GL	Income	January	February	March	April	May	June	July	August	September	October	November	December	Total	Quarterly Assessments				Expense Alocation	Quarterly	Total Quarterly Including Common Area Expense	Total less than Income other than Assessments	Quarterly Variance
4100	Assessments - Bungalows	$ 10,493.00	$ -	$ -	$ 10,494.00	$ -	$ -	$ 10,493.00	$ -	$ -	$ 10,493.12	$ -	$ -	$ 41,973.12	$374.76	Bungalows	28.00		$548.52	$137.13	$381.80	$371.98	$2.78
4101	Assessments - Bungalow Age Restricted	$ 8,619.48	$ -	$ -	$ 8,619.48	$ -	$ -	$ 8,619.48	$ -	$ -	$ 8,619.48	$ -	$ -	$ 34,477.92	$374.76	Bungalows AR	23.00		$548.52	$137.13	$381.80	$371.98	$2.78
4102	Assessments - Villas	$ 11,242.80	$ -	$ -	$ 11,242.80	$ -	$ -	$ 11,242.80	$ -	$ -	$ 11,242.80	$ -	$ -	$ 44,971.20	$374.76	Villas	30.00	81.00	$548.52	$137.13	$381.80	$371.98	$2.78
4103	Assessments - Urban ROW Homes	$ 19,442.13	$ -	$ -	$ 19,442.13	$ -	$ -	$ 19,442.13	$ -	$ -	$ 19,442.13	$ -	$ -	$ 77,768.52	$341.09	Row Homes	57.00		$428.71	$107.18	$351.85	$342.03	($0.94)
4104	Assessments - Townhomes	$ 80,897.00	$ -	$ -	$ 80,897.00	$ -	$ -	$ 80,897.00	$ -	$ -	$ 80,896.44	$ -	$ -	$ 323,587.44	$408.57	Townhomes	198.00		$698.32	$174.58	$419.25	$409.43	($0.86)
4106	Insurance Assessment - Townhomes	$ 56,430.00	$ -	$ -	$ 56,430.00	$ -	$ -	$ 56,430.00	$ -	$ -	$ 56,430.00	$ -	$ -	$ 225,720.00	$285.00	All	336.00		$978.70	$244.67			
4190	Reimbursed Expenses/Shared Easement-20%	$ 2,795.86	$ -	$ -	$ 2,795.86	$ -	$ -	$ 2,795.85	$ -	$ -	$ 2,795.86	$ -	$ -	$ 11,183.43	$8.32	Reimburse expense							
4200	Late/NSF Fee	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 400.00	$ 4,800.00									
4250	Collection Fee Charge	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 2,880.00									
4410	Demand Letter Income	$ -	$ 105.00	$ -	$ -	$ 105.00	$ -	$ -	$ 105.00	$ -	$ -	$ 105.00	$ -	$ 420.00									
4500	Interest Income	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 8.00	$ 96.00									
4801	CAP Fees	$ 417.00	$ 416.00	$ 417.00	$ 417.00	$ 417.00	$ 416.00	$ 417.00	$ 417.00	$ 416.00	$ 417.00	$ 417.00	$ 416.00	$ 5,000.00	$13,196.00	$9.82							
	Income total	$ 190,985.27	$ 1,169.00	$ 1,065.00	$ 190,986.27	$ 1,170.00	$ 1,064.00	$ 190,985.26	$ 1,170.00	$ 1,064.00	$ 190,984.83	$ 1,170.00	$ 1,064.00	$ 772,877.63									
5100	Administrative Expenses	$ 75.00	$ 435.00	$ 75.00	$ 75.00	$ 75.00	$ 90.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 1,275.00									
5101	Postage	$ 108.00	$ 109.00	$ 108.00	$ 108.00	$ 109.00	$ 108.00	$ 108.00	$ 109.00	$ 108.00	$ 108.00	$ 109.00	$ 108.00	$ 1,300.00									
5104	Printing & Reproduction	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 50.00	$ 600.00									
5105	Website Expense	$ 103.00	$ -	$ -	$ 102.00	$ -	$ -	$ 103.00	$ -	$ -	$ 102.00	$ -	$ -	$ 410.00									
5106	Homeowner Functions	$ -	$ -	$ -	$ -	$ 1,500.00	$ 1,500.00	$ 1,500.00	$ -	$ -	$ 1,500.00	$ -	$ 1,500.00	$ 7,500.00									
5109	Licenses. Fermits, & Fees	$ -	$ -	$ -	$ -	$ 40.00	$ -	$ -	$ -	$ 40.00	$ -	$ -	$ 40.00	$ 120.00									
5110	Professional Management	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 1,750.00	$ 2,250.00	$ 2,250.00	$ 2,250.00	$ 2,250.00	$ 23,000.00									
5120	Collection Facilitation Billed back	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 240.00	$ 2,880.00									
5121	Property Inspections	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 1,200.00									
5176	Legal Fees	$ -	$ 250.00	$ -	$ -	$ 250.00	$ -	$ -	$ 250.00	$ -	$ -	$ 250.00	$ -	$ 1,000.00									
5181	Tax Preparation	$ 393.00	$ -	$ -	$ -	$ -	$ -	$ 392.00	$ -	$ -	$ -	$ -	$ -	$ 785.00									
5192	Signs	$ 500.00	$ -	$ -	$ -	$ -	$ -	$ 500.00	$ -	$ -	$ -	$ -	$ -	$ 1,000.00	Annual	Quarterly							
	G&A Total	$ 3,319.00	$ 2,934.00	$ 2,323.00	$ 2,425.00	$ 4,114.00	$ 3,838.00	$ 4,818.00	$ 2,574.00	$ 2,863.00	$ 4,425.00	$ 3,074.00	$ 4,363.00	$ 41,070.00	$122.23	$30.56							
5310	General Liability\Property Ins	$ -	$ 3,950.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 3,950.00									
5320	Directors & Officers Liability	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,700.00	$ -	$ 2,700.00									
	Insurance Total	$ -	$ 3,950.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,700.00	$ -	$ 6,650.00	$19.79	$4.95							
6010	Electric	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 1,800.00									
6020	Water/Sewer	$ 1,999.00	$ 2,002.00	$ 1,999.00	$ 1,999.00	$ 2,002.00	$ 1,999.00	$ 1,999.00	$ 2,002.00	$ 1,999.00	$ 1,999.00	$ 2,002.00	$ 1,999.00	$ 24,000.00									
	Utilities Total	$ 2,149.00	$ 2,152.00	$ 2,149.00	$ 2,149.00	$ 2,152.00	$ 2,149.00	$ 2,149.00	$ 2,152.00	$ 2,149.00	$ 2,149.00	$ 2,152.00	$ 2,149.00	$ 25,800.00	$76.79	$19.20							
6100	Oversight Reimbursable Charges	$ -	$ -	$ 250.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 250.00									
6210	Fence Repairs	$ 83.33	$ 83.34	$ 83.33	$ 83.33	$ 83.34	$ 83.33	$ 83.33	$ 83.34	$ 83.33	$ 83.33	$ 83.34	$ 83.33	$ 1,000.00									
6250	Pest Control	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 75.00	$ 900.00									
6260	Electrical Repairs & Maintenance	$ -	$ 1,500.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 1,500.00									
6290	Common Area Maintenance/Cleaning	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 730.00	$ 8,760.00									
6291	General Repairs & Maintenance	$ 1,500.00	$ -	$ -	$ -	$ -	$ 1,500.00	$ -	$ -	$ 1,500.00	$ -	$ -	$ 1,500.00	$ 6,000.00									
6345	Common Area Porter Service	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 762.00	$ 9,144.00									
6347	Pet Porter Service	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 729.00	$ 8,748.00									
6510	Pond Maintenance - Contract	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 2,520.00									
6511	Pond Maintenance - Non Contract	$ -	$ -	$ -	$ -	$ 500.00	$ -	$ -	$ 500.00	$ -	$ -	$ -	$ -	$ 1,000.00									
6513	Retention Pond Maintenance	$ -	$ 125.00	$ -	$ -	$ 125.00	$ -	$ -	$ 125.00	$ -	$ -	$ 125.00	$ -	$ 500.00									
	Infrastructure & Maintnenace Total	$ 4,089.33	$ 4,214.34	$ 2,839.33	$ 2,589.33	$ 3,214.34	$ 4,089.33	$ 2,589.33	$ 3,214.34	$ 4,089.33	$ 2,589.33	$ 2,714.34	$ 4,089.33	$ 40,322.00	$120.01	$30.00							
6240	Amenity Center Maint/Repairs	$ -	$ -	$ -	$ 333.00	$ -	$ 334.00	$ -	$ 333.00	$ -	$ -	$ -	$ -	$ 1,000.00									
6270	Pool Gate Repair & Maintenance	$ -	$ -	$ -	$ -	$ 500.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 500.00									
6310	Pool Key Expense/Access System	$ -	$ -	$ -	$ 600.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 600.00									
6320	Pool Contract Maintenance	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 1,505.00	$ 18,060.00									
6321	Pool Emergency Phone	$ 125.00	$ -	$ -	$ 125.00	$ -	$ -	$ 125.00	$ -	$ -	$ 125.00	$ -	$ -	$ 500.00									
6330	Pool Supplies/Equipment	$ -	$ -	$ -	$ -	$ 500.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 500.00									
6340	Pool Repairs	$ -	$ -	$ -	$ -	$ -	$ 250.00	$ -	$ 250.00	$ -	$ -	$ -	$ -	$ 500.00									
6346	Pool Porter	$ -	$ -	$ -	$ -	$ 1,312.00	$ 1,312.00	$ 1,312.00	$ 1,312.00	$ 1,312.00	$ -	$ -	$ -	$ 6,560.00									
6360	Pool Monitoring Service	$ -	$ -	$ -	$ -	$ 754.00	$ 753.00	$ 754.00	$ 753.00	$ 754.00	$ -	$ -	$ -	$ 3,768.00									
	Pool Total	$ 1,630.00	$ 1,505.00	$ 1,505.00	$ 2,563.00	$ 4,571.00	$ 4,154.00	$ 3,696.00	$ 4,153.00	$ 3,571.00	$ 1,630.00	$ 1,505.00	$ 1,505.00	$ 31,988.00	$95.20	$23.80							
6400	Landscape Contract Services-Common Area	$ 12,978.00	$ 12,978.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 7,200.00	$ 97,956.00	$291.54	$72.88							
6401	Landscape Contract - Villas/Bungalows	$ 4,490.00	$ 4,490.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 3,545.00	$ 44,430.00	$548.52	$137.13							
6402	Landscape Maint & Imprv non-contractual	$ -	$ -	$ -	$ -	$ 3,750.00	$ -	$ -	$ -	$ 3,750.00	$ -	$ -	$ -	$ 7,500.00	$22.32	$5.58							
6406	Landscape Contract - Row Homes	$ 1,887.00	$ 1,887.00	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 2,066.25	$ 24,436.50	$428.71	$107.18							
	Landscape Total	$ 19,355.00	$ 19,355.00	$ 12,811.25	$ 12,811.25	$ 16,561.25	$ 12,811.25	$ 12,811.25	$ 12,811.25	$ 16,561.25	$ 12,811.25	$ 12,811.25	$ 12,811.25	$ 174,322.50									
6500	Irrigation	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 7,500.00									
	Irrigation Total	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 625.00	$ 7,500.00	$22.32	$5.58							
6701	Electric - Easement	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 150.00	$ 1,800.00									
6702	Water/Sewer - Easement	$ 292.00	$ 291.00	$ 292.00	$ 292.00	$ 291.00	$ 292.00	$ 292.00	$ 291.00	$ 292.00	$ 292.00	$ 291.00	$ 292.00	$ 3,500.00									
6705	Landscaping(Contract) - Easement	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 3,552.43	$ 42,629.16									
6706	Landscape Maint/Improvements - Easement	$ -	$ 200.00	$ -	$ 200.00	$ -	$ 200.00	$ -	$ 200.00	$ -	$ 200.00	$ -	$ -	$ 1,000.00									
6708	Irrigation - Easement	$ -	$ -	$ -	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ 100.00	$ -	$ -	$ -	$ -	$ 500.00									
6711	Fountain Maint(Contract) - Easement	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 210.00	$ 2,520.00									
6712	Fountain Maint(Non-Contract) - Easement	$ -	$ -	$ -	$ -	$ 250.00	$ -	$ 250.00	$ -	$ -	$ -	$ -	$ -	$ 500.00									
6713	Common Area Repairs/Maint - Easement	$ -	$ -	$ 500.00	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 500.00									
	Shared Easement Total	$ 4,204.43	$ 4,403.43	$ 4,704.43	$ 4,504.43	$ 4,553.43	$ 4,504.43	$ 4,554.43	$ 4,503.43	$ 4,204.43	$ 4,404.43	$ 4,203.43	$ 4,204.43	$ 52,949.16	$124.30	$31.08							
5350	Townhome Insurance	$ -	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 20,520.00	$ 225,720.00	$285.00								
6220	Roof and Gutter Repairs	$ -	$ -	$ -	$ 1,250.00	$ -	$ -	$ -	$ -	$ -	$ 1,250.00	$ -	$ -	$ 2,500.00									
6221	Building Repair & Maintenance	$ -	$ -	$ -	$ -	$ 1,250.00	$ -	$ -	$ -	$ -	$ -	$ 1,250.00	$ -	$ 2,500.00									
6251	Pest Control (Townhomes)	$ 600.00	$ -	$ -	$ 600.00	$ -	$ -	$ 600.00	$ -	$ -	$ 600.00	$ -	$ -	$ 2,400.00									
6405	Landscape Contract - Townhomes	$ 9,004.00	$ 9,004.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 8,065.00	$ 98,658.00									
6410	TH Landscape Maint&Repairs-Non-Contract	$ -	$ -	$ -	$ 3,000.00	$ 3,000.00	$ 3,000.00	$ -	$ -	$ 3,000.00	$ -	$ -	$ -	$ 12,000.00									
6411	TH Irrigation Repairs	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ 600.00	$ -	$ -	$ 6,000.00									
	Townhome expense Total	$ 10,204.00	$ 30,124.00	$ 29,185.00	$ 34,035.00	$ 33,435.00	$ 32,185.00	$ 29,785.00	$ 29,185.00	$ 32,185.00	$ 31,035.00	$ 29,835.00	$ 28,585.00	$ 349,778.00	$628.58	$156.64							
6001	Reserve Contributions	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 22,156.50	$ 22,156.50	$65.94	$16.49							
6002	Reserve - Townhomes	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 1,183.99	$ 1,183.99	$ 1,184.00	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 1,183.99	$ 14,207.94	$71.76	$17.94							
	Reserve(s) Total	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 1,183.99	$ 1,183.99	$ 1,184.00	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 1,183.99	$ 1,184.00	$ 23,340.49	$ 36,364.44									
8000	Contingency	$ 511.00	$ 511.00	$ 511.00	$ 512.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.53	$ 6,133.53	$18.25	$4.56							
	Contigency Total	$ 511.00	$ 511.00	$ 511.00	$ 512.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.00	$ 511.53	$ 6,133.53									
	Total	$ 47,270.76	$ 70,957.76	$ 57,837.01	$ 63,398.00	$ 70,921.01	$ 66,051.01	$ 62,723.01	$ 60,913.01	$ 67,943.01	$ 61,364.00	$ 61,315.02	$ 82,184.03	$ 772,877.63									
	Net Income/Loss	$143,714.51	($69,788.76)	($56,772.01)	$127,588.27	($69,751.01)	($64,987.01)	$128,262.25	($59,743.01)	($66,879.01)	$129,620.83	($60,145.02)	($81,120.03)	$0.00									