

**Cutty's Des Moines Camping Club
Des Moines, Iowa**

**FINANCIAL REPORT
(Compiled)**

October 31, 2009

**Denman & Company, LLP
Certified Public Accountants
West Des Moines, Iowa**

Cutty's Des Moines Camping Club
STATEMENTS OF ASSETS, LIABILITIES AND MEMBERS' EQUITY--INCOME TAX BASIS
See Accountant's Compilation Report

ASSETS	October 31	
	2009	2008
CURRENT ASSETS		
Cash	\$ 84,447	\$ 44,925
Accounts receivable	20,016	29,467
Inventory		
Store	5,571	87,271
RV	79,528	0
Snack Bar	927	0
Prepaid expenses	408	10,455
Total current assets	190,897	172,118
 PROPERTY AND EQUIPMENT		
Land	143,298	143,298
Land improvements	1,115,859	1,115,859
Buildings	3,554,908	3,554,908
Electrical upgrade	534,788	534,788
Furniture, fixtures and equipment	703,646	696,485
	6,052,499	6,045,338
Less accumulated depreciation	3,839,885	3,608,011
Total property and equipment	2,212,614	2,437,327
 OTHER ASSETS		
Loan origination fees	4,501	4,501
Less accumulated amortization	(4,251)	(2,751)
Total other assets	250	1,750
 Total assets	 \$ 2,403,761	 \$ 2,611,195
 LIABILITIES AND MEMBERS' EQUITY		
CURRENT LIABILITIES		
Current maturities of long-term debt	\$ 94,304	\$ 89,427
Current maturities of special assessment	18,356	19,107
Note payable, bank	0	148,894
Accounts payable		
Trade	36,413	81,343
Payroll taxes withheld and accrued	1,092	1,431
Accrued interest	8,924	7,669
Property and sales tax payable	195,544	131,463
Total current liabilities	354,633	479,334
 SPECIAL ASSESSMENT, less current maturities	 85,227	 94,780
 LONG-TERM DEBT, less current maturities	 490,463	 643,734
 MEMBERS' EQUITY	 1,473,438	 1,393,347
 Total liabilities and members' equity	 \$ 2,403,761	 \$ 2,611,195

Cutty's Des Moines Camping Club
 STATEMENTS OF REVENUES AND EXPENSES—INCOME TAX BASIS
 See Accountant's Compilation Report

	Current period	Year Ended October 31			
		2009	%	2008	%
REVENUES					
Membership dues, net of discount	\$ 43,538	\$ 588,156	44.28	\$ 608,988	39.16
Membership sales	0	(845)	(0.06)	9,450	0.61
Fees and charges	15,305	471,968	35.54	477,191	30.69
Special events- Halloween	0	255	0.02	2,000	0.13
Special events- Christmas	0	0	0.00	96,299	6.19
Labor	2,018	17,795	1.34	16,359	1.05
Coin operated machines	1,001	10,515	0.79	11,383	0.73
Merchandise sales	64	5,137	0.43	202,906	13.05
Merchandise sales- rv parts	2,062	44,411	3.34	0	0.00
Merchandise sales- snack bar	1,000	51,625	3.89	0	0.00
Merchandise sales- store	636	24,183	1.82	0	0.00
Electric & sewer surcharge	3,399	35,876	2.70	40,963	2.63
Special assessment income	464	73,974	5.57	75,620	4.86
Interest income	52	652	0.05	295	0.02
Miscellaneous	11	4,442	0.33	13,496	0.87
Total revenues	<u>69,550</u>	<u>1,328,144</u>	<u>100.00</u>	<u>1,554,950</u>	<u>100.00</u>
EXPENSES					
Salaries	18,665	286,558	21.58	467,932	30.09
Employee benefits	1,242	59,038	4.45	68,753	4.42
Payroll taxes	1,485	27,103	2.04	40,050	2.58
Merchandise purchases	0	4,360	0.37	131,049	8.43
Cost- rv parts	(3,132)	20,015	1.51	0	0.00
Cost of merchandise used	384	16,276	1.23	0	0.00
Cost- store	3,922	16,404	1.24	0	0.00
Activities	602	9,576	0.72	14,474	0.93
Maintenance	4,799	60,224	4.53	82,918	5.33
Special events- Halloween	0	0	0.00	226	0.01
Special events- Christmas	0	0	0.00	219,313	14.10
Utilities	6,421	109,202	8.22	150,981	9.71
Telephone & Internet	1,258	9,708	0.73	15,540	1.00
Property taxes	12,465	149,649	11.27	151,559	9.75
Insurance	(982)	29,483	2.22	41,730	2.68
Membership sales exp	1,000	11,700	0.88	0	0.00
Office supplies	706	15,614	1.18	15,480	1.00
Professional fees	4,575	65,570	4.94	31,369	2.02
Collection fees	4,153	32,146	2.42	13,010	0.84
Depreciation	19,489	233,375	17.57	234,173	15.06
Other	2,234	36,606	2.76	39,417	2.53
Interest expense	6,677	55,446	4.17	65,245	4.20
Total expenses	<u>85,963</u>	<u>1,248,053</u>	<u>93.97</u>	<u>1,783,219</u>	<u>114.68</u>
Excess (deficiency) of revenues over expenses—income tax basis	<u>\$ (16,413)</u>	<u>\$ 80,091</u>	<u>6.03</u>	<u>\$ (228,269)</u>	<u>(14.68)</u>

Cutty's Des Moines Camping Club
 STATEMENTS OF MEMBERS' EQUITY--INCOME TAX BASIS
 See Accountant's Compilation Report

	Year Ended October 31	
	2009	2008
BALANCE, beginning	\$ 1,393,347	\$ 1,621,616
Excess (deficiency) of revenues over expenses —income tax basis	80,091	(228,269)
BALANCE, ending	\$ 1,473,438	\$ 1,393,347

Cutty's Des Moines Camping Club
STATEMENTS OF CASH FLOWS—INCOME TAX BASIS
See Accountant's Compilation Report

	Year Ended October 31	
	2009	2008
CASH FLOWS FROM OPERATING ACTIVITIES		
Excess (deficiency) of revenues over expenses—income tax basis	\$ 80,091	\$ (228,269)
Adjustments to reconcile excess (deficiency) of revenues over expenses—income tax basis to net cash provided by (used in) operating activities		
Depreciation & amortization	233,375	234,173
Change in assets and liabilities		
(Increase) decrease in accounts receivable	9,451	(20,540)
(Increase) decrease in inventories	1,248	11,494
(Increase) decrease in prepaid expenses	10,047	66,585
Increase (decrease) in accounts payable	(44,933)	41,096
Increase (decrease) in property and sales tax payable	64,082	10,529
Increase (decrease) in accrued expenses payable	22,826	(37,027)
Increase (decrease) in deferred revenue	-	(19,560)
Net cash provided by operating activities	376,187	58,481
CASH FLOWS FOM INVESTING ACTIVITIES		
Purchase of property and equipment	(2,184)	(128,481)
Net cash (used in) investing activities	(2,184)	(128,481)
CASH FLOWS FROM FINANCING ACTIVITIES		
Payments on line of credit	(148,894)	(111,106)
Proceeds from member Notes	9,700	304,000
Payments on long term debt	(184,982)	(95,636)
Payments on special assessment	(10,304)	-
Net cash provided by (used in) financing activities	(334,480)	97,258
NET INCREASE (DECREASE) IN CASH	39,523	27,258
CASH		
Beginning	44,924	17,667
Ending	\$ 84,447	\$ 44,925
SUPPLEMENTAL DISCLOSURE OF CASH FLOW INFORMATION		
Cash payments for interest	\$ 30,885	\$ 98,643
Equipment acquired under capital lease	\$ -	\$ 3,597