

Brownstone Flats at Stout St

Balance Sheet
As of 07/31/17

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Date 08/10/17 Time:15:31:45

Brownstone Flats at Stout St

Report #0447 Page: 1

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
Ending vendor #: "Last" Ending date: 07/31/17

| ASSETS | |
|---------------------------------------|---------------------|
| Cash Checking - Operating | \$ 4,765.53 |
| Cash Savings - Reserves | 19,120.30 |
| Dues Receivable | 1,350.00 |
| Late Fees Receivable | 25.00 |
| <hr/> | |
| TOTAL ASSETS | \$ 25,260.83 |
| <hr/> | |
| LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | |
| Prepaid Owner Dues | \$ 1,830.00 |
| <hr/> | |
| Subtotal Current Liab. | \$ 1,830.00 |
| RESERVES: | |
| Reserves - Interior Paint | \$ (6,538.00) |
| <hr/> | |
| Subtotal Reserves | \$ (6,538.00) |
| EQUITY: | |
| Prior Year Net Inc./Loss | \$ 29,535.73 |
| Current Year Net Income/(Loss) | 433.10 |
| <hr/> | |
| Subtotal Equity | \$ 29,968.83 |
| <hr/> | |
| TOTAL LIABILITIES & EQUITY | \$ 25,260.83 |
| <hr/> | |

| Account # | Date | Description | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|------------------------|----------|---------------------------|--------|--------|----------------------------|-----------|----------------|-------|--------|
| Distribution in Detail | | | | | | | | | |
| 7010 | | Management Fees | | | | | | | |
| | 07/03/17 | | 291 | CAPITO | CAPITOL HILL MANAGEMENT CO | 070117 | | | 300.00 |
| | | | | | | | Account Total: | | 300.00 |
| 7260 | | Postage & Mail | | | | | | | |
| | 07/03/17 | | 291 | CAPITO | CAPITOL HILL MANAGEMENT CO | 070117 | | | 1.88 |
| | | | | | | | Account Total: | | 1.88 |
| 7280 | | Insurance | | | | | | | |
| | 07/03/17 | | 294 | FARM | FARMER'S INSURANCE | 061817 | | | 647.91 |
| | | | | | | | Account Total: | | 647.91 |
| 8905 | | Electricity & Gas | | | | | | | |
| | 07/03/17 | | 297 | XCEL | XCEL ENERGY | 550385039 | | | 53.21 |
| | | | | | | | Account Total: | | 53.21 |
| 8930 | | Water & Sewer | | | | | | | |
| | 07/03/17 | | 292 | DENV | DENVER WATER | 061317 | Stout | | 150.02 |
| | 07/03/17 | | 293 | DENV | DENVER WATER | 061317 | 24th | | 219.44 |
| | | | | | | | Account Total: | | 369.46 |
| 9610 | | Lawn Maint. & Landscaping | | | | | | | |
| | 07/03/17 | | 295 | METMCM | METRO MCM INC | 4901 | | | 181.42 |
| | 07/03/17 | | 296 | METMCM | METRO MCM INC | 4863 | | | 75.19 |
| | | | | | | | Account Total: | | 256.61 |
| 9850 | | Janitorial Services | | | | | | | |
| | 07/03/17 | | 290 | BRYANT | ED BRYANT | 070117 | | | 100.00 |
| | | | | | | | Account Total: | | 100.00 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
 Ending vendor #: "Last" Ending date: 07/31/17

| Account # | Date | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|---------------------------|------------------|--------|--------|----------------------------|-----------|-----------|-------|----------|
| Section Total: | | | | | | | | 1,729.07 |
| Account Payable in Detail | | | | | | | | |
| 3010 | Accounts Payable | | | | | | | |
| | 07/03/17 | 290 | BRYANT | ED BRYANT | 070117 | | | 100.00 |
| | 07/03/17 | 291 | CAPITO | CAPITOL HILL MANAGEMENT CO | 070117 | | | 301.88 |
| | 07/03/17 | 292 | DENV | DENVER WATER | 061317 | Stout | | 150.02 |
| | 07/03/17 | 293 | DENV | DENVER WATER | 061317 | 24th | | 219.44 |
| | 07/03/17 | 294 | FARM | FARMER'S INSURANCE | 061817 | | | 647.91 |
| | 07/03/17 | 295 | METMCM | METRO MCM INC | 4901 | | | 181.42 |
| | 07/03/17 | 296 | METMCM | METRO MCM INC | 4863 | | | 75.19 |
| | 07/03/17 | 297 | XCEL | XCEL ENERGY | 550385039 | | | 53.21 |
| Account Total: | | | | | | | | 1,729.07 |
| Section Total: | | | | | | | | 1,729.07 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 07/01/17
 Ending vendor #: "Last" Ending date: 07/31/17

| Account # | Date | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|----------------------|---------------------------|--------|--------|----------------------------|-----------|-----------|-------|----------|
| A/P Checks in Detail | | | | | | | | |
| 1010 | Cash Checking - Operating | | | | | | | |
| | 07/03/17 | 290 | BRYANT | ED BRYANT | 070117 | | 1243 | 100.00 |
| | 07/03/17 | 291 | CAPITO | CAPITOL HILL MANAGEMENT CO | 070117 | | 1244 | 301.88 |
| | 07/03/17 | 292 | DENV | DENVER WATER | 061317 | Stout | 1245 | 150.02 |
| | 07/03/17 | 293 | DENV | DENVER WATER | 061317 | 24th | 1245 | 219.44 |
| | 07/03/17 | 294 | FARM | FARMER'S INSURANCE | 061817 | | 1246 | 647.91 |
| | 07/03/17 | 295 | METMCM | METRO MCM INC | 4901 | | 1247 | 181.42 |
| | 07/03/17 | 296 | METMCM | METRO MCM INC | 4863 | | 1247 | 75.19 |
| | 07/03/17 | 297 | XCEL | XCEL ENERGY | 550385039 | | 1248 | 53.21 |
| Account Total: | | | | | | | | 1,729.07 |
| Section Total: | | | | | | | | 1,729.07 |

Brownstone Flats at Stout St

Income/Expense Statement
Period: 07/01/17 to 07/31/17

| Account | Description | Current Period | | | Year-To-Date | | | Yearly Budget |
|--------------------------|--------------------------|----------------|----------|----------|--------------|-----------|----------|---------------|
| | | Actual | Budget | Variance | Actual | Budget | Variance | |
| INCOME: | | | | | | | | |
| 06305 | Dues | 2,250.00 | 2,250.00 | .00 | 15,750.00 | 15,750.00 | .00 | 27,000.00 |
| 06340 | Late Fee Income | 25.00 | .00 | 25.00 | 25.00 | .00 | 25.00 | .00 |
| 06360 | Misc. Owner Income | 450.00 | .00 | 450.00 | 450.00 | .00 | 450.00 | .00 |
| 06910 | Interest Income | .15 | .00 | .15 | 1.07 | .00 | 1.07 | .00 |
| | Subtotal Income | 2,725.15 | 2,250.00 | 475.15 | 16,226.07 | 15,750.00 | 476.07 | 27,000.00 |
| EXPENSES | | | | | | | | |
| General & Administrative | | | | | | | | |
| 07010 | Management Fees | 300.00 | 300.00 | .00 | 2,100.00 | 2,100.00 | .00 | 3,600.00 |
| 07020 | Accounting Fees | .00 | 18.33 | 18.33 | 220.00 | 128.31 | (91.69) | 220.00 |
| 07250 | Bank Charges | .00 | 5.00 | 5.00 | .00 | 35.00 | 35.00 | 60.00 |
| 07260 | Postage & Mail | 1.88 | 3.75 | 1.87 | 69.27 | 26.25 | (43.02) | 45.00 |
| 07265 | Payment Coupons | .00 | 4.17 | 4.17 | .00 | 29.19 | 29.19 | 50.00 |
| 07270 | Inspections | .00 | .00 | .00 | 38.50 | .00 | (38.50) | .00 |
| 07280 | Insurance | 647.91 | 633.33 | (14.58) | 4,535.37 | 4,433.31 | (102.06) | 7,600.00 |
| 07400 | Printing & Reproduction | .00 | .83 | .83 | 1.50 | 5.81 | 4.31 | 10.00 |
| 07450 | Other Taxes & Fees | .00 | 20.83 | 20.83 | 152.57 | 145.81 | (6.76) | 250.00 |
| | General & Administrative | 949.79 | 986.24 | 36.45 | 7,117.21 | 6,903.68 | (213.53) | 11,835.00 |
| Unit Expenses | | | | | | | | |
| | Unit Expenses | .00 | .00 | .00 | .00 | .00 | .00 | .00 |
| Site Improvement | | | | | | | | |
| | Site Improvement | .00 | .00 | .00 | .00 | .00 | .00 | .00 |
| Utilities | | | | | | | | |
| 08905 | Electricity & Gas | 53.21 | 83.33 | 30.12 | 53.21 | 583.31 | 530.10 | 1,000.00 |
| 08910 | Electricity | .00 | .00 | .00 | 711.72 | .00 | (711.72) | .00 |
| 08930 | Water & Sewer | 369.46 | 291.67 | (77.79) | 2,007.92 | 2,041.69 | 33.77 | 3,500.00 |
| | Utilities | 422.67 | 375.00 | (47.67) | 2,772.85 | 2,625.00 | (147.85) | 4,500.00 |
| Maintenance | | | | | | | | |
| 09010 | Tree/Lawn Maint. | .00 | 41.67 | 41.67 | .00 | 291.69 | 291.69 | 500.00 |
| 09090 | Light Repair | .00 | 4.17 | 4.17 | 14.58 | 29.19 | 14.61 | 50.00 |
| 09115 | Interior Maintenance | .00 | .00 | .00 | 377.96 | .00 | (377.96) | .00 |
| 09140 | Roof Repairs | .00 | 41.67 | 41.67 | .00 | 291.69 | 291.69 | 500.00 |
| 09145 | Ext. Bldg. Maint. | .00 | 41.67 | 41.67 | .00 | 291.69 | 291.69 | 500.00 |

Brownstone Flats at Stout St

Income/Expense Statement
Period: 07/01/17 to 07/31/17

| Account | Description | Current Period | | | Year-To-Date | | | Yearly Budget |
|-----------------------|--------------------------------|----------------|----------|----------|--------------|-----------|------------|---------------|
| | | Actual | Budget | Variance | Actual | Budget | Variance | |
| 09148 | Carpet Cleaning | .00 | .00 | .00 | 85.00 | .00 | (85.00) | .00 |
| 09190 | Electrical Repairs | .00 | 45.83 | 45.83 | 3,407.00 | 320.81 | (3,086.19) | 550.00 |
| | Maintenance | .00 | 175.01 | 175.01 | 3,884.54 | 1,225.07 | (2,659.47) | 2,100.00 |
| Contract Services | | | | | | | | |
| 09610 | Lawn Maint. & Landscaping | 256.61 | 141.67 | (114.94) | 880.87 | 991.69 | 110.82 | 1,700.00 |
| 09800 | Snow Removal | .00 | 41.67 | 41.67 | 437.50 | 291.69 | (145.81) | 500.00 |
| 09850 | Janitorial Services | 100.00 | 100.00 | .00 | 700.00 | 700.00 | .00 | 1,200.00 |
| | Contract Services | 356.61 | 283.34 | (73.27) | 2,018.37 | 1,983.38 | (34.99) | 3,400.00 |
| Reserve Contributions | | | | | | | | |
| | Reserve Contributions | .00 | .00 | .00 | .00 | .00 | .00 | .00 |
| | TOTAL EXPENSES | 1,729.07 | 1,819.59 | 90.52 | 15,792.97 | 12,737.13 | (3,055.84) | 21,835.00 |
| | Current Year Net Income/(loss) | 996.08 | 430.41 | 565.67 | 433.10 | 3,012.87 | (2,579.77) | 5,165.00 |