

**STONE CANYON CONDOMINIUMS**

Balance Sheet  
As of 02/28/18

ASSETS

Mutual of Omaha Bank Operating	\$	274,680.30	
RBC Wealth Management		475,123.13	
Adjust Investments to Cost		(3,336.51)	
Accounts Receivable		58,120.27	
Allowance for Doubtful Account		(10,500.00)	
Accrued Interest Receivable		208.82	
Prepaid Insurance		50,190.47	
Prepaid Income Tax		2,300.00	
Deposits		1,110.00	
Due From Operating		360,619.00	
<b>TOTAL ASSETS</b>			<b>\$ 1,208,515.48</b>
			=====

LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$	63,590.75	
Due to Reserves		360,619.00	
Prepaid Assessments		32,854.44	
Colo Payback Due 2020		23.62	
Colorado Payback Due 2022		216.00	
Deferred Revenue		27,260.00	
Subtotal Current Liab.			<b>\$ 484,563.81</b>

RESERVES:

Subtotal Reserves			<b>\$ .00</b>
-------------------	--	--	---------------

EQUITY:

Retained Earnings Operating	\$	42,232.21	
Working Capital Retained Earni		131,345.87	
Retained Earnings - Reserve		509,404.65	
Current Year Net Income/(Loss)		40,968.94	
Subtotal Equity			<b>\$ 723,951.67</b>

<b>TOTAL LIABILITIES &amp; EQUITY</b>			<b>\$ 1,208,515.48</b>
			=====

# STONE CANYON CONDOMINIUMS

Income/Expense Statement  
Period: 02/01/18 to 02/28/18

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>INCOME:</b>								
04000	Assessment Income	60,394.00	60,394.00	.00	120,788.00	120,788.00	.00	724,728.00
04020	Violation Income	.00	41.67	(41.67)	200.00	83.34	116.66	500.00
04100	Late Fee Income	756.00	333.33	422.67	1,436.00	666.66	769.34	4,000.00
04300	Comcast Rebate Income	.00	313.33	(313.33)	.00	626.66	(626.66)	3,760.00
04400	Miscellaneous Income	20.00	.00	20.00	20.00	.00	20.00	.00
04450	Interest Income - Operating	10.60	.00	10.60	21.74	.00	21.74	.00
04500	Reserve Contributions	(9,700.00)	(9,700.00)	.00	(19,400.00)	(19,400.00)	.00	(116,400.00)
	<b>Total Income</b>	<b>51,480.60</b>	<b>51,382.33</b>	<b>98.27</b>	<b>103,065.74</b>	<b>102,764.66</b>	<b>301.08</b>	<b>616,588.00</b>
<b>EXPENSES</b>								
<b>Utilities Expense</b>								
05000	Electric	1,057.08	833.33	(223.75)	2,146.95	1,666.66	(480.29)	10,000.00
05050	Gas	46.82	583.33	536.51	230.96	1,166.66	935.70	7,000.00
05100	Water/Sewer	.00	15,690.92	15,690.92	11,818.67	31,381.84	19,563.17	188,291.00
05400	Trash Removal	5,451.00	5,274.58	(176.42)	10,724.00	10,549.16	(174.84)	63,295.00
	<b>Total Utilities Expense</b>	<b>6,554.90</b>	<b>22,382.16</b>	<b>15,827.26</b>	<b>24,920.58</b>	<b>44,764.32</b>	<b>19,843.74</b>	<b>268,586.00</b>
<b>Maintenance Expenses</b>								
06000	Building Maintenance Exterior	.00	333.33	333.33	825.00	666.66	(158.34)	4,000.00
06050	Building Maintenance Interior	600.00	.00	(600.00)	600.00	.00	(600.00)	.00
06200	Roof and Gutter Repairs	.00	250.00	250.00	.00	500.00	500.00	3,000.00
06300	Plumbing Repair	.00	416.67	416.67	200.00	833.34	633.34	5,000.00
06500	Landscape Contract	2,992.00	3,075.00	83.00	5,984.00	6,150.00	166.00	36,900.00
06525	Irrigation Repairs	.00	558.33	558.33	.00	1,116.66	1,116.66	6,700.00
06530	Landscape Improvements	.00	833.33	833.33	.00	1,666.66	1,666.66	10,000.00
06550	Plants/Trees	.00	291.67	291.67	.00	583.34	583.34	3,500.00
06600	Parking Lot Maintenance	.00	416.67	416.67	.00	833.34	833.34	5,000.00
06610	Storm Drain Servicing	.00	2,083.33	2,083.33	.00	4,166.66	4,166.66	25,000.00
06650	Janitorial	.00	83.33	83.33	.00	166.66	166.66	1,000.00
06665	Pool & Spa Maintenance	.00	566.67	566.67	.00	1,133.34	1,133.34	6,800.00
06670	Pool Chemicals	.00	366.67	366.67	.00	733.34	733.34	4,400.00
06700	Snow Removal	4,390.00	3,333.33	(1,056.67)	8,835.00	6,666.66	(2,168.34)	40,000.00
06750	Miscellaneous Grounds	.00	333.33	333.33	.00	666.66	666.66	4,000.00
06800	Dog Lawn Maint	209.15	125.00	(84.15)	581.60	250.00	(331.60)	1,500.00
06850	Common Area Lighting	.00	400.00	400.00	1,607.65	800.00	(807.65)	4,800.00
06900	Contingency	.00	50.17	50.17	.00	100.34	100.34	602.00
	<b>Total Maintenance Expenses</b>	<b>8,191.15</b>	<b>13,516.83</b>	<b>5,325.68</b>	<b>18,633.25</b>	<b>27,033.66</b>	<b>8,400.41</b>	<b>162,202.00</b>

Administrative/Business

# STONE CANYON CONDOMINIUMS

## Income/Expense Statement Period: 02/01/18 to 02/28/18

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
07000	Management	3,250.00	3,250.00	.00	6,500.00	6,500.00	.00	39,000.00
07100	Administration	696.12	916.67	220.55	895.92	1,833.34	937.42	11,000.00
07200	Insurance	9,778.55	9,333.33	(445.22)	19,557.10	18,666.66	(890.44)	112,000.00
07300	Audit/Tax Return	.00	175.00	175.00	.00	350.00	350.00	2,100.00
07310	Income Tax Expense	.00	166.67	166.67	.00	333.34	333.34	2,000.00
07350	Bad Debt	.00	250.00	250.00	.00	500.00	500.00	3,000.00
07500	Legal - General	.00	500.00	500.00	.00	1,000.00	1,000.00	6,000.00
07510	Legal - Collection	465.00	833.33	368.33	645.00	1,666.66	1,021.66	10,000.00
07600	Miscellaneous	.00	41.67	41.67	600.00	83.34	(516.66)	500.00
07900	Bank Charges	20.00	16.67	(3.33)	44.95	33.34	(11.61)	200.00
	<b>Total Administrative/Bus</b>	<b>14,209.67</b>	<b>15,483.34</b>	<b>1,273.67</b>	<b>28,242.97</b>	<b>30,966.68</b>	<b>2,723.71</b>	<b>185,800.00</b>
	<b>Total Operating Expense</b>	<b>28,955.72</b>	<b>51,382.33</b>	<b>22,426.61</b>	<b>71,796.80</b>	<b>102,764.66</b>	<b>30,967.86</b>	<b>616,588.00</b>
	<b>NET OPERATING INCOME (LOSS)</b>	<b>22,524.88</b>	<b>.00</b>	<b>22,524.88</b>	<b>31,268.94</b>	<b>.00</b>	<b>31,268.94</b>	<b>.00</b>
<b>Reserve Income</b>								
08000	Reserve Income	(9,700.00)	9,700.00	19,400.00	(9,700.00)	19,400.00	29,100.00	116,400.00
	<b>Reserve Income</b>	<b>(9,700.00)</b>	<b>9,700.00</b>	<b>19,400.00</b>	<b>(9,700.00)</b>	<b>19,400.00</b>	<b>29,100.00</b>	<b>116,400.00</b>
<b>Reserve Expenses</b>								
	<b>Total Reserve Expenses</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>
	<b>NET RESERVE INCOME (LOSS)</b>	<b>(9,700.00)</b>	<b>9,700.00</b>	<b>19,400.00</b>	<b>(9,700.00)</b>	<b>19,400.00</b>	<b>29,100.00</b>	<b>116,400.00</b>
	<b>Current Year Net Income (Loss)</b>	<b>32,224.88</b>	<b>(9,700.00)</b>	<b>41,924.88</b>	<b>40,968.94</b>	<b>(19,400.00)</b>	<b>60,368.94</b>	<b>(116,400.00)</b>