

Balance Sheet (Accrual)
WESTRIDGE PLACE HOA - (WPHOA)
Jan 2009

Page 1
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Prepared For:
Westridge Place HOA
c/o NW Management Exclusive
1401 SE 163rd Avenue
Vancouver, WA 98683

Prepared By:
NW MANAGEMENT
1401 SE 163RD AVENUE
VANCOUVER, WA 98683

ASSETS

CURRENT ASSETS

Cash in Bank - BCC	57,619.84
Money Market - BCC	226.58
Reserve Account - BCC	1,026.37
Dues Receivable	15,539.30
TOTAL CURRENT ASSETS	74,412.09
TOTAL ASSETS	74,412.09

LIABILITIES & CAPITAL

LIABILITIES

Prepaid Liability	69,676.75
TOTAL LIABILITIES	69,676.75

OWNERS' FUNDS

Past Retained Earnings	1,288.21
Current Year Earnings	3,447.13
TOTAL CAPITAL	4,735.34
TOTAL LIABILITIES & CAPITAL	74,412.09

Income Statement (Accrual)
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	Month to Date	%	Year to Date	%
REVENUES				
Fee Income (Assessments)	6,334.25	98.73	6,334.25	98.73
Late/NSF Income	50.00	0.78	50.00	0.78
Late Fee Interest Income	30.15	0.47	30.15	0.47
Interest Income	1.02	0.02	1.02	0.02
TOTAL REVENUES	6,415.42	100.00	6,415.42	100.00
EXPENSES				
MAINTENANCE				
Landscape Maint Contract	1,144.76	17.84	1,144.76	17.84
TOTAL MAINTENANCE	1,144.76	17.84	1,144.76	17.84
ADMINISTRATIVE				
Management Fee	1,663.85	25.94	1,663.85	25.94
Legal Expense/Professional Fee	40.00	0.62	40.00	0.62
Bank Charges	-10.00	-0.16	-10.00	-0.16
Office Supplies	62.50	0.97	62.50	0.97
Postage	57.18	0.89	57.18	0.89
State Filing Fees	10.00	0.16	10.00	0.16
TOTAL ADMINISTRATIVE	1,823.53	28.42	1,823.53	28.42
TOTAL OPERATING EXPENSES	2,968.29	46.27	2,968.29	46.27
NET PROFIT (LOSS)	3,447.13	53.73	3,447.13	53.73

Budget Comparison (Accrual)
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	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
REVENUES									
Fee Income (Assessments)	6,334.25	0.00	6,334.25	0	6,334.25	0.00	6,334.25	0	0.00
Late/NSF Income	50.00	0.00	50.00	0	50.00	0.00	50.00	0	0.00
Late Fee Interest Income	30.15	0.00	30.15	0	30.15	0.00	30.15	0	0.00
Interest Income	1.02	0.00	1.02	0	1.02	0.00	1.02	0	0.00
TOTAL REVENUES	6,415.42	0.00	6,415.42	0	6,415.42	0.00	6,415.42	0	0.00
EXPENSES									
MAINTENANCE									
Landscape Maint Contract	1,144.76	0.00	-1,144.76	0	1,144.76	0.00	-1,144.76	0	0.00
TOTAL MAINTENANCE	1,144.76	0.00	-1,144.76	0	1,144.76	0.00	-1,144.76	0	0.00
ADMINISTRATIVE									
Management Fee	1,663.85	0.00	-1,663.85	0	1,663.85	0.00	-1,663.85	0	0.00
Legal Expense/Professional Fee	40.00	0.00	-40.00	0	40.00	0.00	-40.00	0	0.00
Bank Charges	-10.00	0.00	10.00	0	-10.00	0.00	10.00	0	0.00
Office Supplies	62.50	0.00	-62.50	0	62.50	0.00	-62.50	0	0.00
Postage	57.18	0.00	-57.18	0	57.18	0.00	-57.18	0	0.00
State Filing Fees	10.00	0.00	-10.00	0	10.00	0.00	-10.00	0	0.00
TOTAL ADMINISTRATIVE	1,823.53	0.00	-1,823.53	0	1,823.53	0.00	-1,823.53	0	0.00
TOTAL OPERATING EXPENSES	2,968.29	0.00	-2,968.29	0	2,968.29	0.00	-2,968.29	0	0.00
NET PROFIT (LOSS)	3,447.13	0.00	3,447.13	0	3,447.13	0.00	3,447.13	0	0.00