

2010 Budget

Operating Income:	
Association Fees	\$46,200
Late Fees	150
Interest	0
Working Capital	0
Total Operating Income	\$46,350

Expenses:	
Master Association Dues	5,316
Water	0
Pest Control	800
Repairs	5,500
Electric	0
Insurance	10,700
Maintenance Supplies	200
Lighting Supplies	0
Landscape/Lawn care	16,205
Office Expenses	1,000
Management Fees	5,686
Legal/Accounting	205
Total Operating Expenses	\$45,612

Operating Profit 738

Reserve Recovery Transfers:	
Roofing Reserve	888
Siding Reserve	478
Total Reserve Recovery	\$ 1,366

**At the Annual Meeting,
there will be a drawing
for 1 free gift card.**

**One owner per unit represented in
person or by proxy will be entered.**

**We hope to
see you there!**

INVITATION

Please join us at our **ANNUAL MEETING**

to be held:

**August 3, 2010 at 6:30 p.m.
The Hamptons at Woodland Pointe
(Apartment Community)
in the media room**

Agenda

- ◆ Call to order
- ◆ Verification of a quorum
- ◆ Election of Board Members
- ◆ Financials and 2010 budget
- ◆ Rules and Regulations
- ◆ Open forum

Should you be unable to attend the Annual Meeting, please execute the PROXY herein and give to a homeowner who will be attending or return per the instructions on the proxy.

**PLEASE ATTEND THIS
MEETING OR
SUBMIT YOUR PROXY.**

We hope that you will join us in celebrating the spirit of community we enjoy at The Cottages at Woodland Pointe on August 3rd.

Date of Notice: 7-1-10

GENERAL PROXY

The undersigned owner(s) in the Cottages at Woodland Pointe Homeowners Association does/do hereby constitute and appoint:

Name of Proxy

To act on my/our behalf as proxy holder at the Annual Meeting of The Cottages at Woodland Pointe Association of Homeowners to be held on August 3, 2010 at 6:30 p.m. at The Hamptons at Woodland Pointe and at any adjournments thereof, as the said proxy may deem appropriate and proper in the sole discretion of said proxy with regard to the proposals set forth in the notice of the Annual Meeting and also to vote upon and transact any business that may properly come before said meeting or any adjournment thereof. My/our proxy holder shall have full authority to vote upon any and all matters that may be presented at said meeting as fully with the same effect as if the undersigned had been present at said meeting.

This Proxy is irrevocable except by actual notice by the undersigned, delivered to the Association Manager of the Woodland Pointe Cottages HOA prior to the Annual Meeting.

The undersigned has/have executed this Proxy this ____ day of _____, 2010.

Address: _____

Signature of Homeowner of Record

Signature of Homeowner of Record

If you will be unable to attend, please return your proxy to:

Fax: (615) 259-4540

Email: christa.wilder@ghertner.com

Mail: Ghertner & Co.

ATTN: Christa Wilder

50 Vantage Way, Suite 100

Nashville, TN 37228

If residence is jointly owned, both owners should sign the proxy. Account must be current to exercise voting privileges.

RETURN PROXY BY 8-2-10

