## STATEMENTS OF INCOME Year Ending December 31, 2007 and Estimated Income and Expenses for 2008

GROSS INCOME         Assessments         1,015,723         1,046,520           Assessment Penalty         18,159         20,000           Rental commissions and fees         239,548         323,000           Amenity Income         16,387         16,260           Snack Bar Income, Net         50,541         55,000           Go-Cart Track         421,175         430,000           Developer Contributions         110,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         1,500         2,000           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES           General and Administrative         490,870         496,802           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Ministure Golf         137,070         151,508           Ministure Golf         137,070         151,508           MPOA Maintenance Services         37,585         43,171		2007 Actual	2008 Budget
Assessments	GROSS INCOME		
Rental commissions and fees         239,548         323,000           Amenity Income         18,387         16,260           Snack Bar Income, Net         50,541         55,000           Go-Cart Track         421,175         430,000           Developer Contributions         71,706         71,706           Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES           General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,617           Police         559,214         583,673 <td< td=""><td></td><td>1,015,723</td><td>1,046,520</td></td<>		1,015,723	1,046,520
Amenity Income         18,387         16,260           Snack Bar Income, Net         50,541         55,000           Go-Cart Track         421,175         430,000           Developer Contributions         71,706         71,706           Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         <	Assessment Penalty	18,159	20,000
Snack Bar Income, Net         50,541         55,000           Go-Cart Track         421,175         430,000           Developer Contributions         17,706         71,706           Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,556         5,000           Total Income         2,365,197         2,517,144           EXPENSES         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Minister Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           FINANCIAL INCOME (EXPENSE)         74,655	Rental commissions and fees	239,548	323,000
Go-Cart Track         421,175         430,000           Developer Contributions         71,706         71,706           Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,558           Miniature Golf         137,078         151,558           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           FINANCIAL INCOME (EXPENSE)           Interest and Ordinary Dividend Income         73,655<	Amenity Income	18,387	16,260
Developer Contributions         71,706         71,706           Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         6eneral and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Menity Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           Income from Operations         47,702         (61,322)           FINANCIAL INCOME (EXPENSE)         7         7         5         54,400	Snack Bar Income, Net	50,541	55,000
Trash Collection         100,182         106,338           Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE)         70         73,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         70         73,655         54,400	Go-Cart Track	421,175	430,000
Mini-Golf         350,870         375,000           Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,114         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE)         70         73,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         73,655         54,400           Tower Lease         10,120         11,040 </td <td>Developer Contributions</td> <td>71,706</td> <td>71,706</td>	Developer Contributions	71,706	71,706
Miscellaneous Fees         14,695         16,520           MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES           General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE)         7         7,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         7         -         -           Tower Lease         10,120         11,040	Trash Collection	100,182	106,338
MPOA Maintenance Services         59,056         49,800           A&ECC Review Fees         1,500         2,000           Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES           General and Administrative         490,870         496,0802           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,076         151,508           Maintenance Department         685,788         740,3655           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           FINANCIAL INCOME (EXPENSE)           Interest and Ordinary Dividend Income         73,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         -         -           Realized Gain (Loss) From Redemption of Mutual Funds         -         -           Total Financial Income         83,775         65,440	Mini-Golf	350,870	375,000
A&ECC Review Fees Disclosure Packet Sales       1,500       2,000         Total Income       3,656       5,000         EXPENSES       Ceneral and Administrative       490,870       496,082         Amenity Department       124,820       130,917         Go-Cart Track       220,174       246,928         Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         FINANCIAL INCOME (EXPENSE)       1       7       65,440         Realized Gain (Loss) From Redemption of Mutual Funds       -       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Miscellaneous Fees	14,695	16,520
Disclosure Packet Sales         3,656         5,000           Total Income         2,365,197         2,517,144           EXPENSES         General and Administrative         490,870         496,082           Amenity Department         124,820         130,917           Go-Cart Track         220,174         246,928           Miniature Golf         137,078         151,508           Maintenance Department         685,788         740,365           MPOA Maintenance Services         37,585         43,171           Police         559,214         583,873           Rental         157,370         185,622           Total Operating Expenses         2,412,899         2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE)         (47,702)         (61,322)           Interest and Ordinary Dividend Income         73,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         -         -           Tower Lease         10,120         11,040           Total Financial Income         83,775         65,440	MPOA Maintenance Services	59,056	49,800
Total Income   2,365,197   2,517,144	A&ECC Review Fees		2,000
EXPENSES       490,870       496,082         Amenity Department       124,820       130,917         Go-Cart Track       220,174       246,928         Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         FINANCIAL INCOME (EXPENSE)         Interest and Ordinary Dividend Income       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Disclosure Packet Sales		
General and Administrative       490,870       496,082         Amenity Department       124,820       130,917         Go-Cart Track       220,174       246,928         Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         FINANCIAL INCOME (EXPENSE)         Interest and Ordinary Dividend Income       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Total Income	2,365,197	2,517,144
Amenity Department       124,820       130,917         Go-Cart Track       220,174       246,928         Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         Income from Operations       (47,702)       (61,322)         FINANCIAL INCOME (EXPENSE)       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440			
Go-Cart Track       220,174       246,928         Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         Income from Operations       (47,702)       (61,322)         FINANCIAL INCOME (EXPENSE)         Interest and Ordinary Dividend Income       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	General and Administrative		
Miniature Golf       137,078       151,508         Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         Income from Operations       (47,702)       (61,322)         FINANCIAL INCOME (EXPENSE)       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440			
Maintenance Department       685,788       740,365         MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         FINANCIAL INCOME (EXPENSE)         Interest and Ordinary Dividend Income       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Go-Cart Track		
MPOA Maintenance Services       37,585       43,171         Police       559,214       583,873         Rental       157,370       185,622         Total Operating Expenses       2,412,899       2,578,466         Income from Operations       (47,702)       (61,322)         FINANCIAL INCOME (EXPENSE)       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Miniature Golf		
Police Rental         559,214 157,370 185,622           Total Operating Expenses         2,412,899 2,578,466           Income from Operations         (47,702) (61,322)           FINANCIAL INCOME (EXPENSE)         73,655 54,400           Realized Gain (Loss) From Redemption of Mutual Funds Tower Lease         10,120 11,040           Total Financial Income         83,775 65,440	Maintenance Department		
Rental Total Operating Expenses         157,370 2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE) Interest and Ordinary Dividend Income Realized Gain (Loss) From Redemption of Mutual Funds Tower Lease         73,655 54,400 1,00	MPOA Maintenance Services		
Total Operating Expenses         2,412,899         2,578,466           Income from Operations         (47,702)         (61,322)           FINANCIAL INCOME (EXPENSE)         73,655         54,400           Realized Gain (Loss) From Redemption of Mutual Funds         -         -           Tower Lease         10,120         11,040           Total Financial Income         83,775         65,440	Police	559,214	The second secon
Income from Operations (47,702) (61,322)  FINANCIAL INCOME (EXPENSE)  Interest and Ordinary Dividend Income Realized Gain (Loss) From Redemption of Mutual Funds Tower Lease 10,120 11,040  Total Financial Income 83,775 65,440	Rental		
FINANCIAL INCOME (EXPENSE) Interest and Ordinary Dividend Income Realized Gain (Loss) From Redemption of Mutual Funds Tower Lease 10,120 11,040 Total Financial Income 83,775 65,440	Total Operating Expenses	2,412,899	2,578,466
Interest and Ordinary Dividend Income       73,655       54,400         Realized Gain (Loss) From Redemption of Mutual Funds       -       -         Tower Lease       10,120       11,040         Total Financial Income       83,775       65,440	Income from Operations	(47,702)	(61,322)
Realized Gain (Loss) From Redemption of Mutual Funds Tower Lease 10,120 11,040  Total Financial Income 83,775 65,440	FINANCIAL INCOME (EXPENSE)		
Tower Lease         10,120         11,040           Total Financial Income         83,775         65,440		73,655	54,400
Total Financial Income 83,775 65,440	Realized Gain (Loss) From Redemption of Mutual Funds	-	20000
	Tower Lease	10,120	11,040
NET INCOME 36,073 4,118	Total Financial Income	83,775	65,440
	NET INCOME	36,073	4,118

## STATEMENT OF CHANGES IN MEMBERS' EQUITY Year Ended December 31, 2007

		Future Major Repairs and		
	Undesignated	Replacement Income	Unrealized Gain On Investments	Total
BALANCE, December 31, 2006 Net Income for 2007	1,309,283 21,138	575,129 14,935	95,309	1,979,721
Change in unrealized gains on investments BALANCE, December 31, 2007	1,330,421	590,064	(3,232) 92,077	(3,232) 2,012,562

## MASSANUTTEN PROPERTY OWNERS ASSOCIATION BALANCE SHEET 12/31/2007

ASSETS				
CURRENT ASSETS			284,318	
Cash and Cash Equivalents Assessments Receivables			30,782	
Other Receivables			11,899	
Inventories			32,915	
Prepaid Expenses			36,948	
TOTAL CURRENT ASSETS			396,863	
TOTAL CURRENT ASSETS				
INVESTMENTS, at fair-market value			722,922	
DEFERRED INCOME TAXES			(16,472)	
PROPERTY AND EQUIPMENT, at cost				
Land			168,790	
Buildings and Facilities			1,648,791	
Roads			1,962,526	
Equipment			773,772	
Automotive			304,670	
Computers/Furniture			192,523	
			5,051,072	
Accumulated depreciation			(2,987,362)	
TOTAL PROPERTY AND EQUIPMENT			2,063,709	
TOTAL ASSETS			3,167,023	
LIABILITIES AND MEMBERS' EQUITY				
CURRENT LIABILITIES				
Bank Loan, Line of Credit			853,508	
Accounts Payable and Accrued Expenses			234,580	
Rental Income Due to Owners			27,723	
Deposits			38,650	
TOTAL CURRENT LIABILITIES			1,154,461	
MEMBERS' EQUITY				
Retained Earnings			1,920,484	
Unrealized Gains on Investments			92,077	
TOTAL MEMBERS' EQUITY			2,012,562	
TOTAL LIABILITIES AND MEMBERS' EQUITY	V.		3,167,023	
SCHEDULE OF CAPITAL IMPROVEMENTS				
\$1048		and all distantiants	7 07 100 100 100 100 100 100 100 100 100	Budget
	2005	2006	2007	2008
Police	8,588	Children Co. Professional Children  Children Children Children	19,813	288,800
Amenity	982	27,704	4,792	48,000
Maintenance	12,871	111,915	57,903	57,700
General and Administrative	76,925	99,031	54,609	
Land Improvements		130,532		
Rental	- -	606 536	10 020	
Go-Cart Track	5,712	686,536	10,028	52,000
Roads	105,078	1,055,718	111,955 259,100	446,500
Total Capital Improvements	103,076	1,000,110	259,100	110,000