

Jasmine Park East Condo Assoc

OCTOBER 31, 2007

	ASSETS	
CASH		
1010 CASH-BANK OF CHOICE	\$ 27,551.13	
1023 RES-FIRST BANK	53,859.75	
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TOTAL CASH		81,410.88
ACCOUNTS RECEIVABLE		
1110 DUES RECEIVABLE	2,008.94	
1115 ALLOW FOR BAD DEBT	(1,000.00)	
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1140 UNIT #109	38,200.00	
1145 ACCUM DEPREC. #109	(13,753.00)	24,447.00
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TOTAL ASSETS		25,455.94
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TOTAL CURRENT ASSETS		106,866.82
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TOTAL ASSETS		=====
		106,866.82
		=====

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LIABILITIES

ACCOUNTS PAYABLE

2115 PREPAID ASSESSMENTS	6,967.37
2162 #109 SEC DEPOSIT	500.00
2165 PAYROLL PAYABLE	(1,240.80)

TOTAL PAYABLES

6,226.57

TOTAL LIABILITIES

6,226.57

EQUITY

2930 WORKING CAPITAL	39,778.24
2940 CURRENT EARNINGS	17,127.82
2941 CURRENT EARNINGS	(17,127.82)
2950 RESERVE FUND-PRIOR	79,396.96
2955 RESERVE FUND-CURRENT	620.53
2960 OPERATING FUND-PRIOR	(35,662.77)
2965 OPERATING FD-CURRENT	16,507.29

TOTAL EQUITY

100,640.25

TOT LIABILITY AND EQUITY

106,866.82

Budget Comparison Report  
OCTOBER 31, 2007

PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
INCOME						
5110 ASSESSMENTS	\$ 11,100.00	\$ 11,100.00	\$ 0.00	\$ 111,000.00	\$ 111,000.00	\$ 0.00
5115 APT #109 RENT	600.00	700.00	100.00	5,470.00	2,755.00	(2,715.00)
5210 LATE FEE CHARGE	30.00	20.00	(10.00)	290.00	240.00	(50.00)
5211 MOVE IN/OUT CHARGE	100.00	100.00	0.00	600.00	700.00	100.00
5216 CELLULAR RENT	1,404.00	1,512.16	108.16	14,045.00	16,156.88	2,111.88
5217 UTILITY REIMBURSED	260.00	380.27	120.27	2,680.00	4,328.87	1,648.87
5220 COLLECTION COST REC	0.00	0.00	0.00	250.00	791.70	541.70
5230 STORAGE INCOME	30.00	30.00	0.00	300.00	310.00	10.00
5245 INTEREST INCOME	10.00	24.61	14.61	90.00	170.79	80.79
5255 MISC INCOME	0.00	30.00	30.00	300.00	380.00	80.00
5450 TRANSFERS TO RESERVE	(2,250.00)	(2,250.00)	0.00	(22,500.00)	(22,500.00)	0.00
<b>TOTAL INCOME</b>	<b>11,284.00</b>	<b>11,647.04</b>	<b>363.04</b>	<b>112,525.00</b>	<b>114,333.24</b>	<b>1,808.24</b>
EXPENSES						
7030 MANAGEMENT FEES	750.00	750.00	0.00	7,500.00	7,500.00	0.00
7040 LEGAL FEES	0.00	0.00	0.00	500.00	0.00	500.00
7045 LEGAL COLLECTIONS	50.00	0.00	50.00	300.00	791.70	(491.70)
7055 AUDIT FEES	0.00	0.00	0.00	1,100.00	0.00	1,100.00
7060 PRINTING & COPYING	50.00	8.45	41.55	500.00	585.25	(85.25)
7062 POSTAGE	25.00	18.77	6.23	300.00	229.65	70.35
7075 LICENSE, PERMITS, DUES	0.00	0.00	0.00	700.00	405.00	295.00
7076 MANAGER SALARY	1,900.00	1,400.00	500.00	17,250.00	13,600.00	3,650.00
7077 PAYROLL TAX EXPENSE	125.00	0.00	125.00	1,250.00	0.00	1,250.00
7082 INTERCOM PHONE	171.00	170.99	0.01	1,710.00	1,627.04	82.96
7085 ANNUAL MEETING	0.00	0.00	0.00	50.00	25.00	25.00
7090 MISC ADMINISTRATIVE	0.00	22.00	(22.00)	100.00	231.65	(131.65)
<b>TOTAL ADMINISTRATIVE</b>	<b>3,121.00</b>	<b>2,416.22</b>	<b>704.78</b>	<b>31,760.00</b>	<b>25,455.39</b>	<b>6,304.61</b>

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	BUDGET	ACTUAL	CURR. VARIANCE	YTD BUDGET	YTD ACTUAL	YTD VARIANCE
\$	\$	\$	\$	\$	\$	\$
7120 TAXES	0.00	0.00	0.00	600.00	592.49	7.51
7130 INSURANCE	850.00	0.00	850.00	8,782.00	6,553.14	2,228.86
TOTAL TAXES & INSURANCE	850.00	0.00	850.00	9,382.00	7,145.63	2,236.37
7230 BLDG & FACILITY RPR	450.00	0.00	450.00	900.00	898.32	1.68
7231 UNIT 109 EXPENSES	0.00	0.00	0.00	0.00	522.85	(522.85)
7235 FIRE ALARM	330.00	0.00	330.00	3,340.00	3,593.90	(253.90)
7240 LIGHTING SUPPLIES	0.00	0.00	0.00	500.00	279.57	220.43
7250 LIGHT MAINTENANCE	0.00	0.00	0.00	1,200.00	0.00	1,200.00
7256 GARAGE REPAIRS	0.00	0.00	0.00	1,500.00	501.96	998.04
7270 ROOF REPAIRS	125.00	0.00	125.00	500.00	454.00	46.00
7275 ELEVATOR	250.00	294.00	(44.00)	2,500.00	2,884.00	(384.00)
7280 PLBG & SEWER MAINT	0.00	558.60	(558.60)	3,000.00	2,530.75	469.25
7285 JANITORIAL PAYROLL	0.00	0.00	0.00	0.00	31.78	(31.78)
7290 OTHER BUILDING MAINT	0.00	0.00	0.00	1,000.00	350.00	650.00
7294 KEYS	0.00	0.00	0.00	0.00	154.66	(154.66)
7295 GENERAL SUPPLIES	40.00	280.41	(240.41)	360.00	653.27	(293.27)
7296 CARPET & PAINT	0.00	0.00	0.00	1,500.00	1,042.00	458.00
TOTAL BUILDING MAINT	1,195.00	1,133.01	61.99	16,300.00	13,897.06	2,402.94
7320 ELECTRIC	2,290.00	1,854.63	435.37	22,900.00	21,588.21	1,311.79
7321 GAS	1,700.00	537.21	1,162.79	17,100.00	14,580.47	2,519.53
7340 HVAC	500.00	258.60	241.40	1,500.00	2,615.99	(1,115.99)
7370 WATER/SEWER	0.00	0.00	0.00	8,350.00	6,622.07	1,727.93
7380 TRASH REMOVAL	494.00	472.69	21.31	4,949.00	4,484.45	464.55
TOTAL UTILITIES	4,984.00	3,123.13	1,860.87	54,799.00	49,891.19	4,907.81
7410 LANDSCAPE MAINT	0.00	42.00	(42.00)	300.00	461.31	(161.31)
7415 LANDSCAPE CONTRACT	0.00	0.00	0.00	0.00	42.00	(42.00)
7420 LANDSCAPE RENOVATION	0.00	0.00	0.00	0.00	215.12	(215.12)

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	\$	\$	\$	\$	\$	\$
7425 TREE PRUNING	0.00	0.00	0.00	920.00	0.00	920.00
7426 TREE/TURF SPRAYING	0.00	0.00	0.00	0.00	585.00	(585.00)
7428 FLOWERS	0.00	0.00	0.00	210.00	0.00	210.00
7440 SPRINKLER SYS MAINT	0.00	0.00	0.00	0.00	29.87	(29.87)
TOTAL LANDSCAPE MAINT	0.00	42.00	(42.00)	1,430.00	1,333.30	96.70
7526 PEST CONTROL	250.00	0.00	250.00	500.00	0.00	500.00
TOTAL GROUNDS MAINTENANCE	250.00	0.00	250.00	500.00	0.00	500.00
7630 SNOW REMOVAL	0.00	0.00	0.00	300.00	103.38	196.62
TOTAL SNOW/ROAD MAINT	0.00	0.00	0.00	300.00	103.38	196.62
TOTAL EXPENSES	10,400.00	6,714.36	3,685.64	114,471.00	97,825.95	16,645.05
NET PROFIT/LOSS	884.00	4,932.68	4,048.68	(1,946.00)	16,507.29	18,453.29

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RESERVE REVENUE						
9200 TRANSFER TO RESERVES \$	2,250.00	\$ 2,250.00	\$ 0.00	\$ 22,500.00	\$ 22,500.00	\$ 0.00
9350 INTEREST INCOME	158.00	66.62	(91.38)	1,580.00	662.39	(917.61)
TOTAL REVENUE	2,408.00	2,316.62	(91.38)	24,080.00	23,162.39	(917.61)
EXPENSE						
9540 CONCRETE	0.00	0.00	0.00	0.00	12,137.00	(12,137.00)
9560 SPECIAL EQUIPMENT	0.00	0.00	0.00	0.00	10,394.86	(10,394.86)
9570 BANK CHARGES	0.00	0.00	0.00	0.00	10.00	(10.00)
TOTAL EXPENSES	0.00	0.00	0.00	0.00	22,541.86	(22,541.86)
EXCESS/LOSS OF RESERVES	2,408.00	2,316.62	(91.38)	24,080.00	620.53	(23,459.47)