

Black River Estates Property Owners Assoc., Inc.
Expenses Paid for the period of
January 1, 2004 thru December 31, 2004

Description/Category	Amount Budgeted	Total Paid YTD 2004
Accounting Expenses	750.00	675.00
Attorney Fees	250.00	38.00
Bank Charges	300.00	587.00
Electric Costs: Entrance	600.00	616.96
Electric Costs: Street Lights	3,600.00	3,626.84
Decorations	500.00	380.37
Insurance Costs	0.00	0.00
General Maintenance & Repairs	1,000.00	858.00
Common Area Lawn Maintenance	13,090.00	17,073.00
Landscaping Costs	1,375.00	1,487.73
Landscaping Garden Maintenance	1,000.00	767.52
Office Expense	350.00	193.35
Water Expense: Entrance	1,200.00	1,496.60
Tax & License Fees	100.00	15.00
5% Contingency	743.75	0.00
TOTALS:	\$24,858.75	\$27,815.37

Dues/Assessments Collected YTD 2004:	28,286.50
Miscellaneous Income:	0.00
Balance in Checking 12/31/2003:	1,028.89
Funds subsidized by Developer:	0.00
LESS - Expenses Paid YTD 2004:	(27,815.37)
Balance in Checking 12/31/2004:	\$1,500.02