

Trilby Rd. & Holyoke Ct.
Fort Collins CO 80525

MSI
2725 Rocky Mountain Ave.
Suite 330
Loveland, CO 80538-8717

Description	Operating	Reserve
Beginning Cash Balance	<u>42,809.70</u>	<u>508,994.99</u>
Cash Received		
Change in Accounts Receivable	(32,879.62)	0.00
Change in Prepaid Assessments	(42,622.26)	0.00
Interest - Operating Fund	13.28	0.00
Assessments - Homeowners	125,550.00	0.00
Late/Interest Fee	624.95	0.00
Legal Collections	376.85	0.00
Fines	75.00	0.00
Interest - Reserve Fund	<u>0.00</u>	<u>3,926.37</u>
Total Inflow	51,138.20	3,926.37
Cash Disbursed		
Water/Sewer	8,638.33	0.00
Electricity	470.30	0.00
Management	2,661.00	0.00
A/R Processing Fees	210.00	0.00
Lien Processing Fees	75.00	0.00
Postage	29.67	0.00
Administrative	108.35	0.00
Grounds Maintenance	7,646.62	0.00
Grounds Repairs - Sprinklers	6,179.70	0.00
Grounds Repairs - Other	100.00	0.00
Tree/Shrub Maintenance	978.50	0.00
Lighting Maintenance	348.00	0.00
Trash Removal	570.00	0.00
Social Activities	1,137.56	0.00
Legal - Collections	376.85	0.00
Miscellaneous	<u>1,323.05</u>	<u>0.00</u>
Total Outflow	(30,852.93)	0.00
Ending Cash Balance	<u><u>63,094.97</u></u>	<u><u>512,921.36</u></u>

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Assets

Current Assets

Cash - Operating Fund	63,094.97	
Cash - Reserve Fund	<u>512,921.36</u>	
Total Cash		576,016.33

A/R Homeowners	53,146.44	
Petty Cash	400.00	
Accrued Interest	1,000.89	
Allowance for Doubtful Accounts	(10,000.00)	
Prepaid Ins - AJE	<u>2,337.03</u>	

Total Other Current Assets		46,884.36
Total Assets		<u>622,900.69</u>

Liabilities and Capital

Liabilities

Accounts Payable	6,466.12	
Accounts Payable Income Taxes	2,249.00	
Prepaid Assessments	<u>4,485.51</u>	
Total Liabilities		13,200.63

Association Equity

Equity - Operating Fund	37,894.63	
Equity - Reserve Fund	436,639.74	
Equity - Working Capital	23,850.00	
Net Income	<u>111,315.69</u>	
Total Equity		<u>609,700.06</u>

Total Liabilities & Equity		<u>622,900.69</u>
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		Current Month	Prior Year Month	Current Year To Date	Prior Year to Date
Income					
4000	Assessments - Homeowners	125,550.00	125,350.00	251,100.00	251,100.00
4100	Interest - Operating Fund	13.28	38.19	175.95	291.70
4200	Late/Interest Fee	624.95	988.93	7,146.64	7,186.64
4250	Lien Fee	0.00	0.00	1,200.00	1,275.00
4300	Legal Collections	376.85	1,655.75	5,125.61	6,384.76
4400	Fines	75.00	200.00	450.00	975.00
	Total Income	126,640.08	128,232.87	265,198.20	267,213.10
Expenses					
6015	Water/Sewer	8,638.33	10,237.83	15,303.56	16,949.31
6035	Electricity	470.30	569.70	1,184.32	1,204.41
6100	Management	2,661.00	2,886.00	18,364.50	18,252.00
6105	A/R Processing Fees	210.00	130.00	2,320.00	2,250.00
6106	Lien Processing Fees	75.00	0.00	1,875.00	1,275.00
6110	Postage	29.67	43.59	991.19	1,300.97
6120	Administrative	108.35	983.65	3,638.78	6,999.20
6150	Insurance	0.00	0.00	6,358.00	6,357.07
6200	Grounds Maintenance	7,646.62	7,646.62	41,013.68	41,013.68
6205	Grounds Improvements	0.00	0.00	0.00	1,228.67
6216	Tree/Shrub Pruning	0.00	0.00	10,000.00	0.00
6220	Grounds Repairs - Sprinklers	6,179.70	1,811.73	7,427.68	2,230.23
6222	Grounds Repairs - Other	100.00	0.00	1,248.56	237.01
6234	Tree/Shrub Maintenance	978.50	1,182.13	978.50	1,788.63
6255	Pest Control	0.00	0.00	1,771.44	89.00
6260	Lighting Maintenance	348.00	0.00	348.00	0.00
6285	Snow Removal	0.00	0.00	5,604.08	34,691.83
6291	Fence Maintenance	0.00	0.00	3,986.21	441.89
6490	Trash Removal	570.00	820.00	570.00	820.00
6542	Social Activities	1,137.56	69.73	1,861.57	869.73
6546	Taxes	0.00	0.00	6,271.48	2,127.20
6547	Legal Fees	0.00	233.00	1,418.00	3,185.25
6548	Legal - Collections	376.85	1,655.75	5,365.61	5,637.61
6600	Transfer to Reserves	0.00	0.00	80,100.00	0.00
6700	Miscellaneous	1,323.05	0.00	1,333.05	318.46
6800	Bad Debt	0.00	0.00	10,830.92	0.00
	Total Expenses	30,852.93	28,269.73	230,164.13	149,267.15
	Operating Profit	95,787.15	99,963.14	35,034.07	117,945.95
Reserve Income					
8000	Transfer from Operating	0.00	0.00	80,100.00	0.00
8020	Interest - Reserve Fund	3,926.37	14.06	8,893.88	15,439.65
8050	Reserves Misc Income	0.00	0.00	0.00	41.60
	Total Reserve Income	3,926.37	14.06	88,993.88	15,481.25
Reserve Expenditures					
9250	Major Landscape Improvements	0.00	9,774.80	0.00	9,774.80
9325	Major Concrete Rplcmnt/Rprs	0.00	0.00	11,668.33	0.00
9900	Other Contingencies	0.00	0.00	1,043.93	0.00
	Total Reserve Expenditures	0.00	9,774.80	12,712.26	9,774.80
	Net Income	99,713.52	90,202.40	111,315.69	123,652.40

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	Prior Month Balance	Current Month Activity	Current Month Balance
Accounts Receivable			
A/R Homeowners	20,266.82	32,879.62	53,146.44
Cash			
Cash - Operating USB #991924	42,809.70	20,285.27	63,094.97
Cash - Reserve ABK CD Mat 07/06/08	97,536.34	(97,536.34)	0.00
Cash - Reserve BOC CD Mat 9/29/08	103,798.27	0.00	103,798.27
Cash - Reserve HSB CD Mat 11/29/08	106,415.21	0.00	106,415.21
Cash - Reserve KB CD Mat 7/9/12	0.00	80,000.00	80,000.00
Cash - Reserve NFB CD MAT 02/24/09	94,911.09	0.00	94,911.09
Cash - Reserve USB #991932	25,419.44	21,462.65	46,882.09
Cash - Reserve WSB Rs #003171	100.00	0.06	100.06
Cash - Reserve WSB CD Mat 9/7/08	80,814.64	0.00	80,814.64
Other Current Assets			
Petty Cash	400.00	0.00	400.00
Accrued Interest	1,000.89	0.00	1,000.89
Allowance for Doubtful Accounts	(10,000.00)	0.00	(10,000.00)
Prepaid Ins - AJE	2,337.03	0.00	2,337.03
Fixed Assets			
Liabilities			
Accounts Payable	6,466.12	0.00	6,466.12
Accounts Payable Income Taxes	2,249.00	0.00	2,249.00
Prepaid Assessments	47,107.77	(42,622.26)	4,485.51
Equity			
Equity - Operating Fund	37,894.63	0.00	37,894.63
Equity - Reserve Fund	436,639.74	0.00	436,639.74
Equity - Working Capital	23,850.00	0.00	23,850.00
Income			
Assessments - Homeowners	125,550.00	125,550.00	251,100.00
Interest - Operating Fund	162.67	13.28	175.95
Late/Interest Fee	6,521.69	624.95	7,146.64
Lien Fee	1,200.00	0.00	1,200.00
Legal Collections	4,748.76	376.85	5,125.61
Fines	375.00	75.00	450.00
Expense			
Water/Sewer	6,665.23	8,638.33	15,303.56
Electricity	714.02	470.30	1,184.32
Management	15,703.50	2,661.00	18,364.50
A/R Processing Fees	2,110.00	210.00	2,320.00
Lien Processing Fees	1,800.00	75.00	1,875.00
Postage	961.52	29.67	991.19
Administrative	3,530.43	108.35	3,638.78
Insurance	6,358.00	0.00	6,358.00
Grounds Maintenance	33,367.06	7,646.62	41,013.68
Tree/Shrub Pruning	10,000.00	0.00	10,000.00
Grounds Repairs - Sprinklers	1,247.98	6,179.70	7,427.68
Grounds Repairs - Other	1,148.56	100.00	1,248.56
Tree/Shrub Maintenance	0.00	978.50	978.50
Pest Control	1,771.44	0.00	1,771.44
Lighting Maintenance	0.00	348.00	348.00
Snow Removal	5,604.08	0.00	5,604.08
Fence Maintenance	3,986.21	0.00	3,986.21
Trash Removal	0.00	570.00	570.00
Social Activities	724.01	1,137.56	1,861.57
Taxes	6,271.48	0.00	6,271.48

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	Prior Month Balance	Current Month Activity	Current Month Balance
Legal Fees	1,418.00	0.00	1,418.00
Legal - Collections	4,988.76	376.85	5,365.61
Transfer to Reserves	80,100.00	0.00	80,100.00
Miscellaneous	10.00	1,323.05	1,333.05
Bad Debt	10,830.92	0.00	10,830.92
Reserve Income			
Transfer from Operating	80,100.00	0.00	80,100.00
Interest - Reserve Fund	4,967.51	3,926.37	8,893.88
Reserve Expenditures			
Major Concrete Rplcmnt/Rprs	11,668.33	0.00	11,668.33
Other Contingencies	1,043.93	0.00	1,043.93
Check Figures	0.00	0.00	0.00