

Cambridge Greens of C.H. POA

Balance Sheet
As of 12/31/09

ASSETS

CURRENT ASSETS

10050	Operating - SunTrust #6467	\$	6,182.24
11000	Savings Acct - SunTrust #1970		10,343.01
11700	CD-BB&T Bankl 2.75% 1/26/10		10,617.52
11800	CD-SunTrust 2.60% 3/26/10		13,281.25
11900	CD-BB&T Bank 3.40% 6/30/10		14,495.14
12000	CD - BB&T Bank 2.75% 9/15/10		5,018.65
20100	Accounts Receivable		1,576.89
			\$ 61,514.70
			=====

LIABILITIES & FUND BALANCE

CURRENT LIABILITIES:

43300	Prepaid Owner Assessments	\$	12,424.50
			\$ 12,424.50

RESERVE FUNDS

45010	Legal Reserve Fund	\$	15,415.30
45015	Capital Expenditure Reserve		5,138.43
45020	Emer/Disaster/Distressed Res		3,288.59
45025	Bad Debt Reserve Fund		1,027.70
			\$ 24,870.02

UNRESTRICTED FUND BALANCES:

45200	Unrestricted Fund Balance	\$	42,903.89
	Net Revenue Over/(Under) Exp		(18,683.71)
			\$ 24,220.18
			\$ 61,514.70
			=====

\$43969.89 = Fund Balance as of 12/31/08
 \$24870.02 = Designated Reserve Fund as of 12/31/09
 \$24220.18 = Unrestricted Fund as of 12/31/09
 \$ 5120.31 = 2009 Net Positive Growth of Assc Fund

Cambridge Greens of C.H. POA
STATEMENT OF REVENUE & EXPENSE
 Period: 12/01/09 to 12/31/09

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
REVENUE								
50500	Income - Maintenance Fees	1,800.00	1,800.00	.00	21,600.00	21,600.00	.00	21,600.00
51000	Income - Finance Charges	.00	.00	.00	1,267.36	.00	1,267.36	.00
51100	Income - Interest	88.10	100.00	(11.90)	1,407.93	1,200.00	207.93	1,200.00
51200	Income - Micellaneous	.00	.00	.00	21.66	.00	21.66	.00
51300	Income - Transfer Fees	.00	20.00	(20.00)	270.00	240.00	30.00	240.00
59500	Early Payment Discount	.00	.00	.00	(785.00)	(675.00)	(110.00)	(675.00)
	TOTAL REVENUE	1,888.10	1,920.00	(31.90)	23,781.95	22,365.00	1,416.95	22,365.00
EXPENSE								
60100	Bank Charges	7.00	.00	(7.00)	28.00	.00	(28.00)	.00
60500	Insurance	.00	116.74	116.74	1,329.43	1,400.00	70.57	1,400.00
64000	Property Mgt/Accounting	656.25	656.25	.00	7,875.00	7,875.00	.00	7,875.00
65000	Annual Meeting Expenses	.00	70.00	70.00	1,272.10	1,500.00	227.90	1,500.00
65500	Legal Fees	.00	150.00	150.00	406.00	1,800.00	1,394.00	1,800.00
66000	Landscape & Maint.	.00	20.00	20.00	150.00	240.00	90.00	240.00
67000	Office Expense	129.20	20.00	(109.20)	240.24	240.00	(.24)	240.00
67100	Postage & Delivery Expense	164.39	40.00	(124.39)	681.81	480.00	(201.81)	480.00
67200	Printing & Reproduction Exp	.00	50.00	50.00	388.15	600.00	211.85	600.00
67600	Tax Preparation	.00	.00	.00	200.00	180.00	(20.00)	180.00
67800	Supplies	.00	20.00	20.00	.00	240.00	240.00	240.00
68000	Utilities	369.47	413.75	44.28	4,294.71	4,965.00	670.29	4,965.00
68050	Web Site Maintenance	.00	20.00	20.00	179.82	240.00	60.18	240.00
68500	Social	.00	30.00	30.00	255.55	360.00	104.45	360.00
68600	Welcome/Memorials	.00	12.00	12.00	12.40	144.00	131.60	144.00
69000	Transfer Fee Expense	.00	.00	.00	270.00	.00	(270.00)	.00
69999	Federal Income Tax	.00	.00	.00	246.00	531.00	285.00	531.00
70000	Taxes & Licenses	.00	.00	.00	61.25	130.00	68.75	130.00
70500	Bad Debt	.00	.00	.00	525.18	.00	(525.18)	.00
80000	**Reserve Funding	23,380.00	120.00	(23,260.00)	23,380.00	1,440.00	(21,940.00)	1,440.00
80001	Reserve Interest Expense	669.86	.00	(669.86)	670.02	.00	(670.02)	.00
	TOTAL EXPENSES	25,376.17	1,738.74	(23,637.43)	42,465.66	22,365.00	(20,100.66)	22,365.00
	NET REVENUE OVER/(UNDER) EXP.	(23,488.07)	181.26	(23,669.33)	(18,683.71)	.00	(18,683.71)	.00

FOOTNOTE TO INCOME/EXPENSE STATEMENT

** One time entry to properly designate
 Reserve Funds as required by Florida Statutes