

Boeckmann & Associates, LLC

Certified Public Accountants

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ACCOUNTANT'S COMPILATION REPORT

To the Board of Directors
Kuau Bayview at Paia Homeowners' Association
Paia, Hawaii

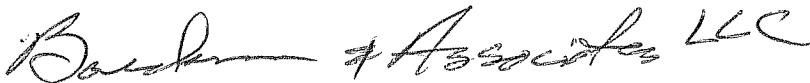
We have compiled the accompanying balance sheet of Kuau Bayview at Paia Homeowners' Association as of December 31, 2009 and the related statement of revenue, expenses and fund balance-operating and statement of revenue, expenses and fund balance-reserve for the twelve months then ended, in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants.

A compilation is limited to presenting in the form of financial statements information that is the representation of management. We have not audited or reviewed the accompanying financial statements and, accordingly, do not express an opinion or any other form of assurance on them.

Management has elected to omit substantially all of the disclosures and the statement of cash flows required by generally accepted accounting principles. If the omitted disclosures and statement of cash flows were included in the financial statements, they might influence the user's conclusions about the Association's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

We are not independent with respect to Kuau Bayview at Paia Homeowners' Association.

Boeckmann & Associates, LLC



Marlin J. Boeckmann, MAIR, CPA

Kahului, Hawaii
March 25, 2010

Kuau Bayview at Paia
Balance Sheet
 As of December 31, 2009

Dec 31, 09

ASSETS

Current Assets

Checking/Savings

1000 · BOH Checking 0002-022540 33,081.14

1010 · BOH Savings 6002-395491 38,389.42

Total Checking/Savings 71,470.56

Accounts Receivable

1200 · Accounts Receivable 6,789.55

Total Accounts Receivable 6,789.55

Other Current Assets

1420 · Prepaid Insurance 296.34

Total Other Current Assets 296.34

Total Current Assets 78,556.45

TOTAL ASSETS 78,556.45

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Other Current Liabilities

2050 · Deferred Revenue 459.50

Total Other Current Liabilities 459.50

Total Current Liabilities 459.50

Total Liabilities 459.50

Equity

3200 · Fund Balance-Reserve 38,389.42

3300 · Fund Balance-Operating 39,707.53

Total Equity 78,096.95

TOTAL LIABILITIES & EQUITY 78,556.45

Kuau Bayview at Paia Homeowners' Association
Statement of Revenue and Expenses Budget vs. Actual
For the Year Ending December 31, 2009

	<u>Jan - Dec 09</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Ordinary Revenue/Expenses			
Revenue			
4000 · Bank Interest - Checking	11.61		
4020 · Late Fees	1,560.00		
4025 · Maintenance Fees	27,900.00	24,600.00	3,300.00
4030 · Miscellaneous Income	0.01		
4040 · Transfer Fees	225.00		
Total Revenue	<u>29,696.62</u>	<u>24,600.00</u>	<u>5,096.62</u>
Expenses			
6370 · Accounting & Admin	7,154.86	7,000.00	154.86
6380 · Allocation to Reserve	6,000.00	3,000.00	3,000.00
6400 · Bank Charges	0.00	50.00	-50.00
6410 · CAI Membership	0.00	210.00	-210.00
6420 · Copies & Faxes	0.00	100.00	-100.00
6450 · Electricity	334.97	360.00	-25.03
6460 · General Excise Tax	3.12	1.45	1.67
6470 · Insurance	3,161.60	4,186.00	-1,024.40
6480 · Landscaping	8,034.00	8,040.00	-6.00
6490 · Legal Fees	1,314.05	500.00	814.05
6520 · Miscellaneous	0.00	254.55	-254.55
6625 · Repairs & Maintenance	81.88		
6530 · Meeting Expenses	0.00	200.00	-200.00
6540 · Newsletter	0.00	100.00	-100.00
6570 · Post Office Box	16.80	26.00	-9.20
6580 · Postal Costs	42.00	250.00	-208.00
6590 · Professional Fees	0.00	750.00	-750.00
6630 · Retention Basin Maintenance	1,350.00	1,600.00	-250.00
6640 · Supplies & Equipment	28.72		
6680 · Water (irrigation)	265.67	900.00	-634.33
6690 · Website	0.00	72.00	-72.00
Total Expenses	<u>27,787.67</u>	<u>27,600.00</u>	<u>187.67</u>
Net Ordinary Revenue	1,908.95	<u>-3,000.00</u>	<u>4,908.95</u>
Excess Revenue Over Expenses	1,908.95	<u>-3,000.00</u>	<u>4,908.95</u>
Beginning Fund Balance-Operating	<u>37,798.58</u>		
Ending Fund Balance-Operating	<u><u>39,707.53</u></u>		

Kuau Bayview at Paia Homeowners' Association
Statement of Revenue and Expenses-Reserve, Budget vs. Actual
For the Three Ending December 31, 2009

	<u>Jan - Dec 09</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Ordinary Revenue/Expense			
Revenue			
4005 · Bank Interest - Savings	51.54		
4035 · Reserve Fees	6,000.00	3,000.00	3,000.00
Total Revenue	<u>6,051.54</u>	<u>3,000.00</u>	<u>3,051.54</u>
 Net Ordinary Revenue	 <u>6,051.54</u>	 <u>3,000.00</u>	 <u>3,051.54</u>
 Excess Revenue Over Expenses	 6,051.54	 <u>3,000.00</u>	 <u>3,051.54</u>
Beginning Fund Balance-Reserve	<u>32,337.88</u>		
Ending Fund Balance-Reserve	<u>38,389.42</u>		