



## **Financial Report Package**

**June 2023**

**Prepared for**

**The Martinique at Tarpon Cove Condo Assn., Inc.**

**By**

**KPG Accounting Services, Inc.**

	Current Balance at 6/30/2023	Prior Month Balance at 05/31/2023	Change
<b>Assets</b>			
<b>OPERATING ASSETS</b>			
10-1010-00-00 VNB OP 3468	\$ 133,892.79	\$ 118,292.53	\$ 15,600.26
<b>Total OPERATING ASSETS:</b>	<b>\$ 133,892.79</b>	<b>\$ 118,292.53</b>	<b>\$ 15,600.26</b>
<b>CURRENT ASSETS</b>			
14-1400-00-00 Accounts Receivable	\$ 235.00	\$ 894.00	\$ (659.00)
<b>Total CURRENT ASSETS:</b>	<b>\$ 235.00</b>	<b>\$ 894.00</b>	<b>\$ (659.00)</b>
<b>Total Assets:</b>	<b>\$ 134,127.79</b>	<b>\$ 119,186.53</b>	<b>\$ 14,941.26</b>
<b>Liabilities &amp; Equity</b>			
<b>CURRENT LIABILITIES</b>			
20-2000-00-00 Accounts Payable	\$ 562.80	\$ 10,287.80	\$ (9,725.00)
20-2015-00-00 PPD Maintenance Fees	33,752.00	6,622.00	27,130.00
<b>Total CURRENT LIABILITIES:</b>	<b>\$ 34,314.80</b>	<b>\$ 16,909.80</b>	<b>\$ 17,405.00</b>
<b>OPERATING EQUITY</b>			
30-3900-01-00 Retained Earnings - Mart 1	\$ 13,644.35	\$ 13,644.35	\$ -
30-3900-02-00 Retained Earnings - Mart 2	33,639.07	33,639.07	-
30-3900-03-00 Retained Earnings - Mart 3	19,723.93	19,723.93	-
<b>Total OPERATING EQUITY:</b>	<b>\$ 67,007.35</b>	<b>\$ 67,007.35</b>	<b>\$ -</b>
<b>Net Income / (Loss)</b>	<b>\$ 32,805.64</b>	<b>\$ 42,519.38</b>	<b>\$ (9,713.74)</b>
<b>Total Liabilities &amp; Equity:</b>	<b>\$ 134,127.79</b>	<b>\$ 126,436.53</b>	<b>\$ 7,691.26</b>

	Current Balance at 6/30/2023	Prior Month Balance at 05/31/2023	Change
<b>Assets</b>			
<b>MART 1 RESERVE ASSETS</b>			
11-1210-01-00 VNB RSV 1 1963	\$ 93,376.28	\$ 93,108.06	\$ 268.22
<b>Total MART 1 RESERVE ASSETS:</b>	<b>\$ 93,376.28</b>	<b>\$ 93,108.06</b>	<b>\$ 268.22</b>
<b>MART 2 RESERVE ASSETS</b>			
12-1211-02-00 VNB RSV 2 1971	\$ 90,991.19	\$ 90,729.82	\$ 261.37
<b>Total MART 2 RESERVE ASSETS:</b>	<b>\$ 90,991.19</b>	<b>\$ 90,729.82</b>	<b>\$ 261.37</b>
<b>MART 3 RESERVE ASSETS</b>			
13-1212-03-00 VNB RSV 3 1998	\$ 71,200.06	\$ 78,244.85	\$ (7,044.79)
<b>Total MART 3 RESERVE ASSETS:</b>	<b>\$ 71,200.06</b>	<b>\$ 78,244.85</b>	<b>\$ (7,044.79)</b>
<b>Total Assets:</b>	<b>\$ 255,567.53</b>	<b>\$ 262,082.73</b>	<b>\$ (6,515.20)</b>
<b>Liabilities &amp; Equity</b>			
<b>MART 1 RESERVE EQUITY</b>			
25-2502-01-00 RSV - Unallocated Interest - Mart 1	\$ 1,734.61	\$ 1,466.39	\$ 268.22
25-3002-01-00 RSV - Painting Mart 1	27,767.11	27,767.11	-
25-3003-01-00 RSV 1 - Roof Mart 1	32,106.86	32,106.86	-
25-3004-01-00 RSV - Garage Roof - Mart 1	25,201.64	25,201.64	-
25-3005-01-00 RSV - Storage Mart 1	6,566.06	6,566.06	-
<b>Total MART 1 RESERVE EQUITY:</b>	<b>\$ 93,376.28</b>	<b>\$ 93,108.06</b>	<b>\$ 268.22</b>
<b>MART 2 RESERVE EQUITY</b>			
26-2602-02-00 RSV - Unallocated Interest - Mart 2	\$ 1,720.82	\$ 1,459.45	\$ 261.37
26-3002-02-00 RSV - Painting Mart 2	27,769.12	27,769.12	-
26-3003-02-00 RSV 1 - Roof Mart 2	31,388.82	31,388.82	-
26-3004-02-00 RSV - Garage Roof - Mart 2	25,638.50	25,638.50	-
26-3005-02-00 RSV - Storage Mart 2	4,473.93	4,473.93	-
<b>Total MART 2 RESERVE EQUITY:</b>	<b>\$ 90,991.19</b>	<b>\$ 90,729.82</b>	<b>\$ 261.37</b>
<b>MART 3 RESERVE EQUITY</b>			
27-2502-03-00 RSV - Unallocated Interest - Mart 3	\$ 1,164.17	\$ 958.96	\$ 205.21
27-3002-03-00 RSV - Painting Mart 3	27,769.62	27,769.62	-
27-3003-03-00 RSV 1 - Roof Mart 3	21,001.61	21,001.61	-
27-3004-03-00 RSV - Garage Roof - Mart 3	10,230.55	10,230.55	-
27-3005-03-00 RSV - Storage Mart 3	1,034.11	1,034.11	-
27-3009-03-00 RSV - Fire Equipment - Mart 3	10,000.00	10,000.00	-
<b>Total MART 3 RESERVE EQUITY:</b>	<b>\$ 71,200.06</b>	<b>\$ 70,994.85</b>	<b>\$ 205.21</b>
<b>Net Income / (Loss)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Total Liabilities &amp; Equity:</b>	<b>\$ 255,567.53</b>	<b>\$ 254,832.73</b>	<b>\$ 734.80</b>

**Assets**

OPERATING ASSETS

10-1010-00-00 VNB OP 3468 \$133,892.79

Total OPERATING ASSETS: \$133,892.79

MART 1 RESERVE ASSETS

11-1210-01-00 VNB RSV 1 1963 93,376.28

Total MART 1 RESERVE ASSETS: \$93,376.28

MART 2 RESERVE ASSETS

12-1211-02-00 VNB RSV 2 1971 90,991.19

Total MART 2 RESERVE ASSETS: \$90,991.19

MART 3 RESERVE ASSETS

13-1212-03-00 VNB RSV 3 1998 71,200.06

Total MART 3 RESERVE ASSETS: \$71,200.06

CURRENT ASSETS

14-1400-00-00 Accounts Receivable 235.00

Total CURRENT ASSETS: \$235.00

**Total Assets:**

**\$389,695.32**

**Liabilities & Equity**

CURRENT LIABILITIES

20-2000-00-00 Accounts Payable 562.80

20-2015-00-00 PPD Maintenance Fees 33,752.00

Total CURRENT LIABILITIES: \$34,314.80

MART 1 RESERVE EQUITY

25-2502-01-00 RSV - Unallocated Interest - Mart 1 1,734.61

25-3002-01-00 RSV - Painting Mart 1 27,767.11

25-3003-01-00 RSV 1 - Roof Mart 1 32,106.86

25-3004-01-00 RSV - Garage Roof - Mart 1 25,201.64

25-3005-01-00 RSV - Storage Mart 1 6,566.06

Total MART 1 RESERVE EQUITY: \$93,376.28

MART 1 RESERVE EQUITY

26-2602-02-00 RSV - Unallocated Interest - Mart 2 1,720.82

26-3002-02-00 RSV - Painting Mart 2 27,769.12

26-3003-02-00 RSV 1 - Roof Mart 2 31,388.82

26-3004-02-00 RSV - Garage Roof - Mart 2 25,638.50

26-3005-02-00 RSV - Storage Mart 2 4,473.93

Total MART 1 RESERVE EQUITY: \$90,991.19

MART 3 RESERVE EQUITY

27-2502-03-00 RSV - Unallocated Interest - Mart 3 1,164.17

27-3002-03-00 RSV - Painting Mart 3 27,769.62

27-3003-03-00 RSV 1 - Roof Mart 3 21,001.61

27-3004-03-00 RSV - Garage Roof - Mart 3 10,230.55

27-3005-03-00 RSV - Storage Mart 3 1,034.11

27-3009-03-00 RSV - Fire Equipment - Mart 3 10,000.00

Total MART 3 RESERVE EQUITY: \$71,200.06

OPERATING EQUITY

30-3900-01-00 Retained Earnings - Mart 1 13,644.35

30-3900-02-00 Retained Earnings - Mart 2 33,639.07

30-3900-03-00 Retained Earnings - Mart 3 19,723.93



Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>INCOME</b>							
<b>INCOME</b>							
4000 Maint/ Rsv Fees - 1	\$-	\$-	\$-	\$38,256.00	\$38,246.50	\$9.50	\$76,493.00
4010 Background Check - Mart 1	-	-	-	(36.66)	-	(36.66)	-
4025 Late Fees - 1	-	-	-	29.50	-	29.50	-
4050 Master Assoc Fees - Mart 1	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4060 Rental Application Fee - Mart 1	-	-	-	150.00	-	150.00	-
<b>TOTAL INCOME</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$77,374.84</b>	<b>\$77,213.50</b>	<b>\$161.34</b>	<b>\$154,427.00</b>
<b>TOTAL INCOME</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$77,374.84</b>	<b>\$77,213.50</b>	<b>\$161.34</b>	<b>\$154,427.00</b>
<b>EXPENSES</b>							
<b>ADMINISTRATIVE</b>							
5030 Legal - 1	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5110 Audit /Accounting Fees - 1	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5118 Division Filing Fees - 1	-	9.67	9.67	20.42	58.02	37.60	116.00
5457 Office Expense - 1	-	27.75	27.75	684.77	166.50	(518.27)	333.00
5458 Website Expense - 1	-	30.58	30.58	-	183.48	183.48	367.00
<b>TOTAL ADMINISTRATIVE</b>	<b>\$125.00</b>	<b>\$105.50</b>	<b>(\$19.50)</b>	<b>\$1,520.19</b>	<b>\$633.00</b>	<b>(\$887.19)</b>	<b>\$1,266.00</b>
<b>INSURANCE</b>							
5550 Insurance - Mart 1	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5551 Flood Insurance - Mart 1	-	566.75	566.75	-	3,400.50	3,400.50	6,801.00
<b>TOTAL INSURANCE</b>	<b>\$-</b>	<b>\$2,788.75</b>	<b>\$2,788.75</b>	<b>\$-</b>	<b>\$16,732.50</b>	<b>\$16,732.50</b>	<b>\$33,465.00</b>
<b>UTILITIES</b>							
5801 Electricity - 1	42.47	50.00	7.53	265.06	300.00	34.94	600.00
5880 Water / Sewer - 1	1,088.18	972.17	(116.01)	7,751.72	5,833.02	(1,918.70)	11,666.00
<b>TOTAL UTILITIES</b>	<b>\$1,130.65</b>	<b>\$1,022.17</b>	<b>(\$108.48)</b>	<b>\$8,016.78</b>	<b>\$6,133.02</b>	<b>(\$1,883.76)</b>	<b>\$12,266.00</b>
<b>MAINTENANCE</b>							
6201 General Maintenance - 1	150.00	624.92	474.92	7,422.35	3,749.52	(3,672.83)	7,499.00
6202 Fire Equipment Repairs - 1	-	83.33	83.33	635.28	499.98	(135.30)	1,000.00
6203 Fire Alarm / Exting Service - 1	-	83.33	83.33	-	499.98	499.98	1,000.00
6204 Termite Warranty - 1	-	37.50	37.50	-	225.00	225.00	450.00
6205 Janitorial - Contract 1	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6206 Roof Cleaning - Contract 1	-	125.00	125.00	-	750.00	750.00	1,500.00
<b>TOTAL MAINTENANCE</b>	<b>\$550.00</b>	<b>\$1,354.08</b>	<b>\$804.08</b>	<b>\$10,457.63</b>	<b>\$8,124.48</b>	<b>(\$2,333.15)</b>	<b>\$16,249.00</b>
<b>TOTAL EXPENSES</b>	<b>\$1,805.65</b>	<b>\$5,270.50</b>	<b>\$3,464.85</b>	<b>\$19,994.60</b>	<b>\$31,623.00</b>	<b>\$11,628.40</b>	<b>\$63,246.00</b>
<b>NET ORDINARY INCOME</b>	<b>(\$1,805.65)</b>	<b>(\$5,270.50)</b>	<b>\$3,464.85</b>	<b>\$57,380.24</b>	<b>\$45,590.50</b>	<b>\$11,789.74</b>	<b>\$91,181.00</b>
<b>EXPENSES</b>							
<b>TRANSFER EXPENSES</b>							
9001 Master Assoc Transfer Exp - 1	-	-	-	38,967.00	38,967.00	-	77,934.00
9005 Transfer to Reserves - 1	-	-	-	6,624.00	6,624.00	-	13,248.00
<b>TOTAL TRANSFER EXPENSES</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$45,591.00</b>	<b>\$45,591.00</b>	<b>\$-</b>	<b>\$91,182.00</b>
<b>TOTAL EXPENSES</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$45,591.00</b>	<b>\$45,591.00</b>	<b>\$-</b>	<b>\$91,182.00</b>
<b>NET OTHER INCOME</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$-</b>	<b>(\$45,591.00)</b>	<b>(\$45,591.00)</b>	<b>\$-</b>	<b>(\$91,182.00)</b>

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>INCOME</b>							
<b>INCOME</b>							
4000 Maint / Rsv Fees - 2	\$-	\$-	\$-	\$38,352.00	\$38,364.50	(\$12.50)	\$76,729.00
4010 Background Check - Mart 2	-	-	-	63.34	-	63.34	-
4025 Late Fees - 2	-	-	-	29.50	-	29.50	-
4050 Master Assoc Fees - Mart 2	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4060 Rental Application Fee - Mart 2	-	-	-	300.00	-	300.00	-
<b>TOTAL INCOME</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$77,720.84</b>	<b>\$77,331.50</b>	<b>\$389.34</b>	<b>\$154,663.00</b>
<b>TOTAL INCOME</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$77,720.84</b>	<b>\$77,331.50</b>	<b>\$389.34</b>	<b>\$154,663.00</b>
<b>EXPENSES</b>							
<b>ADMINISTRATIVE</b>							
5030 Legal - 2	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5110 Audit /Accounting Fees - 2	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5118 Division Filing Fee - 2	-	9.67	9.67	20.42	58.02	37.60	116.00
5457 Office Expense - 2	-	27.75	27.75	683.80	166.50	(517.30)	333.00
5458 Website Expense - 2	-	30.58	30.58	-	183.48	183.48	367.00
<b>TOTAL ADMINISTRATIVE</b>	<b>\$125.00</b>	<b>\$105.50</b>	<b>(\$19.50)</b>	<b>\$1,519.22</b>	<b>\$633.00</b>	<b>(\$886.22)</b>	<b>\$1,266.00</b>
<b>INSURANCE</b>							
5550 Insurance - Mart 2	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5551 Flood Insurance - Mart 2	-	566.75	566.75	4,734.00	3,400.50	(1,333.50)	6,801.00
<b>TOTAL INSURANCE</b>	<b>\$-</b>	<b>\$2,788.75</b>	<b>\$2,788.75</b>	<b>\$4,734.00</b>	<b>\$16,732.50</b>	<b>\$11,998.50</b>	<b>\$33,465.00</b>
<b>UTILITIES</b>							
5801 Electricity - 2	32.69	50.00	17.31	198.91	300.00	101.09	600.00
5880 Water / Sewer - 2	1,391.79	972.17	(419.62)	8,271.09	5,833.02	(2,438.07)	11,666.00
<b>TOTAL UTILITIES</b>	<b>\$1,424.48</b>	<b>\$1,022.17</b>	<b>(\$402.31)</b>	<b>\$8,470.00</b>	<b>\$6,133.02</b>	<b>(\$2,336.98)</b>	<b>\$12,266.00</b>
<b>MAINTENANCE</b>							
6201 General Maintenance - 2	1,130.00	624.92	(505.08)	5,377.35	3,749.52	(1,627.83)	7,499.00
6202 Fire Equipment Repairs - 2	-	83.33	83.33	-	499.98	499.98	1,000.00
6203 Fire Alarm / Exting Service - 2	-	83.33	83.33	-	499.98	499.98	1,000.00
6204 Termite Warranty - 2	-	37.50	37.50	-	225.00	225.00	450.00
6205 Janitorial - Contract 2	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6206 Roof Cleaning - Contract 2	-	125.00	125.00	-	750.00	750.00	1,500.00
<b>TOTAL MAINTENANCE</b>	<b>\$1,530.00</b>	<b>\$1,354.08</b>	<b>(\$175.92)</b>	<b>\$7,777.35</b>	<b>\$8,124.48</b>	<b>\$347.13</b>	<b>\$16,249.00</b>
<b>TOTAL EXPENSES</b>	<b>\$3,079.48</b>	<b>\$5,270.50</b>	<b>\$2,191.02</b>	<b>\$22,500.57</b>	<b>\$31,623.00</b>	<b>\$9,122.43</b>	<b>\$63,246.00</b>
<b>NET ORDINARY INCOME</b>	<b>(\$3,079.48)</b>	<b>(\$5,270.50)</b>	<b>\$2,191.02</b>	<b>\$55,220.27</b>	<b>\$45,708.50</b>	<b>\$9,511.77</b>	<b>\$91,417.00</b>
<b>EXPENSES</b>							
<b>TRANSFER EXPENSES</b>							
9001 Master Assoc Transfer Exp - 2	-	-	-	38,967.00	38,967.00	-	77,934.00
9005 Transfer to Reserves - 2	-	-	-	6,742.00	6,742.50	0.50	13,485.00
<b>TOTAL TRANSFER EXPENSES</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$45,709.00</b>	<b>\$45,709.50</b>	<b>\$0.50</b>	<b>\$91,419.00</b>
<b>TOTAL EXPENSES</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$45,709.00</b>	<b>\$45,709.50</b>	<b>\$0.50</b>	<b>\$91,419.00</b>
<b>NET OTHER INCOME</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$-</b>	<b>(\$45,709.00)</b>	<b>(\$45,709.50)</b>	<b>\$0.50</b>	<b>(\$91,419.00)</b>

Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>INCOME</b>							
<b>INCOME</b>							
4000 Maint / Rsv Fees - 3	\$-	\$-	\$-	\$39,648.00	\$39,662.00	(\$14.00)	\$79,324.00
4010 Background Check - Mart 3	-	-	-	(86.68)	-	(86.68)	-
4025 Late Fees - 3	-	-	-	29.50	-	29.50	-
4050 Master Assoc Fees - Mart 3	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4060 Rental Application Fee - Mart 3	-	-	-	150.00	-	150.00	-
<b>TOTAL INCOME</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$78,716.82</b>	<b>\$78,629.00</b>	<b>\$87.82</b>	<b>\$157,258.00</b>
<b>TOTAL INCOME</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$78,716.82</b>	<b>\$78,629.00</b>	<b>\$87.82</b>	<b>\$157,258.00</b>
<b>EXPENSES</b>							
<b>ADMINISTRATIVE</b>							
5030 Legal - 3	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5110 Audit /Accounting Fees - 3	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5118 Division Filing Fee - 3	-	9.67	9.67	20.41	58.02	37.61	116.00
5457 Office Expense - 3	-	27.75	27.75	683.78	166.50	(517.28)	333.00
5458 Website Expense - 3	-	30.58	30.58	-	183.48	183.48	367.00
<b>TOTAL ADMINISTRATIVE</b>	<b>\$125.00</b>	<b>\$105.50</b>	<b>(\$19.50)</b>	<b>\$1,519.19</b>	<b>\$633.00</b>	<b>(\$886.19)</b>	<b>\$1,266.00</b>
<b>INSURANCE</b>							
5550 Insurance - Mart 3	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5551 Flood Insurance - Mart 3	-	566.75	566.75	2,092.00	3,400.50	1,308.50	6,801.00
<b>TOTAL INSURANCE</b>	<b>\$-</b>	<b>\$2,788.75</b>	<b>\$2,788.75</b>	<b>\$2,092.00</b>	<b>\$16,732.50</b>	<b>\$14,640.50</b>	<b>\$33,465.00</b>
<b>UTILITIES</b>							
5801 Electricity - 3	102.49	50.00	(52.49)	625.22	300.00	(325.22)	600.00
5880 Water / Sewer - 3	1,332.52	972.17	(360.35)	7,753.33	5,833.02	(1,920.31)	11,666.00
<b>TOTAL UTILITIES</b>	<b>\$1,435.01</b>	<b>\$1,022.17</b>	<b>(\$412.84)</b>	<b>\$8,378.55</b>	<b>\$6,133.02</b>	<b>(\$2,245.53)</b>	<b>\$12,266.00</b>
<b>MAINTENANCE</b>							
6201 General Maintenance - 3	750.00	624.92	(125.08)	4,696.35	3,749.52	(946.83)	7,499.00
6202 Fire Equipment Repairs - 3	-	83.33	83.33	-	499.98	499.98	1,000.00
6203 Fire Alarm / Exting Service - 3	2,118.60	83.33	(2,035.27)	2,118.60	499.98	(1,618.62)	1,000.00
6204 Termite Warranty - 3	-	37.50	37.50	-	225.00	225.00	450.00
6205 Janitorial - Contract 3	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6206 Roof Cleaning - Contract 3	-	125.00	125.00	-	750.00	750.00	1,500.00
<b>TOTAL MAINTENANCE</b>	<b>\$3,268.60</b>	<b>\$1,354.08</b>	<b>(\$1,914.52)</b>	<b>\$9,214.95</b>	<b>\$8,124.48</b>	<b>(\$1,090.47)</b>	<b>\$16,249.00</b>
<b>TOTAL EXPENSES</b>	<b>\$4,828.61</b>	<b>\$5,270.50</b>	<b>\$441.89</b>	<b>\$21,204.69</b>	<b>\$31,623.00</b>	<b>\$10,418.31</b>	<b>\$63,246.00</b>
<b>NET ORDINARY INCOME</b>	<b>(\$4,828.61)</b>	<b>(\$5,270.50)</b>	<b>\$441.89</b>	<b>\$57,512.13</b>	<b>\$47,006.00</b>	<b>\$10,506.13</b>	<b>\$94,012.00</b>
<b>EXPENSES</b>							
<b>TRANSFER EXPENSES</b>							
9001 Master Assoc Transfer Exp - 3	-	-	-	38,967.00	38,967.00	-	77,934.00
9005 Transfer to Reserves - 3	-	-	-	7,040.00	7,040.00	-	14,080.00
<b>TOTAL TRANSFER EXPENSES</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$46,007.00</b>	<b>\$46,007.00</b>	<b>\$-</b>	<b>\$92,014.00</b>
<b>TOTAL EXPENSES</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$46,007.00</b>	<b>\$46,007.00</b>	<b>\$-</b>	<b>\$92,014.00</b>
<b>NET OTHER INCOME</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$-</b>	<b>(\$46,007.00)</b>	<b>(\$46,007.00)</b>	<b>\$-</b>	<b>(\$92,014.00)</b>



Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>INCOME</b>							
4000-01-00 Maint/ Rsv Fees - 1	\$-	\$-	\$-	\$38,256.00	\$38,246.50	\$9.50	\$76,493.00
4000-02-00 Maint / Rsv Fees - 2	-	-	-	38,352.00	38,364.50	(12.50)	76,729.00
4000-03-00 Maint / Rsv Fees - 3	-	-	-	39,648.00	39,662.00	(14.00)	79,324.00
4010-01-00 Background Check - Mart 1	-	-	-	(36.66)	-	(36.66)	-
4010-02-00 Background Check - Mart 2	-	-	-	63.34	-	63.34	-
4010-03-00 Background Check - Mart 3	-	-	-	(86.68)	-	(86.68)	-
4025-01-00 Late Fees - 1	-	-	-	29.50	-	29.50	-
4025-02-00 Late Fees - 2	-	-	-	29.50	-	29.50	-
4025-03-00 Late Fees - 3	-	-	-	29.50	-	29.50	-
4050-01-00 Master Assoc Fees - Mart 1	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4050-02-00 Master Assoc Fees - Mart 2	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4050-03-00 Master Assoc Fees - Mart 3	-	-	-	38,976.00	38,967.00	9.00	77,934.00
4060-01-00 Rental Application Fee - Mart 1	-	-	-	150.00	-	150.00	-
4060-02-00 Rental Application Fee - Mart 2	-	-	-	300.00	-	300.00	-
4060-03-00 Rental Application Fee - Mart 3	-	-	-	150.00	-	150.00	-
<b>Total INCOME</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$233,812.50</b>	<b>\$233,174.00</b>	<b>\$638.50</b>	<b>\$466,348.00</b>
<b>Total OPERATING INCOME</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$233,812.50</b>	<b>\$233,174.00</b>	<b>\$638.50</b>	<b>\$466,348.00</b>
<b>OPERATING EXPENSE</b>							
<b>ADMINISTRATIVE</b>							
5030-01-00 Legal - 1	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5030-02-00 Legal - 2	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5030-03-00 Legal - 3	-	27.75	27.75	690.00	166.50	(523.50)	333.00
5110-01-00 Audit /Accounting Fees - 1	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5110-02-00 Audit /Accounting Fees - 2	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5110-03-00 Audit /Accounting Fees - 3	125.00	9.75	(115.25)	125.00	58.50	(66.50)	117.00
5118-01-00 Division Filing Fees - 1	-	9.67	9.67	20.42	58.02	37.60	116.00
5118-02-00 Division Filing Fee - 2	-	9.67	9.67	20.42	58.02	37.60	116.00
5118-03-00 Division Filing Fee - 3	-	9.67	9.67	20.41	58.02	37.61	116.00
5457-01-00 Office Expense - 1	-	27.75	27.75	684.77	166.50	(518.27)	333.00
5457-02-00 Office Expense - 2	-	27.75	27.75	683.80	166.50	(517.30)	333.00
5457-03-00 Office Expense - 3	-	27.75	27.75	683.78	166.50	(517.28)	333.00
5458-01-00 Website Expense - 1	-	30.58	30.58	-	183.48	183.48	367.00
5458-02-00 Website Expense - 2	-	30.58	30.58	-	183.48	183.48	367.00
5458-03-00 Website Expense - 3	-	30.58	30.58	-	183.48	183.48	367.00
<b>Total ADMINISTRATIVE</b>	<b>\$375.00</b>	<b>\$316.50</b>	<b>(\$58.50)</b>	<b>\$4,558.60</b>	<b>\$1,899.00</b>	<b>(\$2,659.60)</b>	<b>\$3,798.00</b>
<b>INSURANCE</b>							
5550-01-00 Insurance - Mart 1	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5550-02-00 Insurance - Mart 2	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5550-03-00 Insurance - Mart 3	-	2,222.00	2,222.00	-	13,332.00	13,332.00	26,664.00
5551-01-00 Flood Insurance - Mart 1	-	566.75	566.75	-	3,400.50	3,400.50	6,801.00
5551-02-00 Flood Insurance - Mart 2	-	566.75	566.75	4,734.00	3,400.50	(1,333.50)	6,801.00
5551-03-00 Flood Insurance - Mart 3	-	566.75	566.75	2,092.00	3,400.50	1,308.50	6,801.00
<b>Total INSURANCE</b>	<b>\$-</b>	<b>\$8,366.25</b>	<b>\$8,366.25</b>	<b>\$6,826.00</b>	<b>\$50,197.50</b>	<b>\$43,371.50</b>	<b>\$100,395.00</b>
<b>UTILITIES</b>							
5801-01-00 Electricity - 1	42.47	50.00	7.53	265.06	300.00	34.94	600.00
5801-02-00 Electricity - 2	32.69	50.00	17.31	198.91	300.00	101.09	600.00
5801-03-00 Electricity - 3	102.49	50.00	(52.49)	625.22	300.00	(325.22)	600.00
5880-01-00 Water / Sewer - 1	1,088.18	972.17	(116.01)	7,751.72	5,833.02	(1,918.70)	11,666.00
5880-02-00 Water / Sewer - 2	1,391.79	972.17	(419.62)	8,271.09	5,833.02	(2,438.07)	11,666.00
5880-03-00 Water / Sewer - 3	1,332.52	972.17	(360.35)	7,753.33	5,833.02	(1,920.31)	11,666.00
<b>Total UTILITIES</b>	<b>\$3,990.14</b>	<b>\$3,066.51</b>	<b>(\$923.63)</b>	<b>\$24,865.33</b>	<b>\$18,399.06</b>	<b>(\$6,466.27)</b>	<b>\$36,798.00</b>
<b>MAINTENANCE</b>							
6201-01-00 General Maintenance - 1	150.00	624.92	474.92	7,422.35	3,749.52	(3,672.83)	7,499.00
6201-02-00 General Maintenance - 2	1,130.00	624.92	(505.08)	5,377.35	3,749.52	(1,627.83)	7,499.00

**Income Statement - Operating**

The Martinique at Tarpon Cove Condo Assn., Inc.

06/30/2023

Date: 7/6/2023

Time: 1:47 pm

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Description	Current Period			Year-to-date			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
6201-03-00 General Maintenance - 3	\$750.00	\$624.92	(\$125.08)	\$4,696.35	\$3,749.52	(\$946.83)	\$7,499.00
6202-01-00 Fire Equipment Repairs - 1	-	83.33	83.33	635.28	499.98	(135.30)	1,000.00
6202-02-00 Fire Equipment Repairs - 2	-	83.33	83.33	-	499.98	499.98	1,000.00
6202-03-00 Fire Equipment Repairs - 3	-	83.33	83.33	-	499.98	499.98	1,000.00
6203-01-00 Fire Alarm / Exting Service - 1	-	83.33	83.33	-	499.98	499.98	1,000.00
6203-02-00 Fire Alarm / Exting Service - 2	-	83.33	83.33	-	499.98	499.98	1,000.00
6203-03-00 Fire Alarm / Exting Service - 3	2,118.60	83.33	(2,035.27)	2,118.60	499.98	(1,618.62)	1,000.00
6204-01-00 Termite Warranty - 1	-	37.50	37.50	-	225.00	225.00	450.00
6204-02-00 Termite Warranty - 2	-	37.50	37.50	-	225.00	225.00	450.00
6204-03-00 Termite Warranty - 3	-	37.50	37.50	-	225.00	225.00	450.00
6205-01-00 Janitorial - Contract 1	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6205-02-00 Janitorial - Contract 2	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6205-03-00 Janitorial - Contract 3	400.00	400.00	-	2,400.00	2,400.00	-	4,800.00
6206-01-00 Roof Cleaning - Contract 1	-	125.00	125.00	-	750.00	750.00	1,500.00
6206-02-00 Roof Cleaning - Contract 2	-	125.00	125.00	-	750.00	750.00	1,500.00
6206-03-00 Roof Cleaning - Contract 3	-	125.00	125.00	-	750.00	750.00	1,500.00
<b>Total MAINTENANCE</b>	<b>\$5,348.60</b>	<b>\$4,062.24</b>	<b>(\$1,286.36)</b>	<b>\$27,449.93</b>	<b>\$24,373.44</b>	<b>(\$3,076.49)</b>	<b>\$48,747.00</b>
<b>TRANSFER EXPENSES</b>							
9001-01-00 Master Assoc Transfer Exp - 1	-	-	-	38,967.00	38,967.00	-	77,934.00
9001-02-00 Master Assoc Transfer Exp - 2	-	-	-	38,967.00	38,967.00	-	77,934.00
9001-03-00 Master Assoc Transfer Exp - 3	-	-	-	38,967.00	38,967.00	-	77,934.00
9005-01-00 Transfer to Reserves - 1	-	-	-	6,624.00	6,624.00	-	13,248.00
9005-02-00 Transfer to Reserves - 2	-	-	-	6,742.00	6,742.50	0.50	13,485.00
9005-03-00 Transfer to Reserves - 3	-	-	-	7,040.00	7,040.00	-	14,080.00
<b>Total TRANSFER EXPENSES</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$137,307.00</b>	<b>\$137,307.50</b>	<b>\$0.50</b>	<b>\$274,615.00</b>
<b>Total OPERATING EXPENSE</b>	<b>\$9,713.74</b>	<b>\$15,811.50</b>	<b>\$6,097.76</b>	<b>\$201,006.86</b>	<b>\$232,176.50</b>	<b>\$31,169.64</b>	<b>\$464,353.00</b>
<b>Net Income:</b>	<b>(\$9,713.74)</b>	<b>(\$15,811.50)</b>	<b>\$6,097.76</b>	<b>\$32,805.64</b>	<b>\$997.50</b>	<b>\$31,808.14</b>	<b>\$1,995.00</b>