

Financial Reporting Package
Lakes at Parkland Homeowners Association, Inc.
1/1/2026 - 1/31/2026

The Lakes at Parkland Homeowners Association, Inc.

Balance Sheet

1/31/2026

Assets

OPERATING CASH

1005 - ValleyBank O/A #4986 \$128,467.74

OPERATING CASH Total \$128,467.74

RESERVE CASH

1200 - ValleyBank Reserve #0176 \$145,203.64

RESERVE CASH Total \$145,203.64

OTHER ASSETS

1500 - Assessments Receivable \$44,969.70

1610 - Prepaid Insurance \$20,111.85

OTHER ASSETS Total \$65,081.55

Assets Total \$338,752.93

Liabilities and Equity

LIABILITIES

2500 - Owner Prepayments \$16,333.02

2550 - Deferred Income \$80,117.34

LIABILITIES Total \$96,450.36

RESERVE LIABILITIES

2700 - Reserve - General \$84,221.43

2826 - Reserve - Unallocated \$54,468.68

2895 - Reserve - Interest \$6,513.53

RESERVE LIABILITIES Total \$145,203.64

OWNER'S FUND BALANCE

3000 - Retained Earnings \$92,889.41

OWNER'S FUND BALANCE Total \$92,889.41

Retained Earnings \$0.00

Net Income \$4,209.52

Liabilities & Equity Total \$338,752.93

The Lakes at Parkland Homeowners Association, Inc.
Budget Comparison Report
1/1/2026 - 1/31/2026

	1/1/2026 - 1/31/2026			1/1/2026 - 1/31/2026			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>INCOME</u>							
4000 - Assessment Income	\$40,058.66	\$40,077.75	(\$19.09)	\$40,058.66	\$40,077.75	(\$19.09)	\$480,933.00
6620 - Keys, Fobs & Access Cards	\$165.00	\$0.00	\$165.00	\$165.00	\$0.00	\$165.00	\$0.00
<u>Total INCOME</u>	\$40,223.66	\$40,077.75	\$145.91	\$40,223.66	\$40,077.75	\$145.91	\$480,933.00
Total Income	\$40,223.66	\$40,077.75	\$145.91	\$40,223.66	\$40,077.75	\$145.91	\$480,933.00
Expense							
<u>ADMINISTRATIVE</u>							
5000 - Office Expenses	\$136.00	\$208.33	\$72.33	\$136.00	\$208.33	\$72.33	\$2,500.00
5150 - Bad Debt Expense	\$0.00	\$1,250.00	\$1,250.00	\$0.00	\$1,250.00	\$1,250.00	\$15,000.00
5170 - Website	\$220.00	\$245.00	\$25.00	\$220.00	\$245.00	\$25.00	\$2,940.00
5200 - Licenses & Permits	\$0.00	\$66.67	\$66.67	\$0.00	\$66.67	\$66.67	\$800.00
5300 - Insurance	\$0.00	\$2,983.33	\$2,983.33	\$0.00	\$2,983.33	\$2,983.33	\$35,800.00
5410 - Accounting Services	\$0.00	\$175.00	\$175.00	\$0.00	\$175.00	\$175.00	\$2,100.00
5420 - Legal Services	\$0.00	\$250.00	\$250.00	\$0.00	\$250.00	\$250.00	\$3,000.00
5450 - Management Services	\$1,450.00	\$1,450.00	\$0.00	\$1,450.00	\$1,450.00	\$0.00	\$17,400.00
5600 - Master Association Dues	\$1,450.00	\$616.08	(\$833.92)	\$1,450.00	\$616.08	(\$833.92)	\$7,393.00
<u>Total ADMINISTRATIVE</u>	\$3,256.00	\$7,244.41	\$3,988.41	\$3,256.00	\$7,244.41	\$3,988.41	\$86,933.00
<u>BUILDING MAINTENANCE</u>							
6660 - Gate Repairs & Maintenance	\$0.00	\$625.00	\$625.00	\$0.00	\$625.00	\$625.00	\$7,500.00
6720 - Security Patrol Service	\$256.80	\$333.33	\$76.53	\$256.80	\$333.33	\$76.53	\$4,000.00
7950 - Holiday Lighting	\$0.00	\$666.67	\$666.67	\$0.00	\$666.67	\$666.67	\$8,000.00
8000 - General Repairs & Mtce	\$6,870.00	\$3,333.33	(\$3,536.67)	\$6,870.00	\$3,333.33	(\$3,536.67)	\$40,000.00
8100 - Janitorial Service	\$750.00	\$600.00	(\$150.00)	\$750.00	\$600.00	(\$150.00)	\$7,200.00
8700 - Pool Service	\$530.00	\$495.00	(\$35.00)	\$530.00	\$495.00	(\$35.00)	\$5,940.00
<u>Total BUILDING MAINTENANCE</u>	\$8,406.80	\$6,053.33	(\$2,353.47)	\$8,406.80	\$6,053.33	(\$2,353.47)	\$72,640.00
<u>GROUNDS MAINTENANCE</u>							
7010 - Landscaping	\$0.00	\$2,083.33	\$2,083.33	\$0.00	\$2,083.33	\$2,083.33	\$25,000.00
7040 - Lawn Maintenance	\$12,800.00	\$12,800.00	\$0.00	\$12,800.00	\$12,800.00	\$0.00	\$153,600.00
7100 - Tree Service	\$0.00	\$1,250.00	\$1,250.00	\$0.00	\$1,250.00	\$1,250.00	\$15,000.00
7200 - Fert & Pest Control	\$2,862.00	\$1,433.33	(\$1,428.67)	\$2,862.00	\$1,433.33	(\$1,428.67)	\$17,200.00
7300 - Irrigation	\$1,080.00	\$1,483.33	\$403.33	\$1,080.00	\$1,483.33	\$403.33	\$17,800.00
<u>Total GROUNDS MAINTENANCE</u>	\$16,742.00	\$19,049.99	\$2,307.99	\$16,742.00	\$19,049.99	\$2,307.99	\$228,600.00
<u>RECREATION FACILITIES</u>							
8720 - Pool Repairs	\$0.00	\$391.67	\$391.67	\$0.00	\$391.67	\$391.67	\$4,700.00
<u>Total RECREATION FACILITIES</u>	\$0.00	\$391.67	\$391.67	\$0.00	\$391.67	\$391.67	\$4,700.00
<u>UTILITIES</u>							
6000 - Water & Sewer	\$84.18	\$130.00	\$45.82	\$84.18	\$130.00	\$45.82	\$1,560.00
6100 - Electricity	\$1,829.60	\$1,591.67	(\$237.93)	\$1,829.60	\$1,591.67	(\$237.93)	\$19,100.00
6320 - Telephone	\$695.56	\$616.67	(\$78.89)	\$695.56	\$616.67	(\$78.89)	\$7,400.00
<u>Total UTILITIES</u>	\$2,609.34	\$2,338.34	(\$271.00)	\$2,609.34	\$2,338.34	(\$271.00)	\$28,060.00
Total Expense	\$31,014.14	\$35,077.74	\$4,063.60	\$31,014.14	\$35,077.74	\$4,063.60	\$420,933.00

The Lakes at Parkland Homeowners Association, Inc.
Budget Comparison Report
1/1/2026 - 1/31/2026

	1/1/2026 - 1/31/2026			1/1/2026 - 1/31/2026			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Operating Net Income	\$9,209.52	\$5,000.01	\$4,209.51	\$9,209.52	\$5,000.01	\$4,209.51	\$60,000.00
Reserve Expense							
<u>RESERVES</u>							
9700 - Reserve - General	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$60,000.00
<u>Total RESERVES</u>	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$60,000.00
Total Reserve Expense	\$5,000.00	\$5,000.00	\$0.00	\$5,000.00	\$5,000.00	\$0.00	\$60,000.00
Reserve Net Income	(\$5,000.00)	(\$5,000.00)	\$0.00	(\$5,000.00)	(\$5,000.00)	\$0.00	(\$60,000.00)
Net Income	\$4,209.52	\$0.01	\$4,209.51	\$4,209.52	\$0.01	\$4,209.51	\$0.00

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

Client: The Lakes at Parkland Homeowners Association, Inc.

Account: 1005 - ValleyBank O/A #4986

Account Category: OPERATING CASH

Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$69,610.54
1/1/2026	AP	Payment: Lakes at Parkland HOA, Check #: 2444, Invoice #: LP-202601-0001, Invoice Amount: \$5,000.00				\$5,000.00	\$64,610.54
1/2/2026	AR	Valley National Bank Lockbox			\$20,114.00		\$84,724.54
1/3/2026	AP	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320252307, Invoice Amount: \$116.99				\$116.99	\$84,607.55
1/3/2026	AP	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320253232, Invoice Amount: \$190.30				\$190.30	\$84,417.25
1/3/2026	AP	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320254112, Invoice Amount: \$57.71				\$57.71	\$84,359.54
1/3/2026	AP	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320256098, Invoice Amount: \$768.57				\$768.57	\$83,590.97
1/5/2026	AR	Valley National Bank Lockbox			\$4,433.34		\$88,024.31
1/6/2026	AR				\$1,988.00		\$90,012.31
1/6/2026	AR				\$3,024.00		\$93,036.31
1/6/2026	AR				\$1,988.00		\$95,024.31
1/7/2026	AR				\$2,030.00		\$97,054.31
1/7/2026	AR				\$994.00		\$98,048.31
1/8/2026	AR				\$994.00		\$99,042.31
1/9/2026	AR				\$1,050.00		\$100,092.31
1/12/2026	AP	Payment: Alida Operating Co, Inc, Manual Payment, Invoice #: 77973, Invoice Amount: \$128.40				\$128.40	\$99,963.91
1/12/2026	AP	Payment: 5th Avenue Landscaping, Manual Payment, Invoice #: pkl703, Invoice Amount: \$580.00				\$580.00	\$99,383.91
1/12/2026	AP	Payment: 5th Avenue Landscaping, Manual Payment, Invoice #: pkl704, Invoice Amount: \$175.00				\$175.00	\$99,208.91
1/12/2026	AP	Payment: 5th Avenue Landscaping, Manual Payment, Invoice #: pkl689, Invoice Amount: \$325.00				\$325.00	\$98,883.91
1/12/2026	AP	Payment: 5th Avenue Landscaping, Manual Payment, Invoice #: pkl690, Invoice Amount: \$12,800.00			\$12,800.00		\$86,083.91
1/12/2026	AP	Payment: Ricardo Cukier, Manual Payment, Invoice #: 202601, Invoice Amount: \$220.00				\$220.00	\$85,863.91
1/12/2026	AR				\$2,572.00		\$88,435.91
1/13/2026	AP	Payment: Top Notch Pool Service, Manual Payment, Invoice #: v/2026/00519, Invoice Amount: \$530.00				\$530.00	\$87,905.91
1/13/2026	AR				\$994.00		\$88,899.91
1/13/2026	AR				\$84.00		\$88,983.91
1/14/2026	AR				\$3,614.00		\$92,597.91
1/14/2026	AR				\$1,037.00		\$93,634.91
1/15/2026	AR				\$494.00		\$94,128.91
1/15/2026	AR				\$42.00		\$94,170.91
1/16/2026	AP	Payment: Benchmark Property Management, Manual Payment, Invoice #: 00392679a, Invoice Amount: \$100.00				\$100.00	\$94,070.91
1/16/2026	AR				\$10,402.00		\$104,472.91
1/16/2026	AR				\$1,036.00		\$105,508.91
1/19/2026	AP	Payment: City of Coconut Creek, On-Line Payment, Invoice #: 111925-121725, Invoice Amount: \$84.18				\$84.18	\$105,424.73
1/19/2026	AP	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 12082025-010820267180, Invoice Amount: \$696.03				\$696.03	\$104,728.70
1/20/2026	AR				\$1,077.00		\$105,805.70
1/21/2026		Deposit (Batch #: 359) LP			\$3,066.00		\$108,871.70
1/21/2026		Deposit (Batch #: 365) LP			\$2,844.00		\$111,715.70
1/21/2026		Deposit (Batch #: 365) LP			\$165.00		\$111,880.70
1/21/2026	AP	Payment: Alida Operating Co, Inc, Manual Payment, Invoice #: 78055, Invoice Amount: \$128.40				\$128.40	\$111,752.30
1/21/2026	AP	Payment: Southern Plant and Pest Services, Manual Payment, Invoice #: 111225lp, Invoice Amount: \$1,431.00				\$1,431.00	\$110,321.30
1/21/2026	AR				\$12,430.00		\$122,751.30
1/22/2026	AP	Payment: AT&T, On-Line Payment, Invoice #: 010426-0203261802, Invoice Amount: \$542.16				\$542.16	\$122,209.14
1/22/2026	AR				\$1,036.00		\$123,245.14
1/23/2026	AR	Payment Received			\$1,036.00		\$124,281.14
1/23/2026	AR				\$4,186.00		\$128,467.14
1/23/2026	AR				\$994.00		\$129,461.14
1/26/2026	AR				\$300.00		\$129,761.14
1/27/2026	AR				\$1,061.00		\$130,822.14

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/27/2026	AR		\$4,211.00		\$135,033.14
1/28/2026	GL	AT&T		\$153.40	\$134,879.74
1/28/2026	AR		\$1,214.00		\$136,093.74
1/28/2026	AR		\$1,036.00		\$137,129.74
1/29/2026	AP	Payment: David Dicarlo Cleaning & Maintenance, Manual Payment, Invoice #: lp-011926, Invoice Amount: \$790.00		\$790.00	\$136,339.74
1/29/2026	AP	Payment: Five Star Sealing & Paving, Inc, Manual Payment, Invoice #: 15821, Invoice Amount: \$6,830.00		\$6,830.00	\$129,509.74
1/29/2026	AP	Payment: Southern Plant and Pest Services, Manual Payment, Invoice #: 026lakespark, Invoice Amount: \$1,431.00		\$1,431.00	\$128,078.74
1/29/2026	AR	REVERSAL - []		\$300.00	\$127,778.74
1/29/2026	AR	Payment Received	\$42.00		\$127,820.74
1/29/2026	AR		\$2,097.00		\$129,917.74
1/31/2026	AP	Payment: Terramar Community Association, Manual Payment, Invoice #: 013126, Invoice Amount: \$1,450.00		\$1,450.00	\$128,467.74
Account Total			\$93,685.34	\$34,828.14	\$128,467.74
Beginning Balance			\$69,610.54		
Net Change			\$58,857.20		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 1200 - ValleyBank Reserve #0176

Account Category: RESERVE CASH
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$139,989.47
1/1/2026	GL	Reserve			\$5,000.00		\$144,989.47
1/31/2026		Bank Statement Interest			\$214.17		\$145,203.64
Account Total					\$5,214.17	\$0.00	\$145,203.64
Beginning Balance			\$139,989.47				
Net Change			\$5,214.17				

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 1500 - Assessments Receivable

Account Category: OTHER ASSETS
Account Type: Accounts Receivable

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$22,622.02
1/1/2026	AR	Payment Application				\$8,073.98	\$14,548.04
1/1/2026	AR	January 2026 - Quarterly Assessment			\$120,176.00		\$134,724.04
1/1/2026	GL	Rcl fr#1560 to #1500			\$450.00		\$135,174.04
1/2/2026	AR	Payment Application				\$20,114.00	\$115,060.04
1/5/2026	AR	Payment Application				\$4,433.34	\$110,626.70
1/6/2026	AR	Payment Application				\$1,988.00	\$108,638.70
1/6/2026	AR	Payment Application				\$3,024.00	\$105,614.70
1/6/2026	AR	Payment Application				\$1,988.00	\$103,626.70
1/7/2026	AR	Payment Application				\$2,030.00	\$101,596.70
1/7/2026	AR	Payment Application				\$994.00	\$100,602.70
1/8/2026	AR	Payment Application				\$994.00	\$99,608.70
1/9/2026	AR	Payment Application				\$1,036.00	\$98,572.70
1/12/2026	AR	Payment Application				\$2,572.00	\$96,000.70
1/13/2026	AR	Payment Application				\$994.00	\$95,006.70
1/13/2026	AR	Payment Application				\$84.00	\$94,922.70
1/14/2026	AR	Payment Application				\$3,550.00	\$91,372.70
1/14/2026	AR	Payment Application				\$1,037.00	\$90,335.70
1/15/2026	AR	Payment Application				\$494.00	\$89,841.70
1/15/2026	AR	Payment Application				\$42.00	\$89,799.70
1/16/2026	AR	[REVERSAL] - Payment Application			\$1,036.00		\$90,835.70
1/16/2026	AR	Payment Application				\$10,402.00	\$80,433.70
1/16/2026	AR	Payment Application				\$1,036.00	\$79,397.70
1/20/2026	AR	Payment Application				\$1,077.00	\$78,320.70
1/21/2026	AR	Payment Application				\$3,066.00	\$75,254.70
1/21/2026	AR	Payment Application				\$2,844.00	\$72,410.70
1/21/2026	AR	Payment Application				\$12,405.00	\$60,005.70
1/22/2026	AR	Payment Application				\$1,036.00	\$58,969.70
1/23/2026	AR	Payment Application				\$1,036.00	\$57,933.70
1/23/2026	AR	[REVERSAL] - Payment Application			\$1,036.00		\$58,969.70
1/23/2026	AR	Payment Application				\$4,186.00	\$54,783.70
1/23/2026	AR	Payment Application				\$994.00	\$53,789.70
1/26/2026	AR	Payment Application				\$300.00	\$53,489.70
1/27/2026	AR	Payment Application				\$1,036.00	\$52,453.70

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/27/2026	AR	[REVERSAL] - Payment Application		\$1,036.00		\$53,489.70
1/27/2026	AR	Payment Application			\$4,211.00	\$49,278.70
1/28/2026	AR	Payment Application			\$1,214.00	\$48,064.70
1/28/2026	AR	Payment Application			\$1,036.00	\$47,028.70
1/29/2026	AR	Payment Application			\$42.00	\$46,986.70
1/29/2026	AR	[REVERSAL] - Payment Application		\$300.00		\$47,286.70
1/29/2026	AR	Payment Application			\$2,072.00	\$45,214.70
1/31/2026	GL	Adjust Payment Application			\$245.00	\$44,969.70
Account Total				\$124,034.00	\$101,686.32	\$44,969.70
Beginning Balance				\$22,622.02		
Net Change				\$22,347.68		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: OTHER ASSETS

Account: 1560 - Other Receivables

Account Type: Asset

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$450.00
1/1/2026	GL	Rcl fr#1560 to #1500				\$450.00	\$0.00
Account Total					\$0.00	\$450.00	\$0.00
Beginning Balance					\$450.00		
Net Change					(\$450.00)		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: 1.6 - Prepaid Expenses

Account: 1600 - Prepaid Expenses

Account Type: Asset

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$1,486.00
1/1/2026	GL	Management Fee				\$1,486.00	\$0.00
Account Total					\$0.00	\$1,486.00	\$0.00
Beginning Balance					\$1,486.00		
Net Change					(\$1,486.00)		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: OTHER ASSETS

Account: 1610 - Prepaid Insurance

Account Type: Asset

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$20,111.85
Account Total					\$0.00	\$0.00	\$20,111.85
Beginning Balance					\$20,111.85		
Net Change					\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: LIABILITIES

Account: 2500 - Owner Prepayments

Account Type: Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$21,391.00)
1/2/2026	AR	Payment Application			\$20,114.00		(\$1,277.00)
1/2/2026	AR	Valley National Bank Lockbox				\$20,114.00	(\$21,391.00)
1/5/2026	AR	Valley National Bank Lockbox				\$4,433.34	(\$25,824.34)
1/5/2026	AR	Payment Application			\$4,433.34		(\$21,391.00)
1/6/2026	AR	Payment Application			\$1,988.00		(\$19,403.00)
1/6/2026	AR					\$1,988.00	(\$21,391.00)
1/6/2026	AR					\$3,024.00	(\$24,415.00)
1/6/2026	AR	Payment Application			\$3,024.00		(\$21,391.00)
1/6/2026	AR					\$1,988.00	(\$23,379.00)
1/6/2026	AR	Payment Application			\$1,988.00		(\$21,391.00)
1/7/2026	AR					\$2,030.00	(\$23,421.00)
1/7/2026	AR	Payment Application			\$2,030.00		(\$21,391.00)
1/7/2026	AR					\$994.00	(\$22,385.00)
1/7/2026	AR	Payment Application			\$994.00		(\$21,391.00)
1/8/2026	AR	Payment Application			\$994.00		(\$20,397.00)
1/8/2026	AR					\$994.00	(\$21,391.00)
1/9/2026	AR					\$1,050.00	(\$22,441.00)
1/9/2026	AR	Payment Application			\$1,036.00		(\$21,405.00)

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/12/2026	AR	Payment Application	\$2,572.00		(\$18,833.00)
1/12/2026	AR			\$2,572.00	(\$21,405.00)
1/13/2026	AR			\$994.00	(\$22,399.00)
1/13/2026	AR	Payment Application	\$994.00		(\$21,405.00)
1/13/2026	AR	Payment Application	\$84.00		(\$21,321.00)
1/13/2026	AR			\$84.00	(\$21,405.00)
1/14/2026	AR			\$3,614.00	(\$25,019.00)
1/14/2026	AR	Payment Application	\$3,550.00		(\$21,469.00)
1/14/2026	AR	Payment Application	\$1,037.00		(\$20,432.00)
1/14/2026	AR			\$1,037.00	(\$21,469.00)
1/15/2026	AR			\$494.00	(\$21,963.00)
1/15/2026	AR	Payment Application	\$494.00		(\$21,469.00)
1/15/2026	AR	Payment Application	\$42.00		(\$21,427.00)
1/15/2026	AR			\$42.00	(\$21,469.00)
1/16/2026	AR	Payment Application	\$75.00		(\$21,394.00)
1/16/2026	AR	[REVERSAL] - Payment Application		\$1,036.00	(\$22,430.00)
1/16/2026	AR	Payment Application	\$10,402.00		(\$12,028.00)
1/16/2026	AR			\$10,402.00	(\$22,430.00)
1/16/2026	AR			\$1,036.00	(\$23,466.00)
1/16/2026	AR	Payment Application	\$1,036.00		(\$22,430.00)
1/20/2026	AR	Payment Application	\$1,077.00		(\$21,353.00)
1/20/2026	AR			\$1,077.00	(\$22,430.00)
1/21/2026	AR	Payment Application	\$3,066.00		(\$19,364.00)
1/21/2026	AR	Payment Application	\$2,844.00		(\$16,520.00)
1/21/2026		Deposit (Batch #: 359) LP		\$3,066.00	(\$19,586.00)
1/21/2026		Deposit (Batch #: 365) LP		\$2,844.00	(\$22,430.00)
1/21/2026	AR			\$12,430.00	(\$34,860.00)
1/21/2026	AR	Payment Application	\$12,405.00		(\$22,455.00)
1/22/2026	AR	Payment Application	\$1,036.00		(\$21,419.00)
1/22/2026	AR			\$1,036.00	(\$22,455.00)
1/23/2026	AR	Payment Application	\$1,036.00		(\$21,419.00)
1/23/2026	AR	Payment Received		\$1,036.00	(\$22,455.00)
1/23/2026	AR	[REVERSAL] - Payment Application		\$1,036.00	(\$23,491.00)
1/23/2026	AR			\$4,186.00	(\$27,677.00)
1/23/2026	AR	Payment Application	\$4,186.00		(\$23,491.00)
1/23/2026	AR	Payment Application	\$994.00		(\$22,497.00)
1/23/2026	AR			\$994.00	(\$23,491.00)
1/26/2026	AR			\$300.00	(\$23,791.00)
1/26/2026	AR	Payment Application	\$300.00		(\$23,491.00)
1/27/2026	AR	Payment Application	\$25.00		(\$23,466.00)
1/27/2026	AR	Payment Application	\$1,036.00		(\$22,430.00)
1/27/2026	AR			\$1,061.00	(\$23,491.00)
1/27/2026	AR	[REVERSAL] - Payment Application		\$1,036.00	(\$24,527.00)
1/27/2026	AR	Payment Application	\$4,211.00		(\$20,316.00)
1/27/2026	AR			\$4,211.00	(\$24,527.00)
1/28/2026	AR			\$1,214.00	(\$25,741.00)
1/28/2026	AR	Payment Application	\$1,214.00		(\$24,527.00)
1/28/2026	AR	Payment Application	\$1,036.00		(\$23,491.00)
1/28/2026	AR			\$1,036.00	(\$24,527.00)
1/29/2026	AR	Payment Received		\$42.00	(\$24,569.00)
1/29/2026	AR	Payment Application	\$42.00		(\$24,527.00)
1/29/2026	AR	[REVERSAL] - Payment Application		\$300.00	(\$24,827.00)
1/29/2026	AR	Payment Application	\$25.00		(\$24,802.00)
1/29/2026	AR	REVERSAL - []	\$300.00		(\$24,502.00)
1/29/2026	AR	Payment Application	\$2,072.00		(\$22,430.00)
1/29/2026	AR			\$2,097.00	(\$24,527.00)
1/31/2026	GL	Adjust Payment Application	\$8,193.98		(\$16,333.02)

Account Total			\$101,986.32	\$96,928.34	(\$16,333.02)
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Beginning Balance			(\$21,391.00)		
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Net Change			\$5,057.98		
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Client: The Lakes at Parkland Homeowners Association, Inc.

Account: 2550 - Deferred Income

Posting Date Source Description

Account Category: LIABILITIES

Account Type: Liability

Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance				\$0.00
1/1/2026 GL Record Jan Maint.			\$80,117.34	(\$80,117.34)
Account Total		\$0.00	\$80,117.34	(\$80,117.34)
Beginning Balance		\$0.00		

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

Net Change (\$80,117.34)

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 2700 - Reserve - General

Account Category: RESERVE LIABILITIES
Account Type: Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$79,221.43)
1/1/2026	GL	Reserve				\$5,000.00	(\$84,221.43)
Account Total					\$0.00	\$5,000.00	(\$84,221.43)
Beginning Balance					(\$79,221.43)		
Net Change					(\$5,000.00)		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 2826 - Reserve - Unallocated

Account Category: RESERVE LIABILITIES
Account Type: Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$54,468.68)
Account Total					\$0.00	\$0.00	(\$54,468.68)
Beginning Balance					(\$54,468.68)		
Net Change					\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 2895 - Reserve - Interest

Account Category: RESERVE LIABILITIES
Account Type: Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$6,299.36)
1/31/2026		Bank Statement Interest				\$214.17	(\$6,513.53)
Account Total					\$0.00	\$214.17	(\$6,513.53)
Beginning Balance					(\$6,299.36)		
Net Change					(\$214.17)		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 3000 - Retained Earnings

Account Category: OWNER'S FUND BALANCE
Account Type: Equity

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$92,889.41)
Account Total					\$0.00	\$0.00	(\$92,889.41)
Beginning Balance					(\$92,889.41)		
Net Change					\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 4000 - Assessment Income

Account Category: INCOME
Account Type: Income

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/1/2026	AR	January 2026 - Quarterly Assessment				\$120,176.00	(\$120,176.00)
1/1/2026	AR	Payment Application			\$8,073.98		(\$112,102.02)
1/1/2026	GL	Record Jan Maint.			\$80,117.34		(\$31,984.68)
1/16/2026	AR	Payment Application				\$75.00	(\$32,059.68)
1/27/2026	AR	Payment Application				\$25.00	(\$32,084.68)
1/29/2026	AR	Payment Application				\$25.00	(\$32,109.68)
1/31/2026	GL	Adjust Payment Application				\$7,948.98	(\$40,058.66)
Account Total					\$88,191.32	\$128,249.98	(\$40,058.66)
Beginning Balance					\$0.00		
Net Change					(\$40,058.66)		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 5000 - Office Expenses

Account Category: ADMINISTRATIVE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
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The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

Beginning Balance									\$0.00
1/1/2026	GL	Rcl fr #5450 to #5000				\$36.00			\$36.00
1/16/2026	AP	Payment: Benchmark Property Management, Check #: 2329, Invoice #: 00392679a, Invoice Amount: \$100.00				\$100.00			\$136.00
Account Total						\$136.00	\$0.00		\$136.00
Beginning Balance						\$0.00			
Net Change						\$136.00			

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 5170 - Website

Account Category: ADMINISTRATIVE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Payment: Ricardo Cukier, Check #: 2327, Invoice #: 202601, Invoice Amount: \$220.00			\$220.00		\$220.00
Account Total					\$220.00	\$0.00	\$220.00
Beginning Balance					\$0.00		
Net Change					\$220.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 5450 - Management Services

Account Category: ADMINISTRATIVE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/1/2026	GL	Rcl fr #5450 to #5000				\$36.00	(\$36.00)
1/1/2026	GL	Management Fee			\$1,486.00		\$1,450.00
Account Total					\$1,486.00	\$36.00	\$1,450.00
Beginning Balance					\$0.00		
Net Change					\$1,450.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 5600 - Master Association Dues

Account Category: ADMINISTRATIVE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/31/2026	AP	Payment: Terramar Community Association, Check #: 2337, Invoice #: 013126, Invoice Amount: \$1,450.00			\$1,450.00		\$1,450.00
Account Total					\$1,450.00	\$0.00	\$1,450.00
Beginning Balance					\$0.00		
Net Change					\$1,450.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 6000 - Water & Sewer

Account Category: UTILITIES
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/19/2026	AP	Payment: City of Coconut Creek, Check #: On-Line, Invoice #: 111925-121725, Invoice Amount: \$84.18			\$84.18		\$84.18
Account Total					\$84.18	\$0.00	\$84.18
Beginning Balance					\$0.00		
Net Change					\$84.18		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 6100 - Electricity

Account Category: UTILITIES
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/3/2026	AP	Payment: FPL General Mail Facility, Check #: On-Line, Invoice #: 11242025-122320252307, Invoice Amount: \$116.99			\$116.99		\$116.99
1/3/2026	AP	Payment: FPL General Mail Facility, Check #: On-Line, Invoice #: 11242025-122320253232, Invoice Amount: \$190.30			\$190.30		\$307.29

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/3/2026	AP	Payment: FPL General Mail Facility, Check #: On-Line, Invoice #: 11242025-122320254112, Invoice Amount: \$57.71	\$57.71		\$365.00
1/3/2026	AP	Payment: FPL General Mail Facility, Check #: On-Line, Invoice #: 11242025-122320256098, Invoice Amount: \$768.57	\$768.57		\$1,133.57
1/19/2026	AP	Payment: FPL General Mail Facility, Check #: On-Line, Invoice #: 12082025-010820267180, Invoice Amount: \$696.03	\$696.03		\$1,829.60
Account Total			\$1,829.60	\$0.00	\$1,829.60
Beginning Balance			\$0.00		
Net Change			\$1,829.60		

Account: 6320 - Telephone

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/22/2026	AP	Payment: AT&T, Check #: On-Line, Invoice #: 010426-0203261802, Invoice Amount: \$542.16			\$542.16		\$542.16
1/28/2026	GL	AT&T			\$153.40		\$695.56
Account Total					\$695.56	\$0.00	\$695.56
Beginning Balance					\$0.00		
Net Change					\$695.56		

Account: 6620 - Keys, Fobs & Access Cards

Account Type: Income

Posting Date	Source Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance						\$0.00
1/21/2026	Deposit (Batch #: 365) LP				\$165.00	(\$165.00)
Account Total				\$0.00	\$165.00	(\$165.00)
Beginning Balance			\$0.00			
Net Change			(\$165.00)			

Account: 6720 - Security Patrol Service

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Reclass 7720 to 6720 parking enforcement services 12/30/25-1/12/26			\$128.40		\$128.40
1/21/2026	AP	Reclass 8000 to 6720 inv#78055 parking enforcement 1/13/26-1/26/26			\$128.40		\$256.80
Account Total					\$256.80	\$0.00	\$256.80
Beginning Balance					\$0.00		
Net Change					\$256.80		

Account: 7040 - Lawn Maintenance

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Payment: 5th Avenue Landscaping, Check #: 2326, Invoice #: pkl690, Invoice Amount: \$12,800.00			\$12,800.00		\$12,800.00
Account Total					\$12,800.00	\$0.00	\$12,800.00
Beginning Balance				\$0.00			
Net Change				\$12,800.00			

Account: ~~7050 - Lawn Fert & Pest Control~~

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/21/2026	AP	Reclass 7050 to 7200 november insect and blocks treatments invoice#11122025lakespark		\$1,431.00	(\$1,431.00)
1/21/2026	AP	Payment: Southern Plant and Pest Services, Check #: 2331, Invoice #: 111225lp, Invoice Amount: \$1,431.00	\$1,431.00		\$0.00
1/29/2026	AP	Payment: Southern Plant and Pest Services, Check #: 2335, Invoice #: 026lakespark, Invoice Amount: \$1,431.00	\$1,431.00		\$1,431.00
1/29/2026	AP	Reclass 7050 to 7200 1/16/26-southern plant and pest		\$1,431.00	\$0.00
Account Total			\$2,862.00	\$2,862.00	\$0.00
Beginning Balance			\$0.00		
Net Change			\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: GROUNDS MAINTENANCE

Account: 7200 - Fert & Pest Control

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/21/2026	AP	Reclass 7050 to 7200 november insect and blocks treatments invoice#11122025lakespark			\$1,431.00		\$1,431.00
1/29/2026	AP	Reclass 7050 to 7200 1/16/26-southern plant and pest			\$1,431.00		\$2,862.00
Account Total					\$2,862.00	\$0.00	\$2,862.00
Beginning Balance				\$0.00			
Net Change				\$2,862.00			

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: GROUNDS MAINTENANCE

Account: 7300 - Irrigation

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Reclass 7310 to 7300 sprinkler monthly contract december 2025 pkl689			\$325.00		\$325.00
1/12/2026	AP	Reclass 7310 to 7300 irrigation invoice pkl704			\$175.00		\$500.00
1/12/2026	AP	Reclass 7310 to 7300 5th ave irrigation rotary heads, lox rd, clubhouse, pump station inv#pkl703			\$580.00		\$1,080.00
Account Total					\$1,080.00	\$0.00	\$1,080.00
Beginning Balance				\$0.00			
Net Change				\$1,080.00			

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: BUILDING MAINTENANCE

Account: 7310 - Irrigation Repairs

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Reclass 7310 to 7300 sprinkler monthly contract december 2025 pkl689				\$325.00	(\$325.00)
1/12/2026	AP	Reclass 7310 to 7300 irrigation invoice pkl704				\$175.00	(\$500.00)
1/12/2026	AP	Reclass 7310 to 7300 5th ave irrigation rotary heads, lox rd, clubhouse, pump station inv#pkl703				\$580.00	(\$1,080.00)
1/12/2026	AP	Payment: 5th Avenue Landscaping, Check #: 2326, Invoice #: pkl703, Invoice Amount: \$580.00			\$580.00		(\$500.00)
1/12/2026	AP	Payment: 5th Avenue Landscaping, Check #: 2326, Invoice #: pkl704, Invoice Amount: \$175.00			\$175.00		(\$325.00)
1/12/2026	AP	Payment: 5th Avenue Landscaping, Check #: 2326, Invoice #: pkl689, Invoice Amount: \$325.00			\$325.00		\$0.00
Account Total					\$1,080.00	\$1,080.00	\$0.00
Beginning Balance					\$0.00		
Net Change					\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.

Account Category: BUILDING MAINTENANCE

Account: 7720 - Parking

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/12/2026	AP	Reclass 7720 to 6720 parking enforcement services 12/30/25-1/12/26				\$128.40	(\$128.40)

The Lakes at Parkland Homeowners Association, Inc.
General Ledger Report
1/1/2026 - 1/31/2026

1/12/2026	AP	Payment: Alida Operating Co, Inc, Check #: 2325, Invoice #: 77973, Invoice Amount: \$128.40		\$128.40		\$0.00
Account Total				\$128.40	\$128.40	\$0.00
Beginning Balance				\$0.00		
Net Change				\$0.00		

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 8000 - General Repairs & Mtce

Account Category: BUILDING MAINTENANCE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/21/2026	AP	Reclass 8000 to 6720 inv#78055 parking enforcement 1/13/26-1/26/26				\$128.40	(\$128.40)
1/21/2026	AP	Payment: Alida Operating Co, Inc, Check #: 2330, Invoice #: 78055, Invoice Amount: \$128.40			\$128.40		\$0.00
1/29/2026	AP	Payment: David Dicarlo Cleaning & Maintenance, Check #: 2333, Invoice #: lp-011926, Invoice Amount: \$790.00			\$40.00		\$40.00
1/29/2026	AP	Payment: Five Star Sealing & Paving, Inc, Check #: 2334, Invoice #: 15821, Invoice Amount: \$6,830.00			\$6,830.00		\$6,870.00
Account Total					\$6,998.40	\$128.40	\$6,870.00
Beginning Balance				\$0.00			
Net Change				\$6,870.00			

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 8100 - Janitorial Service

Account Category: BUILDING MAINTENANCE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/29/2026	AP	Payment: David Dicarlo Cleaning & Maintenance, Check #: 2333, Invoice #: lp-011926, Invoice Amount: \$790.00			\$750.00		\$750.00
Account Total					\$750.00	\$0.00	\$750.00
Beginning Balance				\$0.00			
Net Change				\$750.00			

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 8700 - Pool Service

Account Category: BUILDING MAINTENANCE
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/13/2026	AP	Payment: Top Notch Pool Service, Check #: 2328, Invoice #: v/2026/00519, Invoice Amount: \$530.00			\$530.00		\$530.00
Account Total					\$530.00	\$0.00	\$530.00
Beginning Balance				\$0.00			
Net Change				\$530.00			

Client: The Lakes at Parkland Homeowners Association, Inc.
Account: 9700 - Reserve - General

Account Category: RESERVES
Account Type: Reserve Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$0.00
1/1/2026	AP	Payment: Lakes at Parkland HOA, Check #: 2444, Invoice #: LP-202601-0001, Invoice Amount: \$5,000.00			\$5,000.00		\$5,000.00
Account Total					\$5,000.00	\$0.00	\$5,000.00
Beginning Balance				\$0.00			
Net Change				\$5,000.00			

The Lakes at Parkland Homeowners Association, Inc.
Check Register Report
1/1/2026 - 1/31/2026

Account #	Check #	Check Date Invoice	Vendor or Payee Line Item	Check Amt	Expense Account	Invoice	Paid
1005	2444	1/1/2026	Lakes at Parkland HOA	\$5,000.00			
		LP-202601-0001	Reserve - General		9700 Reserve - General	\$5,000.00	\$5,000.00
1005	On-Line	1/3/2026	FPL General Mail Facility	\$116.99			
		11242025-122320252307	FPL#2307		6100 Electricity	\$116.99	\$116.99
1005	On-Line	1/3/2026	FPL General Mail Facility	\$190.30			
		11242025-122320253232	FPL#3232		6100 Electricity	\$190.30	\$190.30
1005	On-Line	1/3/2026	FPL General Mail Facility	\$57.71			
		11242025-122320254112	FPL#4112		6100 Electricity	\$57.71	\$57.71
1005	On-Line	1/3/2026	FPL General Mail Facility	\$768.57			
		11242025-122320256098	FPL#6098		6100 Electricity	\$768.57	\$768.57
1005	2325	1/12/2026	Alida Operating Co, Inc	\$128.40			
		77973	parking enforcement services 12/30/25-1/12/26		7720 Parking	\$128.40	\$128.40
1005	2326	1/12/2026	5th Avenue Landscaping	\$580.00			
		pkl703	5th ave irrigation rotary heads, lox rd, clubhouse, pump station inv#pkl703		7310 Irrigation Repairs	\$580.00	\$580.00
1005	2326	1/12/2026	5th Avenue Landscaping	\$175.00			
		pkl704	irrigation invoice pkl704		7310 Irrigation Repairs	\$175.00	\$175.00
1005	2326	1/12/2026	5th Avenue Landscaping	\$325.00			
		pkl689	sprinkler monthly contract december 2025 pkl689		7310 Irrigation Repairs	\$325.00	\$325.00
1005	2326	1/12/2026	5th Avenue Landscaping	\$12,800.00			
		pkl690	inv#pkl690		7040 Lawn Maintenance	\$12,800.00	\$12,800.00
1005	2327	1/12/2026	Ricardo Cukier	\$220.00			
		202601	1/2/2026 inv#202601		5170 Website	\$220.00	\$220.00
1005	2328	1/13/2026	Top Notch Pool Service	\$530.00			
		v/2026/00519	topnotch pool contract invoice #00519		8700 Pool Service	\$530.00	\$530.00
1005	2329	1/16/2026	Benchmark Property Management	\$100.00			
		00392679a	coupon books invoice		5000 Office Expenses	\$100.00	\$100.00
1005	On-Line	1/19/2026	FPL General Mail Facility	\$696.03			
		12082025-010820267180	FPL#7180		6100 Electricity	\$696.03	\$696.03
1005	On-Line	1/19/2026	City of Coconut Creek	\$84.18			
		111925-121725	City of Coconut Creeek		6000 Water & Sewer	\$84.18	\$84.18
1005	2330	1/21/2026	Alida Operating Co, Inc	\$128.40			
		78055	inv#78055 parking enforcement 1/13/26-1/26/26		8000 General Repairs & Mtce	\$128.40	\$128.40

1005	2331	1/21/2026 111225lp	Southern Plant and Pest Services november insect and blocks treatments invoice#11122025lakespark	\$1,431.00	7050 Lawn Fert & Pest Control	\$1,431.00	\$1,431.00
1005	On- Line	1/22/2026 010426- 0203261802	AT&T AT&T#1802	\$542.16	6320 Telephone	\$542.16	\$542.16
1005	2333	1/29/2026 lp-011926 lp-011926	David Dicarlo Cleaning & Maintenance light bulbs pool area maintenance nov & dec 2025	\$790.00	8000 General Repairs & Mtce 8100 Janitorial Service	\$40.00 \$750.00	\$40.00 \$750.00
1005	2334	1/29/2026 15821	Five Star Sealing & Paving, Inc five star paving invoice #15821	\$6,830.00	8000 General Repairs & Mtce	\$6,830.00	\$6,830.00
1005	2335	1/29/2026 026lakespark	Southern Plant and Pest Services 1/16/26-southern plant and pest	\$1,431.00	7050 Lawn Fert & Pest Control	\$1,431.00	\$1,431.00
1005	2337	1/31/2026 013126	Terramar Community Association Master Fee	\$1,450.00	5600 Master Association Dues	\$1,450.00	\$1,450.00
Total:				<u>\$34,374.74</u>			

The Lakes at Parkland Homeowners Association, Inc.
Master AR Report
Period Through: 1/31/2026

Account Number	Name	Unit Address	Total Due Current	30 days	60 days	90 days	Status	Alt Status
106700010	Zeb Goldstein, Claudine Burke, Danielle Bruke	5942 NW 77th Dr	\$1,036.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
106700030	Fred Pollino & Kelly Newman	5947 NW 77th Dr	\$2,030.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$994.00				
106700040	Luke Uk Hur & Christina Lee	5952 NW 77th Dr	\$50.00					
	12/31/2025 - Balance Forward			\$50.00				
106700080	Douglas & Lucille Olsen	5964 NW 75th Ct	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700100	Adam & Jessica Smiley	5972 NW 77th Dr	\$8,687.00				At Attorney	COLL-TRIPP SCOTT
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$7,651.00				
106700120	David & Elise Rubin	5977 NW 77th Dr	\$20.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$20.00				
106700160	Edward Eberts	5992 NW 77th Dr	\$268.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$268.00				
106700180	Craig & Katherine Cottrell	6007 NW 77th Dr	\$1,036.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
106700190	Jose Penabaz & Nicole Del Rio	6014 NW 75th Ct	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700210	Anny Pincetti & Douglas A Smith	6017 NW 77th Dr	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700230	Mauro Pereira & Ana Cordeiro	6025 NW 75th Ct	\$2,105.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$1,069.00				
106700280	Stephanie & Arlene Mogul	6047 NW 77th Dr	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700300	Ferdushi Hossain	6055 NW 75th Ct	\$1,011.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,011.00				
106700310	Timothy Kardok	6057 NW 77th Dr	\$1,011.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,011.00				

The Lakes at Parkland Homeowners Association, Inc.
Master AR Report
Period Through: 1/31/2026

Account Number	Name	Unit Address	Total Due Current	30 days	60 days	90 days	Status	Alt Status
106700340	Sharon Bilu	6067 NW 77th Dr	\$704.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$704.00				
106700360	R Narayanan & S Murali	6077 NW 77th Dr	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700380	Ryan & Kerri Utter	6084 NW 75th Ct	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700400	Jordan Wong	6097 NW 77th Dr	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700450	Armando & Patricia Alves	7548 NW 59th Way	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700470	Aliaksandr Daineka & Natallia Daineka Tsitova	7561 NW 59th Way	\$2,030.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$994.00				
106700480	Rebecca & Frederick Fuhrman	7568 NW 59th Way	\$50.00					
	12/31/2025 - Balance Forward			\$50.00				
106700500	Milton & Lisney Rodriguez	7573 NW 60th Ln	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700510	Benjamin P Heinrichs & Rachel L Bitman-Heinrichs	7576 NW 60th Ln	\$1.00					
	12/31/2025 - Balance Forward			\$1.00				
106700550	IH2 Property Florida, LP	7586 NW 60th Ln	\$186.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$186.00				
106700560	Leon & Glorida Burton	7588 NW 59th Way	\$50.00					
	12/31/2025 - Balance Forward			\$50.00				
106700570	Betty Bader	7591 NW 59th Way	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700580	Billy & Valerie Scott	7593 NW 60th Ln	\$1,036.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
106700590	Juan Betts & Zulema Quinones	7596 NW 60th Ln	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700600	Arnold & Nanotte Obbey	7598 NW 59th Way	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				

The Lakes at Parkland Homeowners Association, Inc.
Master AR Report
Period Through: 1/31/2026

Account Number	Name	Unit Address	Total Due Current	30 days	60 days	90 days	Status	Alt Status
106700650	Ron Bilu & Patricia Smith	7621 NW 59th Way	\$1,050.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$14.00				
106700660	Mitchell Klein	7623 NW 60th Ln	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700670	Alexander & Alison D'Angelo	7626 NW 60th Ln	\$50.00					
	12/31/2025 - Balance Forward			\$50.00				
106700680	Elaine Petrassi	7628 NW 59th Way	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700700	R Narayanan & S Salvi	7633 NW 60th Ln	\$662.68					
	1/1/2026 - January 2026 - Quarterly Assessment			\$662.68				
106700720	Dana Simhon	7638 NW 59th Way	\$17.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$17.00				
106700730	Jonathan & Johanna Motathey	7643 NW 60th Ln	\$2,942.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$1,906.00				
106700750	Robert & Luciana Berger	7653 NW 60th Ln	\$1,036.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
106700760	Bobby & Zina Taylor	7656 NW 60th Ln	\$66.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$66.00				
106700770	Daniel E Gonzalez	7658 NW 59th Way	\$42.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$42.00				
106700780	Suby Stephen	7668 NW 59th Way	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700860	Carl & Aura Huberman	7703 NW 60th Ln	\$767.20					
	12/31/2025 - Balance Forward			\$767.20				
106700890	Sholom M Lapidus & Kreina Nechama Tiechtel-Lapidus	7723 NW 60th Ln	\$1,561.82				At Attorney	COLL-TRIPP SCOTT
	1/1/2026 - January 2026 - Quarterly Assessment			\$36.00				
	12/31/2025 - Balance Forward			\$1,525.82				
106700900	Richard & Eleanor Marks	7726 NW 60th Ln	\$75.00					
	12/31/2025 - Balance Forward			\$75.00				
106700910	Kamil & Asifa Sanaula	7733 NW 60th Ln	\$1,036.00					

The Lakes at Parkland Homeowners Association, Inc.
Master AR Report
Period Through: 1/31/2026

Account Number	Name	Unit Address	Total Due Current	30 days	60 days	90 days	Status	Alt Status
1/1/2026 - January 2026 - Quarterly Assessment				\$1,036.00				
106700940	Eduard & Idith Kokulyansky	7753 NW 60th Ln	\$42.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$42.00				
106700950	Daniel Cohen & Claudia Hoyos	7756 NW 60th Ln	\$1,036.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$1,036.00				
106700960	Can Ye & Man Liu	7763 NW 60th Ln	\$25.00					
12/31/2025 - Balance Forward				\$25.00				
106700980	Bryce & Michelle Landess	7773 NW 60th Ln	\$75.00					
12/31/2025 - Balance Forward				\$75.00				
106700990	Stephen & Olga Bast	7776 NW 60th Ln	\$2.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$2.00				
106701000	Jeffrey S Shapiro	7783 NW 60th Ln	\$50.00					
12/31/2025 - Balance Forward				\$50.00				
106701010	Roychoudhury & N Shukla	7786 NW 60th Ln	\$617.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$42.00				
12/31/2025 - Balance Forward				\$575.00				
106701020	Joy Belnavis	7793 NW 60th Ln	\$3,049.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$1,036.00				
12/31/2025 - Balance Forward				\$2,013.00				
106701040	Michael J Pina & Jamie L Silverman	7806 NW 60th Ln	\$42.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$42.00				
106701050	Irwin & Jocelyn Adelman	7823 NW 60th Ln	\$41.00					
12/31/2025 - Balance Forward				\$41.00				
106701060	Fiel Cabral & Maria Dela Cruz	7826 NW 60th Ln	\$75.00					
12/31/2025 - Balance Forward				\$75.00				
106701070	Stefan & Rebecca Hester	7833 NW 60th Ln	\$3,074.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$1,036.00				
12/31/2025 - Balance Forward				\$2,038.00				
106701100	Christopher & Kelly Lewczyk	7846 NW 60th Ln	\$75.00					
12/31/2025 - Balance Forward				\$75.00				
106701110	Adil & Shaista Sanaulla	7853 NW 60th Ln	\$1,111.00					
1/1/2026 - January 2026 - Quarterly Assessment				\$1,036.00				
12/31/2025 - Balance Forward				\$75.00				

The Lakes at Parkland Homeowners Association, Inc.
Master AR Report
Period Through: 1/31/2026

Account Number	Name	Unit Address	Total Due Current	30 days	60 days	90 days	Status	Alt Status
106701120	Martin & Donna Fetner	7856 NW 60th Ln	\$50.00					
	12/31/2025 - Balance Forward			\$50.00				
106701130	Adam & Candis Offman	7863 NW 60th Ln	\$76.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1.00				
	12/31/2025 - Balance Forward			\$75.00				
106701140	Roldney Pauleus	7866 NW 60th Ln	\$1,036.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
106701160	Mitchell & Arlene Lemos	7883 NW 60th Ln	\$3,049.00					
	1/1/2026 - January 2026 - Quarterly Assessment			\$1,036.00				
	12/31/2025 - Balance Forward			\$2,013.00				
Totals:			\$44,969.70	\$0.00	\$44,969.70	\$0.00	\$0.00	

The Lakes at Parkland Homeowners Association, Inc.
Prepaid Report
Period Through: 1/31/2026

Lot	Account Number	Homeowner	Address	Balance
	106700010	Zeb Goldstein, Claudine Burke, Danielle Bruke	5942 NW 77th Dr	\$1,044.00
	106700050	Steve & Stacey Rossman	5954 NW 75th Ct	\$25.00
	106700110	Kamil & Asifa Sanaulla	5974 NW 75th Ct	\$961.00
	106700130	Charles & Angel Shollenberger	5982 NW 77th Dr	\$25.00
	106700150	Shannon & Bamon Scott	5987 NW 77th Dr	\$994.66
	106700180	Craig & Katherine Cottrell	6007 NW 77th Dr	\$60.00
	106700240	Harit Kalra & Priyanka Agrawal	6032 NW 77th Dr	\$850.00
	106700250	Mieczyslaw Kasperski	6037 NW 77th Dr	\$4.00
	106700270	John & Patricia Yuen	6045 NW 75th Ct	\$80.00
	106700290	Wesley & Rachel Hokanson	6054 NW 75th Ct	\$3,108.00
	106700320	Randall & Kimberly Zeltwanger	6062 NW 77th Dr	\$39.00
	106700330	E Machado & K Camargo	6065 NW 75th Ct	\$537.00
	106700340	Sharon Bilu	6067 NW 77th Dr	\$1,069.98
	106700410	Joshua & Megham Velez	7533 NW 60th Ln	\$18.00
	106700430	Laura Anne Royle	7541 NW 59th Way	\$1,036.00
	106700490	Theresa Murray	7571 NW 59th Way	\$919.00
	106700540	Jeffrey Wernick & Joy Ernack	7583 NW 60th Ln	\$1,036.00
	106700550	IH2 Property Florida, LP	7586 NW 60th Ln	\$74.00
	106700580	Billy & Valerie Scott	7593 NW 60th Ln	\$50.00
	106700630	Michael & Julie Immerman	7606 NW 60th Ln	\$50.00
	106700660	Mitchell Klein	7623 NW 60th Ln	\$575.00
	106700700	R Narayanan & S Salvi	7633 NW 60th Ln	\$289.38
	106700740	Marvin & Tina Blankenship	7646 NW 60th Ln	\$735.00
	106700760	Bobby & Zina Taylor	7656 NW 60th Ln	\$24.00
	106700820	John & Catherine Kelly	7683 NW 60th Ln	\$927.00
	106700830	Noam & Lauren Silverman	7686 NW 60th Ln	\$563.00
	106700950	Daniel Cohen & Claudia Hoyos	7756 NW 60th Ln	\$25.00
	106701030	Wilson Yu Revocable Trust	7803 NW 60th Ln	\$64.00
	106701140	Roldney Pauleus	7866 NW 60th Ln	\$300.00
	106701150	Andy & Charlene Anglin	7873 NW 60th Ln	\$850.00

Totals: \$16,333.02

Lakes at Parkland Homeowners Association, Inc.
Reconciliation Report

Valley National Bank - ValleyBank Reserve #0176-1200
Statement Date: 1/31/2026

Statement Balance: \$140,203.64
GL Balance: \$140,203.64
Last Statement Balance: \$139,989.47
Outstanding Checks: \$0.00
Outstanding Deposits: \$0.00
Calculated Balance: \$140,203.64
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
Total Cleared Checks:				\$0.00
Deposits	Description	Date		Amount
	2895 - Reserve - Interest	1/31/2026		\$214.17
Total Cleared Deposits:				\$214.17

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00

Lakes at Parkland Homeowners Association, Inc.
Reconciliation Report

Valley National Bank - ValleyBank O/A #4986-1005
Statement Date: 1/31/2026

Statement Balance: \$144,845.34
GL Balance: \$129,917.74
Last Statement Balance: \$69,972.14
Outstanding Checks: \$14,969.60
Outstanding Deposits: \$42.00
Calculated Balance: \$144,845.34
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
	Check#2321 Alida Operating Co Inc	12/31/2025		-\$128.40
	Check#2322 Southern Plant	12/31/2025		-\$1,431.00
	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320252307, Invoice Amount: \$116.99	1/3/2026	On-Line	-\$116.99
	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320253232, Invoice Amount: \$190.30	1/3/2026	On-Line	-\$190.30
	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320254112, Invoice Amount: \$57.71	1/3/2026	On-Line	-\$57.71
	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 11242025-122320256098, Invoice Amount: \$768.57	1/3/2026	On-Line	-\$768.57
	Payment: Alida Operating Co, Inc, Manual Payment, Invoice #: 77973, Invoice Amount: \$128.40	1/12/2026	2325	-\$128.40
	Payment: 5th Avenue Landscaping, Manual Payment, Invoice #: pkl703, Invoice Amount: \$580.00	1/12/2026	2326	-\$13,880.00
	Payment: Ricardo Cukier, Manual Payment, Invoice #: 202601, Invoice Amount: \$220.00	1/12/2026	2327	-\$220.00
	Payment: Top Notch Pool Service, Manual Payment, Invoice #: v/2026/00519, Invoice Amount: \$530.00	1/13/2026	2328	-\$530.00
	Payment: Benchmark Property Management, Manual Payment, Invoice #: 00392679a, Invoice Amount: \$100.00	1/16/2026	2329	-\$100.00
	Payment: FPL General Mail Facility, On-Line Payment, Invoice #: 12082025-010820267180, Invoice Amount: \$696.03	1/19/2026	On-Line	-\$696.03
	Payment: City of Coconut Creek, On-Line Payment, Invoice #: 111925-121725, Invoice Amount: \$84.18	1/19/2026	On-Line	-\$84.18
	Payment: Southern Plant and Pest Services, Manual Payment, Invoice #: 111225lp, Invoice Amount: \$1,431.00	1/21/2026	2331	-\$1,431.00
	Payment: AT&T, On-Line Payment, Invoice #: 010426-0203261802, Invoice Amount: \$542.16	1/22/2026	On-Line	-\$542.16
	AT&T	1/28/2026		-\$153.40
	REVERSAL - []	1/29/2026		-\$300.00
Total Cleared Checks:				\$20,758.14

Deposits	Description	Date	Amount
	RM Cash Proc Post	12/31/2025	\$994.00
	Lockbox	12/31/2025	\$994.00
	Valley National Bank Lockbox	1/2/2026	\$20,114.00
	Valley National Bank Lockbox	1/5/2026	\$4,433.34
		1/6/2026	\$1,988.00
		1/6/2026	\$3,024.00
		1/6/2026	\$1,988.00
		1/7/2026	\$2,030.00
		1/7/2026	\$994.00

Lakes at Parkland Homeowners Association, Inc.
Reconciliation Report

Valley National Bank - ValleyBank O/A #4986-1005
Statement Date: 1/31/2026

Statement Balance: \$144,845.34
GL Balance: \$129,917.74
Last Statement Balance: \$69,972.14
Outstanding Checks: \$14,969.60
Outstanding Deposits: \$42.00
Calculated Balance: \$144,845.34
GL vs. Balance Difference: \$0.00

	1/8/2026	\$994.00
	1/9/2026	\$1,050.00
	1/12/2026	\$2,572.00
	1/13/2026	\$994.00
	1/13/2026	\$84.00
	1/14/2026	\$3,614.00
	1/14/2026	\$1,037.00
	1/15/2026	\$494.00
	1/15/2026	\$42.00
	1/16/2026	\$10,402.00
	1/16/2026	\$1,036.00
	1/20/2026	\$1,077.00
Deposit (Batch #: 365) LP	1/21/2026	\$165.00
Deposit (Batch #: 359) LP	1/21/2026	\$3,066.00
Deposit (Batch #: 365) LP	1/21/2026	\$2,844.00
	1/21/2026	\$12,430.00
	1/22/2026	\$1,036.00
	1/23/2026	\$4,186.00
	1/23/2026	\$994.00
	1/26/2026	\$300.00
	1/27/2026	\$1,061.00
	1/27/2026	\$4,211.00
	1/28/2026	\$1,214.00
	1/28/2026	\$1,036.00
CalPay Ach Transactions (Date: 2026-01-29, Transactions: 1, Amount: \$1036.00)	1/29/2026	\$1,036.00
	1/29/2026	\$2,097.00
	Total Cleared Deposits:	\$95,631.34

Outstanding

Checks	Description	Date	Check #	Amount
	Check#2266 Diamond Gate Supply LLC	12/31/2025		-\$125.00
	Check#2294 Tony Gannacone	12/31/2025		-\$15.20
	Check#2296 Harit Kalra	12/31/2025		-\$500.00
	Check#2324 David Read	12/31/2025		-\$150.00
	Payment: Lakes at Parkland HOA, Check #: 2444, Invoice #: LP-202601-0001, Invoice Amount: \$5,000.00	1/1/2026	2444	-\$5,000.00
	Payment: Alida Operating Co, Inc, Manual Payment, Invoice #: 78055, Invoice Amount: \$128.40	1/21/2026	2330	-\$128.40
	Payment: David Dicarlo Cleaning & Maintenance, Manual Payment, Invoice #: lp-011926, Invoice Amount: \$790.00	1/29/2026	2333	-\$790.00
	Payment: Five Star Sealing & Paving, Inc, Manual Payment, Invoice #: 15821, Invoice Amount: \$6,830.00	1/29/2026	2334	-\$6,830.00
	Payment: Southern Plant and Pest Services, Manual Payment, Invoice #: 026lakespark, Invoice Amount: \$1,431.00	1/29/2026	2335	-\$1,431.00
	Total Outstanding Checks:			\$14,969.60
Deposits	Description	Date		Amount
	CalPay Ach Transactions (Date: 2026-02-04, Transactions: 1, Amount: \$42.00)	2/4/2026		\$42.00
	Total Outstanding Deposits:			\$42.00



P.O. Box 558
Wayne, NJ 07474-0558

Last Statement:
Statement Ending:
Page:

December 31, 2025
January 31, 2026
1 of 5

1 M0656BLK013126064710 19 000000000 1219 005



LAKES AT PARKLAND HOA INC
C/O BENCHMARK PROPERTY MANAGEMENT
7932 WILES RD
CORAL SPRINGS FL 33067



Email: contactus@valley.com



Visit Us Online: www.valley.com



Mail To: 1720 Route 23, Wayne, NJ 07470

Account Statement

HOA BUSINESS CHECKING - XXXXXX4986

SUMMARY FOR THE PERIOD: 01/01/26 - 01/31/26

LAKES AT PARKLAND HOA INC

Beginning Balance	+	Deposits & Other Credits	-	Withdrawals & Other Debits	=	Ending Balance
\$69,972.14		\$95,631.34		\$20,758.14		\$144,845.34

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			\$69,972.14
01/02	ACH CREDIT Lakes at Parklan OnlinePay 260102 15760		\$994.00	\$70,966.14
01/05	ACH CREDIT Lakes at Parklan OnlinePay 260105 15762		\$994.00	\$71,960.14
01/05	ACH CREDIT Lakes at Parklan OnlinePay 260105 15761		\$19,120.00	\$91,080.14
01/05	LOCK BOX DEPOSIT		\$1,325.34	\$92,405.48
01/05	CHECK 2322	-\$1,431.00		\$90,974.48
01/06	ACH CREDIT Lakes at Parklan OnlinePay 260106 15763		\$3,108.00	\$94,082.48
01/06	LOCK BOX DEPOSIT		\$5,012.00	\$99,094.48
01/06	ACH DEBIT FPL DIRECT DEBIT ELEC PYMT 260106	-\$57.71		\$99,036.77
01/06	ACH DEBIT FPL DIRECT DEBIT ELEC PYMT 260106	-\$116.99		\$98,919.78
01/06	ACH DEBIT FPL DIRECT DEBIT ELEC PYMT 260106	-\$190.30		\$98,729.48
01/06	ACH DEBIT FPL DIRECT DEBIT ELEC PYMT 260106	-\$768.57		\$97,960.91
01/07	ACH CREDIT Lakes at Parklan OnlinePay 260107 15765		\$1,988.00	\$99,948.91
01/07	LOCK BOX DEPOSIT		\$2,030.00	\$101,978.91
01/07	CHECK 2321	-\$128.40		\$101,850.51
01/08	ACH CREDIT Lakes at Parklan OnlinePay 260108 15767		\$994.00	\$102,844.51



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TRANSACTIONS (continued)

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
01/09	ACH CREDIT Lakes at Parklan OnlinePay 260109 15768		\$994.00	\$103,838.51
01/12	ACH CREDIT Lakes at Parklan OnlinePay 260112 15770		\$1,050.00	\$104,888.51
01/13	ACH CREDIT Lakes at Parklan OnlinePay 260113 15773		\$42.00	\$104,930.51
01/13	ACH CREDIT Lakes at Parklan OnlinePay 260113 15772		\$2,530.00	\$107,460.51
01/13	LOCK BOX DEPOSIT		\$994.00	\$108,454.51
01/14	ACH CREDIT Lakes at Parklan OnlinePay 260114 15774		\$84.00	\$108,538.51
01/14	DEPOSIT		\$994.00	\$109,532.51
01/14	LOCK BOX DEPOSIT		\$3,614.00	\$113,146.51
01/15	ACH CREDIT Lakes at Parklan OnlinePay 260115 15775		\$1,037.00	\$114,183.51
01/15	LOCK BOX DEPOSIT		\$494.00	\$114,677.51
01/16	ACH CREDIT Lakes at Parklan OnlinePay 260116 15776		\$42.00	\$114,719.51
01/16	LOCK BOX DEPOSIT		\$10,402.00	\$125,121.51
01/20	ACH CREDIT Lakes at Parklan OnlinePay 260120 15777		\$1,036.00	\$126,157.51
01/20	ACH DEBIT CITY OF COCONUT BILLPAY 260120	-\$84.18		\$126,073.33
01/20	CHECK 2329	-\$100.00		\$125,973.33
01/20	CHECK 2325	-\$128.40		\$125,844.93
01/20	CHECK 2327	-\$220.00		\$125,624.93
01/20	CHECK 2328	-\$530.00		\$125,094.93
01/20	CHECK 2326	-\$13,880.00		\$111,214.93
01/21	ACH CREDIT Lakes at Parklan OnlinePay 260121 15778		\$1,077.00	\$112,291.93
01/21	LOCK BOX DEPOSIT		\$12,430.00	\$124,721.93
01/21	ACH DEBIT FPL DIRECT DEBIT ELEC PYMT 260121	-\$696.03		\$124,025.90
01/22	LOCK BOX DEPOSIT		\$1,036.00	\$125,061.90
01/23	LOCK BOX DEPOSIT		\$4,186.00	\$129,247.90
01/23	ACH DEBIT ATT PAYMENT 260123	-\$542.16		\$128,705.74
01/26	ACH CREDIT Lakes at Parklan OnlinePay 260126 15780		\$994.00	\$129,699.74
01/27	ACH CREDIT Lakes at Parklan OnlinePay 260127 15782		\$300.00	\$129,999.74
01/27	LOCK BOX DEPOSIT		\$5,272.00	\$135,271.74
01/28	LOCK BOX DEPOSIT		\$1,214.00	\$136,485.74
01/28	ACH DEBIT ATT PAYMENT 260128	-\$153.40		\$136,332.34
01/29	ACH CREDIT Lakes at Parklan OnlinePay 260129 15785		\$1,036.00	\$137,368.34
01/29	ACH CREDIT FS Payments Payo FS Payment 260129 ST- R7N9V4V7N6H9		\$1,036.00	\$138,404.34
01/29	LOCK BOX DEPOSIT		\$2,097.00	\$140,501.34
01/29	ACH ORIG DR RETURN	-\$300.00		\$140,201.34





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TRANSACTIONS (continued)

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	RETURN SETTLE A ACH RTN - R01 Jonathan Motathey 30857 ORIGINAL ENTRY EFF DATE = 260127			
01/30	DEPOSIT		\$3,009.00	\$143,210.34
01/30	DEPOSIT		\$3,066.00	\$146,276.34
01/30	CHECK 2331	-\$1,431.00		\$144,845.34
Ending Balance				\$144,845.34

CHECKS IN ORDER

Date	Number	Amount	Date	Number	Amount
01/07	2321	\$128.40	01/20	2327	\$220.00
01/05	2322	\$1,431.00	01/20	2328	\$530.00
01/20	2325*	\$128.40	01/20	2329	\$100.00
01/20	2326	\$13,880.00	01/30	2331*	\$1,431.00

(*) Check Number Missing or Check Converted to Electronic Transaction and Listed under the Transaction section.

OVERDRAFT FEES

	Total This Period:	Total Year-To-Date:
Total Overdraft Fees:	\$0.00	\$0.00
Total Return Fees	\$0.00	\$0.00





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Wayne, NJ 07474-0558

Account Number:
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Check Images for Account XXXXXX4986

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002321

Date 12/24/2025 Check 002321 Pay This Amount \$*****128.40

One Hundred Twenty-Eight and 40/100 DOLLARS*****
Pay to the order of
Alida Operating Co Inc

Authorized Signature - Not Valid after 90 Days

#002321# ⑆021201383⑆ 42904986⑆

01/07/2026 # 2321 \$128.40

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002327

Date 01/12/2026 Check 002327 Pay This Amount \$*****220.00

Two Hundred Twenty and no/100 DOLLARS*****
Pay to the order of
Ricardo Cukier
1221 Sw 46th Ave
Deerfield Beach, FL 33442

Authorized Signature - Not Valid after 90 Days

#002327# ⑆021201383⑆ 42904986⑆

01/20/2026 # 2327 \$220.00

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002322

Date 12/24/2025 Check 002322 Pay This Amount \$*****1,431.00

One Thousand Four Hundred Thirty-One and no/100 DOLLARS*****
Pay to the order of
Southern Plant and
Pest Services
7026 Brunswick Circle
Boynton Beach, FL 33472

Authorized Signature - Not Valid after 90 Days

#002322# ⑆021201383⑆ 42904986⑆

01/05/2026 # 2322 \$1,431.00

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002328

Date 01/12/2026 Check 002328 Pay This Amount \$*****530.00

Five Hundred Thirty and no/100 DOLLARS*****
Pay to the order of
Top Notch Pool Service
1921 Banks Road
Margate, FL 33063

Authorized Signature - Not Valid after 90 Days

#002328# ⑆021201383⑆ 42904986⑆

01/20/2026 # 2328 \$530.00

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002325

Date 01/12/2026 Check 002325 Pay This Amount \$*****128.40

One Hundred Twenty-Eight and 40/100 DOLLARS*****
Pay to the order of
Alida Operating Co Inc

Authorized Signature - Not Valid after 90 Days

#002325# ⑆021201383⑆ 42904986⑆

01/20/2026 # 2325 \$128.40

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002329

Date 01/16/2026 Check 002329 Pay This Amount \$*****100.00

One Hundred and no/100 DOLLARS*****
Pay to the order of
Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Authorized Signature - Not Valid after 90 Days

#002329# ⑆021201383⑆ 42904986⑆

01/20/2026 # 2329 \$100.00

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002326

Date 01/12/2026 Check 002326 Pay This Amount \$*****13,880.00

Thirteen Thousand Eight Hundred Eighty and no/100 DOLLARS*****
Pay to the order of
5th Avenue Landscaping
610 N University Drive
Coral Springs, FL 33071

Authorized Signature - Not Valid after 90 Days

#002326# ⑆021201383⑆ 42904986⑆

01/20/2026 # 2326 \$13,880.00

Lakes at Parkland Homeowners Association, Inc.
Operating Account
c/o Benchmark Property Mgmt.
7932 Wiles Road
Coral Springs, FL 33067

Valley National Bank 63-13630212 002331

Date 01/21/2026 Check 002331 Pay This Amount \$*****1,431.00

One Thousand Four Hundred Thirty-One and no/100 DOLLARS*****
Pay to the order of
Southern Plant and
Pest Services
7026 Brunswick Circle
Boynton Beach, FL 33472

Authorized Signature - Not Valid after 90 Days

#002331# ⑆021201383⑆ 42904986⑆

01/30/2026 # 2331 \$1,431.00





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Wayne, NJ 07474-0558

Account Number:

XXXXXX4986

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To Reconcile Your Account

1. Compare the checks listed as paid on your statement with the entries appearing in your checkbook to insure that they have been properly charged to your account.
2. Create a list of all checks that have been issued by you but have not been paid by Valley (Check(s) Outstanding).
3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
2 Add deposits recorded in your checkbook but not shown on this statement.	
3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

Finance Charge Computation For Personal Line Of Credit

The Finance Charge that accrues in any monthly billing period is determined on each day in the monthly billing cycle by multiplying the Daily Periodic Rate by the outstanding principal balance (after subtracting payments and adding advances posted that day); then we add the results of these calculations for the number of days in the billing cycle. The Daily Periodic Rate is the Annual Percentage Rate in effect during the monthly billing cycle divided by 365.

In Case Of Errors Or Questions About Your Personal Line Of Credit Transactions

A. Pursuant To The Federal Fair Credit Billing Act

If you think your statement is wrong or if you need more information about checking transactions on your statement which did not arise from an electronic transfer, write us as soon as possible at Valley National Bank, Attn: Customer Care, 1720 Route 23, Wayne, NJ 07470-7533, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. You can contact us at 800-522-4100, but doing so will not preserve your rights. In your letter, give us your name and account number and the dollar amount of the suspected error. Describe the error and explain, if you can,

why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

B. Under Applicable State Law

If you rely upon the 3 months period provided by state law, you may lose important rights that could be preserved by action more promptly under the federal law described in the first paragraph in this section. State law provisions apply only after expiration of the time period for submitting a proper written notice of a billing error under federal law.

In Case Of Error Or Questions About Your Electronic Transfers (Pursuant to the Electronic Fund Transfer Act. Applicable to personal accounts only; does not pertain to wire transfers.)

If you think your statement or receipt is wrong or if you need more information about an electronic transfer on the statement or receipt, please contact us at 800-522-4100; write us at Valley National Bank, Attn: Customer Care, 1720 Route 23, Wayne, NJ 07470-7533, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. Tell us your name and account number and the dollar amount of the suspected error. Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe it is an error or why you need more information. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this or 20 business days if your notice of error involves an electronic fund transfer to or from the account within 30 days after the first deposit to the account was made, we will provisionally credit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

For additional terms and conditions applicable to your account statement, please refer to your account agreement.





P.O. Box 558
Wayne, NJ 07474-0558

Last Statement:
Statement Ending:
Page:

December 31, 2025
January 31, 2026
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1 M0656BLK013126064710 99 000000000 99 002



LAKES AT PARKLAND HOA INC
MONEY MARKET ACCOUNT
C/O BENCHMARK PROPERTY MANAGEMENT
7932 WILES RD
CORAL SPRINGS FL 33067



Email: contactus@valley.com



Visit Us Online: www.valley.com



Mail To: 1720 Route 23, Wayne, NJ 07470

Account Statement

PROPERTY MANAGEMENT MMA - XXXXXX0176

SUMMARY FOR THE PERIOD: 01/01/26 - 01/31/26

LAKES AT PARKLAND HOA INC

Beginning Balance	+	Deposits & Other Credits	-	Withdrawals & Other Debits	=	Ending Balance
\$139,989.47		\$214.17		\$0.00		\$140,203.64

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			\$139,989.47
01/31	INTEREST CREDIT		\$214.17	\$140,203.64
Ending Balance				\$140,203.64

INTEREST RATE CALCULATIONS

Avg. Stmt. Collected Balance	\$139,989.00	Annual % Yield Earned	1.82%
Year-to-Date Interest Paid	\$214.17	Interest Paid	\$214.17

OVERDRAFT FEES

	Total This Period:	Total Year-To-Date:
Total Overdraft Fees:	\$0.00	\$0.00
Total Return Fees	\$0.00	\$0.00





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Wayne, NJ 07474-0558

Account Number:

XXXXXX0176

Statement Date:

01/31/2026

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To Reconcile Your Account

1. Compare the checks listed as paid on your statement with the entries appearing in your checkbook to insure that they have been properly charged to your account.
2. Create a list of all checks that have been issued by you but have not been paid by Valley (Check(s) Outstanding).
3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
2 Add deposits recorded in your checkbook but not shown on this statement.	
3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

Finance Charge Computation For Personal Line Of Credit

The Finance Charge that accrues in any monthly billing period is determined on each day in the monthly billing cycle by multiplying the Daily Periodic Rate by the outstanding principal balance (after subtracting payments and adding advances posted that day); then we add the results of these calculations for the number of days in the billing cycle. The Daily Periodic Rate is the Annual Percentage Rate in effect during the monthly billing cycle divided by 365.

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A. Pursuant To The Federal Fair Credit Billing Act

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why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

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For additional terms and conditions applicable to your account statement, please refer to your account agreement.

