

Martinique at Tarpon Cove
Balance Sheet by Class
As of October 31, 2020

| | Mart 1 | Mart 2 | Mart 3 | TOTAL |
|--|----------------|----------------|---------------|----------------|
| ASSETS | | | | |
| Current Assets | | | | |
| Checking/Savings | | | | |
| OPERATING ACCOUNTS | | | | |
| 1000-2 · Mart 2 Iberia Operating | 38,923 | 49,018 | 46,944 | 134,884 |
| Total OPERATING ACCOUNTS | 38,923 | 49,018 | 46,944 | 134,884 |
| RESERVE ACCOUNTS | | | | |
| 1100-1 · Mart 1 Iberia Reserve | 64,220 | 0 | 0 | 64,220 |
| 1100-2 · Mart 2 Iberia Reserve | 0 | 64,984 | 0 | 64,984 |
| 1100-3 · Mart 3 Iberia Reserve | 0 | 0 | 51,819 | 51,819 |
| Total RESERVE ACCOUNTS | 64,220 | 64,984 | 51,819 | 181,023 |
| Total Checking/Savings | 103,143 | 114,002 | 98,763 | 315,907 |
| Accounts Receivable | | | | |
| 1200 · Accounts Receivable | 0 | 2,246 | 0 | 2,246 |
| Total Accounts Receivable | 0 | 2,246 | 0 | 2,246 |
| Total Current Assets | 103,143 | 116,248 | 98,763 | 318,153 |
| TOTAL ASSETS | 103,143 | 116,248 | 98,763 | 318,153 |
| LIABILITIES & EQUITY | | | | |
| Liabilities | | | | |
| Current Liabilities | | | | |
| Accounts Payable | | | | |
| 20000 · Accounts Payable | 38 | 34 | 222 | 293 |
| Total Accounts Payable | 38 | 34 | 222 | 293 |
| Other Current Liabilities | | | | |
| 2200 · Prepaid Maintenance Fees | 25 | 144 | 2,035 | 2,204 |
| Total Other Current Liabilities | 25 | 144 | 2,035 | 2,204 |
| Total Current Liabilities | 63 | 178 | 2,257 | 2,498 |
| Total Liabilities | 63 | 178 | 2,257 | 2,498 |
| Equity | | | | |
| RESERVES | | | | |
| 3002 · Painting Reserve | 11,075 | 11,075 | 11,077 | 33,227 |
| 3003 · Roof Reserve | 16,293 | 16,614 | 4,517 | 37,423 |
| 3004 · Garage Roof Reserve | 24,346 | 24,783 | 23,724 | 72,852 |
| 3005 · Storage Reserve | 12,000 | 11,999 | 4,399 | 28,398 |
| 3009 · Fire Equipment | 0 | 0 | 8,000 | 8,000 |

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Accrual Basis

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As of October 31, 2020

| | <u>Mart 1</u> | <u>Mart 2</u> | <u>Mart 3</u> | <u>TOTAL</u> |
|-----------------------------|-----------------------|-----------------------|----------------------|-----------------------|
| 3099 · Unallocated Interest | <u>506</u> | <u>514</u> | <u>103</u> | <u>1,123</u> |
| Total RESERVES | 64,220 | 64,984 | 51,819 | 181,023 |
| 32000 · Retained Earnings | 25,812 | 36,876 | 28,747 | 91,435 |
| Net Income | <u>13,048</u> | <u>14,209</u> | <u>15,940</u> | <u>43,197</u> |
| Total Equity | <u>103,080</u> | <u>116,070</u> | <u>96,505</u> | <u>315,655</u> |
| TOTAL LIABILITIES & EQUITY | <u>103,143</u> | <u>116,248</u> | <u>98,763</u> | <u>318,153</u> |

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Accrual Basis

Martinique at Tarpon Cove
Profit & Loss by Association
 January through October 2020

| | Mart 1 | Mart 2 | Mart 3 |
|---------------------------------|-------------------------|-------------------------|-------------------------|
| Ordinary Income/Expense | | | |
| Income | | | |
| INCOME | | | |
| 4000 • Maintenance/Reserve Fees | 68,860.00 | 68,572.00 | 72,604.00 |
| 4050 • Master Association Fees | 70,340.00 | 70,340.00 | 70,340.00 |
| 4075 • Rental Application Fees | 500.00 | 300.00 | 400.00 |
| 4076 • Sales Application Fees | 300.00 | 300.00 | 100.00 |
| 4099 • Late Fees | 0.00 | 93.42 | 142.02 |
| Total INCOME | <u>140,000.00</u> | <u>139,605.42</u> | <u>143,586.02</u> |
| Total Income | <u>140,000.00</u> | <u>139,605.42</u> | <u>143,586.02</u> |
| Gross Profit | <u>140,000.00</u> | <u>139,605.42</u> | <u>143,586.02</u> |
| Expense | | | |
| ADMINISTRATIVE | | | |
| 6007 • Division Filing Fees | 20.42 | 20.42 | 20.41 |
| 6009 • Auditing/Accounting Fees | 86.67 | 86.67 | 86.66 |
| 6011 • Office Expense | 222.44 | 262.69 | 199.33 |
| 6013 • Website Expense | 50.00 | 50.00 | 50.00 |
| 6015 • Insurance | 13,404.45 | 13,404.45 | 13,404.45 |
| 6017 • Flood Insurance | 4,739.00 | 4,594.00 | 2,255.00 |
| Total ADMINISTRATIVE | <u>18,522.98</u> | <u>18,418.23</u> | <u>16,015.85</u> |
| MAINTENANCE | | | |
| 6201 • General Maintenance | 10,173.42 | 8,329.67 | 8,336.64 |
| 6202 • Fire Alarm/Extinguisher | 1,253.03 | 1,253.03 | 1,253.04 |
| 6203 • Fire Equipment Repairs | 1,648.89 | 2,554.86 | 2,826.11 |
| 6204 • Termite Warranty | 450.00 | 450.00 | 450.00 |
| Total MAINTENANCE | <u>13,525.34</u> | <u>12,587.56</u> | <u>12,865.79</u> |
| UTILITIES | | | |
| 6601 • Electric | 346.72 | 200.48 | 669.10 |
| 6605 • Water/Sewer | 11,966.16 | 11,941.80 | 11,787.52 |
| Total UTILITIES | <u>12,312.88</u> | <u>12,142.28</u> | <u>12,456.62</u> |
| Total Expense | <u>44,361.20</u> | <u>43,148.07</u> | <u>41,338.26</u> |
| Net Ordinary Income | <u>95,638.80</u> | <u>96,457.35</u> | <u>102,247.76</u> |
| Other Income/Expense | | | |
| Other Expense | | | |
| TRANSFER EXPENSES | | | |
| 9001 • Master Association | 70,340.00 | 70,340.00 | 70,340.00 |
| 9005 • Transfer to Reserve | 12,251.00 | 11,908.00 | 15,968.01 |
| Total TRANSFER EXPENSES | <u>82,591.00</u> | <u>82,248.00</u> | <u>86,308.01</u> |
| Total Other Expense | <u>82,591.00</u> | <u>82,248.00</u> | <u>86,308.01</u> |
| Net Other Income | <u>-82,591.00</u> | <u>-82,248.00</u> | <u>-86,308.01</u> |
| Net Income | <u><u>13,047.80</u></u> | <u><u>14,209.35</u></u> | <u><u>15,939.75</u></u> |

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Accrual Basis

Martinique at Tarpon Cove
Profit & Loss by Association
 January through October 2020

| | TOTAL |
|---------------------------------|-------------|
| Ordinary Income/Expense | |
| Income | |
| INCOME | |
| 4000 • Maintenance/Reserve Fees | 210,036.00 |
| 4050 • Master Association Fees | 211,020.00 |
| 4075 • Rental Application Fees | 1,200.00 |
| 4076 • Sales Application Fees | 700.00 |
| 4099 • Late Fees | 235.44 |
| Total INCOME | 423,191.44 |
| Total Income | 423,191.44 |
| Gross Profit | 423,191.44 |
| Expense | |
| ADMINISTRATIVE | |
| 6007 • Division Filing Fees | 61.25 |
| 6009 • Auditing/Accounting Fees | 260.00 |
| 6011 • Office Expense | 684.46 |
| 6013 • Website Expense | 150.00 |
| 6015 • Insurance | 40,213.35 |
| 6017 • Flood Insurance | 11,588.00 |
| Total ADMINISTRATIVE | 52,957.06 |
| MAINTENANCE | |
| 6201 • General Maintenance | 26,839.73 |
| 6202 • Fire Alarm/Extinguisher | 3,759.10 |
| 6203 • Fire Equipment Repairs | 7,029.86 |
| 6204 • Termite Warranty | 1,350.00 |
| Total MAINTENANCE | 38,978.69 |
| UTILITIES | |
| 6601 • Electric | 1,216.30 |
| 6605 • Water/Sewer | 35,695.48 |
| Total UTILITIES | 36,911.78 |
| Total Expense | 128,847.53 |
| Net Ordinary Income | 294,343.91 |
| Other Income/Expense | |
| Other Expense | |
| TRANSFER EXPENSES | |
| 9001 • Master Association | 211,020.00 |
| 9005 • Transfer to Reserve | 40,127.01 |
| Total TRANSFER EXPENSES | 251,147.01 |
| Total Other Expense | 251,147.01 |
| Net Other Income | -251,147.01 |
| Net Income | 43,196.90 |