)
EXPENSE						
RESERVE EXPENSE						
EXCESS/LOSS OF RESERVES	1,952.00	1,729.14	(222.86)	3,904.00	3,467.64	(436.36)