

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #2 (8531)
January 31, 2018

ASSETS			
	Operating	Reserves	Total
Cash - Operations			
110100.0000 Cash - Operating Acct	42,076.03	0.00	42,076.03
Total Operating Funds	<u>42,076.03</u>	<u>0.00</u>	<u>42,076.03</u>
Cash for Reserves			
112001.0000 Cash - Reserve Acct	0.00	116,139.54	116,139.54
Total Reserves Funds	<u>0.00</u>	<u>116,139.54</u>	<u>116,139.54</u>
Total Current Assets	<u>42,076.03</u>	<u>116,139.54</u>	<u>158,215.57</u>
Total Assets	<u>42,076.03</u>	<u>116,139.54</u>	<u>158,215.57</u>
LIABILITIES			
Current Liabilities			
381010.0000 Prepaid	6,890.00	0.00	6,890.00
Total Current Liabilities	<u>6,890.00</u>	<u>0.00</u>	<u>6,890.00</u>
Total Liabilities	<u>6,890.00</u>	<u>0.00</u>	<u>6,890.00</u>
EQUITY			
Owners Equity			
Current Year Income/(Loss)	13,119.81	0.00	13,119.81
Replacement Reserve Prior Years	10,285.12	0.00	10,285.12
Replacement Reserve Current Year	0.00	127,861.48	127,861.48
Total Equity	<u>23,404.93</u>	<u>127,920.64</u>	<u>151,325.57</u>
Total Liabilities and Owners Equity	<u>30,294.93</u>	<u>127,920.64</u>	<u>158,215.57</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #2 (8531)
For the period ending January 31, 2018

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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	13,788.80	13,713.25	75.55	13,788.80	13,713.25	75.55	54,853.15
605220.0000	Master Association Fees	11,763.20	11,764.60	(1.40)	11,763.20	11,764.60	(1.40)	47,058.40
601450.0000	Working Capital Fees	700.00	0.00	700.00	700.00	0.00	700.00	0.00
602410.0000	Rental Application Fees	300.00	0.00	300.00	300.00	0.00	300.00	0.00
603800.0000	Late Fees	(25.00)	0.00	(25.00)	(25.00)	0.00	(25.00)	0.00
605730.0000	Reserve Income	3,488.00	3,562.11	(74.11)	3,488.00	3,562.11	(74.11)	14,248.43
Sub-total Income		30,015.00	29,039.96	975.04	30,015.00	29,039.96	975.04	116,159.98
681500.0000	Reserve Funding	0.00	(3,562.11)	3,562.11	0.00	(3,562.11)	3,562.11	(14,248.43)
Total Operating Income		30,015.00	25,477.85	4,537.15	30,015.00	25,477.85	4,537.15	101,911.55
Operating Expenses								
Utilities								
610100.0000	Electric	37.00	45.70	8.70	37.00	45.70	8.70	550.00
610300.0000	Water/Sewer	2,497.84	1,208.20	(1,289.64)	2,497.84	1,208.20	(1,289.64)	14,500.00
Total Utilities		2,534.84	1,253.90	(1,280.94)	2,534.84	1,253.90	(1,280.94)	15,050.00
Maintenance								
634000.0000	Janitorial - Contract	110.98	112.50	1.52	110.98	112.50	1.52	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	475.00	818.55	343.55	475.00	818.55	343.55	9,823.15
648611.0000	Roof-Cleaning Contract	0.00	462.50	462.50	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		585.98	1,393.55	807.57	585.98	1,393.55	807.57	14,483.15
Administrative Expense								
660200.0000	Legal	0.00	16.67	16.67	0.00	16.67	16.67	200.00
660281.0000	Division Filing Fees	64.00	64.00	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	26.86	37.50	10.64	26.86	37.50	10.64	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	5,249.00	7,400.00	2,151.00	5,249.00	7,400.00	2,151.00	7,400.00
681650.0000	Master / General Assoc Fees	11,269.20	11,764.60	495.40	11,269.20	11,764.60	495.40	47,058.40
Total Administrative		16,609.06	19,282.77	2,673.71	16,609.06	19,282.77	2,673.71	72,378.40

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #2 (8531)
For the period ending January 31, 2018

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Total Operating Expenses		19,729.88	21,930.22	2,200.34	19,729.88	21,930.22	2,200.34	101,911.55
Net Operating Income/(Loss)		10,285.12	3,547.63	6,737.49	10,285.12	3,547.63	6,737.49	0.00
Net Income/(Loss)		10,285.12	3,547.63	6,737.49	10,285.12	3,547.63	6,737.49	0.00

Capital Reserve Summary Report
The Bimini at Tarpon Cove Condo Assn #2 (8531)
Books = Accrual
For the period ending January 31, 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	16,952.95	14,764.95	0.00	0.00	16,952.95	0.00
Roof	870000.4600	108,886.06	99,956.66	0.00	0.00	108,886.06	0.00
	Sub-Total:	125,839.01	114,721.61	0.00	0.00	125,839.01	0.00
Interest Income	870000.4995	2,022.47	1,358.77	59.16	0.00	2,081.63	0.00
	Grand Total:	127,861.48	116,080.38	59.16	0.00	127,920.64	0.00

Expense Distribution

Property=8531 AND mm/yy=01/2018-01/2018

Account Code - Name Vendor Code - Name	Control	Property	Invoice #	Invoice Date	Period	Amount	Unpaid Amount	Check #	Check Date	Remarks
634000.0000 - Janitorial - Contract										
75150 - Pro Clean of Southwest Florida...	P-3602808	8531	21467	01/09/2018	01/2018	110.98	0.00	100213	01/11/2018	Jan18 Commercial Cleaning
Total 634000.0000 - Janitorial - Contract						110.98	0.00			
646600.0000 - General Maintenance										
t1269317 - Arnold Revocable Trust	P-3607998	8531	201/-01-12	01/12/2018	01/2018	175.00	0.00	100215	01/18/2018	Reimb: for payment of emergency drywall...
70675 - Crowther Roofing and Sheet Me...	P-3607996	8531	A144214	01/16/2018	01/2018	300.00	0.00	100214	01/18/2018	938-201 Leak investigation.
Total 646600.0000 - General Maintenance						475.00	0.00			
						585.98	0.00			