
Consolidated Northfield Condominium Assn., The

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BALANCE SHEET

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As Of December 31, 2009

All Property Services, Inc.

	Account #	YTD Actual
ASSETS:		
Cash - Checking	1002	8.89
Operating Funds in Interest Bearing Acct	1051	18,000.00
FNB - Investors Choice - 6049	1053	89,334.30
Total Current Assets		<u>107,343.19</u>
TOTAL ASSETS		<u><u>107,343.19</u></u>
LIABILITIES:		
Prepaid Dues	2250	<u>2,091.00</u>
TOTAL LIABILITIES		<u>2,091.00</u>
EQUITY		
Beginning Balance	2710	151,231.53
Retained Earnings	2790	(66,367.58)
Current Year Income		<u>20,388.24</u>
TOTAL EQUITY		<u>105,252.19</u>
TOTAL LIABILITIES & EQUITY		<u><u>107,343.19</u></u>

Consolidated Northfield Condominium Assn., The
INCOME STATEMENT
For the 12 Months Ending December 31, 2009
All Property Services, Inc.

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Budget Comparison to Original Budget

Account #	Current Actual	YTD Actual	Annual Budget	Budget Remaining	
REVENUE					
Income - HOA Dues	3104	10,260.00	133,608.00	131,328.00	(2,280.00)
Income Legal	3113	0.00	622.36	0.00	(622.36)
Funds to Reserve from Operating	3140	1,443.75	17,325.00	17,325.00	0.00
Income - Common Area	3200	295.00	3,540.00	3,500.00	(40.00)
Reserve Interest	3250	0.00	2,390.07	0.00	(2,390.07)
Income - Other	3310	0.00	6.00	0.00	(6.00)
Income - Late Fee	3410	30.00	990.00	0.00	(990.00)
TOTAL REVENUE		12,028.75	158,481.43	152,153.00	(6,328.43)
EXPENSES					
Accounting	4409	0.00	150.00	150.00	0.00
Bank Charges & Expenses	4440	0.00	0.00	120.00	120.00
Coupon Books	4498	0.00	77.50	120.00	42.50
Cleaning - General	4510	0.00	3,960.00	4,320.00	360.00
Electric	4530	136.27	1,842.87	2,800.00	957.13
Grounds - General	4550	0.00	673.04	5,000.00	4,326.96
Grounds - Lawn Care	4551	1,660.00	17,170.00	15,600.00	(1,570.00)
Grounds - Snow Removal	4552	7,685.00	11,136.25	4,000.00	(7,136.25)
Grounds - Spray Trees	4553	0.00	667.00	800.00	133.00
Grounds - Pruning	4554	0.00	120.00	900.00	780.00
Insurance - Premiums	4560	0.00	19,126.00	17,000.00	(2,126.00)
Legal	4570	0.00	717.86	1,000.00	282.14
Meetings/Seminars/Education	4575	0.00	0.00	60.00	60.00
Management Fee	4580	1,351.00	16,214.84	16,214.84	0.00
Miscellaneous	4610	48.00	383.61	1,000.00	616.39
Printing & Copying	4616	82.77	175.81	350.00	174.19
Postage	4618	100.80	203.24	300.00	96.76
Repair - Asphalt/Concrete	4629	2,545.00	2,600.00	2,000.00	(600.00)
Repair - Electrical	4637	33.08	1,327.35	800.00	(527.35)
Repair - General	4640	0.00	2,521.41	3,500.00	978.59
Repair - Plumbing	4652	0.00	0.00	150.00	150.00
Repair - Roofing	4653	0.00	1,492.40	2,500.00	1,007.60
Sprinkler Systems	4658	0.00	3,171.76	2,500.00	(671.76)

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Budget Comparison to Original Budget

	Account #	Current Actual	YTD Actual	Annual Budget	Budget Remaining
Taxes - Federal Income	4661	0.00	539.00	2,500.00	1,961.00
Taxes - State Income	4662	0.00	92.00	0.00	(92.00)
Trash Removal	4680	581.50	7,091.08	8,200.00	1,108.92
Water & Sewer	4690	1,766.06	23,549.26	26,000.00	2,450.74
Sprinkler Water	4692	0.00	5,765.91	9,000.00	3,234.09
Funds to General Reserve	4697	1,443.75	17,325.00	17,325.00	0.00
TOTAL EXPENSES		17,433.23	138,093.19	144,209.84	6,116.65
NET INCOME <LOSS>		(5,404.48)	20,388.24	7,943.16	(12,445.08)