

Balance Sheet (Accrual)
The Barbados at Carrick Bend Circle IV (8510)
January 31, 2017

	Total
ASSETS	
Cash - Operations	
110100.0000 Cash - Operating Acct	46,966.81
Total Cash For Operations	<u>46,966.81</u>
Cash for Reserves	
112001.0000 Cash - Reserve Acct	39,267.46
113596.0000 Reserve CD - FL Community Bank	47,411.64
Total Cash For Reserves	<u>86,679.10</u>
Total Current Assets	<u><u>133,645.91</u></u>
LIABILITIES	
Total Assets	<u><u>133,645.91</u></u>
Current Liabilities	
310100.0000 Accounts Payable	500.00
384102.0000 Deferred Insurance Deductible	6,056.47
Total Current Liabilities	<u>6,556.47</u>
Total Liabilities	<u><u>6,556.47</u></u>
EQUITY	
Owners Equity	33,287.46
Current Year Income/(Loss)	7,122.88
Replacement Reserve Prior Years	86,674.09
Replacement Reserve Current Year	5.01
Total Equity	<u>127,089.44</u>
Total Liabilities and Owners Equity	<u><u>133,645.91</u></u>

Accrual Income Statement
The Barbados at Carriack Bend Circle IV (8510)
For the period ending January 31, 2017

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Operating Income								
605000.0000	Association Fee	11,606.04	11,606.12	(0.08)	11,606.04	11,606.12	(0.08)	46,424.50
605220.0000	Master Association Fees	12,677.94	12,677.85	0.09	12,677.94	12,677.85	0.09	50,711.40
605730.0000	Reserve Income	1,816.02	1,816.04	(0.02)	1,816.02	1,816.04	(0.02)	7,264.18
Sub-total Income		26,100.00	26,100.01	(0.01)	26,100.00	26,100.01	(0.01)	104,400.08
681500.0000	Reserve Funding	0.00	(1,816.04)	1,816.04	0.00	(1,816.04)	1,816.04	(7,264.18)
Total Operating Income		26,100.00	24,283.97	1,816.03	26,100.00	24,283.97	1,816.03	97,135.90
Operating Expenses								
Utilities								
610100.0000	Electric	64.74	56.25	(8.49)	64.74	56.25	(8.49)	675.00
610300.0000	Water/Sewer	1,015.98	916.67	(99.31)	1,015.98	916.67	(99.31)	11,000.00
Total Utilities		1,080.72	972.92	(107.80)	1,080.72	972.92	(107.80)	11,675.00
Maintenance								
631750.0000	Fire Mgt System	565.93	750.00	184.07	565.93	750.00	184.07	3,000.00
634000.0000	Janitorial - Contract	73.98	75.00	1.02	73.98	75.00	1.02	900.00
642760.0000	Termite Warranty	500.00	54.17	(445.83)	500.00	54.17	(445.83)	650.00
646600.0000	General Maintenance	0.00	424.12	424.12	0.00	424.12	424.12	5,089.50
648611.0000	Roof-Cleaning Contract	0.00	0.00	0.00	0.00	0.00	0.00	1,200.00
648950.0000	Sidewalks & Steps	0.00	0.00	0.00	0.00	0.00	0.00	410.00
649840.0000	Fire Alarm / Exting Service	0.00	150.00	150.00	0.00	150.00	150.00	600.00
Total Maintenance		1,139.91	1,453.29	313.38	1,139.91	1,453.29	313.38	11,849.50
Administrative Expense								
660200.0000	Legal	39.00	41.67	2.67	39.00	41.67	2.67	500.00
660281.0000	Division Filing Fees	72.00	72.00	0.00	72.00	72.00	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	60.12	58.33	(1.79)	60.12	58.33	(1.79)	700.00
681400.0000	Insurance	1,117.52	1,200.00	82.48	1,117.52	1,200.00	82.48	16,000.00
681625.0000	Flood Insurance	2,790.00	2,800.00	10.00	2,790.00	2,800.00	10.00	5,500.00
681650.0000	Master / General Assoc Fees	12,677.85	12,677.85	0.00	12,677.85	12,677.85	0.00	50,711.40
Total Administrative		16,756.49	16,849.85	93.36	16,756.49	16,849.85	93.36	73,611.40

Accrual Income Statement
 The Barbados at Carriek Bend Circle IV (8510)
 For the period ending January 31, 2017

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
Total Operating Expenses		18,977.12	19,276.06	298.94	18,977.12	19,276.06	298.94	97,135.90
Net Operating Income/(Loss)		7,122.88	5,007.91	2,114.97	7,122.88	5,007.91	2,114.97	0.00
Net Income/(Loss)		<u>7,122.88</u>	<u>5,007.91</u>	<u>2,114.97</u>	<u>7,122.88</u>	<u>5,007.91</u>	<u>2,114.97</u>	<u>0.00</u>

Capital Reserve Summary Report

The Barbados at Carrick Bend Circle IV (8510)

Books = Accrual

For the period ending January 31, 2017

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Fire Equipment Expense	870000.4310	4,340.88	4,340.88	0.00	0.00	4,340.88	0.00
Painting Expense	870000.4465	10,577.44	10,577.44	0.00	0.00	10,577.44	0.00
Roof	870000.4600	70,741.65	70,741.65	0.00	0.00	70,741.65	0.00
Sub-Total:		85,659.97	85,659.97	0.00	0.00	85,659.97	0.00
Interest Income	870000.4995	1,014.12	1,014.12	5.01	0.00	1,019.13	0.00
Grand Total:		86,674.09	86,674.09	5.01	0.00	86,679.10	0.00