

Balance Sheet 4669 PHEASANT WALK HOA 12/31/2008
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PRIME MANAGEMENT GROUP  
 6300 PARK OF COMMERCE BLVD  
 Boca Raton FL 33487

Account	Description	As of Dec	As of Nov	Inc/(Dec)
<b>ASSETS</b>				
<b>**CURRENT ASSETS</b>				
10010 00	Cash-Operating	122,853	123,466	(614)
10010 38	Cash-Operating First Southern	210,691	107,003	103,688
10300	Accounts Receivable	39,772	46,448	(6,676)
10390	Allowance/Bad Debts	(1,000)	(1,000)	0
10500	Prepaid Insurance	7,975	9,380	(1,405)
10505	Prepaid Expenses	8,765	31,187	(22,422)
<b>**TOTAL CURRENT ASSETS</b>		<b>\$389,056</b>	<b>\$316,484</b>	<b>\$72,571</b>
<b>**TOTAL ASSETS</b>		<b>\$389,056</b>	<b>\$316,484</b>	<b>\$72,571</b>
<b>LIABILITIES</b>				
<b>**CURRENT LIABILITIES</b>				
20000	Accounts Payable	7,194	715	6,479
20005	Collection Charges Due to Prime	700	1,225	(525)
20010	Accrued Expenses	8,026	7,457	569
20030	Insurance Payable	3,127	3,851	(723)
20100	Prepaid Assessments	115,738	5,785	109,953
20150	Unearned Assessments	0	30,333	(30,333)
20151	Unearned Cable	149,761	184,536	(34,775)
<b>**TOTAL CURRENT LIABILITIES</b>		<b>\$284,547</b>	<b>\$233,902</b>	<b>\$50,644</b>
<b>**TOTAL LIABILITIES</b>		<b>\$284,547</b>	<b>\$233,902</b>	<b>\$50,644</b>
<b>EQUITY</b>				
<b>**MEMBERS EQUITY</b>				
38880	Fund Balance	44,702	44,702	0
	Current Year Net Income/(Loss)	\$59,807	\$37,880	\$21,927
<b>**TOTAL MEMBERS EQUITY</b>		<b>\$104,509</b>	<b>\$82,582</b>	<b>\$21,927</b>
<b>**TOTAL LIABILITIES &amp; EQUITY</b>		<b>\$389,056</b>	<b>\$316,484</b>	<b>\$72,571</b>

Income Statement Budget vs Actual  
4669 PHEASANT WALK HOA  
12/31/2008

PRIME MANAGEMENT GROUP  
6300 PARK OF COMMERCE BLVD  
Boca Raton FL 33487

GL Account	Description	Dec Actual	9/08 Budget	9/08 Variance	YTD Actual	YTD Budget	YTD Variance
<b>REVENUE</b>							
40000	Owner Assessments	31,163	30,337	826	364,730	364,000	730
40014	Collection Charge Inc	225	0	225	9,040	0	9,040
40025	NSF Check Fees	0	0	0	72	0	72
40052	Newsletter Advertising	0	38	(38)	3,494	500	2,994
40080	Interest Income	166	0	166	1,078	0	1,078
40087	Doc Insurance Reimbursement	0	37	(37)	0	400	(400)
40090	Miscellaneous Income	0	0	0	1,716	0	1,716
42020	Cable Income	34,775	22,325	12,450	262,407	267,845	(5,438)
<b>**TOTAL REVENUE</b>		<b>\$66,330</b>	<b>\$52,737</b>	<b>\$13,593</b>	<b>\$642,537</b>	<b>\$632,745</b>	<b>\$9,792</b>
<b>EXPENSES</b>							
<b>**ADMINISTRATIVE</b>							
50005	Accounting Fees	500	500	0	12,000	6,000	(6,000)
50026	Recording Fees	0	13	13	0	200	200
50045 03	Legal Fees Other	150	212	62	4,600	2,500	(2,100)
50045 04	Legal Fees Collections	0	125	125	13,510	1,500	(12,010)
50045 13	Legal Fees Covenant Enforcement	0	413	413	150	5,000	4,850
50048	Annual Meeting	0	38	38	0	500	500
50050 00	Taxes, License, Permits	0	12	12	0	100	100
50055	Meeting Supplies	0	37	37	402	400	(2)
50056	Meeting Room Expense	0	37	37	0	400	400
50060	Newsletter Printing	317	500	183	2,548	6,000	3,452
50070	Storage Unit	153	163	10	1,820	2,000	180
50075	Office Supplies	0	19	19	4,374	250	(4,124)
50080	Postage/Other	(300)	263	563	2,050	3,200	1,150
50082	Payment Booklets	0	237	237	0	2,800	2,800
50100	Community Relations	0	212	212	0	2,500	2,500
50110	Miscellaneous	0	763	763	2,310	9,200	6,890
50125	Channel 63 Management	0	188	188	1,373	2,300	927
<b>**TOTAL ADMINISTRATIVE</b>		<b>\$820</b>	<b>\$5,782</b>	<b>\$2,962</b>	<b>\$45,138</b>	<b>\$49,850</b>	<b>(\$2,866)</b>
<b>**PROPERTY INSURANCE</b>							
52030	Insurance	1,405	1,694	289	16,051	20,350	4,299
<b>**TOTAL PROPERTY INSURANCE</b>		<b>\$1,405</b>	<b>\$1,694</b>	<b>\$289</b>	<b>\$16,051</b>	<b>\$20,350</b>	<b>\$4,299</b>
<b>**UTILITIES</b>							
54050 00	Electricity	2,474	2,337	(137)	31,174	28,000	(3,174)
<b>**TOTAL UTILITIES</b>		<b>\$2,474</b>	<b>\$2,337</b>	<b>(\$137)</b>	<b>\$31,174</b>	<b>\$28,000</b>	<b>(\$3,174)</b>
<b>**CONTRACTS</b>							
60013	Cable Television	24,974	22,325	(2,649)	269,158	267,845	(1,313)
60073	Irrigation Repair & Maint	150	1,025	875	2,782	12,300	9,518
60079	Tree Trimming	0	675	675	9,000	8,100	(900)
60090	Lawn Maintenance	3,500	3,500	0	42,000	42,000	0
61000	Management Services	0	4,337	4,337	39,000	52,000	13,000
61027	Front Entrance Wall & Pressure Cle	0	625	625	533	7,500	6,967
61045 00	Security - PBC Sheriff	8,192	7,962	(230)	98,298	95,500	(2,798)
61055	Trash Removal	85	100	15	1,191	1,200	9
<b>**TOTAL CONTRACTS</b>		<b>\$36,900</b>	<b>\$40,549</b>	<b>(\$3,649)</b>	<b>\$481,969</b>	<b>\$486,445</b>	<b>(\$2,488)</b>

**Income Statement Budget vs Actual**  
**4669 PHEASANT WALK HOA**  
**12/31/2008**

PRIME MANAGEMENT GROUP  
 6300 PARK OF COMMERCE BLVD  
 Boca Raton FL 33487

Account	Description	Dec	Dec	Dec	YTD	YTD	YTD
		Actual	Budget	Variance	Actual	Budget	Variance
<b>**REPAIRS/MAINTENANCE</b>							
70043 00	Repairs/Maintenance	54	0	(54)	3,140	0	(3,140)
70089	R&M Playground	0	413	413	3,814	5,000	1,186
70125	Street Sign Maintenance	0	87	87	16	1,000	984
70135	Landscape Replacement	0	3,088	3,088	17,617	37,100	19,483
70166	Mulch Pheasant Way	0	337	337	0	4,000	4,000
70167	Mulch - Playground	2,350	337	(2,013)	2,350	4,000	1,650
70735	Lake/Dock Repair	400	163	(237)	1,470	2,000	530
<b>**TOTAL REPAIRS/MAINTENANCE</b>		<b>\$2,804</b>	<b>\$4,425</b>	<b>\$1,621</b>	<b>\$20,407</b>	<b>\$59,100</b>	<b>\$24,693</b>
<b>TOTAL EXPENSES</b>		<b>\$44,403</b>	<b>\$56,727</b>	<b>\$8,324</b>	<b>\$582,730</b>	<b>\$632,745</b>	<b>\$50,015</b>
<b>NET INCOME/(LOSS)</b>		<b>\$21,927</b>	<b>\$0</b>	<b>\$21,927</b>	<b>\$69,807</b>	<b>\$0</b>	<b>\$59,807</b>