

**Assets**

|  |             |                                   |
|--|-------------|-----------------------------------|
| Operating Funds                        |             |                                   |
| 10-1002-00 AMB Operating #5243         | \$65,402.46 |                                   |
| Total Operating Funds:                 |             | <u>\$65,402.46</u>                |
| Reserve Funds                          |             |                                   |
| 11-1100-00 AMB Reserve #5188           | 196,838.50  |                                   |
| Total Reserve Funds:                   |             | <u>\$196,838.50</u>               |
| Other Current Assets                   |             |                                   |
| 12-1200-00 Accounts Receivable         | 9,271.72    |                                   |
| 12-1220-00 Prepaid Insurance           | 86,511.89   |                                   |
| 12-1230-00 Prepaid Expense             | 272.58      |                                   |
| 12-1235-00 Utility Deposits            | 46.51       |                                   |
| Total Other Current Assets:            |             | <u>\$96,102.70</u>                |
| Fixed Assets                           |             |                                   |
| 13-1308-00 Pool, Buildings, Facilities | 30,000.00   |                                   |
| 13-1310-00 Equipment                   | 1,058.94    |                                   |
| Total Fixed Assets:                    |             | <u>\$31,058.94</u>                |
| <b>Total Assets:</b>                   |             | <b><u><u>\$389,402.60</u></u></b> |

**Liabilities & Equity**

|  |                    |                                   |
|--|--------------------|-----------------------------------|
| Liabilities                                |                    |                                   |
| 20-2000-00 Accounts Payable                | 10,120.33          |                                   |
| 20-2020-00 Deferred Income                 | 34,285.34          |                                   |
| 20-2035-00 Note Payable Insurance          | 78,080.30          |                                   |
| 20-2050-00 Prepaid Maintenance Assessments | 4,590.00           |                                   |
| Total Liabilities:                         |                    | <u>\$127,075.97</u>               |
| Reserves                                   |                    |                                   |
| 30-3000-00 Deferred Pooled Reserves        | 196,768.83         |                                   |
| Total Reserves:                            |                    | <u>\$196,768.83</u>               |
| Fund Balance                               |                    |                                   |
| 39-3900-00 Fund Balance                    | 43,441.47          |                                   |
| 39-3910-00 Equity - Non Reserves           | 34,876.28          |                                   |
| Total Fund Balance:                        |                    | <u>\$78,317.75</u>                |
| Net Income Gain / Loss                     | <u>(12,759.95)</u> | <u>(\$12,759.95)</u>              |
| <b>Total Liabilities &amp; Equity:</b>     |                    | <b><u><u>\$389,402.60</u></u></b> |

| Description                       | Current Period      |                    |                     | Year-to-date         |                    |                      | Annual Budget        |
|-----------------------------------|---------------------|--------------------|---------------------|----------------------|--------------------|----------------------|----------------------|
|                                   | Actual              | Budget             | Variance            | Actual               | Budget             | Variance             |                      |
| <b>OPERATING INCOME</b>           |                     |                    |                     |                      |                    |                      |                      |
| <b>Income</b>                     |                     |                    |                     |                      |                    |                      |                      |
| 4000 Maintenance Assessments      | \$13,434.33         | \$13,434.33        | \$-                 | \$53,737.34          | \$53,737.32        | \$0.02               | \$ 161,212.00        |
| 4001 Reserve Assessments          | 3,708.33            | 3,708.33           | -                   | 14,833.32            | 14,833.32          | -                    | 44,500.00            |
| 4007 Application Fees             | 100.00              | -                  | 100.00              | 400.00               | -                  | 400.00               | -                    |
| 4009 Late Fees                    | 25.00               | -                  | 25.00               | 50.00                | -                  | 50.00                | -                    |
| 4010 Interest/Finance Charge      | -                   | -                  | -                   | 128.37               | -                  | 128.37               | -                    |
| 4013 Fines                        | (1,000.00)          | -                  | (1,000.00)          | -                    | -                  | -                    | -                    |
| 4016 Insurance Claim              | -                   | -                  | -                   | 28,450.89            | -                  | 28,450.89            | -                    |
| 4018 Prior Year Surplus           | -                   | 142.67             | (142.67)            | -                    | 570.68             | (570.68)             | 1,712.00             |
| 4045 Deferred Reserve Transfer    | (3,708.33)          | (3,708.33)         | -                   | (14,833.32)          | (14,833.32)        | -                    | (44,500.00)          |
| 4050 Reserve Interest             | 23.94               | -                  | 23.94               | 92.93                | -                  | 92.93                | -                    |
| <b>Total Income</b>               | <b>\$12,583.27</b>  | <b>\$13,577.00</b> | <b>(\$993.73)</b>   | <b>\$82,859.53</b>   | <b>\$54,308.00</b> | <b>\$ 28,551.53</b>  | <b>\$ 162,924.00</b> |
| <b>Total OPERATING INCOME</b>     | <b>\$12,583.27</b>  | <b>\$13,577.00</b> | <b>(\$993.73)</b>   | <b>\$82,859.53</b>   | <b>\$54,308.00</b> | <b>\$28,551.53</b>   | <b>\$ 162,924.00</b> |
| <b>OPERATING EXPENSE</b>          |                     |                    |                     |                      |                    |                      |                      |
| <b>Building Maintenance</b>       |                     |                    |                     |                      |                    |                      |                      |
| 5000 Maintenance Labor            | 6,279.66            | 666.67             | 5,612.99            | 11,532.40            | 2,666.68           | (8,865.72)           | 8,000.00             |
| 5049 Hurricane Ian 2022           | 444.78              | -                  | 444.78              | 29,806.84            | -                  | (29,806.84)          | -                    |
| <b>Total Building Maintenance</b> | <b>\$6,724.44</b>   | <b>\$666.67</b>    | <b>(\$6,057.77)</b> | <b>\$41,339.24</b>   | <b>\$2,666.68</b>  | <b>\$(38,672.56)</b> | <b>\$ 8,000.00</b>   |
| <b>Grounds Maintenance</b>        |                     |                    |                     |                      |                    |                      |                      |
| 6000 Grounds/Pest Contract        | 3,240.00            | 3,416.67           | (176.67)            | 12,960.00            | 13,666.68          | 706.68               | 41,000.00            |
| 6002 Grounds Expense              | -                   | 583.33             | (583.33)            | 3,730.00             | 2,333.32           | (1,396.68)           | 7,000.00             |
| 6004 Irrigation Repairs           | -                   | 166.67             | (166.67)            | 2,587.38             | 666.68             | (1,920.70)           | 2,000.00             |
| <b>Total Grounds Maintenance</b>  | <b>\$3,240.00</b>   | <b>\$4,166.67</b>  | <b>\$926.67</b>     | <b>\$19,277.38</b>   | <b>\$16,666.68</b> | <b>\$(2,610.70)</b>  | <b>\$ 50,000.00</b>  |
| <b>Amenities/Clubhouse</b>        |                     |                    |                     |                      |                    |                      |                      |
| 6221 Pool Maintenance             | 730.83              | 666.67             | 64.16               | 5,797.41             | 2,666.68           | (3,130.73)           | 8,000.00             |
| <b>Total Amenities/Clubhouse</b>  | <b>\$730.83</b>     | <b>\$666.67</b>    | <b>(\$64.16)</b>    | <b>\$5,797.41</b>    | <b>\$2,666.68</b>  | <b>\$(3,130.73)</b>  | <b>\$ 8,000.00</b>   |
| <b>Utilities</b>                  |                     |                    |                     |                      |                    |                      |                      |
| 6304 Electricity                  | 1,284.54            | 750.00             | 534.54              | 4,050.53             | 3,000.00           | (1,050.53)           | 9,000.00             |
| 6316 Trash                        | 232.12              | 291.67             | (59.55)             | 928.48               | 1,166.68           | 238.20               | 3,500.00             |
| 6318 Water/Sewer                  | 124.84              | 100.00             | 24.84               | 543.43               | 400.00             | (143.43)             | 1,200.00             |
| <b>Total Utilities</b>            | <b>\$1,641.50</b>   | <b>\$1,141.67</b>  | <b>(\$499.83)</b>   | <b>\$5,522.44</b>    | <b>\$4,566.68</b>  | <b>\$(955.76)</b>    | <b>\$ 13,700.00</b>  |
| <b>Insurance</b>                  |                     |                    |                     |                      |                    |                      |                      |
| 6500 Insurance                    | 5,389.12            | 6,083.33           | (694.21)            | 19,238.29            | 24,333.32          | 5,095.03             | 73,000.00            |
| <b>Total Insurance</b>            | <b>\$5,389.12</b>   | <b>\$6,083.33</b>  | <b>\$694.21</b>     | <b>\$19,238.29</b>   | <b>\$24,333.32</b> | <b>\$ 5,095.03</b>   | <b>\$ 73,000.00</b>  |
| <b>Administrative</b>             |                     |                    |                     |                      |                    |                      |                      |
| 7001 Management Contract          | 627.00              | 627.00             | -                   | 2,508.00             | 2,508.00           | -                    | 7,524.00             |
| 7003 Administrative Expense       | 440.11              | 150.00             | 290.11              | 1,370.13             | 600.00             | (770.13)             | 1,800.00             |
| 7009 Misc Bank & Division Fees    | -                   | 33.33              | (33.33)             | 184.00               | 133.32             | (50.68)              | 400.00               |
| 7012 Bank Charges/Fees            | 292.59              | -                  | 292.59              | 292.59               | -                  | (292.59)             | -                    |
| 7019 Legal Fees                   | 90.00               | 41.67              | 48.33               | 90.00                | 166.68             | 76.68                | 500.00               |
| <b>Total Administrative</b>       | <b>\$1,449.70</b>   | <b>\$852.00</b>    | <b>(\$597.70)</b>   | <b>\$4,444.72</b>    | <b>\$3,408.00</b>  | <b>\$(1,036.72)</b>  | <b>\$ 10,224.00</b>  |
| <b>Total OPERATING EXPENSE</b>    | <b>\$19,175.59</b>  | <b>\$13,577.01</b> | <b>\$5,598.58</b>   | <b>\$95,619.48</b>   | <b>\$54,308.04</b> | <b>\$41,311.44</b>   | <b>\$ 162,924.00</b> |
| <b>Net Income:</b>                | <b>(\$6,592.32)</b> | <b>(\$0.01)</b>    | <b>(\$6,592.31)</b> | <b>(\$12,759.95)</b> | <b>(\$0.04)</b>    | <b>(\$12,759.91)</b> | <b>\$0.00</b>        |