

VICTORIA VILLAGE HOA

Balance Sheet

01/31/2010

Assets

Accounts Receivable	49,049.53
Cash Operating	12,016.75
Cash - Money Market - UMB	47,053.22
CD 2/6/10 1.2% - UMB Bank	81,558.84
Reserve Escrow - UMB	118,387.47
CD 6/14/10 - 7 MO .60%	32,677.06
Allowance for Bad Debt	(25,000.00)
<u>Total Assets</u>	<u>315,742.87</u>

Liabilities

Accounts Receivable Over Collected	13,445.90
<u>Total Liabilities</u>	<u>13,445.90</u>

Net Worth

Reserve Interest Earned	87.21
Reserve-Consolidated	232,536.16
Working Capital	14,160.00
Prior Retained Earnings	87,225.91
Net Income	(31,712.31)
<u>Total Net Worth</u>	<u>302,296.97</u>
<u>Total Net Worth and Liabilities</u>	<u>315,742.87</u>

VICTORIA VILLAGE HOA

Income and Expense Comparative Statement

From 01/01/2010 to 01/31/2010

	January 2010		Year-to-Date			Yearly Budgets	
	Actual	Budget	Actual	Budget	Var. \$	Current	Last Year
Revenues							
Monthly Dues	35,955	35,955	35,955	35,955		431,460	
Key and Card Fees		17		17	(17)	200	
Interest Income	9	23	9	23	(14)	275	
Fines		12		12	(12)	150	
Late fee-Nsf Charges	340	625	340	625	(285)	7,500	
Total Revenues	36,304	36,632	36,304	36,632	(328)	439,585	0
Expenses							
Accounting Fees						2,000	
Administration Costs	861	700	861	700	(161)	8,400	
Bad Debt	18,973	1,667	18,973	1,667	(17,306)	20,000	
Concrete Repair		125		125	125	1,500	
Electric	584	569	584	569	(15)	6,825	
Fence/Wall Repair	585		585		(585)	1,200	
Gas	100		100		(100)	2,500	
General Mx and Repair	4,895	750	4,895	750	(4,145)	9,000	
Gutter Repair		542		542	542	6,500	
Insurance Property/Liability	3,260	4,000	3,260	4,000	740	48,000	
Insurance Claim Deductible	15,000		15,000		(15,000)		
Insurance-Workmans Comp		25		25	25	300	
Landscaping						2,000	
Legal Expense	1,230	2,000	1,230	2,000	770	24,000	
**Legal Reimb	(950)	(1,333)	(950)	(1,333)	(383)	(16,000)	
Lawn Contract	2,852	3,202	2,852	3,202	350	38,424	
Light (Electric) Maint/Repair		83		83	83	1,000	
Management Fees	3,570	3,570	3,570	3,570		42,840	
Painting		42		42	42	500	
Pest Control		83		83	83	1,000	
Pool/Jac Operations						6,800	
Pool/Jac Repairs						1,500	
Roof Repair		667		667	667	8,000	
Sign Repair/Replacement		42		42	42	500	
Snow Removal	1,598	4,000	1,598	4,000	2,402	20,000	
Street Repair/Sweep		100		100	100	1,200	

	January 2010		Year-to-Date			Yearly Budgets	
	Actual	Budget	Actual	Budget	Var. \$	Current	Last Year
Sprinkler Repair						6,000	
Trash	2,489	2,104	2,489	2,104	(385)	25,245	
Tree Maintenance		250		250	250	3,000	
Water	9,036	7,000	9,036	7,000	(2,036)	120,000	
Storm Water Fee		10		10	10	120	
Reserve Allocation Consolidated	3,936	3,936	3,936	3,936		47,231	
Total Expenses	68,019	34,134	68,019	34,134	(33,885)	439,585	0
Net Income	(31,715)	2,498	(31,715)	2,498	(34,213)	0	0