

C/O LCM Property Management
1776 South Jackson Suite 300
Denver CO 80210

	Operating	Reserves	Total
CASH			
100100 - Citywide Banks	22,703.73	129,368.25	152,071.98
100300 - US Bank Payroll	0.00	106,294.57	106,294.57
100400 - Petty Cash	400.00	0.00	400.00
100500 - Centennial Bank Checking	788.67	0.00	788.67
100600 - Centennial Bank Savings	4.95	1,890.40	1,895.35
100700 - UBS Business Service Acct	0.00	48,615.49	48,615.49
100800 - Wells Fargo Market Linked CD	0.00	104,278.83	104,278.83
TOTAL CASH	23,897.35	390,447.54	414,344.89
DUE (TO)/FROM			
111200 - Due (To)/From Current Year	(22,284.69)	22,284.69	0.00
TOTAL DUE TO/FROM	(22,284.69)	22,284.69	0.00
NET	1,612.66	412,732.23	414,344.89
ACCOUNTS RECEIVABLE			
130100 - Assessments Receivable	23,737.77	0.00	23,737.77
TOTAL ACCOUNTS RECEIVABLE	23,737.77	0.00	23,737.77
FIXED ASSETS			
160100 - Community Center	300,000.00	0.00	300,000.00
160200 - Clubhouse Furniture	33,552.14	0.00	33,552.14
160400 - Office Furniture & Equipment	10,703.68	0.00	10,703.68
160500 - Maint Tools Equip & Machinery	19,491.10	0.00	19,491.10
160600 - Property Plant & Equipment	13,856.00	0.00	13,856.00
160800 - Accumulated Depreciation PP&E	(263,954.91)	0.00	(263,954.91)
TOTAL FIXED ASSETS	113,648.01	0.00	113,648.01
TOTAL ASSETS	138,998.44	412,732.23	551,730.67
LIABILITIES			
ACCOUNTS PAYABLE			
200100 - Prepaid Assessments	48,566.09	0.00	48,566.09
TOTAL ACCOUNTS PAYABLE	48,566.09	0.00	48,566.09
OTHER PAYABLES			
210100 - Other Payables	908.91	0.00	908.91
TOTAL OTHER PAYABLES	908.91	0.00	908.91
TOTAL LIABILITIES	49,475.00	0.00	49,475.00
EQUITY			
FUND BALANCES			
301200 - Retained Earnings	193,286.15	259,735.34	453,021.49
301300 - Inter Fund Transfers	(73,562.79)	73,562.79	0.00
Current Earnings	(30,199.92)	79,434.10	49,234.18
TOTAL EQUITY	89,523.44	412,732.23	502,255.67
TOTAL LIABILITIES & EQUITY	138,998.44	412,732.23	551,730.67

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	Current Month Operating	Prior Month Operating	Difference Operating
REVENUES			
ASSESSMENTS			
400100 - Assessments	130,912.00	130,912.00	0.00
410900 - Revenue Due To Reserves	(34,976.00)	(34,976.00)	0.00
TOTAL ASSESSMENTS	95,936.00	95,936.00	0.00
OTHER REVENUES			
420100 - Late Charges	220.00	59.00	161.00
420300 - Late Interest	143.76	149.83	(6.07)
445300 - Collection/NSF Fees	0.00	200.00	(200.00)
445800 - Working Capital	619.24	274.82	344.42
446100 - Easement Income	2,477.21	0.00	2,477.21
455700 - Laundry Income	1,311.06	1,635.91	(324.85)
TOTAL OTHER REVENUES	4,771.27	2,319.56	2,451.71
TOTAL REVENUES	100,707.27	98,255.56	2,451.71
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	4,140.39	5,018.83	(878.44)
500700 - Plumbing	75.79	1,575.00	(1,499.21)
500721 - Moen Valves	(300.00)	(450.00)	150.00
503700 - Pest Control	1,500.00	350.00	1,150.00
504200 - Cleaning/Janitorial	3,916.66	3,916.66	0.00
TOTAL BUILDING EXPENSES	9,332.84	10,410.49	(1,077.65)
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	0.00	2,150.00	(2,150.00)
525200 - HVAC/Boiler Repairs	2,150.00	0.00	2,150.00
525300 - HVAC/Boiler Inspection Fees	0.00	1,830.00	(1,830.00)
535100 - Elevator Maint Contract	0.00	1,993.41	(1,993.41)
TOTAL MECHANICAL EQUIPMENT SYSTEMS	2,150.00	5,973.41	(3,823.41)
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	307.50	4,784.13	(4,476.63)
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	307.50	4,784.13	(4,476.63)
RECREATION FACILITIES			
600200 - Pool	874.15	537.76	336.39
610100 - Exercise Equipment	294.45	119.97	174.48
620100 - Clubhouse	0.00	159.62	(159.62)
635145 - Community Center	1,173.25	1,293.01	(119.76)
TOTAL RECREATION FACILITIES	2,341.85	2,110.36	231.49
GROUNDS			
700100 - Landscape Contract	3,003.33	3,003.33	0.00
700150 - Grounds Maintenance	1,335.60	567.80	767.80
700400 - Trees	600.00	11,175.00	(10,575.00)
700900 - Sprinklers	0.00	1,490.75	(1,490.75)
TOTAL GROUNDS EXPENSE	4,938.93	16,236.88	(11,297.95)
UTILITIES			
800150 - Gas	9,846.89	12,284.44	(2,437.55)
800200 - Electricity	4,453.72	4,665.56	(211.84)
800300 - Water & Sewer	17,773.10	15,509.49	2,263.61
800800 - Trash Removal	3,083.70	7,105.40	(4,021.70)

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	Current Month Operating	Prior Month Operating	Difference Operating
TOTAL UTILITIES	35,157.41	39,564.89	(4,407.48)
GENERAL ADMINISTRATIVE			
900100 - Management	0.00	1,953.00	(1,953.00)
900400 - Legal	2,850.00	162.50	2,687.50
900500 - Reimbursed Legal	(2,850.00)	0.00	(2,850.00)
900700 - Insurance	19,622.86	16,153.75	3,469.11
900900 - Audit/Tax Prep	0.00	3,000.00	(3,000.00)
901350 - Meeting Expense	13.88	85.44	(71.56)
902000 - Telephone/Pagers	1,240.26	1,150.90	89.36
902200 - Office Supplies & Expense	761.57	923.70	(162.13)
902800 - Website	17.95	16.95	1.00
902900 - Online Services	181.30	277.65	(96.35)
903200 - Bank Charges	10.00	0.00	10.00
TOTAL GENERAL ADMINISTRATIVE	21,847.82	23,723.89	(1,876.07)
EMPLOYMENT EXPENSE			
910250 - Wages - Office	8,152.13	7,790.44	361.69
911100 - Wages-Employer Taxes	688.29	648.79	39.50
911200 - Wages-Payroll Processing	0.00	271.43	(271.43)
911405 - Manager Subcontract	14,950.84	15,388.34	(437.50)
TOTAL EMPLOYMENT EXPENSE	23,791.26	24,099.00	(307.74)
TOTAL EXPENSES	99,867.61	126,903.05	(27,035.44)
NET INCOME/(LOSS)	839.66	(28,647.49)	29,487.15

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	Current Month Operating	Current Month Reserves	Current Month Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	130,912.00	0.00	130,912.00
410900 - Revenue Due To Reserves	(34,976.00)	0.00	(34,976.00)
402200 - Assessments Reserves	0.00	34,976.00	34,976.00
TOTAL ASSESSMENTS	95,936.00	34,976.00	130,912.00
OTHER REVENUES			
420100 - Late Charges	220.00	0.00	220.00
420300 - Late Interest	143.76	0.00	143.76
430100 - Interest Income	0.00	117.37	117.37
445800 - Working Capital	619.24	0.00	619.24
446100 - Easement Income	2,477.21	0.00	2,477.21
455700 - Laundry Income	1,311.06	0.00	1,311.06
TOTAL OTHER REVENUES	4,771.27	117.37	4,888.64
TOTAL REVENUES	100,707.27	35,093.37	135,800.64
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	4,140.39	0.00	4,140.39
500113 - Building Repair	0.00	400.00	400.00
500300 - Building Maint-Exterior	0.00	3,565.00	3,565.00
500700 - Plumbing	75.79	0.00	75.79
500721 - Moen Valves	(300.00)	0.00	(300.00)
503700 - Pest Control	1,500.00	0.00	1,500.00
504200 - Cleaning/Janitorial	3,916.66	0.00	3,916.66
TOTAL BUILDING EXPENSES	9,332.84	3,965.00	13,297.84
MECHANICAL EQUIPMENT SYSTEMS			
525200 - HVAC/Boiler Repairs	2,150.00	5,600.00	7,750.00
TOTAL MECHANICAL EQUIPMENT SYSTEMS	2,150.00	5,600.00	7,750.00
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	307.50	0.00	307.50
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	307.50	0.00	307.50
RECREATION FACILITIES			
600200 - Pool	874.15	0.00	874.15
610100 - Exercise Equipment	294.45	0.00	294.45
635145 - Community Center	1,173.25	0.00	1,173.25
TOTAL RECREATION FACILITIES	2,341.85	0.00	2,341.85
GROUPS			
700100 - Landscape Contract	3,003.33	0.00	3,003.33
700150 - Grounds Maintenance	1,335.60	0.00	1,335.60
700400 - Trees	600.00	0.00	600.00
720100 - Concrete	0.00	2,323.75	2,323.75
TOTAL GROUNDS EXPENSE	4,938.93	2,323.75	7,262.68
UTILITIES			
800150 - Gas	9,846.89	0.00	9,846.89
800200 - Electricity	4,453.72	0.00	4,453.72
800300 - Water & Sewer	17,773.10	0.00	17,773.10
800800 - Trash Removal	3,083.70	0.00	3,083.70
TOTAL UTILITIES	35,157.41	0.00	35,157.41

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GENERAL ADMINISTRATIVE			
900400 - Legal	2,850.00	0.00	2,850.00
900500 - Reimbursed Legal	(2,850.00)	0.00	(2,850.00)
900700 - Insurance	19,622.86	0.00	19,622.86
901350 - Meeting Expense	13.88	0.00	13.88
902000 - Telephone/Pagers	1,240.26	0.00	1,240.26
902200 - Office Supplies & Expense	761.57	0.00	761.57
902800 - Website	17.95	0.00	17.95
902900 - Online Services	181.30	0.00	181.30
903200 - Bank Charges	10.00	15.00	25.00
TOTAL GENERAL ADMINISTRATIVE	21,847.82	15.00	21,862.82
EMPLOYMENT EXPENSE			
910250 - Wages - Office	8,152.13	0.00	8,152.13
911100 - Wages-Employer Taxes	688.29	0.00	688.29
911405 - Manager Subcontract	14,950.84	0.00	14,950.84
TOTAL EMPLOYMENT EXPENSE	23,791.26	0.00	23,791.26
TOTAL EXPENSES	99,867.61	11,903.75	111,771.36
NET INCOME/(LOSS)	839.66	23,189.62	24,029.28

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	YTD Operating	YTD Reserves	YTD Total
REVENUES			
ASSESSMENTS			
400100 - Assessments	523,648.00	0.00	523,648.00
410900 - Revenue Due To Reserves	(139,904.00)	0.00	(139,904.00)
402200 - Assessments Reserves	0.00	139,904.00	139,904.00
TOTAL ASSESSMENTS	383,744.00	139,904.00	523,648.00
OTHER REVENUES			
420100 - Late Charges	300.00	0.00	300.00
420300 - Late Interest	554.05	0.00	554.05
430100 - Interest Income	0.00	236.23	236.23
445800 - Working Capital	1,288.64	0.00	1,288.64
446100 - Easement Income	5,174.65	0.00	5,174.65
455700 - Laundry Income	5,614.52	0.00	5,614.52
TOTAL OTHER REVENUES	12,931.86	236.23	13,168.09
TOTAL REVENUES	396,675.86	140,140.23	536,816.09
EXPENSES			
BUILDING EXPENSES			
500100 - Building Maintenance	12,119.55	0.00	12,119.55
500113 - Building Repair	0.00	400.00	400.00
500300 - Building Maint-Exterior	0.00	6,565.00	6,565.00
500700 - Plumbing	9,949.62	6,800.00	16,749.62
500721 - Moen Valves	(2,040.00)	0.00	(2,040.00)
503700 - Pest Control	1,850.00	0.00	1,850.00
504200 - Cleaning/Janitorial	15,666.64	0.00	15,666.64
TOTAL BUILDING EXPENSES	37,545.81	13,765.00	51,310.81
MECHANICAL EQUIPMENT SYSTEMS			
525100 - HVAC/Boiler Contract	4,300.00	0.00	4,300.00
525200 - HVAC/Boiler Repairs	7,404.93	19,537.35	26,942.28
525300 - HVAC/Boiler Inspection Fees	1,830.00	0.00	1,830.00
535100 - Elevator Maint Contract	3,986.55	0.00	3,986.55
535200 - Elevator Repairs	555.62	0.00	555.62
TOTAL MECHANICAL EQUIPMENT SYSTEMS	18,077.10	19,537.35	37,614.45
FIRE ENTRY SECURITY SYS & SERVICES			
545050 - Fire/Entry/Security Systems	5,806.63	0.00	5,806.63
TOTAL FIRE ENTRY SECURITY SYS & SERVICES	5,806.63	0.00	5,806.63
RECREATION FACILITIES			
600200 - Pool	1,519.41	0.00	1,519.41
600300 - Pool Equipment	0.00	1,433.53	1,433.53
600600 - Pool Chemicals & Supplies	773.21	0.00	773.21
610100 - Exercise Equipment	457.07	0.00	457.07
620100 - Clubhouse	550.75	0.00	550.75
635145 - Community Center	5,033.19	0.00	5,033.19
TOTAL RECREATION FACILITIES	8,333.63	1,433.53	9,767.16
GROUNDS			
700100 - Landscape Contract	12,013.32	0.00	12,013.32
700150 - Grounds Maintenance	2,010.89	1,250.00	3,260.89
700400 - Trees	11,775.00	0.00	11,775.00
700900 - Sprinklers	4,659.97	0.00	4,659.97
701500 - Snow Removal	400.00	0.00	400.00
710450 - Parking Lot Maintenance	0.00	20,475.00	20,475.00

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	YTD Operating	YTD Reserves	YTD Total
720100 - Concrete	0.00	4,215.25	4,215.25
TOTAL GROUNDS EXPENSE	30,859.18	25,940.25	56,799.43
UTILITIES			
800150 - Gas	51,368.53	0.00	51,368.53
800200 - Electricity	21,584.19	0.00	21,584.19
800300 - Water & Sewer	55,691.62	0.00	55,691.62
800800 - Trash Removal	16,046.17	0.00	16,046.17
TOTAL UTILITIES	144,690.51	0.00	144,690.51
GENERAL ADMINISTRATIVE			
900100 - Management	5,859.00	0.00	5,859.00
900400 - Legal	3,012.50	0.00	3,012.50
900500 - Reimbursed Legal	(2,850.00)	0.00	(2,850.00)
900700 - Insurance	65,813.93	0.00	65,813.93
900900 - Audit/Tax Prep	3,000.00	0.00	3,000.00
901350 - Meeting Expense	255.60	0.00	255.60
902000 - Telephone/Pagers	4,651.19	0.00	4,651.19
902200 - Office Supplies & Expense	2,933.68	0.00	2,933.68
902800 - Website	51.85	0.00	51.85
902900 - Online Services	976.25	0.00	976.25
903000 - Engineers/Consultants	5,747.00	0.00	5,747.00
903200 - Bank Charges	10.00	30.00	40.00
TOTAL GENERAL ADMINISTRATIVE	89,461.00	30.00	89,491.00
EMPLOYMENT EXPENSE			
910250 - Wages - Office	29,802.18	0.00	29,802.18
911100 - Wages-Employer Taxes	2,525.95	0.00	2,525.95
911200 - Wages-Payroll Processing	407.93	0.00	407.93
911405 - Manager Subcontract	59,365.86	0.00	59,365.86
TOTAL EMPLOYMENT EXPENSE	92,101.92	0.00	92,101.92
TOTAL EXPENSES	426,875.78	60,706.13	487,581.91
NET INCOME/(LOSS)	(30,199.92)	79,434.10	49,234.18