

Balance Sheet 4669 PHEASANT WALK HOA 09/30/2008

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

Account	Description	As of Sep	As Of Aug	Inc/(Dec)
ASSETS				
**CURRENT ASSETS				
10010 00	Cash-Operating	184,858	178,365	6,492
10010 38	Cash-Operating First Southern	113,748	160,526	(46,779)
10300	Accounts Receivable	60,101	67,644	(7,544)
10500	Prepaid Insurance	12,152	13,511	(1,359)
10505	Prepaid Expenses	30,534	57,863	(27,329)
10550	Exchange	(75)	382	(457)
**TOTAL CURRENT ASSETS		<u>\$401,317</u>	<u>\$478,292</u>	<u>(\$76,975)</u>
**TOTAL ASSETS		<u>\$401,317</u>	<u>\$478,292</u>	<u>(\$76,975)</u>
LIABILITIES				
**CURRENT LIABILITIES				
20000	Accounts Payable	580	28,046	(27,466)
20010	Accrued Expenses	6,288	4,117	2,172
20030	Insurance Payable	5,298	5,531	(234)
20100	Prepaid Assessments	5,155	5,968	(813)
20150	Unearned Assessments	91,000	121,333	(30,333)
20151	Unearned Cable	200,550	222,833	(22,283)
**TOTAL CURRENT LIABILITIES		<u>\$308,870</u>	<u>\$387,828</u>	<u>(\$78,958)</u>
**TOTAL LIABILITIES		<u>\$308,870</u>	<u>\$387,828</u>	<u>(\$78,958)</u>
EQUITY				
**MEMBERS EQUITY				
38880	Fund Balance	77,215	77,215	0
	Current Year Net Income/(Loss)	\$15,232	\$13,249	\$1,983
**TOTAL MEMBERS EQUITY		<u>\$92,447</u>	<u>\$90,464</u>	<u>\$1,983</u>
**TOTAL LIABILITIES & EQUITY		<u>\$401,317</u>	<u>\$478,292</u>	<u>(\$76,975)</u>

Income Statement Budget vs Actual 4669 PHEASANT WALK HOA 09/30/2008
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PRIME MANAGEMENT GROUP
6300 PARK OF COMMERCE BLVD
Boca Raton FL 33487

G/L Account	Description	Sep Actual	Sep Budget	Sep Variance	YTD Actual	YTD Budget	YTD Variance
REVENUE							
40000	Owner Assessments	30,333	30,333	0	273,000	272,997	3
40014	Collection Charge Inc	0	0	0	8,400	0	8,400
40025	NSF Check Fees	0	0	0	72	0	72
40052	Newsletter Advertising	189	42	147	3,149	378	2,771
40080	Interest Income	0	0	0	534	0	534
40087	Doc Insurance Reimbursement	0	33	(33)	0	297	(297)
40090	Miscellaneous Income	0	0	0	1,316	0	1,316
42020	Cable Income	22,283	22,320	(37)	179,978	200,880	(20,902)
**TOTAL REVENUE		\$52,806	\$52,728	\$78	\$466,449	\$474,552	(\$8,103)
EXPENSES							
**ADMINISTRATIVE							
50005	Accounting Fees	7,167	500	(6,667)	10,500	4,500	(6,000)
50026	Recording Fees	0	17	17	0	153	153
50045 03	Legal Fees Other	0	208	208	952	1,872	920
50045 04	Legal Fees Collections	225	125	(100)	13,510	1,125	(12,385)
50045 13	Legal Fees Covenant Enforcement	0	417	417	150	3,753	3,603
50048	Annual Meeting	0	42	42	0	378	378
50050 00	Taxes, License, Permits	(61)	8	69	0	72	72
50055	Meeting Supplies	150	33	(117)	402	297	(105)
50056	Meeting Room Expense	0	33	33	0	297	297
50060	Newsletter Printing	317	500	183	1,914	4,500	2,586
50070	Storage Unit	153	167	14	1,361	1,503	142
50075	Office Supplies	181	21	(160)	3,483	189	(3,294)
50080	Postage/Other	0	267	267	2,170	2,403	233
50082	Payment Booklets	0	233	233	0	2,097	2,097
50100	Community Relations	0	208	208	0	1,872	1,872
50110	Miscellaneous	407	767	360	2,310	6,903	4,593
50125	Website & Channel 63 Management	0	192	192	1,373	1,728	355
**TOTAL ADMINISTRATIVE		\$8,538	\$3,738	(\$4,800)	\$38,125	\$33,642	(\$4,483)
**PROPERTY INSURANCE							
52030	Insurance	1,359	1,696	337	11,265	15,264	3,999
**TOTAL PROPERTY INSURANCE		\$1,359	\$1,696	\$337	\$11,265	\$15,264	\$3,999
**UTILITIES							
54050 00	Electricity	1,370	2,333	963	23,738	20,997	(2,741)
**TOTAL UTILITIES		\$1,370	\$2,333	\$963	\$23,738	\$20,997	(\$2,741)
**CONTRACTS							
60013	Cable Television	22,995	22,320	(675)	198,847	200,880	2,033
60073	Irrigation Repair & Maint	0	1,025	1,025	1,582	9,225	7,643
60079	Tree Trimming	9,000	675	(8,325)	9,000	6,075	(2,925)
60090	Lawn Maintenance	3,500	3,500	0	31,500	31,500	0
61000	Management Services	4,333	4,333	0	39,000	38,997	(3)
61027	Front Entrance Wall & Pressure Cle	0	625	625	533	5,625	5,092
61045 00	Security - PBC Sheriff	8,192	7,958	(234)	73,724	71,622	(2,102)
61055	Trash Removal	100	100	0	800	900	100
**TOTAL CONTRACTS		\$48,120	\$40,536	(\$7,584)	\$354,986	\$364,824	\$9,838

Income Statement Budget vs Actual 4669 PHEASANT WALK HOA 09/30/2008

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

G/L Account	Description	Sep Actual	Sep Budget	Sep Variance	YTD Actual	YTD Budget	YTD Variance
**REPAIRS/MAINTENANCE							
70006	Misc Repairs & Maint.	20	0	(20)	20	0	(20)
70043 00	Repairs/Maintenance	0	0	0	3,067	0	(3,067)
70089	R&M Playground	0	417	417	3,814	3,753	(61)
70125	Street Sign Maintenance	0	83	83	16	747	731
70135	Landscape Replacement	(8,585)	3,092	11,677	15,117	27,828	12,711
70166	Mulch Pheasant Way	0	333	333	0	2,997	2,997
70167	Mulch - Playground	0	333	333	0	2,997	2,997
70735	Lake/Dock Repair	0	167	167	1,070	1,503	433
**TOTAL REPAIRS/MAINTENANCE		(8,565)	\$4,425	\$12,990	\$23,103	\$39,825	\$16,722
**TOTAL EXPENSES		\$50,822	\$52,728	\$1,906	\$451,217	\$474,552	\$23,335
NET INCOME/(LOSS)		\$1,983	\$0	\$1,983	\$15,232	\$0	\$15,232