

c/o Great North Property Mgmt
3 Holland Way, Suite 201
Exeter NH 03833

	Operating	Reserve	Total
Current Assets			
Petty Cash 2	1,331.53	0.00	1,331.53
Operating	22,926.17	0.00	22,926.17
Operating Cash 2	13,413.88	0.00	13,413.88
Operating CD	50,000.00	0.00	50,000.00
Operating CD 2	50,000.00	0.00	50,000.00
Reserve Cash	0.00	80,809.59	80,809.59
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Total Cash	137,671.58	80,809.59	218,481.17
Due from Res to Oper	60,563.40	0.00	60,563.40
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Total Current Assets	60,563.40	0.00	60,563.40
Fixtures/Equipment	33,280.00	0.00	33,280.00
Accum Depreciation Fixtures/Equipme	(20,480.00)	0.00	(20,480.00)
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Total Fixed Assets	12,800.00	0.00	12,800.00
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Total Assets	211,034.98	80,809.59	291,844.57
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LIABILITIES AND CAPITAL			
Current Liabilities			
Due to Operating from Reserves	0.00	60,563.40	60,563.40
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Total Current Liabilities	0.00	60,563.40	60,563.40
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Total Liabilities	0.00	60,563.40	60,563.40
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Capital			
Operating Equity	209,519.28	0.00	209,519.28
Reserve Equity	0.00	(11,815.52)	(11,815.52)
Net Income Operating	1,515.70	0.00	1,515.70
Net Income Reserve	0.00	32,061.71	32,061.71
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Total Capital	211,034.98	20,246.19	231,281.17
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Total Liabilities & Capital	211,034.98	80,809.59	291,844.57
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	M.T.D. Actual	M.T.D. Budget	M.T.D Variance	Y.T.D. Actual	Y.T.D. Budget	Y.T.D. Variance	Full Yr Budget
40000 Fee Income	67,155.95	60,158	6,997.95	242,913.80	240,632	2,281.80	721,896
41010 Late Fee Income	102.00	150	(48.00)	583.00	600	(17.00)	1,800
41030 Violations	0.00	33	(33.00)	0.00	132	(132.00)	400
43010 Operating Interest	1.15	4	(2.85)	6.33	16	(9.67)	1,050
44030 Key Income	0.00	0	0.00	75.00	0	75.00	0
44040 Laundry Income	2,694.25	2,833	(138.75)	11,235.75	11,332	(96.25)	34,000
44126 Comcast Income	0.00	0	0.00	1,711.65	1,750	(38.35)	7,000
Total Revenues	69,953.35	63,178	6,775.35	256,525.53	254,462	2,063.53	766,146
Operating - Expenses							
61010 Accounting	0.00	350	350.00	700.00	1,400	700.00	4,200
61020 Legal	62.00	417	355.00	265.50	1,668	1,402.50	5,000
61022 Professional fees	0.00	0	0.00	939.27	437	(502.27)	1,750
61100 Management Fees	3,175.00	3,175	0.00	12,700.00	12,700	0.00	38,100
61200 Insurance	0.00	0	0.00	0.00	0	0.00	45,122
61205 Insurance - D & O	0.00	0	0.00	0.00	0	0.00	1,218
61206 Ins - Umbrella	0.00	0	0.00	0.00	0	0.00	2,481
61207 Insurance-Auto	0.00	0	0.00	0.00	0	0.00	2,505
61209 Crime Policy Insuran	0.00	0	0.00	0.00	0	0.00	699
61210 Insurance Claim Expe	0.00	0	0.00	0.00	0	0.00	1
61232 Workers Comp Insuran	0.00	0	0.00	2,572.00	0	(2,572.00)	6,429
61400 Administrative	(40.05)	183	223.05	422.36	732	309.64	2,200
61410 Bank Fees	10.00	0	(10.00)	10.00	0	(10.00)	0
61415 Payroll Processing	186.30	208	21.70	966.60	832	(134.60)	2,500
61421 Postage	212.66	63	(149.66)	443.03	252	(191.03)	750
61430 Photocopies	46.35	54	7.65	135.05	216	80.95	650
61450 Website	0.00	15	15.00	38.85	60	21.15	228
61500 Dues & Subs	295.00	0	(295.00)	295.00	300	5.00	300
62100 Landscaping Fees	8,015.00	6,214	(1,801.00)	8,015.00	6,214	(1,801.00)	43,500
62114 Landscaping Supplies	0.00	233	233.00	0.00	466	466.00	2,100
62115 Tree Work	0.00	0	0.00	10,130.00	0	(10,130.00)	5,500
62200 Snow Removal contrac	0.00	0	0.00	16,500.00	16,500	0.00	27,500
62210 Snow Removal -extra	0.00	0	0.00	0.00	1,500	1,500.00	1,500
62220 Sand/Salt	125.04	0	(125.04)	1,383.24	3,924	2,540.76	5,000
63000 Cleaning	1,400.00	1,400	0.00	5,800.00	6,300	500.00	18,200
63025 Payroll Taxes	547.15	990	442.85	4,483.06	4,804	320.94	13,260
63030 On Site Maintenance	4,762.82	11,191	6,428.18	46,436.16	50,359	3,922.84	145,477
63040 Vehicle Expense	1,634.80	154	(1,480.80)	1,691.69	616	(1,075.69)	1,850
63210 Rug Cleaning	2,548.00	0	(2,548.00)	3,419.30	2,800	(619.30)	7,000
63300 Trash Removal	700.41	750	49.59	2,801.63	3,000	198.37	9,000
64130 Fire System/ Alarm	0.00	0	0.00	167.50	488	320.50	3,300

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	M.T.D. Actual	M.T.D. Budget	M.T.D Variance	Y.T.D. Actual	Y.T.D. Budget	Y.T.D. Variance	Full Yr Budget
64200 Painting/Staining	0.00	292	292.00	1,666.88	1,168	(498.88)	3,500
64300 Sewer/Septic maint	0.00	125	125.00	0.00	500	500.00	1,500
64705 HVAC Maintenance & R	0.00	125	125.00	0.00	500	500.00	1,500
64710 Paving/Sealcoating	0.00	0	0.00	0.00	0	0.00	200
65200 Electrical Repairs	0.00	83	83.00	1,000.04	332	(668.04)	1,000
65420 Pest Control	450.00	83	(367.00)	450.00	332	(118.00)	1,000
65450 Maintenance	0.00	0	0.00	1,289.00	0	(1,289.00)	2,500
65451 Laundry Equipment	1,143.00	0	(1,143.00)	1,143.00	7,000	5,857.00	7,000
65600 Repairs & Supplies	760.46	1,333	572.54	3,686.86	5,332	1,645.14	16,000
65601 R & S - Laundry	0.00	58	58.00	0.00	232	232.00	700
65730 Plumbing Repairs	0.00	42	42.00	0.00	168	168.00	500
65820 Gas	245.15	242	(3.15)	908.83	968	59.17	2,900
66110 Heating Expense (Gas)	6,599.31	9,847	3,247.69	36,609.71	41,340	4,730.29	70,000
66221 Water Usage	5,577.08	6,531	953.92	14,779.52	16,016	1,236.48	43,000
66222 Sewer Usage	0.00	7,009	7,009.00	6,226.83	14,018	7,791.17	27,500
66440 Electricity	3,043.62	3,108	64.38	13,818.87	13,197	(621.87)	36,000
66550 Telephone	471.17	358	(113.17)	1,732.05	1,432	(300.05)	4,300
67220 Pool Maintenance	(275.00)	214	489.00	275.00	214	(61.00)	3,500
68010 Tax Payments/Refunds	0.00	0	0.00	2,910.00	1,012	(1,898.00)	1,012
68060 Misc Expense	0.00	25	25.00	110.00	100	(10.00)	800
Total Operating Expe	41,695.27	54,872	13,176.73	206,921.83	219,429	12,507.17	621,732
Profit/Loss before R	28,258.08	8,306	19,952.08	49,603.70	35,033	14,570.70	144,414
69100 Reserve Contribution	12,022.00	12,022	0.00	48,088.00	48,088	0.00	144,264
Net Inc After Resrv	16,236.08	(3,716)	19,952.08	1,515.70	(13,055)	14,570.70	150
Long Term Reserve Activity							
70100 Reserve Contribution	12,022.00	12,022	0.00	48,088.00	48,088	0.00	144,264
70200 Interest on Reserves	14.99	0	14.99	38.82	0	38.82	0
Reserve Income	12,036.99	12,022	14.99	48,126.82	48,088	38.82	144,264
71150 Res Exp - Siding	0.00	0	0.00	0.00	0	0.00	9,500
71155 Res Exp - Road/Pavin	0.00	4,000	4,000.00	0.00	4,000	4,000.00	46,350
71157 Res Exp-Mailboxes	0.00	0	0.00	5,705.25	6,748	1,042.75	6,748
71165 Res Exp - Buildings	9,603.86	11,786	2,182.14	9,603.86	11,786	2,182.14	35,360
71170 Res Exp- Garage	0.00	0	0.00	0.00	0	0.00	33,000
71178 Res Exp Walkway/Pati	0.00	0	0.00	735.00	0	(735.00)	0

Greenwood
Income Statement
04/30/2019

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	M.T.D. Actual	M.T.D. Budget	M.T.D Variance	Y.T.D. Actual	Y.T.D. Budget	Y.T.D. Variance	Full Yr Budget
71211 Res Exp-Furnace	0.00	0	0.00	0.00	0	0.00	5,600
71505 Reserve-Plumbing	0.00	0	0.00	0.00	0	0.00	1,500
71666 Res Exp-Doors	0.00	0	0.00	0.00	0	0.00	4,700
71999 Reserve Expense - Ba	0.00	0	0.00	21.00	0	(21.00)	0
Reserve Expenses	9,603.86	15,786	6,182.14	16,065.11	22,534	6,468.89	142,758
Subtotal-Reserves	2,433.13	(3,764)	6,197.13	32,061.71	25,554	6,507.71	1,506
Net Income	18,669.21	(7,480)	26,149.21	33,577.41	12,499	21,078.41	1,656