

**Rich Mar Condominiums**

Balance Sheet  
As of 09/30/17

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**Rich Mar Condominiums**

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**A/P DISTRIBUTION TO G/L REPORT**

Starting vendor #: "First" Starting date: 09/01/17  
Ending vendor #: "Last" Ending date: 09/30/17

| ASSETS                                |                             |                             |
|---------------------------------------|-----------------------------|-----------------------------|
| Cash Checking - Operating             | \$ 4,507.35                 |                             |
| Dues Receivable                       | 600.59                      |                             |
| <b>TOTAL ASSETS</b>                   | <u>                    </u> | <b>\$ 5,107.94</b><br>===== |
| LIABILITIES & EQUITY                  |                             |                             |
| <b>CURRENT LIABILITIES:</b>           |                             |                             |
| Accounts Payable                      | \$ 62.00                    |                             |
| Prepaid Owner Dues                    | 204.42                      |                             |
| <b>Subtotal Current Liab.</b>         | <u>                    </u> | <b>\$ 266.42</b>            |
| <b>RESERVES:</b>                      |                             |                             |
| <b>Subtotal Reserves</b>              | <u>                    </u> | <b>\$ .00</b>               |
| <b>EQUITY:</b>                        |                             |                             |
| Prior Year Net Inc./Loss              | \$ 2,702.90                 |                             |
| Current Year Net Income/(Loss)        | 2,138.62                    |                             |
| <b>Subtotal Equity</b>                | <u>                    </u> | <b>\$ 4,841.52</b>          |
| <b>TOTAL LIABILITIES &amp; EQUITY</b> | <u>                    </u> | <b>\$ 5,107.94</b><br>===== |

| Account #              | Date     | Description               | Vchr-# | Vend-# | Name                       | Invoice-#      | Reference      | Chk # | Amount |
|------------------------|----------|---------------------------|--------|--------|----------------------------|----------------|----------------|-------|--------|
| Distribution in Detail |          |                           |        |        |                            |                |                |       |        |
| 7010                   |          | Management Fees           |        |        |                            |                |                |       |        |
|                        | 09/01/17 | 335 CAPITO                |        |        | CAPITOL HILL MANAGEMENT CO | 090117         |                |       | 270.00 |
|                        |          |                           |        |        |                            |                | Account Total: |       | 270.00 |
| 7260                   |          | Postage & Mail            |        |        |                            |                |                |       |        |
|                        | 09/01/17 | 335 CAPITO                |        |        | CAPITOL HILL MANAGEMENT CO | 090117         |                |       | 1.41   |
|                        |          |                           |        |        |                            |                | Account Total: |       | 1.41   |
| 8910                   |          | Electricity               |        |        |                            |                |                |       |        |
|                        | 09/05/17 | 346 XCEL                  |        |        | XCEL ENERGY                | 557685758      |                |       | 62.36  |
|                        |          |                           |        |        |                            |                | Account Total: |       | 62.36  |
| 8930                   |          | Water & Sewer             |        |        |                            |                |                |       |        |
|                        | 09/11/17 | 348 DENV                  |        |        | DENVER WATER               | 081817         |                |       | 268.06 |
|                        |          |                           |        |        |                            |                | Account Total: |       | 268.06 |
| 8950                   |          | Gas                       |        |        |                            |                |                |       |        |
|                        | 09/05/17 | 346 XCEL                  |        |        | XCEL ENERGY                | 557685758      |                |       | 98.15  |
|                        |          |                           |        |        |                            |                | Account Total: |       | 98.15  |
| 8990                   |          | Telephone                 |        |        |                            |                |                |       |        |
|                        | 09/12/17 | 349 CENT                  |        |        | CENTURYLINK                | 082217         |                |       | 37.32  |
|                        |          |                           |        |        |                            |                | Account Total: |       | 37.32  |
| 9610                   |          | Lawn Maint. & Landscaping |        |        |                            |                |                |       |        |
|                        | 09/15/17 | 341 HIGPLA                |        |        | HIGH PLAINS LAWN SERVICE   | 6359           |                |       | 193.00 |
|                        |          |                           |        |        |                            |                | Account Total: |       | 193.00 |
| 9700                   |          | Trash Removal             |        |        |                            |                |                |       |        |
|                        | 09/01/17 | 336 WASMAN                |        |        | WASTE MANAGEMENT           | 5141835-2514-6 |                |       | 604.21 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 09/01/17  
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| Account # | Date     | Vchr-# | Vend-# | Name                | Invoice-# | Reference      | Chk # | Amount   |
|-----------|----------|--------|--------|---------------------|-----------|----------------|-------|----------|
|           | 09/06/17 | 347    | WAST   | WASTE CONNECTIONS   | 090617    |                |       | 99.09    |
|           |          |        |        |                     |           | Account Total: |       | 703.30   |
| 9850      |          |        |        | Janitorial Services |           |                |       |          |
|           | 09/01/17 | 334    | BRYANT | ED BRYANT           | 090117    |                |       | 65.00    |
|           |          |        |        |                     |           | Account Total: |       | 65.00    |
|           |          |        |        |                     |           | Section Total: |       | 1,698.60 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 09/01/17  
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| Account #                 | Date     | Vchr-# | Vend-# | Name                       | Invoice-#      | Reference      | Chk # | Amount   |
|---------------------------|----------|--------|--------|----------------------------|----------------|----------------|-------|----------|
| Account Payable in Detail |          |        |        |                            |                |                |       |          |
| 3010                      |          |        |        | Accounts Payable           |                |                |       |          |
|                           | 09/01/17 | 334    | BRYANT | ED BRYANT                  | 090117         |                |       | 65.00    |
|                           | 09/01/17 | 335    | CAPITO | CAPITOL HILL MANAGEMENT CO | 090117         |                |       | 271.41   |
|                           | 09/01/17 | 336    | WASMAN | WASTE MANAGEMENT           | 5141835-2514-6 |                |       | 604.21   |
|                           | 09/15/17 | 341    | HIGPLA | HIGH PLAINS LAWN SERVICE   | 6359           |                |       | 193.00   |
|                           |          |        |        |                            |                | Account Total: |       | 1,133.62 |
|                           |          |        |        |                            |                | Section Total: |       | 1,133.62 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 09/01/17  
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| Account #            | Date                      | Vchr-# | Vend-# | Name                       | Invoice-#      | Reference | Chk #          | Amount   |
|----------------------|---------------------------|--------|--------|----------------------------|----------------|-----------|----------------|----------|
| A/P Checks in Detail |                           |        |        |                            |                |           |                |          |
| 1010                 | Cash Checking - Operating |        |        |                            |                |           |                |          |
|                      | 09/01/17                  | 334    | BRYANT | ED BRYANT                  | 090117         |           | 1166           | 65.00    |
|                      | 09/01/17                  | 335    | CAPITO | CAPITOL HILL MANAGEMENT CO | 090117         |           | 1167           | 271.41   |
|                      | 09/01/17                  | 336    | WASMAN | WASTE MANAGEMENT           | 5141835-2514-6 |           | 1168           | 604.21   |
|                      | 09/05/17                  | 346    | XCEL   | XCEL ENERGY                | 557685758      |           | 90517          | 160.51   |
|                      | 09/06/17                  | 347    | WAST   | WASTE CONNECTIONS          | 090617         |           | 90617          | 99.09    |
|                      | 09/11/17                  | 348    | DENV   | DENVER WATER               | 081817         |           | 91117          | 268.06   |
|                      | 09/12/17                  | 349    | CENT   | CENTURYLINK                | 082217         |           | 91217          | 37.32    |
|                      | 09/15/17                  | 341    | HIGPLA | HIGH PLAINS LAWN SERVICE   | 6359           |           | 1169           | 193.00   |
|                      |                           |        |        |                            |                |           | Account Total: | 1,698.60 |
|                      |                           |        |        |                            |                |           | Section Total: | 1,698.60 |

Income/Expense Statement  
 Period: 09/01/17 to 09/30/17

| Account                  | Description               | Actual   | Current Period Budget | Variance | Actual    | Year-To-Date Budget | Variance | Yearly Budget |
|--------------------------|---------------------------|----------|-----------------------|----------|-----------|---------------------|----------|---------------|
| INCOME:                  |                           |          |                       |          |           |                     |          |               |
| 06305                    | Dues                      | 2,653.67 | 1,982.42              | 671.25   | 19,854.74 | 17,841.78           | 2,012.96 | 23,789.00     |
|                          | Subtotal Income           | 2,653.67 | 1,982.42              | 671.25   | 19,854.74 | 17,841.78           | 2,012.96 | 23,789.00     |
| EXPENSES                 |                           |          |                       |          |           |                     |          |               |
| General & Administrative |                           |          |                       |          |           |                     |          |               |
| 07010                    | Management Fees           | 270.00   | 270.00                | .00      | 2,430.00  | 2,430.00            | .00      | 3,240.00      |
| 07011                    | Administrative Expense    | .00      | 12.50                 | 12.50    | .00       | 112.50              | 112.50   | 150.00        |
| 07020                    | Accounting Fees           | .00      | 18.33                 | 18.33    | 220.00    | 164.97              | (55.03)  | 220.00        |
| 07250                    | Bank Charges              | .00      | 17.50                 | 17.50    | 165.00    | 157.50              | (7.50)   | 210.00        |
| 07260                    | Postage & Mail            | 1.41     | 4.17                  | 2.76     | 49.91     | 37.53               | (12.38)  | 50.00         |
| 07270                    | Inspections               | .00      | 12.50                 | 12.50    | 90.00     | 112.50              | 22.50    | 150.00        |
| 07280                    | Insurance                 | .00      | 558.33                | 558.33   | 5,549.60  | 5,024.97            | (524.63) | 6,700.00      |
| 07400                    | Printing & Reproduction   | .00      | .00                   | .00      | 15.00     | .00                 | (15.00)  | .00           |
| 07450                    | Other Taxes & Fees        | .00      | 16.67                 | 16.67    | 330.63    | 150.03              | (180.60) | 200.00        |
|                          | General & Administrative  | 271.41   | 910.00                | 638.59   | 8,850.14  | 8,190.00            | (660.14) | 10,920.00     |
| Unit Expenses            |                           |          |                       |          |           |                     |          |               |
|                          | Unit Expenses             | .00      | .00                   | .00      | .00       | .00                 | .00      | .00           |
| Site Improvement         |                           |          |                       |          |           |                     |          |               |
|                          | Site Improvement          | .00      | .00                   | .00      | .00       | .00                 | .00      | .00           |
| Utilities                |                           |          |                       |          |           |                     |          |               |
| 08910                    | Electricity               | 62.36    | 45.83                 | (16.53)  | 498.52    | 412.47              | (86.05)  | 550.00        |
| 08930                    | Water & Sewer             | 268.06   | 183.33                | (84.73)  | 1,832.90  | 1,649.97            | (182.93) | 2,200.00      |
| 08950                    | Gas                       | 98.15    | 83.33                 | (14.82)  | 1,032.81  | 749.97              | (282.84) | 1,000.00      |
| 08990                    | Telephone                 | 37.32    | 34.17                 | (3.15)   | 334.26    | 307.53              | (26.73)  | 410.00        |
|                          | Utilities                 | 465.89   | 346.66                | (119.23) | 3,698.49  | 3,119.94            | (578.55) | 4,160.00      |
| Maintenance              |                           |          |                       |          |           |                     |          |               |
| 09090                    | Light Repair              | .00      | .00                   | .00      | 77.40     | .00                 | (77.40)  | .00           |
| 09110                    | Gen. Maint. & Repair      | .00      | 75.00                 | 75.00    | .00       | 675.00              | 675.00   | 900.00        |
| 09155                    | Heating Maintenance       | .00      | 60.83                 | 60.83    | .00       | 547.47              | 547.47   | 730.00        |
| 09160                    | Sewer Maintenance         | .00      | .00                   | .00      | 285.63    | .00                 | (285.63) | .00           |
| 09180                    | Plumbing Repairs - Common | .00      | 58.33                 | 58.33    | .00       | 524.97              | 524.97   | 700.00        |
|                          | Maintenance               | .00      | 194.16                | 194.16   | 363.03    | 1,747.44            | 1,384.41 | 2,330.00      |

**Rich Mar Condominiums**

Income/Expense Statement  
 Period: 09/01/17 to 09/30/17

| Account               | Description                    | Actual   | Current Period |          | Actual    | Year-To-Date |            | Yearly Budget |
|-----------------------|--------------------------------|----------|----------------|----------|-----------|--------------|------------|---------------|
|                       |                                |          | Budget         | Variance |           | Budget       | Variance   |               |
| Contract Services     |                                |          |                |          |           |              |            |               |
| 09610                 | Lawn Maint. & Landscaping      | 193.00   | 125.00         | (68.00)  | 947.00    | 1,125.00     | 178.00     | 1,500.00      |
| 09700                 | Trash Removal                  | 703.30   | 91.67          | (611.63) | 2,508.76  | 825.03       | (1,683.73) | 1,100.00      |
| 09725                 | Recycling                      | .00      | .00            | .00      | 501.71    | .00          | (501.71)   | .00           |
| 09750                 | Extermination                  | .00      | .00            | .00      | 71.99     | .00          | (71.99)    | .00           |
| 09800                 | Snow Removal                   | .00      | 50.00          | 50.00    | 190.00    | 450.00       | 260.00     | 600.00        |
| 09850                 | Janitorial Services            | 65.00    | 66.67          | 1.67     | 585.00    | 600.03       | 15.03      | 800.00        |
|                       | Contract Services              | 961.30   | 333.34         | (627.96) | 4,804.46  | 3,000.06     | (1,804.40) | 4,000.00      |
| Reserve Contributions |                                |          |                |          |           |              |            |               |
|                       | Reserve Contributions          | .00      | .00            | .00      | .00       | .00          | .00        | .00           |
|                       | TOTAL EXPENSES                 | 1,698.60 | 1,784.16       | 85.56    | 17,716.12 | 16,057.44    | (1,658.68) | 21,410.00     |
|                       | Current Year Net Income/(loss) | 955.07   | 198.26         | 756.81   | 2,138.62  | 1,784.34     | 354.28     | 2,379.00      |
| =====                 |                                |          |                |          |           |              |            |               |