

Woods Manor 2008 Budget  
for Whole Ownership Condo Units (WMA)

|                                | JANUARY           | FEBRUARY         | MARCH             | APRIL            | MAY              | JUNE             | JULY              | AUGUST           | SEPTEMBER        | OCTOBER          | NOVEMBER         | DECEMBER         | TOTALS            |
|--------------------------------|-------------------|------------------|-------------------|------------------|------------------|------------------|-------------------|------------------|------------------|------------------|------------------|------------------|-------------------|
| <b>REVENUE</b>                 |                   |                  |                   |                  |                  |                  |                   |                  |                  |                  |                  |                  |                   |
| Dues                           | \$ 11,584         | \$ 11,584        | \$ 11,584         | \$ 11,584        | \$ 11,584        | \$ 11,584        | \$ 11,584         | \$ 11,584        | \$ 11,584        | \$ 11,584        | \$ 11,584        | \$ 11,584        | \$ 139,010        |
| Interest                       | \$ 10             | \$ 10            | \$ 10             | \$ 10            | \$ 10            | \$ 10            | \$ 10             | \$ 10            | \$ 10            | \$ 10            | \$ 10            | \$ 7             | \$ 117            |
| Storage Rental                 | \$ 260            | \$ -             | \$ -              | \$ -             | \$ 260           | \$ -             | \$ -              | \$ -             | \$ 260           | \$ -             | \$ -             | \$ 260           | \$ 1,040          |
| <b>TOTAL REVENUE</b>           | <b>\$ 11,854</b>  | <b>\$ 11,594</b> | <b>\$ 11,594</b>  | <b>\$ 11,594</b> | <b>\$ 11,854</b> | <b>\$ 11,594</b> | <b>\$ 11,594</b>  | <b>\$ 11,594</b> | <b>\$ 11,854</b> | <b>\$ 11,594</b> | <b>\$ 11,594</b> | <b>\$ 11,853</b> | <b>\$ 140,167</b> |
| <b>EXPENSES</b>                |                   |                  |                   |                  |                  |                  |                   |                  |                  |                  |                  |                  |                   |
| <b>Administration</b>          |                   |                  |                   |                  |                  |                  |                   |                  |                  |                  |                  |                  |                   |
| Management Fees                | \$ 1,332          | \$ 1,332         | \$ 1,332          | \$ 1,332         | \$ 1,332         | \$ 1,332         | \$ 1,332          | \$ 1,332         | \$ 1,332         | \$ 1,332         | \$ 1,332         | \$ 1,332         | \$ 15,984         |
| Office Supplies/Expenses       | \$ 35             | \$ 35            | \$ 35             | \$ 35            | \$ 35            | \$ 35            | \$ 35             | \$ 35            | \$ 35            | \$ 35            | \$ 35            | \$ 35            | \$ 420            |
| Bank Fees                      | \$ 30             | \$ 30            | \$ 30             | \$ 30            | \$ 30            | \$ 30            | \$ 30             | \$ 30            | \$ 30            | \$ 30            | \$ 30            | \$ 30            | \$ 360            |
| Legal and Accounting           | \$ 128            | \$ 128           | \$ 128            | \$ 128           | \$ 128           | \$ 128           | \$ 128            | \$ 128           | \$ 128           | \$ 128           | \$ 128           | \$ 128           | \$ 1,536          |
| Insurance                      | \$ 1,858          | \$ 1,858         | \$ 1,858          | \$ 1,858         | \$ 1,858         | \$ 1,858         | \$ 1,858          | \$ 1,858         | \$ 1,858         | \$ 1,858         | \$ 1,858         | \$ 1,858         | \$ 22,296         |
| Meeting Expenses               | \$ 50             | \$ -             | \$ -              | \$ 150           | \$ -             | \$ 150           | \$ 100            | \$ -             | \$ -             | \$ -             | \$ 100           | \$ 150           | \$ 700            |
| <b>Administration Totals</b>   | <b>\$ 3,433</b>   | <b>\$ 3,383</b>  | <b>\$ 3,383</b>   | <b>\$ 3,533</b>  | <b>\$ 3,383</b>  | <b>\$ 3,533</b>  | <b>\$ 3,483</b>   | <b>\$ 3,383</b>  | <b>\$ 3,383</b>  | <b>\$ 3,383</b>  | <b>\$ 3,483</b>  | <b>\$ 3,533</b>  | <b>\$ 41,296</b>  |
| <b>Repairs and Maintenance</b> |                   |                  |                   |                  |                  |                  |                   |                  |                  |                  |                  |                  |                   |
| Repairs and Maintenance        | \$ 700            | \$ 700           | \$ 700            | \$ 700           | \$ 700           | \$ 700           | \$ 700            | \$ 700           | \$ 700           | \$ 700           | \$ 700           | \$ 700           | \$ 8,400          |
| Clubhouse Maintenance          | \$ 275            | \$ 275           | \$ 275            | \$ 275           | \$ 275           | \$ 275           | \$ 275            | \$ 275           | \$ 275           | \$ 275           | \$ 275           | \$ 275           | \$ 3,300          |
| Manager's House Maintenance    | \$ 30             | \$ 30            | \$ 30             | \$ 30            | \$ 30            | \$ 30            | \$ 30             | \$ 30            | \$ 30            | \$ 30            | \$ 30            | \$ 30            | \$ 360            |
| Landscaping/Grounds            | \$ -              | \$ -             | \$ -              | \$ -             | \$ 100           | \$ 350           | \$ 1,700          | \$ 500           | \$ 300           | \$ 300           | \$ 50            | \$ -             | \$ 3,300          |
| Carpet Cleaning                | \$ -              | \$ -             | \$ -              | \$ -             | \$ -             | \$ 1,260         | \$ -              | \$ -             | \$ -             | \$ -             | \$ -             | \$ -             | \$ 1,260          |
| Window Cleaning                | \$ -              | \$ -             | \$ -              | \$ -             | \$ -             | \$ -             | \$ -              | \$ -             | \$ -             | \$ 850           | \$ -             | \$ -             | \$ 850            |
| Snow Removal                   | \$ 660            | \$ 1,000         | \$ 900            | \$ 550           | \$ -             | \$ -             | \$ -              | \$ -             | \$ -             | \$ -             | \$ 550           | \$ 550           | \$ 4,210          |
| Trash Removal                  | \$ 302            | \$ 302           | \$ 302            | \$ 302           | \$ 302           | \$ 302           | \$ 302            | \$ 302           | \$ 302           | \$ 302           | \$ 302           | \$ 302           | \$ 3,624          |
| Elevator Maintenance           | \$ -              | \$ -             | \$ 2,308          | \$ -             | \$ -             | \$ 2,648         | \$ 908            | \$ -             | \$ 2,308         | \$ -             | \$ -             | \$ 2,308         | \$ 10,480         |
| Fire Security Monitoring       | \$ 53             | \$ 632           | \$ 53             | \$ 53            | \$ 632           | \$ 53            | \$ 53             | \$ 632           | \$ 53            | \$ 53            | \$ 632           | \$ -             | \$ 2,899          |
| Operating Supplies             | \$ 50             | \$ 50            | \$ 50             | \$ 50            | \$ 50            | \$ 50            | \$ 50             | \$ 50            | \$ 50            | \$ 50            | \$ 50            | \$ 50            | \$ 600            |
| <b>R&amp;M Totals</b>          | <b>\$ 2,070</b>   | <b>\$ 2,989</b>  | <b>\$ 4,618</b>   | <b>\$ 1,960</b>  | <b>\$ 2,089</b>  | <b>\$ 5,668</b>  | <b>\$ 4,018</b>   | <b>\$ 2,489</b>  | <b>\$ 4,018</b>  | <b>\$ 2,560</b>  | <b>\$ 2,589</b>  | <b>\$ 4,215</b>  | <b>\$ 39,283</b>  |
| <b>Utilities</b>               |                   |                  |                   |                  |                  |                  |                   |                  |                  |                  |                  |                  |                   |
| Electric and Gas               | \$ 4,686          | \$ 3,886         | \$ 3,656          | \$ 3,177         | \$ 3,084         | \$ 1,957         | \$ 1,281          | \$ 1,270         | \$ 1,733         | \$ 1,444         | \$ 2,077         | \$ 3,164         | \$ 31,415         |
| Sewer                          | \$ 2,232          | \$ -             | \$ -              | \$ 2,232         | \$ -             | \$ -             | \$ 2,232          | \$ -             | \$ -             | \$ 2,232         | \$ -             | \$ -             | \$ 8,928          |
| Water                          | \$ 1,025          | \$ -             | \$ 1,025          | \$ -             | \$ 1,025         | \$ -             | \$ 1,200          | \$ -             | \$ 1,200         | \$ -             | \$ 1,025         | \$ -             | \$ 6,500          |
| Telephone                      | \$ 267            | \$ 267           | \$ 267            | \$ 267           | \$ 267           | \$ 267           | \$ 267            | \$ 267           | \$ 267           | \$ 267           | \$ 267           | \$ 267           | \$ 3,204          |
| Cable TV                       | \$ 743            | \$ 743           | \$ 743            | \$ 743           | \$ 743           | \$ 743           | \$ 743            | \$ 743           | \$ 743           | \$ 743           | \$ 743           | \$ 743           | \$ 8,916          |
| <b>Utilities Totals</b>        | <b>\$ 8,953</b>   | <b>\$ 4,896</b>  | <b>\$ 5,691</b>   | <b>\$ 6,419</b>  | <b>\$ 5,119</b>  | <b>\$ 2,967</b>  | <b>\$ 5,723</b>   | <b>\$ 2,280</b>  | <b>\$ 3,943</b>  | <b>\$ 4,686</b>  | <b>\$ 4,112</b>  | <b>\$ 4,174</b>  | <b>\$ 58,963</b>  |
| Income Taxes                   | \$ -              | \$ -             | \$ -              | \$ 625           | \$ -             | \$ -             | \$ -              | \$ -             | \$ -             | \$ -             | \$ -             | \$ -             | \$ 625            |
| <b>TOTAL EXPENSES</b>          | <b>\$ 14,456</b>  | <b>\$ 11,268</b> | <b>\$ 13,692</b>  | <b>\$ 12,537</b> | <b>\$ 10,591</b> | <b>\$ 12,168</b> | <b>\$ 13,224</b>  | <b>\$ 8,152</b>  | <b>\$ 11,344</b> | <b>\$ 10,629</b> | <b>\$ 10,184</b> | <b>\$ 11,922</b> | <b>\$ 140,167</b> |
| <b>NET BALANCE</b>             | <b>\$ (2,602)</b> | <b>\$ 326</b>    | <b>\$ (2,098)</b> | <b>\$ (943)</b>  | <b>\$ 1,263</b>  | <b>\$ (574)</b>  | <b>\$ (1,630)</b> | <b>\$ 3,442</b>  | <b>\$ 510</b>    | <b>\$ 965</b>    | <b>\$ 1,410</b>  | <b>\$ (69)</b>   | <b>\$ (0)</b>     |

**Woods Manor WMA Dues Breakdown  
2007 and 2008**

| <b>Unit</b>   | <b>%</b>       | <b>2007 Monthly<br/>Dues</b> | <b>2007 Yearly<br/>Dues</b> | <b>2008 Monthly<br/>Dues</b> | <b>2008 Yearly<br/>Dues</b> |
|---------------|----------------|------------------------------|-----------------------------|------------------------------|-----------------------------|
| A101          | 3.38%          | \$ 354.36                    | \$ 4,252.31                 | \$ 391.54                    | \$ 4,698.47                 |
| A102          | 4.30%          | \$ 450.81                    | \$ 5,409.74                 | \$ 498.11                    | \$ 5,977.34                 |
| A103          | 3.38%          | \$ 354.36                    | \$ 4,252.31                 | \$ 391.54                    | \$ 4,698.47                 |
| A104          | 4.30%          | \$ 450.81                    | \$ 5,409.74                 | \$ 498.11                    | \$ 5,977.34                 |
| A201          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| A202          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| A203          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| A204          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| A301          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| A302          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| A303          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| A304          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| B101          | 3.38%          | \$ 354.36                    | \$ 4,252.31                 | \$ 391.54                    | \$ 4,698.47                 |
| B102          | 4.30%          | \$ 450.81                    | \$ 5,409.74                 | \$ 498.11                    | \$ 5,977.34                 |
| B103          | 3.38%          | \$ 354.36                    | \$ 4,252.31                 | \$ 391.54                    | \$ 4,698.47                 |
| B104          | 4.30%          | \$ 450.81                    | \$ 5,409.74                 | \$ 498.11                    | \$ 5,977.34                 |
| B201          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| B202          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| B203          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| B204          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| B301          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| B302          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| B303          | 3.85%          | \$ 403.63                    | \$ 4,843.61                 | \$ 445.98                    | \$ 5,351.81                 |
| B304          | 4.81%          | \$ 504.28                    | \$ 6,051.36                 | \$ 557.19                    | \$ 6,686.28                 |
| <b>Totals</b> | <b>100.00%</b> | <b>\$ 10,484.00</b>          | <b>\$ 125,808.00</b>        | <b>\$ 11,584.00</b>          | <b>\$ 139,008.00</b>        |