

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: APRIL 6, 2015
RE: MARCH 31, 2015 FINANCIALS

Enclosed are the financials. A review follows:

Income

Total Income year-to-date was \$117 more than anticipated.

Expenses

Administrative

Expenses were \$733 under budget.

Service Contracts

Expenses were \$1,383 under budget.

Repairs & Maintenance

There were no charges.

Utilities

Expenses were \$38 under budget.

In summary, Total Expenses year-to-date were \$1,127 less than anticipated and Total Net Income year-to-date was \$1,244 more than anticipated.



CERTIFIED PROPERTY MANAGER



CERTIFIED COMMERCIAL INVESTMENT MEMBER

Budget Comparison Report
FOR THE THREE MONTHS ENDING MARCH 31, 2015

SERVICE CONTRACTS

MEADOWS AT AUTUMN RIDGE

Budget Comparison Report
FOR THE THREE MONTHS ENDING MARCH 31, 2015

	CURRENT BUDGET	CURRENT ACTUAL	CURRENT VARIANC	YTD BUDGET	YTD ACTUAL	YTD VARIANCE	2015 BUDGET
Irrigation	0	0	0	0	0	0	1,100
Grounds Maintenance	595	212	383	595	212	383	6,451
Tree Work	1,000	0	1,000	1,000	0	1,000	1,500
TOTAL SERVICE CONTRACTS	\$ 1,595	\$ 212	\$ 1,383	\$ 1,595	\$ 212	\$ 1,383	\$ 9,051
REPAIRS AND MAINTENANCE							
Contract Labor R&M	0	0	0	0	360	(360)	200
TOTAL REPAIRS & MAINT	\$ 0	\$ 0	\$ 0	\$ 0	\$ 360	\$ (360)	\$ 200
UTILITIES							
Electric	60	23	37	180	120	60	720
Water & Sewer	25	24	1	75	72	3	2,380
TOTAL UTILITIES	\$ 85	\$ 47	\$ 38	\$ 255	\$ 192	\$ 63	\$ 3,100
TAXES AND INSURANCE							
Insurance	0	0	0	0	0	0	1,010
TOTAL TAXES & INSURANCE	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0	\$ 1,010
MISCELLANEOUS EXPENSES							
TOTAL OPERATING EXP	\$ 3,350	\$ 1,196	\$ 2,154	\$ 5,670	\$ 4,543	\$ 1,127	\$ 27,811
NON-OPERATING EXPENSES							
Capital Reserve	200	200	0	600	600	0	2,400
TOTAL NON-OPERATING EXP	\$ 200	\$ 200	\$ 0	\$ 600	\$ 600	\$ 0	\$ 2,400
TOTAL EXPENSES	\$ 3,550	\$ 1,396	\$ 2,154	\$ 6,270	\$ 5,143	\$ 1,127	\$ 30,211
NET INCOME	\$ 475	\$ 2,059	\$ 1,584	\$ 20,755	\$ 21,999	\$ 1,244	\$ 2,394

MEADOWS AT AUTUMN RIDGE

BALANCE SHEET
MARCH 31, 2015

OPERATING ACCOUNTS

Operating Account	\$	31,202.22
Money Market Account		7,807.91

TOTAL CASH ACCOUNTS

\$ 39,010.13

ACCOUNTS RECEIVABLE

FIXED ASSETS

OTHER ASSETS

TOTAL ASSETS

\$ 39,010.13
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MEADOWS AT AUTUMN RIDGE

BALANCE SHEET
MARCH 31, 2015

****LIABILITIES****

CURRENT LIABILITIES

Prepaid Assessments	300.00
Reserve Payable	600.00

TOTAL CURRENT LIABILITIES	\$	900.00
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LONG TERM LIABILITIES

TOTAL LIABILITIES		-----	\$	900.00
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****EQUITY****

Current Earnings	21,999.63
Retained Earnings	16,110.50

TOTAL EQUITY			\$	38,110.13

TOTAL LIAB & EQUITY			\$	39,010.13
				=====

AP Expense Distribution

396 - MEADOWS AT AUTUMN RIDGE

**For Cash Account : All
From Earliest To 3/31/2015**

GL Account			Invoice	Check		
Vchr	Vendor	Description	No.	No.	Amount	Account Total
5015-0000 Legal						
00505	MARPR - MARTIN, PRINGLE, OLIVER,	LEGAL-REILING #303--AUTUMN	286496	002362	28.00	28.00
5030-0000 Pstg/Copies/Ck Run						
00501	STE&T - STEVE & TRACY'S MINUTEMAN	PSTG/COPIES/CKRUN-AUTUMN I	72106	002358	108.88	108.88
5230-0000 Management Fees						
00500	TIEGR - TIEHEN GROUP	MONTHLY MANAGMENT FEE AI	MGMTFEE	002359	800.00	800.00
5370-0000 Grounds Maintenance						
00506	COLCO - COLCHESTER COURT HOMES	/GRNDS.MAINT.RMBSMT TO COL	178214	002363	212.31	212.31
5820-0000 Electric						
00502	WESEN - WESTAR ENERGY	ELE-1/30-3/2--226 S INDIAN WEL	226	002360	22.87	22.87
5830-0000 Water & Sewer						
00503	CITOF - CITY OF OLATHE	WTR-2/3-3/3--226 S INDIAN WELL	226	002361	11.95	
00504	CITOF - CITY OF OLATHE	WTR-2/3-3/3--1887 W CEDAR-AUT	1887	002361	11.95	23.90
Distribution Total						1,195.96

Account Summary

Account	Account Description	Debit	Credit
5015-0000	Legal	28.00	
5030-0000	Pstg/Copies/Ck Run	108.88	
5230-0000	Management Fees	800.00	
5370-0000	Grounds Maintenance	212.31	
5820-0000	Electric	22.87	
5830-0000	Water & Sewer	23.90	
1010-0000	OPERATING ACCT		1,195.96
		1,195.96	1,195.96

**Delinquency / Aging Report
(Summarized)**

Property : MEADOWS AT AUTUMN
396 RIDGE

as of 03/31/2015

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	1805E	PHAR, JUSTIN	0.00	202.41	1.21	1.20	200.00	
CURR	1809FC	HOCHANADEL, DON	0.00	202.41	1.21	1.20	200.00	
CURR	1811E	WENTZEL, EDDIE	0.00	202.41	1.21	1.20	200.00	
CURR	1813FD	JARAMILLO, HECTOR	0.00	202.41	1.21	1.20	200.00	
CURR	1816FD	WILES, MATT	0.00	1.20		1.20		
CURR	1820FC	LENZ, KRISTIE	0.00	202.41	1.21	1.20	200.00	
CURR	1825FD	REILING, WILLIAM	0.00	2,128.59	40.53	662.45	200.00	1,225.61
CURR	1831E	HORNE, WESLEY	0.00	707.96	4.22	4.20	200.00	499.54
CURR	1832FC	SALAZAR, MANUEL	0.00	1.20	1.20			
CURR	1834FD	ROBERTS, CHRISTIAN	0.00	2.41	1.21	1.20		
CURR	1837FD	PANETHIERE, MICHAEL	0.00	1.20		1.20		
CURR	1843E	GOLDIZEN, LARA	0.00	1.20		1.20		
CURR	1844C	KIGERA, CAROLYNE	0.00	202.41	1.21	1.20	200.00	
CURR	1845FD	RICKETTS, LEE	0.00	1.20	1.20			
CURR	1847C	JOLES, KEVIN	0.00	202.41	1.21	1.20	200.00	
CURR	1849	SNORGRASS, NICKOLAS	0.00	202.41	1.21	1.20	200.00	
CURR	1850	GILMORE, SCOTT	0.00	202.41	1.21	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	1860C	WGH KANSAS, LLC	0.00	202.41	1.21	1.20	200.00	
CURR	1863E	TAYLOR, JOHNNY	0.00	202.41	1.21	1.20	200.00	
CURR	1865	CRUISE, TONY	0.00	202.41	1.21	1.20	200.00	
CURR	1869	SHIREY, CAROLE	0.00	202.41	1.21	1.20	200.00	
CURR	1869FD	MILLER, KRISTOPHER	0.00	493.39	2.94	2.93	200.00	287.52
CURR	1872	PROCTOR, LINDSEY	0.00	202.41	1.21	1.20	200.00	
CURR	1877	ROSA, ROBINSON	0.00	707.96	4.22	4.20	200.00	499.54

**Delinquency / Aging Report
(Summarized)**

Property : MEADOWS AT AUTUMN
396 RIDGE

as of 03/31/2015

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	1879C	SHEHAN, DANIEL	0.00	4.00			4.00	
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	9,046.58	72.46	710.67	5,004.00	3,259.45