

WILDFLOWER/SUNRIVER II AUO
FINANCIALS
FOR YEAR 1986 AND YTD 1987

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	12/31/86	08/31/87
CASH	\$ 2528	\$ 7032
RECEIVABLES : AUO FEES	328	1640
TOTAL ASSETS	<u>\$ 2856</u>	<u>\$ 8672</u>
PAYABLES (Insurance & Roofs)	2000	2500
RESERVES	528	2892
TOTAL LIABILITIES	<u>\$ 2528</u>	<u>\$ 5392</u>
REVENUES:		
ASSESSMENTS	\$33560	\$33644 (1)
MISC. INCOME	472	133
TOTAL REVENUE	<u>\$34032</u>	<u>\$33777</u>
EXPENSES:		
020 Association Management	\$ 5501	\$ 4147
030 Insurance	6250	12082
001 Electric	648	426
003 Garbage	4656	3024
004 Irrigation Water	2384	1121
010,011 Landscaping	2904	3832
012 Snow Removal	862	1956
050,051 General Maintenance	9221 (2)	1760 (3)
021-23,26,248-250 General Expenses	1400	738
500 Miscellaneous	<u>\$ 269</u>	<u>\$ 211</u>
TOTAL EXPENSES:	<u>34095</u>	<u>29297</u>
GAIN/LOSS in Association Funds	<u>\$ (63)</u>	<u>\$ 4480</u>

- (1) Assessments due to liens on Timeshare excluded.
- (2) Includes roof replacements of \$6115 & repairs of \$550.
- (3) Includes roof repairs of \$845.

SUNRIVER/WILDFLOWER II AUO
FINANCIALS
FOR 1987 AND YTD 1988 FORECASTS

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	BUDGET 1987	ESTIMATED 12/31/87	BUDGET 1988
CASH	\$ 4100	\$ 2200	\$ 1000
RECEIVABLES	2500	2500	4000
TOTAL ASSETS:	<u>\$ 6600</u>	<u>\$ 4700</u>	<u>\$ 5000</u>
PAYABLES	2000	12000	8000
RESERVES	4600	(7300)	(3000)
TOTAL LIABILITIES:	<u>\$ 6600</u>	<u>\$ 4700</u>	<u>\$ 5000</u>
REVENUES: ASSESSMENTS			
48 @ 250 /QUARTER	\$ 48000	\$ 45527	\$ 44000(1)
	<u>(1800)</u>	<u>(250)</u>	<u>(1000)</u>
	46200	42777	43000
EXPENSES			
Assoc. Management	\$ 5700	\$ 5600	\$ 5800
Insurance	15000(2)	18900(2)	19000(2)
Electric	800	700	900
Garbage	6000	5200	5100
Water	1500	1510	1500
Landscaping	4000	5500	4000
Snow Removal	1800	2556	2500
General Maintenance	5500(3)	4629(4)	1450
General Expenses	1000	775	1000
Legal Expenses	100	250	200
Misc.	<u>\$ 500</u>	<u>\$ 410</u>	<u>\$ 500</u>
	41900	46030	41950
GAIN(LOSS) IN ASSOC. FUNDS:	4300	(3253)	1050

- (1) Excludes \$4000 for Timeshare Assessments.
- (2) Final Insurance costs verified in November.
- (3) Includes 4 buildings @ \$1050 each (total of \$4200).
- (4) Includes \$3150 for roof replacement + \$1300 projected through year end/and \$850 chimney/steps repair.

WILDFLOWER/SUNRIVER II AUO
 MONTHLY PER UNIT OPERATING COSTS
 FOR YTD 1987 AND 1987/1988 FORECASTS

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		ACTUAL THRU 08/31/87	ESTIMATED THRU 12/31/87	BUDGET 1988
REVENUES:	Association Assessment	\$ 87.61	\$ 73.83	\$ 76.39
	Misc. Income	.35	.43	-1.74
	TOTAL REVENUES:	<u>\$ 87.96</u>	<u>\$ 74.26</u>	<u>\$ 74.65</u>
AMOUNT PER QUARTER:		\$ 263.88	\$ 222.80	\$ 223.95
EXPENSES:	Association Management	\$ 10.80	\$ 9.72	\$ 10.07
	Insurance	31.46	32.81	32.99
	Electric	1.11	1.22	1.56
	Garbage	7.88	9.03	8.85
	Irrigation Water	2.92	2.62	2.60
	Landscaping	9.98	9.55	6.94
	Snow Removal	5.09	4.44	4.34
	General Maintenance	4.58	8.04	2.52
	General Expenses	1.92	1.35	1.74
	Legal Expenses	.00	.43	.35
	Miscellaneous	.55	.71	.87
	TOTAL EXPENSES:	<u>\$ 76.29</u>	<u>\$ 79.92</u>	<u>\$ 72.83</u>
AMOUNT PER QUARTER		<u>\$ 228.89</u>	<u>\$ 239.76</u>	<u>\$ 218.49</u>

WILDFLOWER/SUNRIVER II AUO
SPECIAL ASSESSMENT EXPENDITURES

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SEPTEMBER 26, 1987

Based on \$400 per unit, Special Assessment would total:

\$ 19,200

Projected Expenditures;

Roof Replacement 1987	\$ 1,175
Roof Replacement 1988	2,500
Phase III Step Repair	3,000
Chimney Repair	2,400
Deck Roof Replacement 1988	<u>6,000</u>

\$ 15,075

Balance of \$4,125 for the Reserve funds with possible non-payment
by Time Share units leaving projected balance of \$2,525.00.