

Albion Street Townhomes

Balance Sheet
As of 01/31/18

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Date 02/11/18 Time:13:04:42

Albion Street Townhomes

Report #0553 Page: 1

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
Ending vendor #: "Last" Ending date: 01/31/18

| | | ASSETS | |
|---------------------------------------|--------------------------------|----------------------|-------|
| 1010 | Cash Checking - Operating | \$ 5,097.21 | |
| 1070 | Cash Savings - Reserves | 5,185.74 | |
| 1330 | Special Assmts. Receiv. | (15,430.00) | |
| TOTAL ASSETS | | \$ (5,147.05) | ===== |
| | | LIABILITIES & EQUITY | |
| CURRENT LIABILITIES: | | | |
| 3305 | Prepaid Owner Dues | \$ 185.00 | |
| Subtotal Current Liab. | | \$ 185.00 | |
| RESERVES: | | | |
| Subtotal Reserves | | \$.00 | |
| EQUITY: | | | |
| 5510 | Prior Year Net Inc./Loss | \$ (5,160.44) | |
| | Current Year Net Income/(Loss) | (171.61) | |
| Subtotal Equity | | \$ (5,332.05) | |
| TOTAL LIABILITIES & EQUITY | | \$ (5,147.05) | ===== |

| Account # | Date | Description | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|------------------------|----------|-------------------------|----------------------------|--------|--------|-----------|-----------|----------------|--------|
| Distribution in Detail | | | | | | | | | |
| 7010 | | Management Fees | | | | | | | |
| | 01/01/18 | 294 CAPITO | CAPITOL HILL MANAGEMENT CO | | 010118 | | | | 240.00 |
| | | | | | | | | Account Total: | 240.00 |
| 7250 | | Bank Charges | | | | | | | |
| | 01/12/18 | 308 CITYWI | CITYWIDE BANKS | | 011218 | | | | 15.83 |
| | | | | | | | | Account Total: | 15.83 |
| 7260 | | Postage & Mail | | | | | | | |
| | 01/01/18 | 294 CAPITO | CAPITOL HILL MANAGEMENT CO | | 010118 | | | | 4.23 |
| | | | | | | | | Account Total: | 4.23 |
| 7280 | | Insurance | | | | | | | |
| | 01/16/18 | 309 AMFAM | AMERICAN FAMILY | | 011618 | | | | 489.49 |
| | | | | | | | | Account Total: | 489.49 |
| 7400 | | Printing & Reproduction | | | | | | | |
| | 01/01/18 | 294 CAPITO | CAPITOL HILL MANAGEMENT CO | | 010118 | | | | 4.80 |
| | | | | | | | | Account Total: | 4.80 |
| 7450 | | Other Taxes & Fees | | | | | | | |
| | 01/14/18 | 303 MNG FI | MANAGER OF FINANCE | | 010318 | | | | 403.82 |
| | | | | | | | | Account Total: | 403.82 |
| 8905 | | Electricity & Gas | | | | | | | |
| | 01/04/18 | 305 XCEL | XCEL ENERGY | | 010418 | | | | 29.19 |
| | | | | | | | | Account Total: | 29.19 |
| 8930 | | Water & Sewer | | | | | | | |
| | 01/09/18 | 307 DENV | DENVER WATER | | 121817 | | | | 200.92 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

| Account # | Date | Description | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|-----------|----------|----------------------|--------------------------|--------|---------|-----------|----------------|-------|----------|
| | | | | | | | Account Total: | | 200.92 |
| 9010 | | Tree/Lawn Maint. | | | | | | | |
| | 01/14/18 | 302 FREE F | FREE FALL TREE SERVICE | | 2279 | | | | 335.00 |
| | | | | | | | Account Total: | | 335.00 |
| 9110 | | Gen. Maint. & Repair | | | | | | | |
| | 01/01/18 | 295 ORKIN | ORKIN | | 122217 | | | | 90.64 |
| | | | | | | | Account Total: | | 90.64 |
| 9700 | | Trash Removal | | | | | | | |
| | 01/08/18 | 306 WAST | WASTE CONNECTIONS | | 3081106 | | | | 112.91 |
| | | | | | | | Account Total: | | 112.91 |
| 9800 | | Snow Removal | | | | | | | |
| | 01/14/18 | 301 HIGPLA | HIGH PLAINS LAWN SERVICE | | 8018 | | | | 45.00 |
| | | | | | | | Account Total: | | 45.00 |
| | | | | | | | Section Total: | | 1,971.83 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

| Account # | Date | Description | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|-----------|----------|------------------|----------------------------|--------|--------|-----------|---------------------------|-------|----------|
| | | | | | | | Account Payable in Detail | | |
| 3010 | | Accounts Payable | | | | | | | |
| | 01/01/18 | 294 CAPITO | CAPITOL HILL MANAGEMENT CO | | 010118 | | | | 249.03 |
| | 01/01/18 | 295 ORKIN | ORKIN | | 122217 | | | | 90.64 |
| | 01/14/18 | 302 FREE F | FREE FALL TREE SERVICE | | 2279 | | | | 335.00 |
| | 01/14/18 | 301 HIGPLA | HIGH PLAINS LAWN SERVICE | | 8018 | | | | 45.00 |
| | 01/14/18 | 303 MNG FI | MANAGER OF FINANCE | | 010318 | | | | 403.82 |
| | | | | | | | Account Total: | | 1,123.49 |
| | | | | | | | Section Total: | | 1,123.49 |

A/P DISTRIBUTION TO G/L REPORT

Starting vendor #: "First" Starting date: 01/01/18
 Ending vendor #: "Last" Ending date: 01/31/18

| Account # | Date | Vchr-# | Vend-# | Name | Invoice-# | Reference | Chk # | Amount |
|----------------------|---------------------------|--------|--------|----------------------------|-----------|-----------|-------|--------|
| A/P Checks in Detail | | | | | | | | |
| 1010 | Cash Checking - Operating | | | | | | | |
| | 01/01/18 | 294 | CAPITO | CAPITOL HILL MANAGEMENT CO | 010118 | | 1122 | 249.03 |
| | 01/01/18 | 295 | ORKIN | ORKIN | 122217 | | 1123 | 90.64 |
| | 01/04/18 | 305 | XCEL | XCEL ENERGY | 010418 | | 10418 | 29.19 |
| | 01/08/18 | 306 | WAST | WASTE CONNECTIONS | 3081106 | | 10818 | 112.91 |
| | 01/09/18 | 307 | DENV | DENVER WATER | 121817 | | 10918 | 200.92 |
| | 01/12/18 | 308 | CITYWI | CITYWIDE BANKS | 011218 | | 11218 | 15.83 |
| | 01/14/18 | 302 | FREE F | FREE FALL TREE SERVICE | 2279 | | 1124 | 335.00 |
| | 01/14/18 | 301 | HIGPLA | HIGH PLAINS LAWN SERVICE | 8018 | | 1125 | 45.00 |
| | 01/14/18 | 303 | MNG FI | MANAGER OF FINANCE | 010318 | | 1126 | 403.82 |
| | 01/16/18 | 309 | AMFAM | AMERICAN FAMILY | 011618 | | 11618 | 489.49 |

Account Total: 1,971.83

Section Total: 1,971.83

Income/Expense Statement
 Period: 01/01/18 to 01/31/18

| Account | Description | Actual | Current Period Budget | Variance | Actual | Year-To-Date Budget | Variance | Yearly Budget |
|--------------------------|---------------------------|----------|-----------------------|----------|----------|---------------------|----------|---------------|
| INCOME: | | | | | | | | |
| 06305 | Dues | 1,800.00 | 1,500.00 | 300.00 | 1,800.00 | 1,500.00 | 300.00 | 18,000.00 |
| 06910 | Interest Income | .22 | .00 | .22 | .22 | .00 | .22 | .00 |
| | Subtotal Income | 1,800.22 | 1,500.00 | 300.22 | 1,800.22 | 1,500.00 | 300.22 | 18,000.00 |
| EXPENSES | | | | | | | | |
| General & Administrative | | | | | | | | |
| 07010 | Management Fees | 240.00 | 240.00 | .00 | 240.00 | 240.00 | .00 | 2,880.00 |
| 07020 | Accounting Fees | .00 | 12.50 | 12.50 | .00 | 12.50 | 12.50 | 150.00 |
| 07250 | Bank Charges | 15.83 | .00 | (15.83) | 15.83 | .00 | (15.83) | .00 |
| 07260 | Postage & Mail | 4.23 | 2.00 | (2.23) | 4.23 | 2.00 | (2.23) | 24.00 |
| 07280 | Insurance | 489.49 | 233.33 | (256.16) | 489.49 | 233.33 | (256.16) | 2,800.00 |
| 07400 | Printing & Reproduction | 4.80 | .00 | (4.80) | 4.80 | .00 | (4.80) | .00 |
| 07450 | Other Taxes & Fees | 403.82 | 3.33 | (400.49) | 403.82 | 3.33 | (400.49) | 40.00 |
| | General & Administrative | 1,158.17 | 491.16 | (667.01) | 1,158.17 | 491.16 | (667.01) | 5,894.00 |
| 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 | 29.19 | 31.25 | 2.06 | 29.19 | 31.25 | 2.06 | 375.00 |
| 08930 | Water & Sewer | 200.92 | 270.00 | 69.08 | 200.92 | 270.00 | 69.08 | 3,240.00 |
| | Utilities | 230.11 | 301.25 | 71.14 | 230.11 | 301.25 | 71.14 | 3,615.00 |
| Maintenance | | | | | | | | |
| 09010 | Tree/Lawn Maint. | 335.00 | .00 | (335.00) | 335.00 | .00 | (335.00) | .00 |
| 09110 | Gen. Maint. & Repair | 90.64 | 25.00 | (65.64) | 90.64 | 25.00 | (65.64) | 300.00 |
| | Maintenance | 425.64 | 25.00 | (400.64) | 425.64 | 25.00 | (400.64) | 300.00 |
| Contract Services | | | | | | | | |
| 09610 | Lawn Maint. & Landscaping | .00 | 250.00 | 250.00 | .00 | 250.00 | 250.00 | 3,000.00 |
| 09700 | Trash Removal | 112.91 | 54.17 | (58.74) | 112.91 | 54.17 | (58.74) | 650.00 |
| 09750 | Extermination | .00 | 29.17 | 29.17 | .00 | 29.17 | 29.17 | 350.00 |
| 09800 | Snow Removal | 45.00 | 125.00 | 80.00 | 45.00 | 125.00 | 80.00 | 1,500.00 |

Albion Street Townhomes

Income/Expense Statement
 Period: 01/01/18 to 01/31/18

| Account | Description | Actual | Current Period Budget | Variance | Actual | Year-To-Date Budget | Variance | Yearly Budget |
|-----------------------|--------------------------------|----------|--------------------------|----------|----------|------------------------|----------|------------------|
| | Contract Services | 157.91 | 458.34 | 300.43 | 157.91 | 458.34 | 300.43 | 5,500.00 |
| Reserve Contributions | | | | | | | | |
| | Reserve Contributions | .00 | .00 | .00 | .00 | .00 | .00 | .00 |
| | TOTAL EXPENSES | 1,971.83 | 1,275.75 | (696.08) | 1,971.83 | 1,275.75 | (696.08) | 15,309.00 |
| | Current Year Net Income/(loss) | (171.61) | 224.25 | (395.86) | (171.61) | 224.25 | (395.86) | 2,691.00 |
| ===== | | | | | | | | |