

CONTINENTAL MGT., INC
SSION AVE #111
INSIDE CA 92058

ASSETS

OPERATING ASSETS		
PACIFIC WESTERN-OPS	68,549.99	
LOAN ADVANCE ACCOUNT	<u>6,499.00</u>	
TOTAL OPERATING CASH		75,048.99
RESERVE ASSETS		
PWB-RES MMKT	<u>167,290.81</u>	
TOTAL RESERVE ASSETS		167,290.81
OTHER ASSETS		
ACCOUNTS RECEIVABLE	2,721.32	
LOAN PROCEEDS TO RESERVES	<u>540,384.41</u>	
TOTAL OTHER ASSETS		<u>543,105.73</u>
TOTAL ASSETS		<u><u>785,445.53</u></u>

LIABILITIES

PREPAID ASSESSMENT	903.02	
LOAN	<u>571,707.41</u>	
TOTAL LIABILITIES		572,610.43

RESERVES

RESERVE ROOFING/DECKS	74,646.00	
RESERVE ROOFING/DECKS	(4,594.00)	
RESERVE PAINTING	60,606.00	
RESERVE PAINTING-PD OUT	(3,848.00)	
RESERVE LANDSCAPE/TREES	69,674.39	
RES LANDSCAPE/TREES-PD OUT	(57,094.00)	
RESERVE LIGHTING	17,123.00	
RESERVE CONTINGENCY	28,768.49	
RESERVE PAVING	39,686.00	
LOAN PROCEEDS TO RES-PD OUT	2,484.88	
MECHANICAL/PLUMBING	26,313.25	
MECHANICAL/PLUMBING-PD OUT	(25,407.00)	
RESERVE INTEREST	92.30	
RESERVE POOL	19,388.00	
RESERVE POOL-PD OUT	(11,688.00)	
POOL MEETING ROOM RESERVE	(90,414.41)	
RESERVE MISCELLANEOUS	8,395.00	
RESERVE MISCELLANEOUS-PD OUT	(6,096.00)	
RESERVE FENCE/WOOD REPAIR	<u>19,254.91</u>	
TOTAL RESERVES		167,290.81

CAPITAL

CONTINENTAL MGT., INC
SSION AVE #111
NSIDE CA 92058

PRIOR YEAR PROFIT(LOSS)	111,921.66	
CURRENT EARNINGS (LOSS)	<u>(66,377.37)</u>	
TOTAL CAPITAL		<u>45,544.29</u>
TOTAL LIABILITIES/RESERVES/CAP		<u>785,445.53</u>

VPV VISTA PARK VILLAS CA
OPERATIONS & BUDGET VARIANCE REPORT
10/31/2015

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CONTINENTAL MGT., INC
MISSION AVE #111
NORFOLK, CA 92058

	MTD ACTUAL	MTD BUDGET	MTD VARIANCE	YTD ACTUAL	YTD BUDGET	YTD VARIANCE
ASSOCIATION DUES	34,040	34,040	0	237,910	238,280	(370)
LATE FEE INCOME	0	0	0	258	0	258
VIOLATION FEES	0	0	0	(259)	0	(259)
INTEREST	0	0	0	103	0	103
MISCELLANEOUS INCOME	0	0	0	3,389	0	3,389
TOTAL INCOME	34,040	34,040	0	241,400	238,280	3,120
EXPENSES						
UTILITIES						
ELECTRIC	0	600	600	3,029	4,200	1,171
WATER	9,558	6,300	(3,258)	38,733	44,100	5,367
TRASH SERVICE	1,795	1,855	60	12,594	12,985	391
TOTAL UTILITIES	11,353	8,755	(2,598)	54,355	61,285	6,930
GENERAL MAINTENANCE						
LANDSCAPE MAINT CONTRACT	3,413	3,335	(78)	23,725	23,345	(380)
LANDSCAPE EXTRAS	306	250	(56)	1,209	1,750	541
IRRIGATION	1,873	880	(993)	6,428	6,160	(268)
COMMON AREA MAINTENANCE	0	750	750	4,573	5,250	677
COMMON AREA SUPPLIES	0	650	650	3,679	4,550	871
GENERAL/MISCELLANEOUS MAINTENANCE	500	500	0	3,400	3,500	100
LIGHTING MAINTENANCE	0	25	25	36	175	139
PEST CONTROL CONTRACT	236	236	0	1,652	1,652	0
DUMPSTER PICKUPS	0	150	150	0	1,050	1,050
PLUMBING REPAIRS	0	200	200	3,021	1,400	(1,621)
DRAINS-CLEAN/CLEAR	0	125	125	675	875	200
POOL MAINTENANCE	225	225	0	1,800	1,575	(225)
POOL EXTRAS	139	215	76	1,526	1,505	(21)
GATE MAINTENANCE & REPAIRS	0	50	50	0	350	350
FIRE EXTING/HYDRANT	0	41	41	720	287	(433)
TOTAL GENERAL MAINTENANCE	6,692	7,632	940	52,444	53,424	980
ADMINISTRATIVE						
MANAGEMENT	1,900	1,900	0	13,300	13,300	0
INSURANCE	1,934	1,870	(64)	13,150	13,090	(60)
TAXES	0	10	10	10	70	60
LICENSE FEES & PERMITS	0	43	43	72	301	229
MISC ADMIN	0	143	143	360	1,001	641
LEGAL FEES/COLLECTION	42	500	458	1,796	3,500	1,704
AUDIT & TAX PREP	0	100	100	1,000	700	(300)
LOAN INTEREST	2,519	2,670	151	18,353	18,690	337
LOAN PRINCIPAL	4,156	4,006	(150)	28,375	28,042	(333)
BAD DEBT EXPENSE	0	400	400	0	2,800	2,800
TOTAL ADMINISTRATIVE	10,551	11,642	1,091	76,416	81,494	5,078
TOTAL OPERATING EXPENSES	28,596	28,029	(567)	183,215	196,203	12,988
NET OPERATING INCOME	5,444	6,011	(567)	58,185	42,077	16,108
RESERVE ADDITIONS						
RESERVE FUNDING						
RESERVE ROOFING / DECKS	1,500	1,500	0	10,500	10,500	0
RESERVE PAINTING	1,000	1,000	0	13,000	7,000	(6,000)
RESERVE LANDSCAPE/TREES	600	600	0	4,200	4,200	0
RESERVE FENCE/WOOD REPAIR	280	280	0	1,960	1,960	0
RESERVE LIGHTING	150	150	0	1,050	1,050	0
RESERVE CONTINGENCY	81	81	0	567	567	0
RESERVE PAVING	1,000	1,000	0	7,000	7,000	0
RES MECHANICAL/PLUMBING	1,000	1,000	0	57,000	7,000	(50,000)

VPV VISTA PARK VILLAS CA
OPERATIONS & BUDGET VARIANCE REPORT
10/31/2015

CONTINENTAL MGT., INC
3355 MISSION AVE #111
OCEANSIDE CA 92058

	MTD ACTUAL	MTD BUDGET	MTD VARIANCE	YTD ACTUAL	YTD BUDGET	YTD VARIANCE
RESERVE - LOAN PROCEEDS TO RESERVES	0	0	0	2,485	0	(2,485)
RESERVE POOL	100	100	0	4,700	700	(4,000)
RESERVE MISCELLANEOUS	300	300	0	22,100	2,100	(20,000)
TOTAL RESERVE ADDITIONS	6,011	6,011	0	124,562	42,077	(82,485)
CASH FLOW	(567)	0	(567)	(66,377)	0	(66,377)

VPV VISTA PARK VILLAS CA
MTD & YTD STATEMENT OF INCOME & EXPENSE
10/31/2015

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TRANSCONTINENTAL MGT., INC
3355 MISSION AVE #111
OCEANSIDE CA 92058

		MTD ACTUAL	MTD BUDGET	%	YTD ACTUAL	YTD BUDGET	%
4100	ASSOCIATION DUES	34,040.00	34,040	100.00	237,910.00	238,280	99.84
4160	LATE FEE INCOME	0.00	0	0.00	257.60	0	0.00
4161	VIOLATION FEES	0.00	0	0.00	(259.28)	0	0.00
4190	INTEREST	0.00	0	0.00	102.74	0	0.00
4195	MISCELLANEOUS INCOME	0.00	0	0.00	3,388.79	0	0.00
	TOTAL INCOME	34,040.00	34,040	100.00	241,399.85	238,280	101.31
	EXPENSES						
6011	ELECTRIC	0.00	600	0.00	3,028.81	4,200	72.11
6030	WATER	9,558.44	6,300	151.72	38,732.78	44,100	87.83
6050	TRASH SERVICE	1,794.79	1,855	96.75	12,593.53	12,985	96.99
6110	LANDSCAPE MAINT CONTRACT	3,412.50	3,335	102.32	23,725.00	23,345	101.63
6111	LANDSCAPE EXTRAS	306.00	250	122.40	1,209.43	1,750	69.11
6112	IRRIGATION	1,873.18	880	212.86	6,428.45	6,160	104.36
6120	COMMON AREA MAINTENANCE	0.00	750	0.00	4,572.69	5,250	87.10
6121	COMMON AREA SUPPLIES	0.00	650	0.00	3,678.66	4,550	80.85
6122	GENERAL/MISCELLANEOUS MAINTENANCE	500.00	500	100.00	3,400.00	3,500	97.14
6124	LIGHTING MAINTENANCE	0.00	25	0.00	35.92	175	20.53
6125	PEST CONTROL CONTRACT	236.00	236	100.00	1,652.00	1,652	100.00
6127	DUMPSTER PICKUPS	0.00	150	0.00	0.00	1,050	0.00
6143	PLUMBING REPAIRS	0.00	200	0.00	3,020.99	1,400	215.79
6143.1	DRAINS-CLEAN/CLEAR	0.00	125	0.00	675.00	875	77.14
6150	POOL MAINTENANCE	225.00	225	100.00	1,800.00	1,575	114.29
6151	POOL EXTRAS	139.00	215	64.65	1,526.24	1,505	101.41
6160	GATE MAINTENANCE & REPAIRS	0.00	50	0.00	0.00	350	0.00
6171	FIRE EXTING/HYDRANT	0.00	41	0.00	719.93	287	250.85
6200	MANAGEMENT	1,900.00	1,900	100.00	13,300.00	13,300	100.00
6220	INSURANCE	1,933.99	1,870	103.42	13,149.73	13,090	100.46
6230	TAXES	0.00	10	0.00	10.00	70	14.29
6236	LICENSE FEES & PERMITS	0.00	43	0.00	71.88	301	23.88
6245	MISC ADMIN	0.00	143	0.00	360.00	1,001	35.96
6250	LEGAL FEES/COLLECTION	42.00	500	8.40	1,796.29	3,500	51.32
6260	AUDIT & TAX PREP	0.00	100	0.00	1,000.00	700	142.86
6401	LOAN INTEREST	2,519.40	2,670	94.36	18,353.00	18,690	98.20
6401.1	LOAN PRINCIPAL	4,156.03	4,006	103.75	28,375.01	28,042	101.19
6500	BAD DEBT EXPENSE	0.00	400	0.00	0.00	2,800	0.00
6904	RESERVE ROOFING / DECKS	1,500.00	1,500	100.00	10,500.00	10,500	100.00
6905	RESERVE PAINTING	1,000.00	1,000	100.00	13,000.00	7,000	185.71
6906	RESERVE LANDSCAPE/TREES	600.00	600	100.00	4,200.00	4,200	100.00
6908	RESERVE FENCE/WOOD REPAIR	280.00	280	100.00	1,960.00	1,960	100.00
6909	RESERVE LIGHTING	150.00	150	100.00	1,050.00	1,050	100.00
6910	RESERVE CONTINGENCY	81.00	81	100.00	567.00	567	100.00
6915	RESERVE PAVING	1,000.00	1,000	100.00	7,000.00	7,000	100.00
6929	RES MECHANICAL/PLUMBING	1,000.00	1,000	100.00	57,000.00	7,000	814.29
6952.1	RESERVE - LOAN PROCEEDS TO RESERVES	0.00	0	0.00	2,484.88	0	0.00
6954	RESERVE POOL	100.00	100	100.00	4,700.00	700	671.43
6992	RESERVE MISCELLANEOUS	300.00	300	100.00	22,100.00	2,100	1,052.38
	TOTAL EXPENSES	34,607.33	34,040	101.67	307,777.22	238,280	129.17
	TOTAL PROFIT (LOSS)	(567.33)	0	0.00	(66,377.37)	0	0.00

C/O TRANSCONTINENTAL MGT., INC
3355 MISSION AVE #111
OCEANSIDE CA 92058

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