

**Balance Sheet (Accrual)**  
**WESTRIDGE PLACE HOA - (WPHOA-G)**  
**Sep 2009**

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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	1,161.05
Gate Reserve Account	5,430.72
Assessments Receivable	349.37
<b>TOTAL CURRENT ASSETS</b>	<u>6,941.14</u>
<b>TOTAL ASSETS</b>	<u>6,941.14</u>

**LIABILITIES & CAPITAL**

**LIABILITIES**

Prepaid Liability	5,500.02
<b>TOTAL LIABILITIES</b>	<u>5,500.02</u>

**OWNERS' FUNDS**

Past Retained Earnings	6,467.48
Current Year Earnings	-5,026.36
<b>TOTAL CAPITAL</b>	<u>1,441.12</u>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<u>6,941.14</u>

**Income Statement (Accrual)**  
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	Month to Date	%	Year to Date	%
<b>REVENUES</b>				
Fee Income (Gated Assessments)	1,833.34	99.77	16,166.65	95.53
Gate Keys	0.00	0.00	455.00	2.69
Late/NSF Income	0.00	0.00	206.81	1.22
Late Fee Interest Income	0.00	0.00	46.50	0.27
Interest Income	4.21	0.23	47.40	0.28
<b>TOTAL REVENUES</b>	<b>1,837.55</b>	<b>100.00</b>	<b>16,922.36</b>	<b>100.00</b>
<b>EXPENSES</b>				
<b>MAINTENANCE</b>				
Gate Maintenance/Repairs	2,133.70	116.12	19,342.91	114.30
<b>TOTAL MAINTENANCE</b>	<b>2,133.70</b>	<b>116.12</b>	<b>19,342.91</b>	<b>114.30</b>
<b>ADMINISTRATIVE</b>				
Contingencies	1,163.90	63.34	1,163.90	6.88
Management Fee-Special Project	0.00	0.00	75.00	0.44
Electricity	31.34	1.71	380.96	2.25
Gas	0.00	0.00	108.76	0.64
Telephone	111.24	6.05	782.30	4.62
Office Supplies	0.00	0.00	17.79	0.11
Postage	0.00	0.00	77.10	0.46
<b>TOTAL ADMINISTRATIVE</b>	<b>1,306.48</b>	<b>71.10</b>	<b>2,605.81</b>	<b>15.40</b>
<b>TOTAL OPERATING EXPENSES</b>	<b>3,440.18</b>	<b>187.22</b>	<b>21,948.72</b>	<b>129.70</b>
<b>NET PROFIT (LOSS)</b>	<b>-1,602.63</b>	<b>-87.22</b>	<b>-5,026.36</b>	<b>-29.70</b>

**Budget Comparison (Accrual)**  
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	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
<b>REVENUES</b>									
Fee Income (Gated Assessments)	1,833.34	1,750.00	83.34	4.76	16,166.65	15,750.00	416.65	2.65	21,000.00
Gate Keys	0.00	0.00	0.00	0	455.00	0.00	455.00	0	0.00
Late/NSF Income	0.00	0.00	0.00	0	206.81	0.00	206.81	0	0.00
Late Fee Interest Income	0.00	0.00	0.00	0	46.50	0.00	46.50	0	0.00
Interest Income	4.21	0.00	4.21	0	47.40	0.00	47.40	0	0.00
<b>TOTAL REVENUES</b>	<b>1,837.55</b>	<b>1,750.00</b>	<b>87.55</b>	<b>5.00</b>	<b>16,922.36</b>	<b>15,750.00</b>	<b>1,172.36</b>	<b>7.44</b>	<b>21,000.00</b>
<b>EXPENSES</b>									
<b>MAINTENANCE</b>									
Gate Maintenance/Repairs	2,133.70	1,250.00	-883.70	-70.70	19,342.91	11,250.00	-8,092.91	-71.94	15,000.00
<b>TOTAL MAINTENANCE</b>	<b>2,133.70</b>	<b>1,250.00</b>	<b>-883.70</b>	<b>-70.70</b>	<b>19,342.91</b>	<b>11,250.00</b>	<b>-8,092.91</b>	<b>-71.94</b>	<b>15,000.00</b>
<b>ADMINISTRATIVE</b>									
Contingencies	1,163.90	416.67	-747.23	-179.3	1,163.90	3,750.03	2,586.13	68.96	5,000.00
Management Fee-Special Project	0.00	0.00	0.00	0	75.00	0.00	-75.00	0	0.00
Electricity	31.34	66.67	35.33	52.99	380.96	600.03	219.07	36.51	800.00
Gas	0.00	16.67	16.67	100.00	108.76	150.03	41.27	27.51	200.00
Telephone	111.24	0.00	-111.24	0	782.30	0.00	-782.30	0	0.00
Office Supplies	0.00	0.00	0.00	0	17.79	0.00	-17.79	0	0.00
Postage	0.00	0.00	0.00	0	77.10	0.00	-77.10	0	0.00
<b>TOTAL ADMINISTRATIVE</b>	<b>1,306.48</b>	<b>500.01</b>	<b>-806.47</b>	<b>-161.2</b>	<b>2,605.81</b>	<b>4,500.09</b>	<b>1,894.28</b>	<b>42.09</b>	<b>6,000.00</b>
<b>TOTAL OPERATING EXPENSES</b>	<b>3,440.18</b>	<b>1,750.01</b>	<b>-1,690.17</b>	<b>-96.58</b>	<b>21,948.72</b>	<b>15,750.09</b>	<b>-6,198.63</b>	<b>-39.36</b>	<b>21,000.00</b>
<b>NET PROFIT (LOSS)</b>	<b>-1,602.63</b>	<b>-0.01</b>	<b>-1,602.62</b>	<b>16,026</b>	<b>-5,026.36</b>	<b>-0.09</b>	<b>-5,026.27</b>	<b>5,584,</b>	<b>0.00</b>