

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #4 (8533)
December 31, 2016

	Total
ASSETS	
Cash - Operations	
110100.0000 Cash - Operating Acct	29,706.89
Total Cash For Operations	29,706.89
Cash for Reserves	
112001.0000 Cash - Reserve Acct	100,945.59
Total Cash For Reserves	100,945.59
Other Current Assets	
131900.0000 Prepaid Expenses	64.00
131907.0000 Prepaid Insurance	4,299.00
Total Other Current Assets	4,363.00
Total Current Assets	135,015.48
Total Assets	135,015.48
LIABILITIES	
Current Liabilities	
381010.0000 Prepaid	12,215.00
Total Current Liabilities	12,215.00
Total Liabilities	12,215.00
EQUITY	
Owners Equity	20,509.49
Current Year Income/(Loss)	1,345.40
Replacement Reserve Prior Years	87,144.01
Replacement Reserve Current Year	13,801.58
Total Equity	122,800.48
Total Liabilities and Owners Equity	135,015.48

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #4 (8533)
For the period ending December 31, 2016

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Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	0.00	0.00	0.00	54,208.00	54,224.50	(16.50)	54,224.50
605220.0000	Master Association Fees	0.00	0.00	0.00	44,800.00	44,797.92	2.08	44,797.92
602400.0000	Application Fee Income	0.00	0.00	0.00	300.00	0.00	300.00	0.00
602410.0000	Rental Application Fees	0.00	0.00	0.00	100.00	0.00	100.00	0.00
603800.0000	Late Fees	0.00	0.00	0.00	150.95	0.00	150.95	0.00
604000.0000	Bad Check Charge	0.00	0.00	0.00	25.00	0.00	25.00	0.00
605730.0000	Reserve Income	0.00	0.00	0.00	9,152.00	9,137.69	14.31	9,137.69
Sub-total Income		0.00	0.00	0.00	108,735.95	108,160.11	575.84	108,160.11
681500.0000	Reserve Funding	0.00	0.00	0.00	(9,137.68)	(9,137.69)	0.01	(9,137.69)
Total Operating Income		0.00	0.00	0.00	99,598.27	99,022.42	575.85	99,022.42
Operating Expenses								
Utilities								
610100.0000	Electric	32.12	34.13	2.01	370.77	410.00	39.23	410.00
610300.0000	Water/Sewer	1,142.99	1,158.37	15.38	12,119.72	13,900.00	1,780.28	13,900.00
Total Utilities		1,175.11	1,192.50	17.39	12,490.49	14,310.00	1,819.51	14,310.00
Maintenance								
634000.0000	Janitorial - Contract	110.98	112.50	1.52	1,331.76	1,350.00	18.24	1,350.00
642760.0000	Termite Warranty	0.00	50.00	50.00	600.00	600.00	0.00	600.00
646600.0000	General Maintenance	4,166.75	511.06	(3,655.69)	10,402.77	6,132.50	(4,270.27)	6,132.50
648611.0000	Roof-Cleaning Contract	100.00	0.00	(100.00)	1,646.00	1,850.00	204.00	1,850.00
648613.0000	Roof-Maintenance Contract	0.00	0.00	0.00	857.00	860.00	3.00	860.00
Total Maintenance		4,377.73	673.56	(3,704.17)	14,837.53	10,792.50	(4,045.03)	10,792.50
Administrative Expense								
660200.0000	Legal	0.00	16.63	16.63	74.00	200.00	126.00	200.00
660281.0000	Division Filing Fees	0.00	0.00	0.00	76.00	100.00	24.00	100.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	45.00	100.00	55.00	100.00
660370.0000	Office Expense	81.80	37.50	(44.30)	485.82	450.00	(35.82)	450.00
663050.0000	Website Expense	0.00	0.00	0.00	70.00	0.00	(70.00)	0.00
681400.0000	Insurance	(4,299.00)	0.00	4,299.00	18,222.11	21,000.00	2,777.89	21,000.00
681625.0000	Flood Insurance	0.00	0.00	0.00	7,154.00	7,272.00	118.00	7,272.00

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #4 (\$533)
For the period ending December 31, 2016

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Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
681650.0000	Master / General Assoc Fees	0.00	0.00	0.00	44,797.92	44,797.92	0.00	44,797.92
Total Administrative		<u>(4,217.20)</u>	<u>54.13</u>	<u>4,271.33</u>	<u>70,924.85</u>	<u>73,919.92</u>	<u>2,995.07</u>	<u>73,919.92</u>
Total Operating Expenses		<u>1,335.64</u>	<u>1,920.19</u>	<u>584.55</u>	<u>98,252.87</u>	<u>99,022.42</u>	<u>769.55</u>	<u>99,022.42</u>
Net Operating Income/(Loss)		<u>(1,335.64)</u>	<u>(1,920.19)</u>	<u>584.55</u>	<u>1,345.40</u>	<u>0.00</u>	<u>1,345.40</u>	<u>0.00</u>
Net Income/(Loss)		<u>(1,335.64)</u>	<u>(1,920.19)</u>	<u>584.55</u>	<u>1,345.40</u>	<u>0.00</u>	<u>1,345.40</u>	<u>0.00</u>

Capital Reserve Summary Report
The Bimini at Tarpon Cove Condo Assn #4 (8533)
Books = Accrual
For the period ending December 31, 2016

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Painting Expense	870000.4465	10,489.01	12,643.01	0.00	0.00	12,643.01	0.00
Roof	870000.4600	76,655.00	87,638.68	0.00	0.00	87,638.68	4,000.00
	Sub-Total:	87,144.01	100,281.69	0.00	0.00	100,281.69	4,000.00
Interest Income	870000.4995	0.00	612.61	51.29	0.00	663.90	0.00
	Grand Total:	87,144.01	100,894.30	51.29	0.00	100,945.59	4,000.00