

VENTANA LAKES PROPERTY OWNERS ASSOC
BALANCE SHEET
FOR THE ONE MONTH ENDING JANUARY 31, 2010

CURRENT ASSETS

OPERATING CASH

102-MUTUAL OF OMAHA OPERATI	\$	201,148.66
103-COMPASS ACTIVITIES		3,622.80
110-PETTY CASH		500.00
111-PETTY CASH-ACTIVITY		210.00
115-DUE TO/FROM THE GARDENS		2,813.00-
116-DUE TO/FROM RESERVE		17,172.22-

TOTAL OPERATING CASH		185,496.24

OTHER ASSETS

161-ASSESSMENT RECEIVABLE		50,157.65
163-ALLOW FOR BAD DEBT		3,940.44-
165-PREPAID INCOME TAX		8,461.00

TOTAL OTHER ASSETS		54,678.21

FIXED ASSETS

150-BUILDING & STRUCTURES		208,902.07
151-VEHICLE ASSET		1,656.00
152-OFF FURN & COMPUTER HDW		7,581.66
153-EXERCISE EQUIP		56,273.00
159-ACCUM DEPRECIATION		69,674.00-

TOTAL FIXED ASSETS		204,738.73

RESERVE FUND

120-BANK OF INTERNET 4/18/1		83,531.14
122-BANKONE CD5681 M61812 5		142,688.76
124-WF BROKERAGE MNY MKT		326,617.41
125-STONEBRIDGE CD 8-18-11		19,226.05
128-1ST INTERNET CD 8-16-11		51,272.78
129-1ST INTERNET CD 8-16-10		39,831.67
132-FNB CD 4.75% 1-30-10		89,916.50
133-WF BROKERAGE INVEST		477,000.00
134-CENTENNIAL CD 11-27-11		63,548.45
136-STONEBRIDGE 4-23-2012		43,502.01
131-DUE TO/FROM OPERATING		17,172.22

TOTAL RESERVE FUND		1,354,306.99

GARDENS RESERVE

173-WELLS FARGO		260,888.79
179-DUE TO/FROM MASTER		2,813.00

TOTAL GARDEN RESERVE		263,701.79

TOTAL ASSETS		\$2,062,921.96

BALANCE SHEET (CONTINUED)
FOR THE ONE MONTH ENDING JANUARY 31, 2010

LIABILITIES & FUND BALANCES

CURRENT LIABILITIES		
203-ACCRUED P/R TAXES	\$	4,618.84
205-PREPAID ASSESSMENTS		17,166.21
208-DEFERRED ASSESSMENT		252,018.00
210-REFUNDABLE POOL KEYS		34,668.00

TOTAL LIABILITIES		308,471.05
EQUITY		
RETAINED EARNINGS		106,288.73
GARDENS RESERVE		263,701.79
RESERVE FUND		1,354,306.99
GARDENS OPERATING		7,909.12
CURRENT YEAR SURPLUS/DEFICIT		22,244.28

TOTAL FUND BALANCE		1,754,450.91

TOTAL LIABILITIES AND FUND BALANCES		\$2,062,921.96
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VENTANA LAKES PROPERTY OWNERS ASSOC
STATEMENT OF OPERATIONS
FOR THE ONE MONTH ENDING JANUARY 31, 2010

	CURRENT MONTH			YEAR-TO-DATE			ANNUAL
	ACTUAL	BUDGET	FAV/UNFAV-	ACTUAL	BUDGET	FAV/UNFAV-	BUDGET
INCOME							
OPERATING REVENUE							
401-HOMEOWNER ASSESSMENT	\$117,369.00	\$ 117,369.00	\$ 0.00	\$ 117,369.00	\$ 117,369.00	\$ 0.00	\$1408,428.00
402-ADMINISTRATIVE INCOME	340.82	685.00	344.18-	340.82	685.00	344.18-	8,220.00
403-CELL TOWER INCOME	1,000.00	1,012.50	12.50-	1,000.00	1,012.50	12.50-	12,150.00
405-ADVERTISING REVENUE	293.00	140.00	153.00	293.00	140.00	153.00	1,680.00
406-LEGAL/COLLECTION FEES C	650.00	0.00	650.00	650.00	0.00	650.00	0.00
410-LATE FEES	1,604.60	280.00	1,324.60	1,604.60	280.00	1,324.60	3,360.00
430-POOL KEYS	0.00	108.00	108.00-	0.00	108.00	108.00-	1,296.00
460-INTEREST BANK ACCOUNTS	278.96	137.00	141.96	278.96	137.00	141.96	1,644.00
480-YACHT CLUB RENT/CLUB FE	200.00	206.00	6.00-	200.00	206.00	6.00-	2,472.00
490-ACTIVITIES INCOME	2,604.73	250.00	2,354.73	2,604.73	250.00	2,354.73	3,000.00
TOTAL OPERATING INCOME	\$124,341.11	\$ 120,187.50	\$ 4,153.61	\$ 124,341.11	\$ 120,187.50	\$ 4,153.61	\$1442,250.00
EXPENDITURES							
MAINTENANCE	39,941.80	46,389.50	6,447.70	39,941.80	46,389.50	6,447.70	556,410.00
UTILITIES	15,276.91	29,907.00	14,630.09	15,276.91	29,907.00	14,630.09	460,520.00
ACTIVITIES	2,066.58	250.00	1,816.58-	2,066.58	250.00	1,816.58-	3,000.00
SUPPLIES	436.85	187.00	249.85-	436.85	187.00	249.85-	2,200.00
ADMINISTRATION	36,374.69	26,748.00	9,626.69-	36,374.69	26,748.00	9,626.69-	303,913.00
TOTAL EXPENDITURES	94,096.83	103,481.50	9,384.67	94,096.83	103,481.50	9,384.67	1,326,043.00
OPERATING SURPLUS	30,244.28	16,706.00	13,538.28	30,244.28	16,706.00	13,538.28	116,207.00
ALLOCATION TO RESERVE	8,000.00	8,000.00	0.00	8,000.00	8,000.00	0.00	96,000.00
NET SURPLUS	\$ 22,244.28	\$ 8,706.00	\$ 13,538.28	\$ 22,244.28	\$ 8,706.00	\$ 13,538.28	\$ 20,207.00

VENTANA LAKES PROPERTY OWNERS ASSOC
EXPENDITURE SCHEDULES
FOR THE ONE MONTH ENDING JANUARY 31, 2010

	CURRENT MONTH			YEAR-TO-DATE			ANNUAL
	ACTUAL	BUDGET	FAV/UNFAV-	ACTUAL	BUDGET	FAV/UNFAV-	BUDGET
MAINTENANCE							
602-BACKFLOW INSPECTIONS	\$ 448.70	\$ 105.00	\$ 343.70-	\$ 448.70	\$ 105.00	\$ 343.70-	\$ 1,260.00
603-BACKFLOW REPAIRS	0.00	30.00	30.00	0.00	30.00	30.00	360.00
604-MAINTENANCE-IN HOUSE	36.84	125.00	88.16	36.84	125.00	88.16	1,500.00
605-IN-HOUSE REPAIR SUPPLIE	76.24	140.00	63.76	76.24	140.00	63.76	1,680.00
606-MAINTENANCE-OUTSIDE CON	925.60	1,250.00	324.40	925.60	1,250.00	324.40	15,000.00
607-FITNESS EQUIP MAINT	0.00	642.00	642.00	0.00	642.00	642.00	7,704.00
608-ELECT REPAIR/MAINTENANC	0.00	377.00	377.00	0.00	377.00	377.00	4,524.00
610-EQUIPMENT MAINTENANCE	0.00	20.00	20.00	0.00	20.00	20.00	240.00
612-FISH REMOVE/REPL/FOOD	0.00	143.00	143.00	0.00	143.00	143.00	1,716.00
615-LOCK REPAIR/REPLACE	106.47	590.00	483.53	106.47	590.00	483.53	7,080.00
616-FURN REPR/MAINT INSIDE	0.00	94.00	94.00	0.00	94.00	94.00	1,128.00
617-TILE REPAIR/REPLACE	0.00	150.00	150.00	0.00	150.00	150.00	1,800.00
618-HVAC MAINT REPR	1,166.70	1,155.00	11.70-	1,166.70	1,155.00	11.70-	13,860.00
619-CONCRETE/CEMENT REPR/RE	0.00	990.00	990.00	0.00	990.00	990.00	11,880.00
622-IRRIGATION SUPPLIES	0.00	190.00	190.00	0.00	190.00	190.00	2,280.00
623-IRRIGATION REPAIRS	2,338.75	1,460.00	878.75-	2,338.75	1,460.00	878.75-	17,520.00
624-JANITORIAL CONTRACT	3,150.38	2,875.00	275.38-	3,150.38	2,875.00	275.38-	34,500.00
625-JANITORIAL MAINTENANCE	0.00	30.00	30.00	0.00	30.00	30.00	360.00
626-JANITORIAL SUPPLIES	632.25	470.00	162.25-	632.25	470.00	162.25-	5,640.00
628-LAKE SYSTEM/MAINT	0.00	1,065.00	1,065.00	0.00	1,065.00	1,065.00	12,780.00
630-LAKE CHEMICALS	586.99	600.00	13.01	586.99	600.00	13.01	7,200.00
631-LAKE EQUIP REPAIRS	0.00	135.00	135.00	0.00	135.00	135.00	1,620.00
632-LANDSCP CONVERSION GRAN	0.00	100.00	100.00	0.00	100.00	100.00	1,200.00
634-LANDSCAPE CONTRACT	23,278.00	22,799.00	479.00-	23,278.00	22,799.00	479.00-	273,500.00
636-EXTERMINATING	136.50	269.00	132.50	136.50	269.00	132.50	3,228.00
637-WELDING	264.63	354.00	89.37	264.63	354.00	89.37	4,248.00
638-PLANT/SHRUB REPLACEMENT	270.00	265.50	4.50-	270.00	265.50	4.50-	3,186.00
640-POOL/SPA MAINT CONTRACT	2,856.00	2,674.00	182.00-	2,856.00	2,674.00	182.00-	32,000.00
642-POOL AREA FURNITURE REP	0.00	300.00	300.00	0.00	300.00	300.00	3,600.00
641-POOL CHEMICALS	370.15	1,170.00	799.85	370.15	1,170.00	799.85	14,040.00
644-POOL/SPA REPAIR MINOR	409.45	658.00	248.55	409.45	658.00	248.55	7,896.00
646-SECURITY	12.00	75.00	63.00	12.00	75.00	63.00	900.00
648-SEED/SOD	0.00	250.00	250.00	0.00	250.00	250.00	3,000.00
649-TREE TRIM/REMV/REPLCE M	2,876.15	3,415.00	538.85	2,876.15	3,415.00	538.85	40,980.00
684-CONTINGENCIES	0.00	1,424.00	1,424.00	0.00	1,424.00	1,424.00	17,000.00
TOTAL MAINTENANCE	\$ 39,941.80	\$ 46,389.50	\$ 6,447.70	\$ 39,941.80	\$ 46,389.50	\$ 6,447.70	\$ 556,410.00
SUPPLIES							
671-ELECTRICAL SUPPLIES	0.00	50.00	50.00	0.00	50.00	50.00	600.00
672-SOUND/LIGHT UPGRD/REPR	167.48	87.00	80.48-	167.48	87.00	80.48-	1,000.00
673-FLAG REPL/RPR	269.37	50.00	219.37-	269.37	50.00	219.37-	600.00
TOTAL SUPPLIES	\$ 436.85	\$ 187.00	\$ 249.85-	\$ 436.85	\$ 187.00	\$ 249.85-	\$ 2,200.00
ACTIVITIES							
681-ACTIVITY EXPENSE	2,066.58	250.00	1,816.58-	2,066.58	250.00	1,816.58-	3,000.00
TOTAL ACTIVITIES	\$ 2,066.58	\$ 250.00	\$ 1,816.58-	\$ 2,066.58	\$ 250.00	\$ 1,816.58-	\$ 3,000.00

VENTANA LAKES PROPERTY OWNERS ASSOC
STATEMENT OF CHANGES IN RESERVE FUNDS
FOR THE ONE MONTH ENDING JANUARY 31, 2010

	CURRENT MONTH			YEAR-TO-DATE			ANNUAL
	ACTUAL	BUDGET	FAV/UNFAV-	ACTUAL	BUDGET	FAV/UNFAV-	BUDGET
REVENUES							
905-RESERVE ALLOCATION	\$ 8,000.00	\$ 8,000.00	\$ 0.00	\$ 8,000.00	\$ 8,000.00	\$ 0.00	\$ 96,000.00
910-RESERVE INTEREST	678.06	2,783.00	2,104.94-	678.06	2,783.00	2,104.94-	33,385.00
420-TRANSFER FEE	2,400.00	4,000.00	1,600.00-	2,400.00	4,000.00	1,600.00-	48,000.00
915-REIMBURSE PAINTING BY H	1,032.04-	0.00	1,032.04-	1,032.04-	0.00	1,032.04-	0.00
TOTAL REVENUES	10,046.02	14,783.00	4,736.98-	10,046.02	14,783.00	4,736.98-	177,385.00
EXPENDITURES							
967-CARDIO EQUIPMENT	0.00	18,482.00	18,482.00	0.00	18,482.00	18,482.00	18,482.00
968-STRENGTH EQUIP	0.00	8,324.00	8,324.00	0.00	8,324.00	8,324.00	8,324.00
969-NORTH PARK POOL RESURFA	0.00	11,900.00	11,900.00	0.00	11,900.00	11,900.00	11,900.00
970-NE QUAD SPRINKLER LINES	0.00	52,000.00	52,000.00	0.00	52,000.00	52,000.00	52,000.00
971-LAKE SHORE RPR	0.00	10,085.00	10,085.00	0.00	10,085.00	10,085.00	10,085.00
972-NW QUAD SPRINKLER LINES	0.00	6,750.00	6,750.00	0.00	6,750.00	6,750.00	6,750.00
TOTAL EXPENDITURES	0.00	107,541.00	107,541.00	0.00	107,541.00	107,541.00	107,541.00
SURPLUS/DEFICIT (-)	\$ 10,046.02-	\$ 92,758.00-	\$ 82,711.98-	\$ 10,046.02	\$ 92,758.00-	\$ 102,804.02-	\$ 69,844.00
BEGINNING BALANCE	0.00	0.00	0.00	1,344,260.97	0.00	0.00	0.00
ENDING BALANCE	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1,354,306.99	\$ 0.00	\$ 0.00	\$ 0.00

VENTANA LAKES PROPERTY OWNERS ASSOC
STATEMENT OF CHANGES IN GARDENS OPERATING
FOR THE ONE MONTH ENDING JANUARY 31, 2010

	CURRENT MONTH			YEAR-TO-DATE			ANNUAL
	ACTUAL	BUDGET	FAV/UNFAV-	ACTUAL	BUDGET	FAV/UNFAV-	BUDGET
REVENUES							
802-HOMEOWNERS ASSMTS-GARDE	\$ 8,640.00	\$ 8,640.00	\$ 0.00	\$ 8,640.00	\$ 8,640.00	\$ 0.00	\$ 103,680.00
804-INTEREST BANK ACCOUNTS	31.00	9.50	21.50	31.00	9.50	21.50	114.00
TOTAL REVENUES	8,671.00	8,649.50	21.50	8,671.00	8,649.50	21.50	103,794.00
EXPENDITURES							
812-ELECTRIC	47.97	27.00	20.97-	47.97	27.00	20.97-	335.00
813-ACCOUNTING	148.00	148.00	0.00	148.00	148.00	0.00	1,776.00
817-IRRIGATION REPAIRS	995.00	137.00	858.00-	995.00	137.00	858.00-	1,644.00
820-WATER	0.00	495.00	495.00	0.00	495.00	495.00	5,940.00
831-MISC MAINTENANCE	0.00	40.00	40.00	0.00	40.00	40.00	480.00
833-IRRIGATION SUPPLIES	0.00	40.00	40.00	0.00	40.00	40.00	480.00
834-LANDSCAPING-CONTRACT	4,000.00	2,000.00	2,000.00-	4,000.00	2,000.00	2,000.00-	24,000.00
836-PLANT/SHRUB REPLACEMENT	65.00	40.00	25.00-	65.00	40.00	25.00-	480.00
838-ROOF MAINT/REPR	0.00	100.00	100.00	0.00	100.00	100.00	1,200.00
840-SPECIAL PROJECTS	65.00	50.00	15.00-	65.00	50.00	15.00-	600.00
842-TREE TRIM/REPLACE	65.00	765.00	700.00	65.00	765.00	700.00	9,180.00
852-GRANITE REPLENISHMENT	0.00	405.00	405.00	0.00	405.00	405.00	4,860.00
854-COLLECTIONS	0.00	45.00	45.00	0.00	45.00	45.00	540.00
858-INSURANCE	4,608.50	778.00	3,830.50-	4,608.50	778.00	3,830.50-	9,380.00
890-RESERVE ALLOCATION	2,813.00	2,813.00	0.00	2,813.00	2,813.00	0.00	33,800.00
TOTAL EXPENDITURES	12,807.47	7,883.00	4,924.47-	12,807.47	7,883.00	4,924.47-	94,695.00
SURPLUS/DEFICIT (-)	\$ 4,136.47-	\$ 766.50	\$ 4,902.97	\$ 4,136.47-	\$ 766.50	\$ 4,902.97	\$ 9,099.00
BEGINNING BALANCE	0.00	0.00	0.00	12,045.59	0.00	0.00	0.00
ENDING BALANCE	\$ 0.00	\$ 0.00	\$ 0.00	\$ 7,909.12	\$ 0.00	\$ 0.00	\$ 0.00

VENTANA LAKES PROPERTY OWNERS ASSOC
STATEMENT OF CHANGES FOR GARDENS RESERVE
FOR THE ONE MONTH ENDING JANUARY 31, 2010

	CURRENT MONTH			YEAR-TO-DATE			ANNUAL BUDGET
	ACTUAL	BUDGET	FAV/UNFAV-	ACTUAL	BUDGET	FAV/UNFAV-	
REVENUES							
702-RESERVE ALLOCATION	\$ 2,813.00	\$ 2,813.00	\$ 0.00	\$ 2,813.00	\$ 2,813.00	\$ 0.00	\$ 33,800.00
704-RESERVE INTEREST	1.29	0.00	1.29	1.29	0.00	1.29	0.00
TOTAL REVENUES	2,814.29	2,813.00	1.29	2,814.29	2,813.00	1.29	33,800.00
EXPENDITURES							
SURPLUS/DEFICIT	\$ 2,814.29	\$ 2,813.00	\$ 1.29-	\$ 2,814.29	\$ 2,813.00	\$ 1.29-	\$ 33,800.00
BEGINNING BALANCE	0.00	0.00	0.00	260,887.50	0.00	0.00	0.00
ENDING BALANCE	\$ 0.00	\$ 0.00	\$ 0.00	\$ 263,701.79	\$ 0.00	\$ 0.00	\$ 0.00