

C S N Management Corp
Adopted
2008 Budget

	<u>Jan - Dec 07</u>	<u>Jan-Dec 08</u>	<u>Difference</u>	Unit 101-106	Unit 201-206	Unit 207-212
Ordinary Income/Expense						
Fee Income						
Laundry	60.00	0.00	-60.00			
Assesment Income	50,843.00	54,053.00	3,210.00			
Total Income	<u>50,903.00</u>	<u>54,053.00</u>	<u>3,150.00</u>	\$242	\$271	\$238
Expense						
Bank Service Charges						
Bank Service Charges	55.00	55.00	0.00			
Total Bank Service Charges	<u>55.00</u>	<u>55.00</u>	<u>0.00</u>			
Insurance						
Fidelity Bond	143.00	150.00	7.00			
Flood	3,700.00	4,080.00	380.00			
General Liability	5,000.00	5,541.00	541.00			
Wind	5,500.00	4,462.00	-1,038.00			
Total Insurance	<u>14,343.00</u>	<u>14,233.00</u>	<u>-110.00</u>			
Maintenance						
Building Maintenance & Repair	3,000.00	3,000.00	0.00			
Fire Equipment	100.00	100.00	0.00			
General Maintenance Labor	0.00	0.00	0.00			
General Maintenance Supplies	500.00	507.00	7.00			
Pool Maintenance & Chemicals	3,600.00	3,600.00	0.00			
Pool Maintenance Repairs	1,200.00	1,200.00	0.00			
Total Maintenance	<u>8,400.00</u>	<u>8,407.00</u>	<u>7.00</u>			
Office Expense						
Copying	50.00	0.00	-50.00			
Supplies	125.00	500.00	375.00			
Postage	100.00	100.00	0.00			
Total Office Expense	<u>275.00</u>	<u>600.00</u>	<u>325.00</u>			
Postal Expense						
Post Office Box Rent	76.00	80.00	4.00			
Total Postal Expense	<u>76.00</u>	<u>80.00</u>	<u>4.00</u>			
Professional Fees						
Management Fees	1,600.00	6,600.00	5,000.00			
Accounting	3,900.00	300.00	-3,600.00			
Legal	0.00	360.00	360.00			
Total Professional Fees	<u>5,500.00</u>	<u>7,260.00</u>	<u>1,760.00</u>			
Services						
Lawn Care	1,800.00	2,000.00	200.00			
Pest Control	840.00	897.00	57.00			
Total Services	<u>2,640.00</u>	<u>2,897.00</u>	<u>257.00</u>			
Taxes & Licenses						
Florida Filing Fee	62.00	70.00	8.00			
State of Florida Fees	72.00	72.00	0.00			
Pool Permit	200.00	0.00	-200.00			
Total Taxes & Licenses	<u>334.00</u>	<u>142.00</u>	<u>-192.00</u>			
Utilities						
Cable TV	6,050.00	6,615.00	565.00			
Electric	2,965.00	3,600.00	635.00			
Sewer and Water	9,420.00	9,804.00	384.00			
Trash	145.00	360.00	215.00			
Dryer Propane	760.00	0.00	-760.00			
Total Utilities	<u>19,340.00</u>	<u>20,379.00</u>	<u>1,039.00</u>			
Total Expense	<u>50,963.00</u>	<u>54,053.00</u>	<u>3,090.00</u>			
Net Ordinary Income	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>			
Net Income	<u><u>0.00</u></u>	<u><u>0.00</u></u>	<u><u>0.00</u></u>			

C S N Management Corp
Adopted
2008 Budget

Ordinary Income/Expense**Fee Income**

Laundry

Assesment Income**Total Income****Expense****Bank Service Charges****Total Bank Service Charges****Insurance**

Fidelity Bond

Flood

General Liability

Wind

Total Insurance**Maintenance**

Building Maintenance & Repair

Fire Equipment

General Maintenance Labor

General Maintenance Supplies

Pool Maintenance & Chemicals

Pool Maintenance Repairs

Total Maintenance**Office Expense**

Copying

Supplies

Postage

Total Office Expense**Postal Expense**

Post Office Box Rent

Total Postal Expense**Professional Fees**

Management Fees

Accounting

Legal

Total Professional Fees**Services**

Lawn Care

Pest Control

Total Services**Taxes & Licenses**

Florida Filing Fee

State of Florida Fees

Pool Permit

Total Taxes & Licenses**Utilities**

Cable TV

Electric

Sewer and Water

Trash

Dryer Propane

Total Utilities**Total Expense****Net Ordinary Income****Net Income**