

| CHATTAHOOCHEE RUN HOMEOWNER'S ASSOCIATION         |                  |                  |
|---|------------------|------------------|
| 2011 MASTER BUDGET                                |                  |                  |
|   | 2010             | 2011             |
|   | approved budget  | approved budget  |
| <b>REVENUES</b>                                   |                  |                  |
| Homeowner Dues                                    | 203200.00        | 203200.00        |
| Special Assessment                                | 0.00             | 0.00             |
| Late Fees   | 0.00             | 0.00             |
| Social Event Income                               | 0.00             | 0.00             |
| Fines   | 0.00             | 0.00             |
| Clubhouse Rental                                  | 0.00             | 0.00             |
| Pool keys/Access Cards                            | 0.00             | 0.00             |
| Tennis Income                                     | 0.00             | 0.00             |
| Interest Reserves                                 | 0.00             | 0.00             |
| <b>TOTAL REVENUES</b>                             | <b>203200.00</b> | <b>203200.00</b> |
| <b>GENERAL &amp; ADMIN EXPENSES</b>               |                  |                  |
| Insurance   | 8312.00          | 8885.00          |
| Management Fees                                   | 14054.04         | 14054.04         |
| Legal Fees  | 11000.00         | 5000.00          |
| Legal Collection                                  | 0.00             | 0.00             |
| Office & Admin Expense                            | 3200.00          | 4000.00          |
| Website   | 120.00           | 131.00           |
| Common Area Taxes                                 | 500.00           | 250.00           |
| Tax-Audit-License                                 | 1100.00          | 650.00           |
| Social Committee                                  | 3500.00          | 3500.00          |
| Welcome Committee                                 | 100.00           | 100.00           |
| Safety Committee                                  | 1000.00          | 500.00           |
| Newsletter Expense                                | 600.00           | 0.00             |
| Holiday Decorating Committee                      | 0.00             | 250.00           |
| <b>TOTAL GENERAL &amp; ADMIN EXPENSES</b>         | <b>43486.04</b>  | <b>37320.04</b>  |
| <b>GROUNDS &amp; LANDSCAPING</b>                  |                  |                  |
| Grounds Contract                                  | 34615.00         | 34120.00         |
| Landscaping Maintenance                           | 1000.00          | 1500.00          |
| Irrigation Repair                                 | 3000.00          | 2000.00          |
| <b>TOTAL LAND MAINTENANCE EXPENSES</b>            | <b>38615.00</b>  | <b>37620.00</b>  |
| <b>RECREATION EXPENSES</b>                        |                  |                  |
| Pool Contract                                     | 19100.00         | 18500.00         |
| Pool Repairs                                      | 3000.00          | 3000.00          |
| Pool Attendant                                    | 400.00           | 400.00           |
| Pool Misc.  | 1000.00          | 1000.00          |
| Tennis  | 4000.00          | 4000.00          |
| Tennis Supplies                                   | 1000.00          | 2000.00          |
| Fitness Room Maintenance                          | 1000.00          | 1000.00          |
| Recreation - Playground                           | 500.00           | 1000.00          |
| Recreation Area                                   | 2000.00          | 3000.00          |
| Clubhouse HVAC                                    | 17000.00         | 2000.00          |
| Clubhouse Janitorial                              | 4000.00          | 2700.00          |
| Clubhouse Misc. Supplies                          | 1500.00          | 1500.00          |
| <b>TOTAL RECREATION EXPENSES</b>                  | <b>54500.00</b>  | <b>40100.00</b>  |
| <b>REPAIRS &amp; MAINTENANCE</b>                  |                  |                  |
| Plumbing Repairs                                  | 500.00           | 500.00           |
| Pest Control                                      | 1595.00          | 2000.00          |
| Clubhouse Repairs                                 | 8000.00          | 5000.00          |
| <b>TOTAL REPAIRS &amp; MAINTENANCE</b>            | <b>10095.00</b>  | <b>7500.00</b>   |
| <b>UTILITY</b>                                    |                  |                  |
| Utilities - Electric                              | 10000.00         | 8600.00          |
| Utilities - Gas                                   | 1900.00          | 1900.00          |
| Utilities - Water/Sewer                           | 5500.00          | 3000.00          |
| Utilities - Cable TV                              | 384.00           | 384.00           |
| Utilities - Phone                                 | 400.00           | 400.00           |
| <b>TOTAL UTILITY</b>                              | <b>18184.00</b>  | <b>14284.00</b>  |
| <b>RESERVE FUNDING</b>                            | <b>38319.96</b>  | <b>22470.96</b>  |
| <b>RESERVE - JOGGING PATH</b>                     |                  | <b>2000.00</b>   |
| <b>CONCRETE AND BRICK PAVEMENT REPAIRS</b>        |                  | <b>2500.00</b>   |
| <b>DRAINAGE-GENERAL REPAIRS</b>                   |                  | <b>3000.00</b>   |
| <b>ASPHALT PARKING LOT - SEAL COAT</b>            |                  | <b>3198.00</b>   |
| <b>TENNIS COURT - RESURFACING</b>                 |                  | <b>24720.00</b>  |
| <b>CHLORINATION SYSTEM</b>                        |                  | <b>2122.00</b>   |
| <b>POOL FILTER AND PUMP - REPLACE</b>             |                  | <b>6365.00</b>   |
| <b>TOTAL RESERVES ITEMS</b>                       |                  | <b>66375.96</b>  |
| <b>TOTAL EXPENSES</b>                             | <b>203200.00</b> | <b>203200.00</b> |
| <b>EXCESS (DEFICIT) OF REVENUES OVER EXPENSES</b> | <b>0.00</b>      | <b>0.00</b>      |