

BALANCE SHEET
EDWARDS VILLAGE II ASSOCIATION, INC.
DECEMBER 31, 2012

Assets

Cash - Checking	\$	12,089
Cash - Money Market		104,607
Cash - Reserve Replacement		121,153
Accounts Receivable (Prepaid)		(267)
Prepaid Insurance		336
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Total Assets

\$ 237,918

Liabilities and Equity

Accounts Payable	\$	4,662
Working Capital		23,476
Maintenance Reserve Capital		193,612
Net Surplus (Deficit) Bldg A		1,162
Net Surplus (Deficit) Bldg B		15,005

Total Liabilities and Equity

\$ 237,918

EDWARDS VILLAGE II ASSOCIATION, INC.
NET SURPLUS (DEFICIT) FOR THE YEAR ENDED DECEMBER 31, 2012

	Year Ended December 31	Ytd Budget	Var Fav (Unfav)
Revenues			
Operating Assessments A	\$ 7,695	\$ 7,695	\$ -
Operating Assessments B	122,351	122,351	
Reserve Assessments A	2,052	2,052	-
Reserve Assessments B	34,210	34,210	-
Operating Interest		300	(300)
Reserve Interest	387	300	87
Total Revenues	<u>166,695</u>	<u>166,908</u>	<u>(213)</u>
General & Administrative Expenses			
General Common Element			
Accounting	800	800	-
Bank Charges & Supplies	277	150	(127)
Christmas Decorations	1,617	250	(1,367)
General Repairs & Maintenance	7,015	9,000	1,985
Insurance	12,869	9,000	(3,869)
Landscaping & Lawn Care	4,420	6,500	2,080
Legal Fees	605	1,000	395
Management Fees	20,400	20,400	-
Pest Control	322	200	(122)
On Site Maintenance	13,425	14,100	675
Postage & Copies	316	300	(16)
Snow Plowing & Removal	7,760	10,000	2,240
Supplies General		200	200
Trash Removal	12,692	13,000	308
Web - Site Construction & Hosting		300	300
	<u>82,518</u>	<u>85,200</u>	<u>2,682</u>
Building A			
General Repairs & Maintenance	360	789	(429)
Painting			-
Window Washing	600	600	-
Pest Control	627	680	(53)
	<u>1,587</u>	<u>2,069</u>	<u>(482)</u>
Building B			
Electric	6,820	7,200	380
Elevator Maintenance	4,053	3,500	(553)
Fire Alarm Monitoring	562	500	(62)
Janitorial		200	200
Painting & Sealing		500	500
General Repairs & Maintenance	5,729	15,511	9,782
Telephone Monitoring	1,481	1,500	19
Pest Control	1,141	1,015	(126)
Supplies	1,151	1,000	(151)
Utilities - Gas	2,379	3,500	1,121
Utilities - Water	5,871	7,600	1,729
Window Washing	840	1,050	210
	<u>30,027</u>	<u>43,076</u>	<u>13,049</u>
Total Expenses	<u>114,132</u>	<u>130,345</u>	<u>15,249</u>
Transfer To Reserve	36,649	36,562	(87)
Net Surplus (Deficit) B	15,273	0	15,273
Net Surplus (Deficit) A	640	0	640
Beginning Surplus (Deficit) B	(268)	-	
Beginning Surplus (Deficit) A	522	-	
Ending Surplus (Deficit)	<u>\$ 16,168</u>	<u>\$ (0)</u>	<u>\$ 15,913</u>

EDWARDS VILLAGE II ASSOCIATION, INC.
MAINTENANCE RESERVE CAPITAL
DECEMBER 31, 2012

	Building A 6.62560	Building B 93.37450	Total
Beginning Maintenance Reserve Capital	14,269	154,635	\$ 168,904
Current Year Funding	2,052	34,210	36,262
Roll Over From 2012			
Current Year Interest Income	43	344	387
Expenses:			
Master Sealers		8,266	8,266
LDCC		3,675	3,675
	-	11,941	11,941
Ending Balance Maintenance Reserve	<u>\$ 16,364</u>	<u>\$ 177,248</u>	<u>\$ 193,612</u>