

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #4 (8533)
February 28, 2018

1
3/12/2018

		Operating	Reserves	Total
ASSETS				
Cash - Operations				
110100.0000	Cash - Operating Acct	46,609.19	0.00	46,609.19
	Total Operating Funds	<u>46,609.19</u>	<u>0.00</u>	<u>46,609.19</u>
Cash for Reserves				
112001.0000	Cash - Reserve Acct	0.00	113,119.66	113,119.66
	Total Reserves Funds	<u>0.00</u>	<u>113,119.66</u>	<u>113,119.66</u>
Other Current Assets				
114020.0000	Receivable from Operating	0.00	13,486.12	13,486.12
120800.0000	Payments Receivable	863.50	0.00	863.50
	Total Other Current Assets	<u>863.50</u>	<u>13,486.12</u>	<u>14,349.62</u>
	Total Current Assets	<u>47,472.69</u>	<u>126,605.78</u>	<u>174,078.47</u>
Total Assets		<u>47,472.69</u>	<u>126,605.78</u>	<u>174,078.47</u>
LIABILITIES				
Current Liabilities				
381010.0000	Prepaid	50.00	0.00	50.00
381100.0000	Other Advances	13.88	0.00	13.88
110960.0000	Payable to Reserves	13,486.12	0.00	13,486.12
	Total Current Liabilities	<u>13,550.00</u>	<u>0.00</u>	<u>13,550.00</u>
Total Liabilities		<u>13,550.00</u>	<u>0.00</u>	<u>13,550.00</u>
EQUITY				
	Owners Equity	24,189.74	0.00	24,189.74
	Current Year Income/(Loss)	9,807.95	0.00	9,807.95
	Replacement Reserve Prior Years	0.00	113,010.01	113,010.01
	Replacement Reserve Current Year	0.00	13,520.77	13,520.77
	Total Equity	<u>33,997.69</u>	<u>126,530.78</u>	<u>160,528.47</u>
Total Liabilities and Owners Equity		<u>47,547.69</u>	<u>126,530.78</u>	<u>174,078.47</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #4 (8533)
For the period ending February 28, 2018

Page 1
3/12/2018

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	13,876.80	13,875.40	1.40	55,501.60
605220.0000	Master Association Fees	0.00	0.00	0.00	11,763.20	11,764.60	(1.40)	47,058.40
603800.0000	Late Fees	(0.38)	0.00	(0.38)	(75.69)	0.00	(75.69)	0.00
605730.0000	Reserve Income	0.00	0.00	0.00	3,640.00	3,640.00	0.00	14,560.00
	Sub-total Income	(0.38)	0.00	(0.38)	29,204.31	29,280.00	(75.69)	117,120.00
681500.0000	Reserve Funding	0.00	0.00	0.00	0.00	(3,640.00)	3,640.00	(14,560.00)
	Total Operating Income	(0.38)	0.00	(0.38)	29,204.31	25,640.00	3,564.31	102,560.00
Operating Expenses								
Utilities								
610100.0000	Electric	38.12	41.70	3.58	77.49	83.30	5.81	500.00
610300.0000	Water/Sewer	0.00	1,250.00	1,250.00	3,189.52	2,500.00	(689.52)	15,000.00
	Total Utilities	38.12	1,291.70	1,253.58	3,267.01	2,583.30	(683.71)	15,500.00
Maintenance								
634000.0000	Janitorial - Contract	110.98	112.50	1.52	221.96	225.00	3.04	1,350.00
642760.0000	Termite Warranty	0.00	0.00	0.00	0.00	0.00	0.00	600.00
646600.0000	General Maintenance	115.00	835.10	720.10	648.87	1,670.20	1,021.33	10,021.60
648611.0000	Roof-Cleaning Contract	0.00	0.00	0.00	0.00	462.50	462.50	1,850.00
648613.0000	Roof-Maintenance Contract	0.00	0.00	0.00	0.00	0.00	0.00	860.00
	Total Maintenance	225.98	947.60	721.62	870.83	2,357.70	1,486.87	14,681.60
Administrative Expense								
660200.0000	Legal	0.00	16.67	16.67	0.00	33.34	33.34	200.00
660281.0000	Division Filing Fees	0.00	0.00	0.00	64.00	64.00	0.00	100.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	0.00	0.00	0.00	100.00
660370.0000	Office Expense	44.48	37.50	(6.98)	71.32	75.00	3.68	450.00
663050.0000	Website Expense	0.00	0.00	0.00	0.00	0.00	0.00	70.00
681400.0000	Insurance	0.00	0.00	0.00	0.00	0.00	0.00	17,000.00
681625.0000	Flood Insurance	1,927.00	1,900.00	(27.00)	3,854.00	3,800.00	(54.00)	7,400.00
681650.0000	Master / General Assoc Fees	0.00	0.00	0.00	11,269.20	11,764.60	495.40	47,058.40
	Total Administrative	1,971.48	1,954.17	(17.31)	15,258.52	15,736.94	478.42	72,378.40
	Total Operating Expenses	2,235.58	4,193.47	1,957.89	19,396.36	20,677.94	1,281.58	102,560.00

Accrual Income Statement
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For the period ending February 28, 2018

Page 2
3/12/2018

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Net Operating Income/(Loss)		<u>(2,235.96)</u>	<u>(4,193.47)</u>	<u>1,957.51</u>	<u>9,807.95</u>	<u>4,962.06</u>	<u>4,845.89</u>	<u>0.00</u>
Net Income/(Loss)		<u><u>(2,235.96)</u></u>	<u><u>(4,193.47)</u></u>	<u><u>1,957.51</u></u>	<u><u>9,807.95</u></u>	<u><u>4,962.06</u></u>	<u><u>4,845.89</u></u>	<u><u>0.00</u></u>

Capital Reserve Summary Report

The Bimini at Tarpon Cove Condo Assn #4 (8533)

Books = Accrual

For the period ending February 28, 2018

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Painting Expense	870000.4465	14,797.93	14,797.93	0.00	0.00	14,797.93	0.00
Roof	870000.4600	96,903.68	96,903.68	0.00	0.00	96,903.68	0.00
Special Assessment	870000.4690	0.00	(988.88)	14,400.00	0.00	13,411.12	0.00
	Sub-Total:	111,701.61	110,712.73	14,400.00	0.00	125,112.73	0.00
Interest Income	870000.4995	1,308.40	1,366.00	52.05	0.00	1,418.05	0.00
	Grand Total:	113,010.01	112,078.73	14,452.05	0.00	126,530.78	0.00

Expense Distribution

Property=8533 AND mm/yy=02/2018-02/2018

Account Code - Name				Invoice			Unpaid		Check	
Vendor Code - Name	Control	Property	Invoice #	Date	Period	Amount	Amount	Check #	Date	Remarks
634000.0000 - Janitorial - Contract										
75150 - Pro Clean of Southwest Florida...	P-3622996	8533	21628	02/06/2018	02/2018	110.98	0.00	100218	02/08/2018	Feb18 Commercial Cleaning
Total 634000.0000 - Janitorial - Contract						110.98	0.00			
646600.0000 - General Maintenance										
73520 - Andrea Lloha Handyman Service	P-3633395	8533	02162018-01	02/16/2018	02/2018	115.00	0.00	100219	02/22/2018	Repair lights
Total 646600.0000 - General Maintenance						115.00	0.00			
681625.0000 - Flood Insurance										
72370 - Hartford Fire Insurance Company	P-3622992	8533	87041489912017-2018	02/06/2018	02/2018	1,927.00	0.00	100217	02/08/2018	913 CBC 3/19/18-3/19/19 Policy# 87041...
Total 681625.0000 - Flood Insurance						1,927.00	0.00			
						2,152.98	0.00			