

Campfire Mountain Homes HOA
Operating
P.O. Box 8456
Keystone CO 80435

AS OF 12/31/03

DOLLARS

ASSETS

OPERATING FUND

1000 Cash in Checking - Operating 2999.59
1300 Accounts Receivable -402.16

OPERATING FUND SUBTOTAL 2597.43

RESERVE FUND

1100 Reserve Fund - Community 1st 11730.42

RESERVE FUND SUBTOTAL 11730.42

ASSETS

TOTAL 14327.85
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LIABILITIES

CURRENT LIABILITIES

2000 Accounts Payable 8474.36

LIABILITIES TOTAL 8474.36

EQUITY

HOMEOWNERS EQUITY

3010 Operating Equity -5876.93
3020 Reserve Equity 11730.42

EQUITY TOTAL 5853.49

TOTAL LIABILITIES AND EQUITY

14327.85
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IN DOLLARS

ACTUAL BUDGET
 01/01/03 01/01/03
 TO 12/31/03 TO 12/31/03
 VARIANCES
 DOLLARS PERCENT

INCOME

REVENUE

4000 Revenue - Association Dues 43980.12 43980.00 0.12 0.00

REVENUE

S/TOT 43980.12 43980.00 0.12 0.00

RESERVE INCOME

4100 Reserve Assessment 18000.00 18000.00 0.00 0.00
 4300 Reserve Interest Income 34.24 60.00 -25.76 -42.93

RESERVE INCOME

S/TOT 18034.24 18060.00 -25.76 -0.14

INCOME

TOTAL 62014.36 62040.00 -25.64 -0.04

RESERVE EXPENSES

RESERVE EXPENSES

6600 Reserve Transfer -17485.76 18000.00 -35485.76 -197.14
 7000 Capital Projects 35505.00 0.00 35505.00 **.**

RESERVE EXPENSES

TOTAL 18019.24 18000.00 19.24 0.11

GROSS PROFIT (LOSS)

43995.12 44040.00 -44.88 -0.10

EXPENSES

REPAIRS & MAINTENANCE

6100 Repair & Maintenance 1065.50 1020.00 45.50 4.46
 6130 Common Area Maintenance 7370.00 6480.00 890.00 13.73
 6140 General Supplies 942.29 240.00 702.29 292.62

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IN DOLLARS	ACTUAL 01/01/03 TO 12/31/03	BUDGET 01/01/03 TO 12/31/03	VARIANCES DOLLARS PERCENT
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REPAIRS & MAINTENANCE (Continued)

REPAIRS & MAINTENANCE	S/TOT	9377.79	7740.00	1637.79	21.16
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ADMINISTRATIVE

6010 Management Fee	9072.00	9072.00	0.00	0.00
6030 Board Expense	28.70	36.00	-7.30	-20.28
6050 Miscellaneous	298.58	240.00	58.58	24.41
6060 Insurance	5363.33	5604.00	-240.67	-4.29
6070 Income Tax Preparation	300.00	300.00	0.00	0.00

ADMINISTRATIVE

ADMINISTRATIVE	S/TOT	15062.61	15252.00	-189.39	-1.24
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SERVICES

6310 Trash Removal	1873.60	1993.00	-119.40	-5.99
6355 Fire Alarm Monitoring	994.10	1200.00	-205.90	-17.16
6365 Snow Plowing	2425.00	1950.00	475.00	24.36

SERVICES

SERVICES	S/TOT	5292.70	5143.00	149.70	2.91
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UTILITIES

6320 Water and Sewer	10142.56	8770.00	1372.56	15.65
6330 Cable T.V.	5083.22	4680.00	403.22	8.62
6350 Fire Alarm Line	1480.56	1536.00	-55.44	-3.61
6370 Electricity	1083.69	912.00	171.69	18.83

UTILITIES

UTILITIES	S/TOT	17790.03	15898.00	1892.03	11.90
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IN DOLLARS	ACTUAL 01/01/03 TO 12/31/03	BUDGET 01/01/03 TO 12/31/03	VARIANCES DOLLARS PERCENT
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UTILITIES

(Continued)

EXPENSES

TOTAL	47523.13	44033.00	3490.13 7.93
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NET PROFIT (LOSS)

	-3528.01	7.00	-3535.01 **. **
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