

WIND STREAM CONDOMINIUM ASSOCIATION

AS OF JULY 31, 2009

ASSETS

| | | | |
|--------------------------|----|------------|------------|
| CASH | | | |
| 1010 CASH-BANK OF CHOICE | \$ | 5,037.53 | |
| 1020 RES-KEY BANK | | 150,412.03 | |
| 1022 RES-BANK OF CHOICE | | 100,814.76 | |
| | | ----- | |
| TOTAL CASH | | | 256,264.32 |
| | | | ----- |
| ACCOUNTS RECEIVABLE | | | |
| 1110 DUES RECEIVABLE | | 13,715.99 | |
| 1115 ALLOW FOR BAD DEBT | | (1,715.91) | |
| 1117 PREPAID INSURANCE | | 4,797.00 | |
| | | ----- | |
| TOTAL RECEIVABLES | | | 16,797.08 |
| | | | ----- |
| TOTAL ASSETS | | | 273,061.40 |
| | | | ===== |

LIABILITIES & EQUITY

| | | | |
|---------------------------|--|--------------|------------|
| CURRENT LIABILITIES | | | |
| 2115 PREPAID ASSESSMENTS | | 18,210.71 | |
| | | ----- | |
| TOTAL LIABILITIES | | | 18,210.71 |
| | | | ----- |
| EQUITY | | | |
| 2930 WORKING CAPITAL | | 35,100.00 | |
| 2940 CURRENT EARNINGS | | (169,197.17) | |
| 2941 CURRENT EARNINGS | | 169,197.17 | |
| 2950 RESERVE FUND-PRIOR | | 417,390.24 | |
| 2955 RESERVE FUND-CURRENT | | (155,344.25) | |
| 2960 OPERATING FUND-PRIOR | | (28,442.38) | |
| 2965 OPERATING FD-CURRENT | | (13,852.92) | |
| | | ----- | |
| TOTAL EQUITY | | | 254,850.69 |
| | | | ----- |
| TOT LIABILITY AND EQUITY | | | 273,061.40 |
| | | | ===== |

WIND STREAM CONDOMINIUM ASSOCIATION

Budget Comparison Report
AS OF JULY 31, 2009
PREPARED BY
WESTERN STATES PROPERTY SERVICES, INC.

| | BUDGET | ACTUAL | CURR. VARIANCE | YTD BUDGET | YTD ACTUAL | ANNUAL BUDGET |
|-----------------------------|--------------|--------------|----------------|---------------|---------------|---------------|
| INCOME | | | | | | |
| 5110 ASSESSMENTS | \$ 53,820.00 | \$ 53,820.00 | \$ 0.00 | \$ 376,740.00 | \$ 376,740.00 | \$ 645,840.00 |
| 5210 LATE FEE CHARGE | 50.00 | 189.92 | 139.92 | 350.00 | 1,611.66 | 600.00 |
| 5215 NSF FEE | 0.00 | 0.00 | 0.00 | 0.00 | 20.00 | 0.00 |
| 5220 COLLECTION COST REC | 0.00 | 506.34 | 506.34 | 0.00 | 2,556.87 | 0.00 |
| 5240 CAPITALIZATION | 0.00 | 0.00 | 0.00 | 0.00 | 300.00 | 0.00 |
| 5255 MISC INCOME | 0.00 | 25.00 | 25.00 | 0.00 | (105.00) | 0.00 |
| 5450 TRANSFERS TO RESERVE | (17,000.00) | (17,000.00) | 0.00 | (119,000.00) | (119,000.00) | (204,000.00) |
| TOTAL INCOME | 36,870.00 | 37,541.26 | 671.26 | 258,090.00 | 262,123.53 | 442,440.00 |
| EXPENSES | | | | | | |
| 7030 MANAGEMENT FEES | 2,700.00 | 2,700.00 | 0.00 | 18,900.00 | 18,900.00 | 32,400.00 |
| 7040 LEGAL FEES | 250.00 | 0.00 | 250.00 | 1,750.00 | 811.94 | 3,000.00 |
| 7045 LEGAL COLLECTIONS | 0.00 | 506.34 | (506.34) | 2,500.00 | 3,276.27 | 2,500.00 |
| 7055 AUDIT FEES | 0.00 | 0.00 | 0.00 | 1,250.00 | 2,500.00 | 1,250.00 |
| 7060 PRINTING & COPYING | 0.00 | 15.00 | (15.00) | 1,200.00 | 1,072.11 | 1,700.00 |
| 7062 POSTAGE | 100.00 | 37.72 | 62.28 | 800.00 | 226.57 | 900.00 |
| 7075 LICENSE, PERMITS, DUES | 0.00 | 0.00 | 0.00 | 75.00 | 0.00 | 75.00 |
| 7080 NEWSLETTER PRODUCT | 0.00 | 0.00 | 0.00 | 0.00 | 184.60 | 0.00 |
| 7085 ANNUAL MEETING | 0.00 | 0.00 | 0.00 | 2,000.00 | 2,439.65 | 2,000.00 |
| 7090 MISC ADMINISTRATIVE | 0.00 | 25.00 | (25.00) | 500.00 | 716.82 | 500.00 |
| TOTAL ADMINISTRATIVE | 3,050.00 | 3,284.06 | (234.06) | 28,975.00 | 30,127.96 | 44,325.00 |
| 7130 INSURANCE | 4,916.00 | 5,700.49 | (784.49) | 34,412.00 | 36,290.23 | 58,992.00 |
| TOTAL TAXES & INSURANCES | 4,916.00 | 5,700.49 | (784.49) | 34,412.00 | 36,290.23 | 58,992.00 |
| 7230 BLDG & FACILITIES RPR | 1,500.00 | 9,359.98 | (7,859.98) | 10,500.00 | 24,059.19 | 18,000.00 |

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PREPARED BY

WESTERN STATES PROPERTY SERVICES, INC.

| | BUDGET | ACTUAL | CURR. VARIANCE | YTD BUDGET | YTD ACTUAL | ANNUAL BUDGET |
|---------------------------|-----------|-----------|----------------|------------|------------|---------------|
| 7240 LIGHTING SUPPLIES | 0.00 | 83.00 | (83.00) | 1,000.00 | 83.00 | 1,000.00 |
| 7250 LIGHTING MAINT. | 125.00 | 364.25 | (239.25) | 875.00 | 4,663.15 | 1,500.00 |
| 7256 GARAGE REPAIRS | 1,000.00 | 425.00 | 575.00 | 3,750.00 | 4,375.00 | 5,750.00 |
| 7260 GUTTER MAINT | 0.00 | 130.00 | (130.00) | 4,000.00 | 8,120.75 | 4,000.00 |
| 7270 ROOF REPAIRS | 0.00 | 4,981.50 | (4,981.50) | 2,500.00 | 7,091.50 | 5,000.00 |
| 7280 SEWER MAINT | 1,600.00 | 0.00 | 1,600.00 | 4,800.00 | 2,941.97 | 7,200.00 |
| 7281 PLUMBING REPAIRS | 0.00 | 839.00 | (839.00) | 2,000.00 | 1,089.00 | 2,000.00 |
| TOTAL BUILDING MAINT. | 4,225.00 | 16,182.73 | (11,957.73) | 29,425.00 | 52,423.56 | 44,450.00 |
| 7320 GAS/ELECTRIC | 1,070.00 | 1,011.79 | 58.21 | 7,490.00 | 4,921.00 | 12,840.00 |
| 7370 WATER/SEWER | 8,000.00 | 7,351.13 | 648.87 | 47,200.00 | 38,979.77 | 80,700.00 |
| 7380 TRASH REMOVAL | 2,433.00 | 2,349.75 | 83.25 | 17,031.00 | 13,082.01 | 29,196.00 |
| TOTAL UTILITIES | 11,503.00 | 10,712.67 | 790.33 | 71,721.00 | 56,982.78 | 122,736.00 |
| 7410 LANDSCAPE MAINT | 3,062.50 | 26.85 | 3,035.65 | 21,437.50 | 22,782.60 | 27,500.00 |
| 7415 LANDSCAPE CONTRACT | 2,945.00 | 5,095.00 | (2,150.00) | 14,725.00 | 20,380.00 | 26,505.00 |
| 7420 LANDSCAPE RENOVATION | 0.00 | 0.00 | 0.00 | 13,500.00 | 0.00 | 17,500.00 |
| 7424 FERTILIZATION | 1,230.00 | 0.00 | 1,230.00 | 2,460.00 | 0.00 | 2,460.00 |
| 7425 TREE PRUNING | 0.00 | 1,100.00 | (1,100.00) | 4,000.00 | 2,295.00 | 7,000.00 |
| 7426 TREE/TURF SPRAYING | 500.00 | 0.00 | 500.00 | 1,500.00 | 0.00 | 2,500.00 |
| 7427 SPRING/FALL CLEANUP | 0.00 | 0.00 | 0.00 | 2,330.00 | 0.00 | 6,996.00 |
| 7428 FLOWERS | 0.00 | 0.00 | 0.00 | 4,917.00 | 2,720.00 | 6,917.00 |
| 7430 TREE/SHRUB INSTALL | 0.00 | 0.00 | 0.00 | 8,000.00 | 0.00 | 11,300.00 |
| 7431 DEEP ROOT WATERING | 0.00 | 0.00 | 0.00 | 2,000.00 | 0.00 | 2,000.00 |
| 7432 LEAF CLEAN UP | 0.00 | 0.00 | 0.00 | 0.00 | 865.00 | 0.00 |
| 7440 SPRINKLER SYS MAINT | 500.00 | 2,985.60 | (2,485.60) | 5,000.00 | 5,116.40 | 7,100.00 |
| 7442 ROCK DRAIN MAINT | 0.00 | 0.00 | 0.00 | 2,000.00 | 0.00 | 2,000.00 |
| 7460 FENCE REPAIRS | 0.00 | 0.00 | 0.00 | 300.00 | 585.00 | 600.00 |
| TOTAL LANDSCAPE MAINT | 8,237.50 | 9,207.45 | (969.95) | 82,169.50 | 54,744.00 | 120,378.00 |

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| | BUDGET | ACTUAL | CURR. VARIANCE | YTD BUDGET | YTD ACTUAL | ANNUAL BUDGET |
|---------------------------|-----------|-------------|----------------|-------------|-------------|---------------|
| 7526 PEST CONTROL | 1,000.00 | 2,868.00 | (1,868.00) | 4,000.00 | 7,531.32 | 5,000.00 |
| TOTAL GROUNDS MAINTENANCE | 1,000.00 | 2,868.00 | (1,868.00) | 4,000.00 | 7,531.32 | 5,000.00 |
| 7620 STREET SWEEPING | 0.00 | 0.00 | 0.00 | 1,500.00 | 0.00 | 3,000.00 |
| 7630 SNOW REMOVAL | 0.00 | 0.00 | 0.00 | 25,540.00 | 29,805.00 | 31,309.00 |
| 7635 SIGH PURCH & REPAIRS | 0.00 | 0.00 | 0.00 | 500.00 | 0.00 | 500.00 |
| TOTAL SNOW/ROAD MAINT | 0.00 | 0.00 | 0.00 | 27,540.00 | 29,805.00 | 34,809.00 |
| 7720 CONSULT/ENGINEERING | 0.00 | 0.00 | 0.00 | 1,000.00 | 0.00 | 1,000.00 |
| TOTAL OTHER EXPENSES | 0.00 | 0.00 | 0.00 | 1,000.00 | 0.00 | 1,000.00 |
| 7810 POOL/SPA CONTRACT | 825.00 | 812.50 | 12.50 | 3,300.00 | 3,250.00 | 6,600.00 |
| 7815 POOL SUPPLIES/CHEMIC | 500.00 | 239.43 | 260.57 | 1,500.00 | 1,943.05 | 2,000.00 |
| 7820 POOL REPAIRS | 0.00 | 2,281.22 | (2,281.22) | 800.00 | 2,387.76 | 1,100.00 |
| 7830 POOL FURNITURE | 0.00 | 0.00 | 0.00 | 500.00 | 490.79 | 500.00 |
| 7831 POOL KEYS | 0.00 | 0.00 | 0.00 | 550.00 | 0.00 | 550.00 |
| TOTAL RECR/FACILITY EXP | 1,325.00 | 3,333.15 | (2,008.15) | 6,650.00 | 8,071.60 | 10,750.00 |
| TOTAL EXPENSES | 34,256.50 | 51,288.55 | (17,032.05) | 285,892.50 | 275,976.45 | 442,440.00 |
| NET PROFIT / LOSS | 2,613.50 | (13,747.29) | (16,360.79) | (27,802.50) | (13,852.92) | 0.00 |

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|--------------------------|-----------|--------------|----------------|-------------|--------------|---------------|
| RESERVE REVENUE | | | | | | |
| 9201 ASPHALT | 5,000.00 | 5,000.00 | 0.00 | 35,000.00 | 35,000.00 | 60,000.00 |
| 9210 STAINING/PAINTING | 3,500.00 | 3,500.00 | 0.00 | 24,500.00 | 24,500.00 | 42,000.00 |
| 9230 ROOFING | 5,000.00 | 5,000.00 | 0.00 | 35,000.00 | 35,000.00 | 60,000.00 |
| 9240 MECHANICAL | 1,000.00 | 1,000.00 | 0.00 | 7,000.00 | 7,000.00 | 12,000.00 |
| 9250 LANDSCAPE | 500.00 | 500.00 | 0.00 | 3,500.00 | 3,500.00 | 6,000.00 |
| 9260 UPPER DECKS | 1,000.00 | 1,000.00 | 0.00 | 7,000.00 | 7,000.00 | 12,000.00 |
| 9262 CONCRETE | 1,000.00 | 1,000.00 | 0.00 | 7,000.00 | 7,000.00 | 12,000.00 |
| 9350 INTEREST INCOME | 1,000.00 | 96.23 | (903.77) | 7,000.00 | 1,178.75 | 12,000.00 |
| TOTAL REVENUE | 18,000.00 | 17,096.23 | (903.77) | 126,000.00 | 120,178.75 | 216,000.00 |
| EXPENSE | | | | | | |
| 9500 ROOF REPLACEMENT | 0.00 | 0.00 | 0.00 | 100,000.00 | 86,612.00 | 100,000.00 |
| 9505 PUMP HOUSE | 0.00 | 0.00 | 0.00 | 7,500.00 | 6,600.00 | 7,500.00 |
| 9520 STAINING/PAINTING | 0.00 | 84,751.00 | (84,751.00) | 60,000.00 | 84,751.00 | 60,000.00 |
| 9540 CONCRETE | 0.00 | 9,545.00 | (9,545.00) | 0.00 | 9,545.00 | 0.00 |
| 9555 ROOF/GUTTER REPAIRS | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 27,000.00 |
| 9564 DECKING | 0.00 | 29,348.00 | (29,348.00) | 35,000.00 | 61,834.00 | 35,000.00 |
| 9577 FENCING | 0.00 | 0.00 | 0.00 | 0.00 | 9,800.00 | 0.00 |
| 9578 LIGHTING | 0.00 | 0.00 | 0.00 | 0.00 | 3,375.00 | 0.00 |
| 9605 LANDSCAPE RENOV | 0.00 | 13,006.00 | (13,006.00) | 0.00 | 13,006.00 | 0.00 |
| TOTAL EXPENSE | 0.00 | 136,650.00 | (136,650.00) | 202,500.00 | 275,523.00 | 229,500.00 |
| EXCESS/LOSS OF RESERVES | 18,000.00 | (119,553.77) | (137,553.77) | (76,500.00) | (155,344.25) | (13,500.00) |