

Grapetree Area Property Owners Association
2009 Statement of Cash Flows

1/14/2010

\$	2009 Actual	2008 Actual
OPERATING ACTIVITIES		
Net Income Before Adjustments	(23,201)	30,412
Adjustments to reconcile Net Income to net cash cash provided by operations:		
Accounts Receivable	1,500	1,275
Net Income (Net cash provided by Operating Activities)	(21,701)	31,687
Net cash increase for the period	(21,701)	31,687
Cash at beginning of period	88,955	57,268
Cash at end of period	67,254	88,955

Grapetree Area Property Owners Association
2009 Profit & Loss
Actual vs. Budget

\$ Cash Basis		1/14/2010				
		2009 Actual	2009 Budget	\$ Change	% Change	2008 Actual
INCOME						
	Annual Dinner	1,368	1,361	7	101%	1,296
	<i>Association Dues</i>					
	Association Dues Collected	65,400	70,000	(4,600)	93%	65,075
	Dues Write Off (prop. not bound)	(600)	(4,000)	3,400	15%	(5,888)
	Total Association Dues Collected	64,800	66,000	(1,200)	98%	59,187
	Road Repair Damages Assessed	6,343	-	6,343		-
	TOTAL INCOME	72,511	67,361	5,150	108%	60,483
EXPENSES						
	<i>Annual Meeting</i>					
	Annual Dinner	1,038	1,387	(349)	75%	1,624
	Copies	863	200	663	432%	125
	Postage/Mailings	533	300	233	178%	106
	Annual Meeting - Other	55	-	55		-
	Total Annual Meeting	2,489	1,887	602	132%	1,855
	Bank Service Charges	48	50	(2)	96%	44
	<i>Insurance</i>					
	D & O Liability	2,564	2,595	(31)	99%	2,359
	General Liability	3,865	4,019	(154)	96%	3,864
	Total Insurance	6,429	6,614	(185)	97%	6,223
	<i>Legal</i>					
	Copies	275	50	225	550%	46
	Legal Consultation	-	1,000	(1,000)	0%	-
	Lien Filing Fees	286	300	(14)	95%	156
	Research	91	300	(209)	30%	55
	Total Legal	652	1,650	(998)	40%	257
	<i>Maintenance & Repairs</i>					
	Assessed Owner Road Repairs	6,343	5,000	1,343	127%	-
	Beach Cleanup	1,320	1,600	(280)	83%	1,580
	Beach Volunteer Clean-ups	-	500	(500)	0%	-
	Brush Cutting	13,000	15,000	(2,000)	87%	6,500
	Repairs 2008 bid/let - to be 09	7,080	7,070	10	100%	
	Repairs 2008 paid Jan 2009	4,700	4,700	-	100%	
	Road Grading	3,500	4,000	(500)	88%	
	Road Paving	17,560	11,200	6,360	157%	5,900
	Road Repairs - Major	16,493	10,000	6,493	165%	3,850
	Road Repairs - Minor	10,893	5,000	5,893	218%	230
	Signs	238	3,000	(2,762)	8%	-
	Subcontractor Damages Paid	685	-	685		-
	Total Maintenance & Repairs	81,812	67,070	14,742	122%	18,060
	<i>Office Expense</i>					
	Bookkeeping	2,400	2,500	(100)	96%	2,400
	Copy Service	4	50	(46)	8%	-
	Office Supplies	342	200	142	171%	107
	Postage & Delivery	417	200	217	209%	124
	Total Office Expense	3,163	2,950	213	107%	2,631
	Property Taxes	-	750	(750)	0%	198
	Website	479	435	44	110%	419
	TOTAL EXPENSES	95,072	81,406	13,666	117%	29,687
NET						
	NET ORDINARY INCOME	(22,561)	(14,045)	(8,516)	161%	30,796
	<i>Other Income/Expense</i>					
	Interest Income	860	900	(40)	96%	891
	TOTAL OTHER INCOME/EXPENSE	860	900	(40)	96%	891
	NET INCOME	(21,701)	(13,145)	(8,556)	165%	31,687