

Assets

Operating Funds

10-1002-00	AMB Operating #5243	\$27,782.58
10-1032-00	First Citizens Operating #0027	13,605.63

Total Operating Funds:

\$41,388.21

Reserve Funds

11-1100-00	AMB Reserve #5188	179,362.53
------------	-------------------	------------

Total Reserve Funds:

\$179,362.53

Other Current Assets

12-1200-00	Accounts Receivable	4,931.35
12-1220-00	Prepaid Insurance	23,830.93
12-1235-00	Utility Deposits	641.00

Total Other Current Assets:

\$29,403.28

Fixed Assets

13-1308-00	Pool, Buildings, Facilities	30,000.00
13-1310-00	Equipment	1,058.94

Total Fixed Assets:

\$31,058.94
Total Assets:
\$281,212.96
Liabilities & Equity

Liabilities

20-2000-00	Accounts Payable	1,748.82
20-2020-00	Deferred Income	14,260.00
20-2035-00	Note Payable Insurance	11,515.33
20-2050-00	Prepaid Maintenance Assessments	930.00

Total Liabilities:

\$28,454.15

Reserves

30-3000-00	Deferred Pooled Reserves	179,362.53
------------	--------------------------	------------

Total Reserves:

\$179,362.53

Fund Balance

39-3900-00	Fund Balance	47,861.78
39-3910-00	Equity - Non Reserves	34,876.28
39-3990-00	Reserve Fund Balance	52.87

Total Fund Balance:

\$82,790.93

Net Income Gain / Loss

(9,394.65)
(\$9,394.65)
Total Liabilities & Equity:
\$281,212.96

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
4000 Maintenance Assessments	\$11,733.33	\$11,733.33	\$-	\$129,066.63	\$129,066.63	\$-	\$ 140,800.00
4001 Reserve Assessments	2,526.67	2,526.67	-	27,793.37	27,793.37	-	30,320.00
4007 Application Fees	-	-	-	500.00	-	500.00	-
4009 Late Fees	-	-	-	(5.43)	-	(5.43)	-
4010 Interest/Finance Charge	-	-	-	456.28	-	456.28	-
4029 Operating/Earned Interest	-	-	-	0.19	-	0.19	-
4031 Owner Misc Charge	-	-	-	240.00	-	240.00	-
4045 Deferred Reserve Transfer	(2,526.67)	(2,526.67)	-	(27,793.37)	(27,793.37)	-	(30,320.00)
4049 Reserve Income Recognition	(44.38)	-	(44.38)	47,738.22	-	47,738.22	-
4050 Reserve Interest	21.97	-	21.97	115.62	-	115.62	-
Total Income	\$11,710.92	\$11,733.33	(\$22.41)	\$178,111.51	\$129,066.63	\$ 49,044.88	\$ 140,800.00
Total OPERATING INCOME	\$11,710.92	\$11,733.33	(\$22.41)	\$178,111.51	\$129,066.63	\$49,044.88	\$ 140,800.00
OPERATING EXPENSE							
Building Maintenance							
5000 Maintenance Labor	320.00	416.67	(96.67)	12,794.76	4,583.37	(8,211.39)	5,000.00
5049 Hurricane Ian 2022	-	-	-	3,530.48	-	(3,530.48)	-
Total Building Maintenance	\$320.00	\$416.67	\$96.67	\$16,325.24	\$4,583.37	\$(11,741.87)	\$ 5,000.00
Grounds Maintenance							
6000 Grounds/Pest Contract	3,240.00	4,000.00	(760.00)	35,640.00	44,000.00	8,360.00	48,000.00
6002 Grounds Expense	170.00	458.33	(288.33)	14,760.46	5,041.63	(9,718.83)	5,500.00
6004 Irrigation Repairs	917.96	83.33	834.63	2,545.43	916.63	(1,628.80)	1,000.00
Total Grounds Maintenance	\$4,327.96	\$4,541.66	\$213.70	\$52,945.89	\$49,958.26	\$(2,987.63)	\$ 54,500.00
Amenities/Clubhouse							
6221 Pool Maintenance	660.00	666.67	(6.67)	6,531.47	7,333.37	801.90	8,000.00
Total Amenities/Clubhouse	\$660.00	\$666.67	\$6.67	\$6,531.47	\$7,333.37	\$ 801.90	\$ 8,000.00
Utilities							
6304 Electricity	748.81	666.67	82.14	7,847.66	7,333.37	(514.29)	8,000.00
6316 Trash	232.12	375.00	(142.88)	2,676.53	4,125.00	1,448.47	4,500.00
6318 Water/Sewer	108.74	100.00	8.74	928.19	1,100.00	171.81	1,200.00
Total Utilities	\$1,089.67	\$1,141.67	\$52.00	\$11,452.38	\$12,558.37	\$ 1,105.99	\$ 13,700.00
Insurance							
6500 Insurance	4,616.39	4,208.33	408.06	43,564.18	46,291.63	2,727.45	50,500.00
Total Insurance	\$4,616.39	\$4,208.33	(\$408.06)	\$43,564.18	\$46,291.63	\$ 2,727.45	\$ 50,500.00
Administrative							
7001 Management Contract	575.00	575.00	-	6,325.00	6,325.00	-	6,900.00
7003 Administrative Expense	69.35	83.33	(13.98)	2,126.87	916.63	(1,210.24)	1,000.00
7009 Misc Bank & Division Fees	-	16.67	(16.67)	381.29	183.37	(197.92)	200.00
7019 Legal Fees	-	83.33	(83.33)	-	916.63	916.63	1,000.00
Total Administrative	\$644.35	\$758.33	\$113.98	\$8,833.16	\$8,341.63	\$(491.53)	\$ 9,100.00
Reserves							
8001 Roof Reserves Expense	-	-	-	30,590.00	-	(30,590.00)	-
8021 Pool Reserve Expense	-	-	-	3,063.84	-	(3,063.84)	-
8045 Fence Reserve Expense	-	-	-	14,200.00	-	(14,200.00)	-
Total Reserves	\$-	\$-	\$-	\$47,853.84	\$-	\$(47,853.84)	\$ -
Total OPERATING EXPENSE	\$11,658.37	\$11,733.33	(\$74.96)	\$187,506.16	\$129,066.63	\$58,439.53	\$ 140,800.00
Net Income:	\$52.55	\$0.00	\$52.55	(\$9,394.65)	\$0.00	(\$9,394.65)	\$0.00