

GOODWIN MANAGEMENT, INC.

11149 Research Blvd, Suite 100, Austin, TX 78759-5227

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Estates of Brentwood Homeowner

Financial Statements



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Balance Sheet (Cash)
Estates of Brentwood Homeowner - (BRE)
Sep 2005

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Prepared For:
Estates of Brentwood Homeowners Assn
Austin, TX

Austin, TX

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ASSETS

CASH

Cash - Checking Acct	1,069.71
Cash - MMA Acct	5,409.75
Cash-World Savings Reserve	20,167.96
TOTAL CASH	26,647.42

TOTAL ASSETS

26,647.42

LIABILITIES & EQUITY

LIABILITIES

EQUITY

Fund Change-Current Year	8,471.49
Fund Change FYE 2004	12,939.14
Fund Change FYE 2003	-10,769.66
Fund Change FYE 2002	4,917.84
Fund Change FYE 2001	-5,692.43
Tran From Prior Mgmt	16,781.04
TOTAL FUND BALANCE	26,647.42

TOTAL LIABILITIES & EQUITY

26,647.42

Income Statement (Cash)
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	Month to Date	%	Year to Date	%
INCOME				
INCOME				
Owner Dues	0.00	0.00	22,750.00	99.13
INCOME FROM DUES	0.00	0.00	22,750.00	99.13
OTHER INCOME				
Late Fees	0.00	0.00	150.00	0.65
Interest Income	3.24	100.00	48.81	0.21
TOTAL OTHER INCOME	3.24	100.00	198.81	0.87
TOTAL INCOME	3.24	100.00	22,948.81	100.00
EXPENSE				
ADMINISTRATIVE EXPENSES				
Office Supplies/Copies	23.13	713.89	260.39	1.13
Postage/Delivery	10.79	333.02	137.07	0.60
Meeting Expense	0.00	0.00	120.49	0.53
Accounting	0.00	0.00	125.00	0.54
Management Fees	224.00	6,913.58	2,016.00	8.78
TOTAL ADMIN EXPENSES	257.92	7,960.49	2,658.95	11.59
UTILITY EXPENSES				
Electric	40.60	1,253.09	356.11	1.55
Water & Sewer	148.98	4,598.15	745.95	3.25
TOTAL UTILITY EXPENSES	189.58	5,851.23	1,102.06	4.80
PROPERTY EXPENSES				
Fence Maint/Repair	0.00	0.00	785.00	3.42
Electrical Repair	0.00	0.00	197.19	0.86
Grounds/Yard Maint	786.15	24,263.8	7,891.12	34.39
TOTAL PROPERTY EXPENSES	786.15	24,263.8	8,873.31	38.67
TAXES, INSURANCE & INTEREST				
Insurance-F&EC or Package	0.00	0.00	903.00	3.93
Insurance-D & O	0.00	0.00	940.00	4.10
TOTAL TAX & INS EXPENSE	0.00	0.00	1,843.00	8.03
TRANSFER TO MMA ACCT				
Trans from Cking to MMA	0.00	0.00	8,200.00	35.73
Deposit into MMA	0.00	0.00	-8,200.00	-35.73
TOTAL EXPENSES	1,233.65	38,075.6	14,477.32	63.09
NET FUND CHANGE	-1,230.41	-37,975.6	8,471.49	36.91

Budget Comparison (Cash)
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	MTD Actual	MTD Budget	\$ Var.	% Var.	YTD Actual	YTD Budget	\$ Var.	% Var.	Annual
INCOME									
INCOME									
Owner Dues	0.00	0.00	0.00	0	22,750.00	23,000.00	-250.00	-1.09	23,000.00
INCOME FROM DUES	0.00	0.00	0.00	0	22,750.00	23,000.00	-250.00	-1.09	23,000.00
OTHER INCOME									
Late Fees	0.00	0.00	0.00	0	150.00	0.00	150.00	0	0.00
Interest Income	3.24	0.00	3.24	0	48.81	0.00	48.81	0	0.00
TOTAL OTHER INCOME	3.24	0.00	3.24	0	198.81	0.00	198.81	0	0.00
TOTAL INCOME	3.24	0.00	3.24	0	22,948.81	23,000.00	-51.19	-0.22	23,000.00
EXPENSE									
ADMINISTRATIVE EXPENSES									
Office Supplies/Copies	23.13	31.67	8.54	26.97	260.39	285.03	24.64	8.64	380.00
Postage/Delivery	10.79	16.67	5.88	35.27	137.07	150.03	12.96	8.64	200.00
Meeting Expense	0.00	0.00	0.00	0	120.49	100.00	-20.49	-20.49	100.00
Accounting	0.00	0.00	0.00	0	125.00	120.00	-5.00	-4.17	120.00
Management Fees	224.00	224.00	0.00	0.00	2,016.00	2,016.00	0.00	0.00	2,688.00
TOTAL ADMIN EXPENSES	257.92	272.34	14.42	5.29	2,658.95	2,671.06	12.11	0.45	3,488.00
UTILITY EXPENSES									
Electric	40.60	33.33	-7.27	-21.81	356.11	299.97	-56.14	-18.72	400.00
Water & Sewer	148.98	75.00	-73.98	-98.64	745.95	675.00	-70.95	-10.51	900.00
TOTAL UTILITY EXPENSES	189.58	108.33	-81.25	-75.00	1,102.06	974.97	-127.09	-13.04	1,300.00
PROPERTY EXPENSES									
Maint/Repair	0.00	33.33	33.33	100.00	0.00	299.97	299.97	100.00	400.00
Social/Hospitality	0.00	0.00	0.00	0	0.00	200.00	200.00	100.00	200.00
Irrigation Repair	0.00	12.50	12.50	100.00	0.00	112.50	112.50	100.00	150.00
Street Repair/Cleaning	0.00	0.00	0.00	0	0.00	1,300.00	1,300.00	100.00	1,300.00
Fence Maint/Repair	0.00	0.00	0.00	0	785.00	0.00	-785.00	0	0.00
Electrical Repair	0.00	0.00	0.00	0	197.19	0.00	-197.19	0	0.00
Grounds/Yard Maint	786.15	1,000.00	213.85	21.39	7,891.12	9,000.00	1,108.88	12.32	12,000.00
Park & Greenbelt Maintenance	0.00	175.00	175.00	100.00	0.00	1,575.00	1,575.00	100.00	2,100.00
Misc Property Expenses	0.00	20.83	20.83	100.00	0.00	187.47	187.47	100.00	250.00
TOTAL PROPERTY EXPENSES	786.15	1,241.66	455.51	36.69	8,873.31	12,674.94	3,801.63	29.99	16,400.00
TAXES, INSURANCE & INTEREST									
Insurance-F&EC or Package	0.00	0.00	0.00	0	903.00	0.00	-903.00	0	0.00
Insurance-Liability	0.00	175.00	175.00	100.00	0.00	1,575.00	1,575.00	100.00	2,100.00
Insurance-D & O	0.00	0.00	0.00	0	940.00	0.00	-940.00	0	0.00
TOTAL TAX & INS EXPENSE	0.00	175.00	175.00	100.00	1,843.00	1,575.00	-268.00	-17.02	2,100.00
TRANSFER TO MMA ACCT									
Trans from Cking to MMA	0.00	300.00	300.00	100.00	8,200.00	2,700.00	-5,500.00	-203.7	3,600.00
Deposit into MMA	0.00	-300.00	-300.00	100.00	-8,200.00	-2,700.00	5,500.00	-203.7	-3,600.00
TOTAL EXPENSES	1,233.65	1,797.33	563.68	31.36	14,477.32	17,895.97	3,418.65	19.10	23,288.00
NET FUND CHANGE	-1,230.41	-1,797.33	566.92	-31.54	8,471.49	5,104.03	3,367.46	65.98	-288.00