

P O Box 99149
Raleigh NC 27624-9149

Talis Management Group-Raleigh
8305 Falls of Neuse Suite 200
P. O. Box 99149
Raleigh, NC 27624

Current MTD Budget	Current MTD Actual	Variance	Acct #		YTD Budget	YTD Actual	Variance	Annual Budget	Remaining Budget
ASSESSMENT INCOME									
25,905	26,070.00	165.00	41010	Residential Assessments	233,145	225,142.70	-8,002.30	310,860	-85,717.30
0	330.00	330.00	41020	Dev/Bldr Assessments	0	8,580.00	8,580.00	0	8,580.00
150	222.26	72.26	41049	Assessment Penalties	1,143	2,024.46	881.46	1,600	424.46
26,055	26,622.26	567.26		TOTAL ASSESSMENT INCOME	234,288	235,747.16	1,459.16	312,460	-76,712.84
INTEREST INCOME									
0	0.00	0.00	41051	Reserve Account Interes	0	422.34	422.34	0	422.34
0	0.00	0.00	41052	Paint Fund Interest	0	41.21	41.21	0	41.21
0	0.00	0.00		TOTAL INTEREST INCOME	0	463.55	463.55	0	463.55
OTHER INCOME									
0	0.00	0.00	41060	Clubhouse/Pool Rentals	0	35.00	35.00	0	35.00
42	0.00	-42.00	41071	Legal Fees Reimbursed	378	0.00	-378.00	500	-500.00
30	25.00	-5.00	41073	Collection Fees Reimbur	410	260.00	-150.00	500	-240.00
26,127	26,647.26	520.26		TOTAL INCOME	235,076	236,505.71	1,429.71	313,460	-76,954.29
EXPENSES									
UTILITIES									
100	96.64	3.36	51000	Electricity	900	857.91	42.09	1,200	342.09
1,167	2,501.86	-1,334.86	51200	Water	10,503	7,244.36	3,258.64	14,000	6,755.64
1,267	2,598.50	-1,331.50		TOTAL UTILITIES	11,403	8,102.27	3,300.73	15,200	7,097.73
BUILDING MAINTENANCE									
91	0.00	91.00	52000	Roofing Maintenance	728	232.14	495.86	1,000	767.86
300	-62.26	362.26	52100	Gutter Maintenance	2,700	4,832.66	-2,132.66	3,600	-1,232.66
182	164.26	17.74	52500	Building Maintenance	1,456	3,018.22	-1,562.22	2,000	-1,018.22
475	0.00	475.00	52700	Termite Warranty	4,275	5,354.00	-1,079.00	5,698	344.00
65	0.00	65.00	52800	Painting/Pressure Washi	470	0.00	470.00	600	600.00
1,113	102.00	1,011.00		TOTAL BUILDING MAINTENAN	9,629	13,437.02	-3,808.02	12,898	-539.02
GROUNDS MAINTENANCE									
3,917	0.00	3,917.00	53000	Grounds Contract	35,253	31,078.00	4,175.00	47,000	15,922.00
200	240.00	-40.00	53100	Grounds Extra	1,400	3,003.92	-1,603.92	1,800	-1,203.92
450	0.00	450.00	53101	Mulch/Pinestraw	4,050	840.00	3,210.00	5,400	4,560.00
0	0.00	0.00	53200	Parking Streets Walks &	500	245.00	255.00	500	255.00
0	0.00	0.00	53800	Entrance Maintenance &	1,800	1,300.78	499.22	1,800	499.22
0	0.00	0.00	53900	Tree Removal	500	0.00	500.00	500	500.00
4,567	240.00	4,327.00		TOTAL GROUNDS MAINTENAN	43,503	36,467.70	7,035.30	57,000	20,532.30
COMMITTEES & PRGRAMING									
0	0.00	0.00	54600	Community Action	0	50.00	-50.00	0	-50.00
0	0.00	0.00		TOTAL COMMITTEES & PROG	0	50.00	-50.00	0	-50.00
GENERAL ADMINISTRATION									
42	0.00	42.00	57100	Legal/Collection Servic	378	0.00	378.00	500	500.00
30	0.00	30.00	57103	Other Collection Charge	415	265.00	150.00	500	235.00
50	0.00	50.00	57200	Legal	350	0.00	350.00	500	500.00
0	0.00	0.00	57300	Tax/Audit Preparation	2,000	525.00	1,475.00	2,000	1,475.00
2,002	1,820.00	182.00	57400	Management	17,640	16,380.00	1,260.00	23,688	7,308.00
50	0.00	50.00	57500	Other Professional Fees	350	0.00	350.00	500	500.00
225	113.19	111.81	57600	Printing, Postage & Sup	2,025	2,369.73	-344.73	2,700	330.27
0	0.00	0.00	57700	Bad Debt Expense	0	1,505.14	-1,505.14	0	-1,505.14
17	0.00	17.00	57800	Meeting Costs	153	0.00	153.00	200	200.00
2,416	1,933.19	482.81		TOTAL GENERAL ADMINISTR	23,311	21,044.87	2,266.13	30,588	9,543.13
OTHER									
35	0.00	35.00	59300	Contingency	315	0.00	315.00	414	414.00
1,750	1,750.00	0.00	59400	Transfers to Reserves	15,750	16,172.34	-422.34	21,000	4,827.66
1,875	1,875.00	0.00	59600	Transfer to Paint Fund	16,875	16,916.21	-41.21	22,500	5,583.79
12,822	12,821.67	0.33	59800	Assessment Transfer	115,398	114,649.99	748.01	153,860	39,210.01
16,482	16,446.67	35.33		TOTAL OTHER	148,338	147,738.54	599.46	197,774	50,035.46

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Townes of Governors Village Maint Assoc
Community Budget Analysis - Monthly
09/30/2011

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<u>25,845</u>	<u>21,320.36</u>	<u>4,524.64</u>		<u>236,184</u>	<u>226,840.40</u>	<u>9,343.60</u>	<u>313,460</u>	<u>86,619.60</u>
			TOTAL EXPENSES					
<u>282</u>	<u>5,326.90</u>	<u>5,044.90</u>		<u>-1,108</u>	<u>9,665.31</u>	<u>10,773.31</u>	<u>0</u>	<u>9,665.31</u>
			EXCESS or (DEFICIT) INC					