

PUBLIC OFFERING STATEMENT
118 ON MUNJOY HILL, A CONDOMINIUM
EXHIBIT F
ESTIMATED ANNUAL BUDGET

118 On Munjoy Hill
Public Offering Budget

Commercial and Residential Expense

Operations & Management

Management Fees	4,368
Insurance	8,400
Legal and Accounting	650
Misc.	400

Utilities

Water and Sewer	4,200
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Maintenance and Repairs

Grounds and Landscaping	1,200
Snow Removal	1,200
Repairs and Minor Improvements	2,400
Mechanical System	1,200
Exterior Maintenance	1,200
	<u>25,218</u>

Reserves:

Transfers to Reserve Savings	<u>3,783</u>
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Total C&R Expense 29,001

Residential Only Expense

Utilities

Electricity	2,500
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Maintenance and Repairs

Janitorial	5,200
Elevator	2,500
Waste Removal	3,000
Alarm System	1,700
	<u>14,900</u>

Reserves 2,235

Total Residential Expense 17,135

Total Expenses 46,136

118 on Munjoy Hill Condominium
Estimated Monthly Dues Per Unit

<u>Unit</u>	<u>General %</u>	<u>Residential %</u>	<u>Estimated Monthly Fees</u>
C-1	4.610%	0.000%	\$111.41
C-2	3.094%	0.000%	\$74.78
R-201	8.819%	9.555%	\$349.57
R-202	7.553%	8.184%	\$299.41
R-203	8.260%	8.949%	\$327.40
R-204	6.133%	6.645%	\$243.11
R-301	8.819%	9.555%	\$349.57
R-302	7.553%	8.184%	\$299.41
R-303	8.260%	8.949%	\$327.40
R-304	6.133%	6.645%	\$243.11
R-401	8.819%	9.555%	\$349.57
R-402	7.553%	8.184%	\$299.41
R-403	8.260%	8.949%	\$327.40
R-404	6.133%	6.645%	\$243.11

Total Operating Expenses:

General	\$29,001
Residential	<u>\$17,135</u>
	<u>\$46,136</u>