

RED CLIFFS CONDOS AT GLENWOOD PARK ASSOC.

Profit & Loss

January through September 2013

Accrual Basis

	<u>Jan - Sep 13</u>
Ordinary Income/Expense	
Income	
Interest Earned	1.61
Late Payment - Per Month Fee	70.00
Monthly Regular Assessments	101,520.00
Pool Key Fee	125.00
Special Assesment	43,500.00
Storage Key Deposit	25.00
Total Income	<u>145,241.61</u>
Expense	
Bad Debt	1,170.00
Capital Projects	
Dryer Vent Repair	4,660.10
Painting	25,620.00
Total Capital Projects	<u>30,280.10</u>
Chimney Expenses	
Chimney Cleaning	0.00
Chimney Inspections	0.00
Chimney Repairs	75.00
Total Chimney Expenses	<u>75.00</u>
Gen. Maint/Rpr Expense	
Door Repair	93.90
Drywall Repairs	62.00
Electric Repairs	294.96
Fire Extinguisher Inspection/Re	94.47
Key/Lock Repair	0.00
Parking Lot Sweeping	425.00
Pest Control	35.00
Plumbing Repairs	488.60
Power Wash Stairwells	675.00
Roof Repairs	590.00
Siding Repair	1,185.00
Signs	247.00
Total Gen. Maint/Rpr Expense	<u>4,190.93</u>
Insurance Expense	
Property Liability Insurance	9,109.60
Total Insurance Expense	<u>9,109.60</u>
Landscaping and Groundskeeping	
Fertilizer	325.00
Sanctuary Common Maint.	9,000.00
Sprinkler Repair	1,780.00
Sprinkler Start-up	1,194.00
Tree Maint.	2,650.00
Weed Maint.	1,080.00
Total Landscaping and Groundskeeping	<u>16,029.00</u>
Office Expense	
Copies/Mailings	37.94
HOA Checks/HOA Stamp	90.34
Post Office Box Rental	0.00
Postage and Delivery	138.00
State HOA Annual Fees	20.00
Total Office Expense	<u>286.28</u>
Professional Fees	
Legal Fees	315.00
Property Management Fees	6,750.00
Tax Return Chg	75.00
Website Maint.	225.00
Total Professional Fees	<u>7,365.00</u>

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	<u>Jan - Sep 13</u>
Snow Removal	
Snow Melt	190.00
Snow Plowing	1,810.00
Total Snow Removal	<u>2,000.00</u>
Swimming Pool Maintenance	
Cleaning-Pool Area	518.73
Light Repair	14.00
Plumbing Rpr	0.00
Pool Repair	2,586.94
Poolscapes Pool Maint	3,931.76
Total Swimming Pool Maintenance	<u>7,051.43</u>
Utilities	
Electric	7,459.16
Gas	2,708.54
Trash Removal	3,785.36
Water/Sewer	22,538.25
Total Utilities	<u>36,491.31</u>
Total Expense	<u>114,048.65</u>
Net Ordinary Income	<u>31,192.96</u>
Net Income	<u><u>31,192.96</u></u>