

Balance Sheet (Accrual)
The Bimini at Tarpon Cove Condo Assn #3 (8532)
January 31, 2018

ASSETS			
	Operating	Reserves	Total
Cash - Operations			
110100.0000 Cash - Operating Acct	51,337.26	0.00	51,337.26
Total Operating Funds	<u>51,337.26</u>	<u>0.00</u>	<u>51,337.26</u>
Cash for Reserves			
112001.0000 Cash - Reserve Acct	0.00	134,141.03	134,141.03
Total Reserves Funds	<u>0.00</u>	<u>134,141.03</u>	<u>134,141.03</u>
Other Current Assets			
120800.0000 Payments Receivable	100.21	0.00	100.21
Total Other Current Assets	<u>100.21</u>	<u>0.00</u>	<u>100.21</u>
Total Current Assets	<u>51,437.47</u>	<u>134,141.03</u>	<u>185,578.50</u>
Total Assets	<u>51,437.47</u>	<u>134,141.03</u>	<u>185,578.50</u>
LIABILITIES			
Current Liabilities			
310100.0000 Accounts Payable	325.00	0.00	325.00
381010.0000 Prepaid	5,999.92	0.00	5,999.92
381100.0000 Other Advances	25.00	0.00	25.00
Total Current Liabilities	<u>6,349.92</u>	<u>0.00</u>	<u>6,349.92</u>
Total Liabilities	<u>6,349.92</u>	<u>0.00</u>	<u>6,349.92</u>
EQUITY			
Owners Equity	13,433.05	0.00	13,433.05
Current Year Income/(Loss)	17,059.78	0.00	17,059.78
Replacement Reserve Prior Years	0.00	151,467.41	151,467.41
Replacement Reserve Current Year	0.00	(2,731.66)	(2,731.66)
Total Equity	<u>30,492.83</u>	<u>148,735.75</u>	<u>179,228.58</u>
Total Liabilities and Owners Equity	<u>36,842.75</u>	<u>148,735.75</u>	<u>185,578.50</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #3 (8532)
For the period ending January 31, 2018

Page 1
2/12/2018

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	17,146.00	17,144.60	1.40	17,146.00	17,144.60	1.40	68,578.70
605220.0000	Master Association Fees	14,704.00	14,705.70	(1.70)	14,704.00	14,705.70	(1.70)	58,823.00
603800.0000	Late Fees	(22.55)	0.00	(22.55)	(22.55)	0.00	(22.55)	0.00
605730.0000	Reserve Income	4,750.00	4,749.57	0.43	4,750.00	4,749.57	0.43	18,998.28
Sub-total Income		<u>36,577.45</u>	<u>36,599.87</u>	<u>(22.42)</u>	<u>36,577.45</u>	<u>36,599.87</u>	<u>(22.42)</u>	<u>146,399.98</u>
681500.0000	Reserve Funding	0.00	(4,749.57)	4,749.57	0.00	(4,749.57)	4,749.57	(18,998.28)
Total Operating Income		<u>36,577.45</u>	<u>31,850.30</u>	<u>4,727.15</u>	<u>36,577.45</u>	<u>31,850.30</u>	<u>4,727.15</u>	<u>127,401.70</u>
Operating Expenses								
Utilities								
610100.0000	Electric	36.81	50.00	13.19	36.81	50.00	13.19	600.00
610300.0000	Water/Sewer	2,928.38	1,500.00	(1,428.38)	2,928.38	1,500.00	(1,428.38)	18,000.00
Total Utilities		<u>2,965.19</u>	<u>1,550.00</u>	<u>(1,415.19)</u>	<u>2,965.19</u>	<u>1,550.00</u>	<u>(1,415.19)</u>	<u>18,600.00</u>
Maintenance								
634000.0000	Janitorial - Contract	140.16	141.67	1.51	140.16	141.67	1.51	1,700.00
642760.0000	Termite Warranty	0.00	0.00	0.00	0.00	0.00	0.00	750.00
646600.0000	General Maintenance	675.00	1,055.40	380.40	675.00	1,055.40	380.40	12,663.70
648611.0000	Roof-Cleaning Contract	0.00	576.25	576.25	0.00	576.25	576.25	2,305.00
648613.0000	Roof-Maintenance Contract	0.00	0.00	0.00	0.00	0.00	0.00	1,075.00
Total Maintenance		<u>815.16</u>	<u>1,773.32</u>	<u>958.16</u>	<u>815.16</u>	<u>1,773.32</u>	<u>958.16</u>	<u>18,493.70</u>
Administrative Expense								
660200.0000	Legal	0.00	16.67	16.67	0.00	16.67	16.67	200.00
660281.0000	Division Filing Fees	80.00	80.00	0.00	80.00	80.00	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	31.82	41.67	9.85	31.82	41.67	9.85	500.00
663050.0000	Website Expense	0.00	0.00	0.00	0.00	0.00	0.00	85.00
681400.0000	Insurance	0.00	0.00	0.00	0.00	0.00	0.00	21,250.00
681625.0000	Flood Insurance	1,539.00	1,800.00	261.00	1,539.00	1,800.00	261.00	9,250.00
681650.0000	Master / General Assoc Fees	14,086.50	14,705.70	619.20	14,086.50	14,705.70	619.20	58,823.00
Total Administrative		<u>15,737.32</u>	<u>16,644.04</u>	<u>906.72</u>	<u>15,737.32</u>	<u>16,644.04</u>	<u>906.72</u>	<u>90,308.00</u>
Total Operating Expenses		<u>19,517.67</u>	<u>19,967.36</u>	<u>449.69</u>	<u>19,517.67</u>	<u>19,967.36</u>	<u>449.69</u>	<u>127,401.70</u>

Accrual Income Statement
The Bimini at Tarpon Cove Condo Assn #3 (8532)
For the period ending January 31, 2018

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Net Operating Income/(Loss)		17,059.78	11,882.94	5,176.84	17,059.78	11,882.94	5,176.84	(0.00)
Net Income/(Loss)		17,059.78	11,882.94	5,176.84	17,059.78	11,882.94	5,176.84	(0.00)

Capital Reserve Summary Report
The Bimini at Tarpon Cove Condo Assn #3 (8532)
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	21,190.16	18,497.28	0.00	0.00	21,190.16	0.00
Roof	870000.4600	125,154.34	114,016.34	0.00	0.00	125,154.34	0.00
Special Assessment	870000.4690	2,800.00	2,800.00	(2,800.00)	0.00	0.00	0.00
	Sub-Total:	149,144.50	135,313.62	(2,800.00)	0.00	146,344.50	0.00
Interest Income	870000.4995	2,322.91	1,559.07	68.34	0.00	2,391.25	0.00
	Grand Total:	151,467.41	136,872.69	(2,731.66)	0.00	148,735.75	0.00

Expense Distribution

Property=8532 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-3602809	8532	21468	01/09/2018	01/2018	140.16	0.00	100223	01/11/2018	Jan18 Commercial Cleaning
Total 634000.0000 - Janitorial - Contract						140.16	0.00			
646600.0000 - General Maintenance										
70241 - American Leak Detection of SW...	P-3607995	8532	62729	01/08/2018	01/2018	350.00	0.00	100224	01/18/2018	822-101Leak detection & water test
11269329 - Jones	P-3618310	8532	2018-01-12	01/12/2018	01/2018	325.00	0.00	100226	02/01/2018	Reimb: Payment for emergency drywall ...
Total 646600.0000 - General Maintenance						675.00	0.00			
681625.0000 - Flood Insurance										
72370 - Hartford Fire Insurance Company	P-3607997	8532	8702298582017-2018	01/01/2018	01/2018	1,539.00	0.00	100225	01/18/2018	914 CBC 3/2/18-3/2/19 Policy# 8702299...
Total 681625.0000 - Flood Insurance						1,539.00	0.00			
						2,354.16	0.00			