

THE Tiehen Group

INC.

Property Management • Leasing & Brokerage Services

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TO: MEADOWS AT AUTUMN RIDGE BOARD OF DIRECTORS
FROM: THE TIEHEN GROUP / JOHN CLOCK
DATE: MARCH 5, 2015
RE: FEBRUARY 28, 2014 FINANCIALS

Enclosed are the financials. A review follows:

Income

Total Income year-to-date was \$687 more than anticipated.

Expenses

Administrative

Expenses were \$255 over budget as we paid \$580 to Martin, Pringle for legal work.

Service Contracts

There were no charges.

Repairs & Maintenance

There were no charges.

Utilities

Expenses were \$11 under budget.

Taxes & Insurance

There were no charges.

In summary, Total Expenses year-to-date were \$1,027 more than anticipated and Total Net Income year-to-date was \$340 less than anticipated.



CERTIFIED PROPERTY MANAGER



CERTIFIED COMMERCIAL INVESTMENT MEMBER

Budget Comparison Report
FOR THE TWO MONTHS ENDING FEBRUARY 28, 2015

SERVICE CONTRACTS

Budget Comparison Report

CURRENT	BUDGET	CURRENT	ACTUAL	CURRENT	VARIANC	YTD	BUDGET	YTD	ACTUAL	YTD	VARIANCE	2015	BUDGET
	0		0		0		0		0		0		1,100
	0		0		0		0		0		0		6,451
	0		0		0		0		0		0		1,500

\$	0	\$	0	\$	0	\$	0	\$	0	\$	0	\$	9,051

	0		0		0		0		360		(360)		200

\$	0	\$	0	\$	0	\$	0	\$	360	\$	(360)	\$	200

	60		50		10		120		97		23		720
	25		24		1		50		48		2		2,380

\$	85	\$	74	\$	11	\$	170	\$	145	\$	25	\$	3,100

	0		0		0		0		0		0		1,010

\$	0	\$	0	\$	0	\$	0	\$	0	\$	0	\$	1,010

\$	1,210	\$	1,454	\$	(244)	\$	2,320	\$	3,347	\$	(1,027)	\$	27,811

	200		200		0		400		400		0		2,400

\$	200	\$	200	\$	0	\$	400	\$	400	\$	0	\$	2,400

\$	1,410	\$	1,654	\$	(244)	\$	2,720	\$	3,747	\$	(1,027)	\$	30,211

\$	4,590	\$	4,420	\$	(170)	\$	20,280	\$	19,940	\$	(340)	\$	2,394
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MEADOWS AT AUTUMN RIDGE

BALANCE SHEET
FEBRUARY 28, 2015

OPERATING ACCOUNTS

Operating Account	\$	29,142.97	
Money Market Account		7,607.45	

\$ 36,750.42

TOTAL CASH ACCOUNTS

ACCOUNTS RECEIVABLE

FIXED ASSETS

OTHER ASSETS

\$ 36,750.42

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TOTAL ASSETS

MEADOWS AT AUTUMN RIDGE

BALANCE SHEET
FEBRUARY 28, 2015

****LIABILITIES****

CURRENT LIABILITIES

Prepaid Assessments	300.00
Reserve Payable	400.00

TOTAL CURRENT LIABILITIES	\$	700.00
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LONG TERM LIABILITIES

TOTAL LIABILITIES	-----	\$ 700.00

****EQUITY****

Current Earnings	19,939.92
Retained Earnings	16,110.50

TOTAL EQUITY	\$	36,050.42

TOTAL LIAB & EQUITY	\$	36,750.42
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AP Expense Distribution

396 - MEADOWS AT AUTUMN RIDGE

**For Cash Account : All
From Earliest To 2/28/2015**

GL Account			Invoice	Check		
Vchr	Vendor	Description	No.	No.	Amount	Account Total
5015-0000 Legal						
00498	MARPR - MARTIN, PRINGLE, OLIVER,	LEGAL-AUTUMN RIDGE	283573	002357	275.00	
00499	MARPR - MARTIN, PRINGLE, OLIVER,	LEGAL-AUTUMN RIDGE #305	283574	002357	305.00	580.00
5230-0000 Management Fees						
00493	TIEGR - TIEHEN GROUP	MONTHLY MANAGMENT FEE AU MGMTFEE		002354	800.00	800.00
5820-0000 Electric						
00494	WESEN - WESTAR ENERGY	ELE. 12/31/14-01/30/15 1887 W. CE 1887		002355	26.81	
00495	WESEN - WESTAR ENERGY	ELE. 12/31/14-01/30/15 226 S INDI/ 226		002355	22.87	49.68
5830-0000 Water & Sewer						
00496	CITOF - CITY OF OLATHE	WTR-1/4-2/3--1887 W CEDAR-AUT 1887		002356	11.95	
00497	CITOF - CITY OF OLATHE	WTR-1/4-2/3--226 S INDIAN WELL 226		002356	11.95	23.90
Distribution Total						1,453.58

Account Summary

Account	Account Description	Debit	Credit
5015-0000	Legal	580.00	
5230-0000	Management Fees	800.00	
5820-0000	Electric	49.68	
5830-0000	Water & Sewer	23.90	
1010-0000	OPERATING ACCT		1,453.58
		1,453.58	1,453.58

Delinquency / Aging Report
(Summarized)

Property : MEADOWS AT AUTUMN
396 RIDGE as of 02/28/2015

Unit Type	Unit Reference Number	Occupant Name	Deposits Held	Balance Due	AGED 1 - 30 DAYS	AGED 31 - 60 DAYS	AGED 61-90 DAYS	AGED OVER 90 DAYS
CURR	133I	BRUCE, DAVID	0.00	176.05	1.05	175.00		
CURR	1804FC	WILDEBOOR, SHAY	0.00	201.20	1.20	200.00		
CURR	1805E	PHAR, JUSTIN	0.00	201.20	1.20	200.00		
CURR	1809FC	HOCHANADEL, DON	0.00	201.20	1.20	200.00		
CURR	1811E	WENTZEL, EDDIE	0.00	201.20	1.20	200.00		
CURR	1813FD	JARAMILLO, HECTOR	0.00	201.20	1.20	200.00		
CURR	1816FD	WILES, MATT	0.00	1.20	1.20			
CURR	1820FC	LENZ, KRISTIE	0.00	201.20	1.20	200.00		
CURR	1825FD	REILING, WILLIAM	0.00	2,088.06	662.45	200.00	247.70	977.91
CURR	1831E	HORNE, WESLEY	0.00	703.74	4.20	200.00		499.54
CURR	1832FC	SALAZAR, MANUEL	0.00	201.20	1.20	200.00		
CURR	1834FD	ROBERTS, CHRISTIAN	0.00	201.20	1.20	200.00		
CURR	1837FD	PANETHIERE, MICHAEL	0.00	201.20	1.20	200.00		
CURR	1840C	BENNETT, RICHARD	0.00	201.20	1.20	200.00		
CURR	1840FC	WOOLERY, CHRISTOPHER	0.00	201.20	1.20	200.00		
CURR	1841	COOLEY, TODD	0.00	201.20	1.20	200.00		
CURR	1843E	GOLDIZEN, LARA	0.00	1.20	1.20			
CURR	1844C	KIGERA, CAROLYNE	0.00	201.20	1.20	200.00		
CURR	1845FD	RICKETTS, LEE	0.00	201.20	1.20	200.00		
CURR	1847C	JOLES, KEVIN	0.00	201.20	1.20	200.00		
CURR	1849	SNORGRASS, NICKOLAS	0.00	201.20	1.20	200.00		
CURR	1850	GILMORE, SCOTT	0.00	201.20	1.20	200.00		
CURR	1850FD	TABORDA, GABRIEL	0.00	1.20	1.20			
CURR	1853	MULLEN, ASHLEY	0.00	1.20	1.20			
CURR	1857	KURTH, DAVID	0.00	201.20	1.20	200.00		
CURR	1860C	WGH KANSAS, LLC	0.00	201.20	1.20	200.00		

Delinquency / Aging Report
(Summarized)

Property : MEADOWS AT AUTUMN
396 RIDGE as of 02/28/2015

Unit Type	Unit Reference Number	Occupant Name	Deposits Held	Balance Due	AGED 1 - 30 DAYS	AGED 31 - 60 DAYS	AGED 61-90 DAYS	AGED OVER 90 DAYS
CURR	1860FC	HAMMEL, MARK	0.00	201.20	1.20	200.00		
CURR	1863E	TAYLOR, JOHNNY	0.00	201.20	1.20	200.00		
CURR	1865	CRUISE, TONY	0.00	201.20	1.20	200.00		
CURR	1869	SHIREY, CAROLE	0.00	201.20	1.20	200.00		
CURR	1869FD	MILLER, KRISTOPHER	0.00	490.45	2.93	200.00		287.52
CURR	1872	PROCTOR, LINDSEY	0.00	201.20	1.20	200.00		
CURR	1872FC	PINA, RODOLFO	0.00	201.20	1.20	200.00		
CURR	1875C	WOLFINGER, THOMAS	0.00	201.20	1.20	200.00		
CURR	1876	TAYLOR, CRAIG	0.00	201.20	1.20	200.00		
CURR	1877	ROSA, ROBINSON	0.00	703.74	4.20	200.00		499.54
CURR	1879C	SHEHAN, DANIEL	0.00	4.00		4.00		
CURR	1880	SHOEMAKER, JOHN	0.00	201.20	1.20	200.00		
CURR	1881	HOSCHOUER, GARY	0.00	201.20	1.20	200.00		
CURR	1920E	NEWTON, JOSHUA	0.00	201.20	1.20	200.00		
CURR	1942FC	MASASABI, RICHARD	0.00	201.20	1.20	200.00		
CURR	1985E	KIMATHI, MAXWELL	0.00	201.20	1.20	200.00		
CURR	1990FC	DIETZ, DEXTER	0.00	201.20	1.20	200.00		
CURR	1995E	HULL, EMMETT	0.00	450.39	2.69	200.00	247.70	
CURR	435I	GLOVER, JAMES	0.00	703.74	4.20	200.00		499.54
CURR	450I	SKILLMAN, JEFF	0.00	201.20	1.20	200.00		
CURR	470I	FOOTE, VERONICA	0.00	201.20	1.20	200.00		
PROPERTY TOTALS			0.00	12,366.97	728.52	8,379.00	495.40	2,764.05