



Caribbean Property Management, Inc.

Professional Community Association Management

Bridgepoint HOA, Inc.

June 30th, 2025

Monthly Financial Statement

Caribbean Property Management, Inc.

12301 SW 132 Ct. Miami, FL 33186

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*Unaudited for management purpose only



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We have compiled the accompanying Financial Statements arising from the Association's transactions. This report has not been reviewed or audited by a Certified Public Accountant. Therefore, the information contained in this report is for management purposes only.

Bridgepoint HOA, Inc.

Balance Sheet

06/30/2025

Assets

Current Assets

Checking/ Savings

City National - OPERATING	246.52
City National Bank - SEC.DEPT.	56,719.16
U.S. Century Bank - Operating	1,628.68
U.S. Century Bank - Reserves	152,570.11
U.S. Century Bank - Special Assess	20,119.28
U.S. Century Bank - Drain Modification	32,791.37

TOTAL Checking/ Savings 264,075.12

TOTAL Current Assets 264,075.12

Owner Receivables 13,473.67

Other Current Assets

Allowance for Bad Debt	(6,400.00)
Prepaid Expenses	3,190.00
Prepaid Insurance	74,840.67
Utility Deposits	224.61
Exchange/ Suspense	514.00
Unbilled Special Assessment	72,634.64

TOTAL Other Current Assets 145,003.92

Total Assets 422,552.71

Liabilities

Prepaid Owners Receivable 19,067.49

Accounts Payable - Net Total 97,966.54

Other Current Liabilities

Security Rental Deposit 61,549.75

TOTAL Other Current Liabilities 61,549.75

LOAN

LOAN - US Century Bank 76,538.42

TOTAL LOAN 76,538.42

Special Assessment 2022

Special Assessment Income 730,840.32

Special Assessment Expenses (685,749.68)

Loan Interest Expense (50,730.10)

Bridgepoint HOA, Inc.

Balance Sheet

06/30/2025

TOTAL Special Assessment 2022	<u>(5,639.46)</u>
Special Assessment 2023	
Special Assessment 2023 Income	75,808.32
Special Assessment 2023 - Expenses	(75,808.32)
<u>Total Liabilities</u>	<u>249,482.74</u>
<u>Fund Balance</u>	
Reserves	
Reserve - Exterior Painting	69,800.80
Reserve - Pavement/ Sealcoating	25,087.63
Reserve - Asphalt Road Repaveme	3,958.98
Reserve - Tennis Ct Resurfacing	2,367.56
Reserve - Stamped Conc. Pavers	28,118.36
Reserve - Guardhouse/Pool Roofs	16,095.17
Reserve - Special/General Funds	30,148.28
Reserve - Fountains	3,294.45
Reserve - Drain Cleaning	5,000.04
Reserve - Lake Enbankment	6,000.00
Reserve - Pool Resurfacing	8,205.94
Reserve - Landscape Replacement	27,666.47
Reserve - Pool Furniture	6,770.88
Reserve - Interest Income	114.34
TOTAL Reserves	<u>232,628.90</u>
Fund Balance - Operating	(54,832.51)
Net Income	(4,726.42)
<u>Total Fund Balance</u>	<u>173,069.97</u>
<u>Total Fund Balance and Liabilities</u>	<u>422,552.71</u>

Bridgepoint HOA, Inc.
Income and Expense Comparative Statement

From : 06/01/2025 to 06/30/2025

<u>June 2025</u>		<u>January to June</u>		
<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>% Used</u>

Revenues

Maintenance Income	54,609	54,642	327,651	327,850	99.94
Reserve Assessments	6,991	6,991	41,949	41,949	100.00
Late Fees Income	165	0	555	0	0.00
Legal Fees Income	0	0	1,270	0	0.00
Security Remotes	200	0	625	0	0.00
Interest - Legal	704	0	704	0	0.00
Miscellaneous Income	150	0	200	0	0.00
Reserves Interest Income	6	0	32	0	0.00
Total Revenues	62, 825	61,633	372,986	369, 799	100.86

Expenses

Administrative

Administrative Expenses	10	0	614	0	0.00
Bad Debt Expense	0	0	105	0	0.00
Corporate Annual Report	0	5	0	30	0.00
Pool Permit	376	50	376	300	125.33
Reimb. Printing & Off Supplies	494	500	3,910	3,000	130.33
TOTAL Administrative	880	555	5,005	3,330	150.30

Insurance

Commercial Property Package	5,726	6,871	34,356	41,227	83.33
TOTAL Insurance	5,726	6,871	34,356	41,227	83.33

Contracted Expenses

Janitorial Maintenance	1,335	1,100	8,010	6,600	121.36
Lake Maintenance	243	238	1,425	1,428	99.79
Landscape Maintenance	4,950	4,950	29,700	29,700	100.00
Management Fees	1,855	1,855	11,130	11,130	100.00
Pest Control/ Exterminating	1,470	368	3,995	2,205	181.18
Pool & Spa Maintenance	770	770	4,620	4,620	100.00
Security	16,487	15,000	101,118	90,000	112.35
Sprinkler Maintenance	0	500	0	3,000	0.00
T.V. Cable Services	8,424	8,024	48,933	48,144	101.64
TOTAL Contracted Expenses	35,534	32,805	208,931	196,827	106.15

<u>June 2025</u>		<u>January to June</u>		
<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>% Used</u>

Professional Fees

Audit, Review, and Compilation	5,000	417	5,000	2,500	200.00
Legal Services	0	833	7,063	5,000	141.26
Tax Return & Preparation Fees	0	42	0	250	0.00
TOTAL Professional Fees	5,000	1,292	12,063	7,750	155.65

Repairs & Maintenance

R&M: Drainage Refund	0	250	0	1,500	0.00
R&M: Building Repairs	300	0	300	0	0.00
R&M: Electrical Repairs	1,800	167	1,800	1,000	180.00
R&M: Entry System Repairs	210	500	3,112	3,000	103.73
R&M: Fertilization	0	0	0	0	0.00
R&M: General Repairs & Maintenance	2,575	1,667	8,317	10,000	83.17
R&M: Gym Equipment	0	333	400	2,000	20.00
R&M: Lawn Ornamental Pest Control	0	0	0	0	0.00
R&M: Maintenance Supplies	336	250	1,688	1,500	112.53
MISC: Miscellaneous Expenses	771	0	771	0	0.00
R&M Misc. Landscape Replacement	0	833	9,350	5,000	187.00
R&M: Sprinkler Repairs	0	1,375	7,480	8,250	90.67
R&M: Tree Trimming / Yearly	18,115	1,542	18,865	9,250	203.95
R&M: Pool & Fountain Repair	1,168	167	7,293	1,000	729.30
TOTAL Repairs & Maintenance	25,275	7,084	59,376	42,500	139.71

Utilities

Electricity	2,283	1,800	13,968	10,800	129.33
Guardhouse Telephone/Internet	271	271	1,623	1,625	99.88
Water & Sewer	275	125	410	750	54.67
TOTAL Utilities	2,829	2,196	16,001	13,175	121.45

Reserves

Reserve Transfer	6,991	6,991	41,949	41,949	100.00
Reserve Deficit	0	3,840	0	23,040	0.00
Reserves Interest Transfer	6	0	32	0	0.00
TOTAL Reserves	6,997	10,831	41,981	64,989	64.60

Total Expenses	82,241	61,634	377,713	369,798	102.14
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Net Income	(19,416)	(1)	(4,727)	1	
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Bridgepoint HOA, Inc.

Receivable Accounts

As of : 06/30/2025

Account	Unit	Balance	Account Name
11.00	11	428.52	Sanchez, Rodolfo & Alina
13.00	13	872.56	ATTORNEY - Leza, Melba
21.00	21	746.26	ATTORNEY - Sosa, Sara
22.00	22	460.37	Viana, Melissa
25.00	25	746.26	ATTORNEY - Caballero, Beatriz
28.00	28	1,299.78	ATTORNEY - Harward, Tresca & William
30.00	30	193.70	Seivright, David & Pauline
34.00	34	241.26	Vidal, Nora
42.00	42	596.26	Clarke, Evelina
50.00	50	29.94	Aleman, Doris & Alfredo & ALEMAN MIRANDA, PLACIDO ALFREDO
56.01	56	4,047.59	ATTORNEY - Tong, Richard & Tong, Linette
68.00	68	34.14	Concetta S, Carlos Astudillo
74.00	74	15.00	Bakarat, Anwar & Munira Elneser, Lina
80.00	80	731.26	Lackey, Ana Maria
88.00	88	1,125.00	Diego, Vicente & Elizabeth
89.00	89	18.00	Chiron, Stewart & Melody
90.00	90	3.26	White, Roger
93.00	93	543.78	Baeza Dagger, Junney Maria & Vazquez Santiago, Melvin
94.00	94	15.00	Fowler, Susan
102.00	102	285.82	Velasco, Laura
103.00	103	174.00	Hernandez, Leticia
107.00	107	865.91	ATTORNEY - Sanchez, Gabriel & Sanchez, Maria

Number	Amount	Details
22	13,473.67	= Total of Receivables (Debit)
		= Total paid in advance (Credit) or zero
22	13,473.67	= Net total of selected accounts

Bridgepoint HOA, Inc.

Prepaid Receivables

As of : 06/30/2025

Account	Unit	Balance	Account Name
2.00	2	(10.00)	Corporation, RME
6.00	6	(716.26)	Tambini, Ana
8.01	8	(131.52)	Franye, Antonio & Patricia
9.00	9	(172.44)	Rojas Marty, Rose Marie
18.00	18	(731.26)	Sara Nazari, Seyed Mohammad H.
19.00	19	(1,070.02)	Siman, Gabriela M. Saca
29.00	29	(7,550.83)	Zeisler, Henry John & Ann S
33.00	33	(325.83)	Sanjurjo, Ernesto
35.00	35	(0.07)	Ricker, Denise
37.00	37	(725.04)	Forns, Armentina
38.00	38	(332.52)	Saunders, Noreen
41.00	41	(522.52)	Marty, Rosemarie Rojas
45.00	45	(658.14)	Corp., La Gorda
47.00	47	(1,276.45)	Green, Thomas & Carole
51.00	51	(689.03)	Berron, Diana
53.01	53	(523.35)	AK, LLC, Juniper
59.00	59	(181.26)	Hernandez, Joseph
61.00	61	(39.48)	Parsons, Ana
62.00	62	(196.26)	Nieves, Gaston Alejandro
63.00	63	(181.76)	Iliffe, Bonifacio Lopez & Christi
65.00	65	(731.26)	Tambini, Ana & Cuenca, Andrea
67.00	67	(30.00)	Parra, Dennisse
72.00	72	(22.41)	Guerrero, Maria
77.01	77	(25.00)	Pittaluga, Chelsea
78.00	78	(731.26)	Patty, Christopher
79.01	79	(0.02)	Stone, Kimberlee
82.01	82	(1.50)	Delgado, Gustavo
84.00	84	(350.59)	Perez, Armando
92.00	92	(513.97)	Perez, Maritza N. & Nicole
104.00	104	(15.00)	Briceno, Mariela
108.00	108	(550.00)	Gonzales, Rodolfo & Gonzalez, Silvia
109.00	109	(4.98)	Verdi, Jorge
110.01	110	(57.46)	Gaffney, Charles P. & Gonzalez, Madelaine M.

Number	Amount	Details
		= Total of Receivables (Debit)
33	(19,067.49)	= Total paid in advance (Credit) or zero
33	(19,067.49)	= Net total of selected accounts

Bridgepoint HOA, Inc.
Summary Aged Accounts Receivable

As of 06/30/2025

Account	Unit	Name	Current	31-60	61-90	Over 90	Total
11.00	11	Sanchez, Rodolfo & Alina	15.00	(125.74)		181.26	428.52
13.00	13	Leza, Melba	746.26		126.30		872.56
			2 - 3/18/2025 - ATP 3 - 7/10/2025 - LEGAL				
21.00	21	Sosa, Sara	(1,815.95)	15.00	196.26	2,350.95	746.26
			1 - 6/16/2025 - 30 Day Notice 2 - 7/10/2025 - ATP 3 - 7/17/2025 - LEGAL				
22.00	22	Viana, Melissa	460.37				460.37
25.00	25	Caballero, Beatriz	746.26				746.26
			1 - 5/19/2025 - 30 Day Notice 2 - 7/10/2025 - ATP 3 - 7/17/2025 - LEGAL				
28.00	28	Harward, Tresca & William	746.26			553.52	1,299.78
			1 - 5/19/2025 - 30 Day Notice 2 - 6/16/2025 - ATP 3 - 6/24/2025 - LEGAL				
30.00	30	Seivright, David & Pauline	193.70				193.70
34.00	34	Vidal, Nora	241.26				241.26
42.00	42	Clarke, Evelina	(2,166.22)			2,762.48	596.26
			1 - 6/16/2025 - 30 Day Notice				
50.00	50	Aleman, Doris & Alfredo & ALEMA	29.94				29.94
56.01	56	Tong, Richard & Tong, Linette	746.26	15.00	746.26	2,540.07	4,047.59
			2 - 3/18/2025 - ATP 3 - 4/15/2025 - LEGAL				
68.00	68	Concetta S, Carlos Astudillo	34.14				34.14
74.00	74	Bakarat, Anwar & Munira Elneser, L	15.00				15.00
80.00	80	Lackey, Ana Maria	731.26				731.26
88.00	88	Diego, Vicente & Elizabeth		(565.00)	550.00	1,140.00	1,125.00
			1 - 6/16/2025 - 30 Day Notice				
89.00	89	Chiron, Stewart & Melody	584.26				18.00
90.00	90	White, Roger	3.26				3.26
93.00	93	Baeza Dagger, Junney Maria & Va	550.00		(6.22)		543.78
			1 - 6/16/2025 - 30 Day Notice				
94.00	94	Fowler, Susan	15.00				15.00
102.00	102	Velasco, Laura	285.82				285.82
103.00	103	Hernandez, Leticia	(181.26)	355.26			174.00
107.00	107	Sanchez, Gabriel & Sanchez, Mar	746.26	15.00	104.65		865.91
			1 - 6/16/2025 - 30 Day Notice 2 - 7/10/2025 - ATP 3 - 7/17/2025 - LEGAL				
Totals	22		2,726.88	(290.48)	1,717.25	9,528.28	13,473.67

Bridgepoint HOA, Inc.

Payable accounts

As of : 06/30/2025

Account	Balance	Account Name
250130.00	1,855.00	Caribbean Property Management
250145.00	932.25	CIRCLE SECURITY SOLUTIONS
250170.00	285.93	DISCOUNT LIGHTING & SUPPLIES, INC.
250200.00	10.54	FIRST INSURANCE FUNDING
250310.30	56,673.54	IPFS CORPORATION
250311.30	1,800.00	JADE FIELD SERVICES CORP
250317.00	975.00	Kleanway Cleaning Services, Inc.
250340.00	300.00	Mc Court Construction, Inc
250420.00	8,243.28	NATIONAL SENTINEL
250465.00	1,600.00	PEDRAZA HOME IMPROVEMENTS LLC
250550.00	550.00	PRO PEST CONTROL, INC.
250612.00	23,065.00	RUBIO GARDEN
250660.00	243.00	THE LAKE DOCTORS, INC.
250702.10	1,433.00	Oliver's Pool

Number	Amount
14	97,966.54

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

City National Bank - Operating Account, Miami	#	xxx8327
101500.00 - City National - OPERATING		

Balance on the bank statement as of 06/30/2025:	246.52	
PLUS: Deposits not yet cleared at the bank as of this date	0.00	
MINUS: Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	246.52	
Balance of the account in our books as of the same date	246.52	
Difference:	0.00	

Deposits and checks that have cleared in current period
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Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals	Checks	Deposits	Number
			0

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

City National Bank - Operating Account, Miami	#	xxx8327
101500.00 - City National - OPERATING		

Checks and Deposits still outstanding (not cleared at the bank yet)
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals		Checks	Deposits	Number
				0



Client Service

Online
 citynational.com

CityTel
 1-800-762-CITY (2489)

Your Banking Center
 HOA
 P.O. Box 025620
 Miami, FL 33102-5620

Telephone
 305-577-7336
 800-435-8839

Your Banking Center Hours
 Lobby: Monday - Friday: 9:00am - 5:00pm

P:39984 / T: / S:



BRIDGEPOINT HOMEOWNERS ASSOCIATION INC
 NEW OPERATING
 12301 SW 132 CT
 CO CARIBBEAN PROPERTY MANAGEMENT
 MIAMI FL 33186-7299



For additional locations
 and hours, please visit
 citynational.com

NMLS 412469
Member
FDIC



Association Non-Interest Checking

Account Summary

Account:	XXXXXX8327	Beginning Balance:	\$246.52
Last Statement:	May 30, 2025	Ending Balance:	\$246.52
This Statement:	June 30, 2025	Average Ledger Balance:	\$246.52
		Low Balance:	\$246.52

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
05-30	Beginning balance			246.52
06-30	Ending totals	0.00	0.00	246.52

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Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

City National Bank - Security Deposit Account, Miami 103000.00 - City National Bank - SEC.DEP.	#	xxx4446
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Balance on the bank statement as of 06/30/2025:	57,219.16	
PLUS: Deposits not yet cleared at the bank as of this date	0.00	
MINUS: Checks not yet cleared at the bank as of this date	-500.00	
Adjusted bank account balance as of the same date	56,719.16	
Balance of the account in our books as of the same date	56,719.16	
Difference:	0.00	

Deposits and checks that have cleared in current period
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals		Checks	Deposits	Number
				0

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

City National Bank - Security Deposit Account, Miami	#	xxx4446
103000.00 - City National Bank - SEC.DEP.		

Checks and Deposits still outstanding (not cleared at the bank yet)
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Date	Ch. #	Trx	Check	Deposits	Description
05/06/2025	614	18258	500.00		Check - ANDRES MEJIA REFUND SECURITY DEPOSIT ACCT 103.00

Totals		Checks	Deposits	Number
		500.00	0.00	1



Client Service

Online
 citynational.com

CityTel
 1-800-762-CITY (2489)

Your Banking Center
 HOA
 P.O. Box 025620
 Miami, FL 33102-5620

Telephone
 305-577-7336
 800-435-8839

Your Banking Center Hours
 Lobby: Monday - Friday: 9:00am - 5:00pm

P:10365 / T: / S:



BRIDGEPOINT HOMEOWNERS ASSOCIATION INC
 SECURITY DEPOSIT ACCOUNT
 C/O CARIBBEAN PROPERTY MGMT
 12301 SW 132 CT SUITE 102
 MIAMI FL 33186-7299



For additional locations
 and hours, please visit
 citynational.com

NMLS 412469
Member
FDIC



Association Non-Interest Checking

Account Summary

Account:	XXXXX4446	Beginning Balance:	\$57,219.16
Last Statement:	May 30, 2025	Ending Balance:	\$57,219.16
This Statement:	June 30, 2025	Average Ledger Balance:	\$57,219.16
		Low Balance:	\$57,219.16

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
05-30	Beginning balance			57,219.16
06-30	Ending totals	0.00	0.00	57,219.16

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Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Operating Account, Doral	#	xxx2920
104100.00 - U.S. Century Bank - Operating		

Balance on the bank statement as of 06/30/2025:	49,061.86	
PLUS: Deposits not yet cleared at the bank as of this date	0.00	
MINUS: Checks not yet cleared at the bank as of this date	-47,433.18	
Adjusted bank account balance as of the same date	1,628.68	
Balance of the account in our books as of the same date	1,628.68	
Difference:	0.00	

Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
04/29/2025	530	18142	770.00		Check - Oliver's Pool Inv. 44
05/13/2025	548	18367	1,855.00		Check - Caribbean Property Management Inv. 24756/June management fees
05/13/2025	547	18366	1,335.00		Check - Caribbean Property Management Inv. 24720/June janitorial fees
05/13/2025	544	18363	770.00		Check - Oliver's Pool Inv. 52
05/13/2025	543	18362	503.00		Check - Zenith Insurance Company Inv. DP136612706001/#Z136612706
05/20/2025	550	18416	8,792.83		Check - NATIONAL SENTINEL Inv. 8851(5/1/25 - 5/15/25)
05/20/2025	551	18417	140.00		Check - Caribbean Property Management Inv. REIMB-GERMAN NAVARRO C
05/21/2025	Dep. # 2664	18433		5,767.65	Deposit 104100.00 - U.S. Century Bank - Operating
05/27/2025	561	18458	10,832.00		Check - BRIDGEPOINT HOMEOWNERS FEBRUARY RESERVE
05/27/2025	559	18456	3,266.03		Check - SIEGFRIED RIVERA Inv. 308507
05/27/2025	560	18457	185.00		Check - CIRCLE SECURITY SOLUTIONS Inv. 46524
05/27/2025	558	18454	61.04		Check - OTTEN RODRIGUEZ REIMBURSE CONTRACTORS LUNCH
05/27/2025	557	18450	35.12		Check - OTTEN RODRIGUEZ REIMBURSE FOR STONES
05/30/2025	Dep. # 2679	18495		514.00	Deposit 104100.00 - U.S. Century Bank - Operating
06/02/2025	DP-175	19094	770.68		Check - MIAMI DADE COUNTY Buildings
06/02/2025	DP-166	18546	274.65		Direct payment - M-DW&SD 2/5/25 - 5/2/25
06/02/2025	DP-167	18548	250.35		Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COU
06/02/2025	DP-168	18550	125.35		Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COU
06/02/2025	Dep. # 2680	18507		1,650.00	Lockbox deposit
06/02/2025	Dep. # 2682	18544		11,187.96	Lockbox deposit
06/03/2025	563	18567	4,950.00		Check - RUBIO GARDEN Inv. 6569
06/03/2025	565	18571	187.50		Check - CIRCLE SECURITY SOLUTIONS Inv. 46546
06/03/2025	564	18568	149.30		Check - OTTEN RODRIGUEZ REIMBURSE BENCHES MATERIALS
06/03/2025	Dep. # 2687	18561		514.00	Lockbox deposit
06/03/2025	Dep. # 2684	18555		731.26	Lockbox deposit
06/03/2025	Dep. # 2686	18559		731.26	Lockbox deposit
06/04/2025	Dep. # 2688	18587		6,151.78	Lockbox deposit
06/05/2025	Dep. # 2690	18595		1,281.26	Lockbox deposit
06/05/2025	Dep. # 2692	18600		1,281.26	Lockbox deposit
06/05/2025	Dep. # 2694	18609		2,200.00	Lockbox deposit
06/05/2025	Dep. # 2697	18625		9,185.43	Deposit 104100.00 - U.S. Century Bank - Operating
06/06/2025	Dep. # 2700	18637		181.26	Lockbox deposit
06/06/2025	Dep. # 2704	18649		550.00	Lockbox deposit
06/06/2025	Dep. # 2698	18632		1,650.00	Lockbox deposit
06/06/2025	Dep. # 2702	18645		2,012.52	Lockbox deposit
06/09/2025	571	18675	435.47		Check - Carina Barcelo REIMBURSE POOL FURNITURE
06/09/2025	572	18676	69.54		Check - Carina Barcelo REIMBURSE POOL FURNITURE
06/09/2025	Dep. # 2706	18653		731.54	Lockbox deposit
06/09/2025	Dep. # 2707	18664		2,562.52	Lockbox deposit
06/10/2025	Dep. # 2731	18780		1,643.78	Lockbox deposit

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Operating Account, Doral	#	xxx2920
104100.00 - U.S. Century Bank - Operating		

Date	Dep. #	Check #	Amount	Debit	Description
06/10/2025	Dep. # 2709	18688		2,012.52	Lockbox deposit
06/11/2025	Dep. # 2713	18703		550.00	Lockbox deposit
06/11/2025	Dep. # 2717	18711		550.00	Lockbox deposit
06/11/2025	Dep. # 2718	18714		575.00	Deposit 104100.00 - U.S. Century Bank - Operating
06/11/2025	Dep. # 2715	18708		731.26	Lockbox deposit
06/11/2025	Dep. # 2711	18699		3,112.52	Lockbox deposit
06/12/2025	DP-169	18719	8,423.91		Direct payment - COMCAST 6/1/25 - 6/30/25
06/12/2025	Dep. # 2720	18718		731.26	Lockbox deposit
06/16/2025	Dep. # 2722	18725		550.00	Lockbox deposit
06/16/2025	Dep. # 2721	18722		731.26	Lockbox deposit
06/17/2025		19098	10.00		Bank fees 104100.00 - U.S. Century Bank - Operating
06/17/2025	Dep. # 2726	18747		550.30	Lockbox deposit
06/17/2025	Dep. # 2724	18744		743.70	Lockbox deposit
06/20/2025	Dep. # 2730	18773		700.00	Deposit 104100.00 - U.S. Century Bank - Operating
06/21/2025	DP-172	18798	2,252.25		Direct payment - FPL 5/9/25 - 6/10/25
06/23/2025	DP-176	19096	735.00		Direct payment - PRO PEST CONTROL, INC.
06/24/2025	578	18796	50.17		Check - OTTEN RODRIGUEZ REIMBURSEMENT
06/24/2025		18919	25.00		Returned Check #125
06/24/2025	564	18801		149.30	Reverse trx 18568, 06/03/25 Check - OTTEN RODRIGUEZ REIMBURSE BEN
06/24/2025	Dep. # 2733	18784		550.00	Lockbox deposit
06/24/2025	Dep. # 2735	18788		731.26	Lockbox deposit
06/25/2025	Dep. # 2736	18805		1,100.00	Lockbox deposit
06/26/2025	DP-173	18809	271.04		Direct payment - COMCAST 6/13/25 - 7/12/25
06/27/2025	Dep. # 2739	18815		1,541.75	Lockbox deposit
06/30/2025	DP-177	19099	30.69		Check - FPL
06/30/2025	Dep. # 2741	18819		406.00	Lockbox deposit

Totals	Checks	Deposits	Number
	47 555.92	66 543.61	66

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Operating Account, Doral 104100.00 - U.S. Century Bank - Operating	#	xxx2920
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Checks and Deposits still outstanding (not cleared at the bank yet)
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Date	Ch. #	Trx	Check	Deposits	Description
06/03/2025	562	18564	10,832.00		Check - BRIDGEPOINT HOMEOWNERS MARCH RESERVE
06/04/2025	566	18590	350.00		Check - A.L.C AIR CONDITIONING & REFRIGERATION Inv. 2025-0512
06/09/2025	573	18677	10,832.00		Check - BRIDGEPOINT HOMEOWNERS APRIL RESERVE
06/09/2025	567	18670	9,067.61		Check - NATIONAL SENTINEL Inv. 8869(5/16/25 - 5/31/25)
06/09/2025	568	18671	5,000.00		Check - PADRON, MONTORO & HARTNEY, LLP Inv.25507/AUDIT & PREPAR
06/09/2025	570	18674	500.00		Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. APRIL 2025
06/09/2025	569	18672	493.59		Check - Caribbean Property Management Inv. 24849
06/24/2025	574	18792	8,243.28		Check - NATIONAL SENTINEL Inv. 8890(6/1/25 - 6/15/25)
06/24/2025	579	18800	1,335.00		Check - Caribbean Property Management Inv. 24791/July janitorial fees
06/24/2025	577	18795	500.00		Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. 5/2,5/9,5/17,5/2
06/24/2025	576	18794	185.00		Check - PRO PEST CONTROL, INC. Inv. 908843
06/24/2025	575	18793	94.70		Check - THE BEAUTIFUL MAILBOX COMPANY Inv. 178078

Totals	Checks 47 433.18	Deposits 0.00	Number 12
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**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
OPERATING
12301 SW 132ND CT
MIAMI FL 33186-7299**

**Page Number 1 of 7
Account Number: 1012012920
Date 06/30/25**

You can view our privacy notice by visiting our website
www.uscentury.com. If you wish to have a copy mailed
to you, call (305) 715-5200.

HOA BUSINESS CK

Summary of Activity Since Your Last Statement

Beginning Balance	6/01/25	30,074.17
Deposits / Misc Credits	37	66,394.31
Withdrawals / Misc Debits	41	47,406.62
Ending Balance	6/30/25	49,061.86
Service Charge		.00
Average Balance		54,371
Average Collected Balance		53,154
Enclosures		20

Deposits and Credits

Date	Amount	Activity Description
6/02	1,650.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/02	2,403.66	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/02	8,784.30	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/03	514.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
6/03	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/03	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/04	6,151.78	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/05	514.00	Deposit
6/05	5,767.65	Deposit
6/05	1,281.26	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/05	1,281.26	BRIDGEPOINT HOA/Settlement



**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
OPERATING
12301 SW 132ND CT
MIAMI FL 33186-7299**

**Page Number
Account Number:
Date**

**2 of 7
1012012920
06/30/25**

Deposits and Credits

Date	Amount	Activity Description
6/05	2,200.00	Caribbean Property Man BRIDGEPOINT HOA/Settlement
6/06	9,185.43	Caribbean Property Man Deposit
6/06	181.26	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/06	550.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
6/06	1,650.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/06	2,012.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/09	731.54	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/09	2,562.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/10	1,643.78	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/10	2,012.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/11	550.00	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/11	550.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
6/11	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/11	3,112.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/11	575.00	Remote Deposit
6/12	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/16	550.00	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/16	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/17	550.30	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/17	743.70	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/20	700.00	Remote Deposit
6/24	550.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/24	731.26	BRIDGEPOINT HOA/Settlement



BRIDGEPOINT HOMEOWNERS ASSOCIATION INC. CARIBBEAN PROPERTY MANAGEMENT, INC. OPERATING 12301 SW 132ND CT MIAMI FL 33186-7299

Page Number 3 of 7 Account Number: 1012012920 Date 06/30/25

Deposits and Credits

Table with 3 columns: Date, Amount, Activity Description. Rows include deposits from Caribbean Property Man on 6/25, 6/27, and 6/30.

Checks in Check Number Order

Table with 9 columns: Date, Check No, Amount, Date, Check No, Amount, Date, Check No, Amount. Lists various checks from 6/04 to 6/18.

* indicates a break in check number sequence

Withdrawals and Debits

Table with 3 columns: Date, Amount, Activity Description. Lists various withdrawals and debits from 6/02 to 6/17.



**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
OPERATING
12301 SW 132ND CT
MIAMI FL 33186-7299**

**Page Number 4 of 7
Account Number: 1012012920
Date 06/30/25**

Withdrawals and Debits

Date	Amount	Activity Description
6/23	735.00	PRO PEST CONTROL/PROPESTCON BRIDGEPOINT HOA
6/24	30.69	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	33.51	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	35.71	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	85.38	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	98.32	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	169.58	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	176.66	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	177.84	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	327.16	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	523.25	FPL DIRECT DEBIT/ELEC PYMT BRIDGEPOINT HOMEOWNERS
6/24	25.00	Chargeback
6/24	10.00	Deposit Item Chargeback Fee
6/30	271.04	COMCAST-XFINITY/CABLE SVCS BRIDGEPOINT *HOA

Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
6/02	41,542.29	6/11	74,157.35	6/23	47,439.67
6/03	42,868.46	6/12	73,033.61	6/24	47,027.83
6/04	46,005.24	6/13	69,767.58	6/25	47,622.82
6/05	48,256.58	6/16	62,439.93	6/27	49,164.57
6/06	61,835.79	6/17	58,306.67	6/30	49,061.86
6/09	65,129.85	6/18	47,474.67		
6/10	68,786.15	6/20	48,174.67		

DEPOSIT TICKET
 U.S. CENTURY BANK

For: Bridgepoint HOA
 Date: 5-30-2025
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

RELATIVE	CHECK	CASH	TOTAL
1	514		514
			TOTAL 514.00

CURRENCY: DOLLARS 710 CENTS 10
 ACCOUNT NUMBER: * 1012012920 \$ 514.00

06/05/2025 \$514.00

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000547

Date: 05/13/2025

Pay: ** One thousand three hundred thirty-five and 00/100 Dollars \$ 1,335.00

To the order of: Caribbean Property Management
 12301 SW 132 CT
 Miami FL 33186

By: Carin Rees

Note: Inv. 24720 (June janitorial fees)

06/04/2025 547 \$1,335.00

DEPOSIT TICKET
 U.S. CENTURY BANK

For: Bridgepoint HOA
 Date: 5-21-2025
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

RELATIVE	CHECK	CASH	TOTAL
1	576.65		576.65
			TOTAL 576.65

CURRENCY: DOLLARS 1103 CENTS 03
 ACCOUNT NUMBER: * 1012012920 \$ 576.65

06/05/2025 \$5,767.65

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000548

Date: 05/13/2025

Pay: ** One thousand eight hundred fifty-five and 00/100 Dollars \$ 1,855.00

To the order of: Caribbean Property Management
 12301 SW 132 CT
 Miami FL 33186

By: Carin Rees

Note: Inv. 24758 (June management fees)

06/12/2025 548 \$1,855.00

DEPOSIT TICKET
 U.S. CENTURY BANK

For: Bridgepoint HOA
 Date: 6-3-2025
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

RELATIVE	CHECK	CASH	TOTAL
1	9185.43		9185.43
			TOTAL 9185.43

CURRENCY: DOLLARS 11175 CENTS 03
 ACCOUNT NUMBER: * 1012012920 \$ 9185.43

06/06/2025 \$9,185.43

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000550

Date: 05/20/2025

Pay: ** Eight thousand seven hundred ninety-two and 83/100 Dollars \$ 8,792.83

To the order of: NATIONAL SENTINEL
 15715 SOUTH DIXIE HWY. STE 227
 PALMETTO BAY FL 33157

By: Carin Rees

Note: Inv. 8851 (5/1/25 - 5/15/25)

06/05/2025 550 \$8,792.83

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000530

Date: 04/29/2025

Pay: ** Seven hundred seventy and 00/100 Dollars \$ 770.00

To the order of: Oliver's Pool
 1907 Sw 136th PL
 Miami FL 33175

By: Carin Rees

Note: Inv. 44

06/04/2025 530 \$770.00

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000551

Date: 05/20/2025

Pay: ** One hundred forty and 00/100 Dollars \$ 140.00

To the order of: Caribbean Property Management
 12301 SW 132 CT
 Miami FL 33186

By: Carin Rees

Note: Inv. REIMB-GERMAN NAVARRO CONCRETE POLES

06/04/2025 551 \$140.00

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000543

Date: 05/13/2025

Pay: ** Five hundred three and 00/100 Dollars \$ 503.00

To the order of: Zenith Insurance Company
 4415 Collections Center Drive
 Chicago IL 60693-0044

By: Carin Rees

Note: Inv. DP1366127069001#Z136612706

06/02/2025 543 \$503.00

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000557

Date: 05/27/2025

Pay: ** Thirty-five and 12/100 Dollars \$ 35.12

To the order of: OTTEN RODRIGUEZ

By: Carin Rees

Note: REIMBURSE FOR STONES

06/02/2025 557 \$35.12

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000544

Date: 05/13/2025

Pay: ** Seven hundred seventy and 00/100 Dollars \$ 770.00

To the order of: Oliver's Pool
 1907 Sw 136th PL
 Miami FL 33175

By: Carin Rees

Note: Inv. 52

06/04/2025 544 \$770.00

Bridgepoint HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172
 000558

Date: 05/27/2025

Pay: ** Sixty-one and 04/100 Dollars \$ 61.04

To the order of: OTTEN RODRIGUEZ

By: Carin Rees

Note: REIMBURSE CONTRACTORS LUNCH

06/02/2025 558 \$61.04

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000559

Date: 05/27/2025

Pay ** Three thousand two hundred sixty-six and 03/100 Dollars \$ 3,266.03

To the order of SIEGFRIED RIVERA
 201 ALHAMBRA CR, 11 FLOOR
 CORAL GABLES FL 33134

Note: Inv. 306507

By: *Aileen Riera*

Signature Line

06/13/2025 559 \$3,266.03

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000572

Date: 06/09/2025

Pay ** Sixty-nine and 54/100 Dollars \$ 69.54

To the order of Carina Barcelo
 6970 SW 54 ST
 Miami FL 33155

Note: REIMBURSE POOL FURNITURE

By: *Aileen Riera*

Signature Line

06/25/2025 572 \$69.54

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000560

Date: 05/27/2025

Pay ** One hundred eighty-five and 00/100 Dollars \$ 185.00

To the order of CIRCLE SECURITY SOLUTIONS
 6815 SW 81 TERRACE
 MIAMI FL 33143

Note: Inv. 46524

By: *Aileen Riera*

Signature Line

06/16/2025 560 \$185.00

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000578

Date: 06/24/2025

Pay ** Fifty and 17/100 Dollars \$ 50.17

To the order of OTTEN RODRIGUEZ

Note: REIMBURSEMENT

By: *Aileen Riera*

Signature Line

06/30/2025 578 \$50.17

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000561

Date: 05/27/2025

Pay ** Ten thousand eight hundred thirty-two and 00/100 Dollars \$ 10,832.00

To the order of BRIDGEPOINT HOMEOWNERS
 12301 SW 132 CT
 MIAMI FL 33186

Note: FEBRUARY RESERVE

By: *Aileen Riera*

Signature Line

06/18/2025 561 \$10,832.00

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000563

Date: 06/03/2025

Pay ** Four thousand nine hundred fifty and 00/100 Dollars \$ 4,950.00

To the order of RUBIO GARDEN
 20195 SW 190 STREET
 MIAMI FL 33187

Note: Inv. 6589

By: *Aileen Riera*

Signature Line

06/17/2025 563 \$4,950.00

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000565

Date: 06/03/2025

Pay ** One hundred eighty-seven and 50/100 Dollars \$ 187.50

To the order of CIRCLE SECURITY SOLUTIONS
 6815 SW 81 TERRACE
 MIAMI FL 33143

Note: Inv. 46546

By: *Aileen Riera*

Signature Line

06/30/2025 565 \$187.50

BRIDGEPOINT HOA, Inc.
 c/o Caribbean Property Management, Inc.
 12301 SW 132nd CT
 Miami FL 33186
 USA

US Century Bank
 Operating Account
 2301 NW 87 Ave
 Doral FL 33172

000571

Date: 06/09/2025

Pay ** Four hundred thirty-five and 47/100 Dollars \$ 435.47

To the order of Carina Barcelo
 6970 SW 54 ST
 Miami FL 33155

Note: REIMBURSE POOL FURNITURE

By: *Aileen Riera*

Signature Line

06/25/2025 571 \$435.47

IMPORTANT NOTICE OF CHANGE IN TERMS

NOTICE OF CHANGE TO OUR FUNDS AVAILABILITY POLICY OF YOUR ACCOUNT

Effective: July 1, 2025

We are making changes to our funds availability policy. The dollar amounts in **bold** have increased.

Next-Day Availability

In some cases, we will not make all of the funds that you deposit by check available to you on the first business day after the day of your deposit. Depending on the type of check that you deposit, funds may not be available until the second business day after the day of your deposit. The first **\$275** of your deposit, however, will be available on the first business day.

Safeguard Exceptions

In addition, funds you deposit by check may be delayed for a longer period under the following circumstances:

- > We believe a check you deposited will not be paid
- > You deposit checks totaling more than **\$6,725** on any one day
- > You redeposit a check that has been returned unpaid
- > **\$6,725** if you have overdrawn your account repeatedly in the last six months
- > If there is an emergency, such as failure of computer or communications equipment

Special Rule for New Accounts

Funds from electronic direct deposits to your account will be available on the day we receive the deposit. Funds from deposits of cash, wire transfers, and the first **\$6,725** of a day's total deposits of cashier's, certified, teller's, traveler's, and federal, state and local government checks will be available on the first business day after the day of your deposit if the deposit meets certain conditions. For example, the checks must be payable to you (and you may have to use a special deposit slip). The excess over **\$6,725** will be available on the ninth business day after the day of your deposit. If your deposit of these checks (other than a U.S. Treasury check) is not made in person to one of our employees, the first **\$6,725** will not be available until the second business day after the day of your deposit.

The result of this change is that, in the circumstance when the updated dollar amounts apply, more money will be made available to you sooner.



U.S. CENTURY BANK

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Reserves Account, Doral 104200.00 - U.S. Century Bank - Reserves	#	xxx6235
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Balance on the bank statement as of 06/30/2025:	130,906.11	
PLUS: Deposits not yet cleared at the bank as of this date	21,664.00	
MINUS: Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	152,570.11	
Balance of the account in our books as of the same date	152,570.11	
Difference:	0.00	

Deposits and checks that have cleared in current period
--

Date	Ch. #	Trx	Check	Deposits	Description
05/27/2025	561	18458		10,832.00	Check - BRIDGEPOINT HOMEOWNERS FEBRUARY RESERVE
06/27/2025	DP-1	18857	18,130.64		Direct payment - RISK STRATEGIES COMPANY DOWN PAYMENT
06/30/2025		19101		5.85	Interest 104200.00 - U.S. Century Bank - Reserves

Totals	Checks	Deposits	Number
	18 130.64	10 837.85	3

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Reserves Account, Doral	#	xxx6235
104200.00 - U.S. Century Bank - Reserves		

Checks and Deposits still outstanding (not cleared at the bank yet)

Date	Ch. #	Trx	Check	Deposits	Description
06/03/2025	562	18564		10,832.00	Check - BRIDGEPOINT HOMEOWNERS MARCH RESERVE
06/09/2025	573	18677		10,832.00	Check - BRIDGEPOINT HOMEOWNERS APRIL RESERVE

Totals		Checks	Deposits	Number
		0.00	21 664.00	2



BRIDGEPOINT HOMEOWNERS ASSOCIATION INC. CARIBBEAN PROPERTY MANAGEMENT, INC. RESERVE 12301 SW 132ND CT MIAMI FL 33186-7299

Page Number 1 of 3 Account Number: 1014006235 Date 06/30/25

You can view our privacy notice by visting our website www.uscentury.com. If you wish to have a copy mailed to you, call (305) 715-5200.

HOA BUSINESS MMK

Summary of Activity Since Your Last Statement

Table with 3 columns: Description, Date, Amount. Rows include Beginning Balance, Deposits / Misc Credits, Withdrawals / Misc Debits, Ending Balance, Service Charge, Interest Paid Thru, Interest Paid Year To Date, Average Balance, Average Collected Balance, Average Rate / Cycle Days, Enclosures.

Deposits and Credits

Table with 3 columns: Date, Amount, Activity Description. Rows for 6/18 Deposit and 6/30 Interest Paid.

Withdrawals and Debits

Table with 3 columns: Date, Amount, Activity Description. Row for 6/30 withdrawal to BRIDGEPOINT HOMEOWNERS.

Daily Balance Summary

Table with 6 columns: Date, Balance, Date, Balance, Date, Balance. Shows balance at 6/18 and 6/30.

DEPOSIT TICKET
U.S. CENTURY BANK

For Bridgmont HOA
Date 6/11/2025
DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CURRENCY	AMOUNT	DATE	REMARKS
CASH	10832.00		

ACCOUNT NUMBER * 1014006235 \$ 10832.00

⑆5012⑈5397⑆

06/18/2025 \$10,832.00

PLEASE RE-ENTER TOTAL BELOW

IMPORTANT NOTICE OF CHANGE IN TERMS

NOTICE OF CHANGE TO OUR FUNDS AVAILABILITY POLICY OF YOUR ACCOUNT

Effective: July 1, 2025

We are making changes to our funds availability policy. The dollar amounts in **bold** have increased.

Next-Day Availability

In some cases, we will not make all of the funds that you deposit by check available to you on the first business day after the day of your deposit. Depending on the type of check that you deposit, funds may not be available until the second business day after the day of your deposit. The first **\$275** of your deposit, however, will be available on the first business day.

Safeguard Exceptions

In addition, funds you deposit by check may be delayed for a longer period under the following circumstances:

- > We believe a check you deposited will not be paid
- > You deposit checks totaling more than **\$6,725** on any one day
- > You redeposit a check that has been returned unpaid
- > **\$6,725** if you have overdrawn your account repeatedly in the last six months
- > If there is an emergency, such as failure of computer or communications equipment

Special Rule for New Accounts

Funds from electronic direct deposits to your account will be available on the day we receive the deposit. Funds from deposits of cash, wire transfers, and the first **\$6,725** of a day's total deposits of cashier's, certified, teller's, traveler's, and federal, state and local government checks will be available on the first business day after the day of your deposit if the deposit meets certain conditions. For example, the checks must be payable to you (and you may have to use a special deposit slip). The excess over **\$6,725** will be available on the ninth business day after the day of your deposit. If your deposit of these checks (other than a U.S. Treasury check) is not made in person to one of our employees, the first **\$6,725** will not be available until the second business day after the day of your deposit.

The result of this change is that, in the circumstance when the updated dollar amounts apply, more money will be made available to you sooner.



U.S. CENTURY BANK

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Special Assessment, Doral	#	xxx2946
104300.00 - U.S. Century Bank - Special Assess		

Balance on the bank statement as of 06/30/2025:	20,119.28	
PLUS: Deposits not yet cleared at the bank as of this date	0.00	
MINUS: Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	20,119.28	
Balance of the account in our books as of the same date	20,119.28	
Difference:	0.00	

Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
05/21/2025	Dep. # 2665	18438		725.04	Deposit 104300.00 - U.S. Century Bank - Special Assess
06/02/2025	Dep. # 2681	18508		181.26	Lockbox deposit
06/02/2025	Dep. # 2683	18545		4,012.60	Lockbox deposit
06/03/2025	Dep. # 2685	18556		731.56	Lockbox deposit
06/04/2025	Dep. # 2689	18588		2,368.82	Lockbox deposit
06/05/2025	Dep. # 2693	18601		181.26	Lockbox deposit
06/05/2025	Dep. # 2695	18610		543.78	Lockbox deposit
06/05/2025	Dep. # 2696	18614		544.52	Deposit 104300.00 - U.S. Century Bank - Special Assess
06/05/2025	Dep. # 2691	18596		731.26	Lockbox deposit
06/06/2025	Dep. # 2703	18646		181.26	Lockbox deposit
06/06/2025	Dep. # 2705	18650		550.00	Lockbox deposit
06/06/2025	Dep. # 2701	18638		912.52	Lockbox deposit
06/06/2025	Dep. # 2699	18633		1,462.52	Lockbox deposit
06/09/2025	Dep. # 2708	18665		1,825.04	Lockbox deposit
06/10/2025	Dep. # 2732	18781		1,100.00	Lockbox deposit
06/10/2025	Dep. # 2710	18689		1,462.52	Lockbox deposit
06/11/2025	Dep. # 2714	18704		181.26	Lockbox deposit
06/11/2025	Dep. # 2716	18709		181.26	Lockbox deposit
06/11/2025	Dep. # 2719	18716		181.26	Deposit 104300.00 - U.S. Century Bank - Special Assess
06/11/2025	Dep. # 2712	18700		543.78	Lockbox deposit
06/16/2025	Dep. # 2723	18726		181.26	Lockbox deposit
06/17/2025	Dep. # 2725	18745		181.26	Lockbox deposit
06/18/2025	Dep. # 2728	18760		550.00	Lockbox deposit
06/20/2025	Dep. # 2729	18770		543.78	Deposit 104300.00 - U.S. Century Bank - Special Assess
06/24/2025	Dep. # 2734	18785		181.26	Lockbox deposit
06/25/2025	Dep. # 2737	18806		181.26	Lockbox deposit
06/26/2025	Dep. # 2738	18808		181.28	Lockbox deposit
06/27/2025		19102	19,349.74		Loan Payment
06/27/2025	Dep. # 2740	18816		912.52	Lockbox deposit
06/30/2025	Dep. # 2742	18820		181.26	Lockbox deposit

Totals	Checks	Deposits	Number
	19 349.74	21 695.40	30

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

US Century Bank - Special Assessment, Doral	#	xxx2946
104300.00 - U.S. Century Bank - Special Assess		

Checks and Deposits still outstanding (not cleared at the bank yet)
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals		Checks	Deposits	Number
				0



**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
RESTRICTED-SPECIAL ASSESSMENT
12301 SW 132ND CT
MIAMI FL 33186-7299**

Page Number 1 of 5
Account Number: 1012012946
Date 06/30/25

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HOA BUSINESS CK

Summary of Activity Since Your Last Statement

Beginning Balance	6/01/25	17,773.62
Deposits / Misc Credits	30	21,695.40
Withdrawals / Misc Debits	1	19,349.74
Ending Balance	6/30/25	20,119.28
Service Charge		.00
Average Balance		31,701
Average Collected Balance		31,562
Enclosures		3

Deposits and Credits

Date	Amount	Activity Description
6/02	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/02	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/02	3,831.34	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/03	731.56	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/04	2,368.82	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/05	725.04	Deposit
6/05	181.26	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/05	543.78	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/05	731.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/06	544.52	Deposit
6/06	181.26	BRIDGEPOINT HOA/Settlement



**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
RESTRICTED-SPECIAL ASSESSMENT
12301 SW 132ND CT
MIAMI FL 33186-7299**

**Page Number 2 of 5
Account Number: 1012012946
Date 06/30/25**

Deposits and Credits

Date	Amount	Activity Description
6/06	550.00	Caribbean Property Man VANCO PAYMENTS/GATEWAY
6/06	912.52	CARIBBEAN PROPERTY MAN ClickPay STL CC/CP STL CC
6/06	1,462.52	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
6/09	1,825.04	Caribbean Property Man BRIDGEPOINT HOA/Settlement
6/10	1,100.00	Caribbean Property Man ClickPay STL CC/CP STL CC
6/10	1,462.52	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
6/11	181.26	Caribbean Property Man ClickPay STL CC/CP STL CC
6/11	181.26	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
6/11	543.78	Caribbean Property Man BRIDGEPOINT HOA/Settlement
6/11	181.26	Caribbean Property Man Remote Deposit
6/16	181.26	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
6/17	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/18	550.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
6/20	543.78	Remote Deposit
6/24	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/25	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/26	181.28	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/27	912.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
6/30	181.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man

Withdrawals and Debits

Date	Amount	Activity Description
6/27	19,349.74	500531918 BRIDGEPOINT PMT DUE 6/27/25



U.S. CENTURY BANK

**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
CARIBBEAN PROPERTY MANAGEMENT, INC.
RESTRICTED-SPECIAL ASSESSMENT
12301 SW 132ND CT
MIAMI FL 33186-7299**

Page Number 3 of 5
Account Number: 1012012946
Date 06/30/25

Daily Balance Summary

Date	Balance	Date	Balance	Date	Balance
6/02	21,967.48	6/10	35,287.58	6/24	38,012.70
6/03	22,699.04	6/11	36,375.14	6/25	38,193.96
6/04	25,067.86	6/16	36,556.40	6/26	38,375.24
6/05	27,249.20	6/17	36,737.66	6/27	19,938.02
6/06	30,900.02	6/18	37,287.66	6/30	20,119.28
6/09	32,725.06	6/20	37,831.44		

DEPOSIT TICKET
U.S. CENTURY BANK

For Bridgepoint SA
Date 5-21-2025
DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CHECKS AND OTHER ITEMS ARE RECEIVED FOR DEPOSIT SUBJECT TO THE PROVISIONS OF THE UNIFORM COMMERCIAL CODE OR ANY APPLICABLE COLLECTION AGREEMENT

CURRENCY	AMOUNT	DOLLARS	CENTS
CASH	2496	18	26
CHECK	2491	18	26
CHECK	0014	18	26
CHECK	0014	18	26
TOTAL		725	04

ACCOUNT NUMBER * 1012012946 \$ 725.04

⑆50⑆2⑆⑆5397⑆

06/05/2025 \$725.04

DEPOSIT TICKET
U.S. CENTURY BANK

For Bridgepoint HOA
Date 6-4-2025
DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CHECKS AND OTHER ITEMS ARE RECEIVED FOR DEPOSIT SUBJECT TO THE PROVISIONS OF THE UNIFORM COMMERCIAL CODE OR ANY APPLICABLE COLLECTION AGREEMENT

CURRENCY	AMOUNT	DOLLARS	CENTS
CASH	12	18	26
CHECK	174	18	26
CHECK	173	18	26
TOTAL		544	52

ACCOUNT NUMBER * 1012012946 \$ 544.52

⑆50⑆2⑆⑆5397⑆

06/06/2025 \$544.52

IMPORTANT NOTICE OF CHANGE IN TERMS

NOTICE OF CHANGE TO OUR FUNDS AVAILABILITY POLICY OF YOUR ACCOUNT

Effective: July 1, 2025

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Next-Day Availability

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Safeguard Exceptions

In addition, funds you deposit by check may be delayed for a longer period under the following circumstances:

- > We believe a check you deposited will not be paid
- > You deposit checks totaling more than **\$6,725** on any one day
- > You redeposit a check that has been returned unpaid
- > **\$6,725** if you have overdrawn your account repeatedly in the last six months
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Special Rule for New Accounts

Funds from electronic direct deposits to your account will be available on the day we receive the deposit. Funds from deposits of cash, wire transfers, and the first **\$6,725** of a day's total deposits of cashier's, certified, teller's, traveler's, and federal, state and local government checks will be available on the first business day after the day of your deposit if the deposit meets certain conditions. For example, the checks must be payable to you (and you may have to use a special deposit slip). The excess over **\$6,725** will be available on the ninth business day after the day of your deposit. If your deposit of these checks (other than a U.S. Treasury check) is not made in person to one of our employees, the first **\$6,725** will not be available until the second business day after the day of your deposit.

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U.S. CENTURY BANK

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

U.S. Century Bank - Drain Modification Account, Miami	#	xxx4452
104500.00 - U.S. Century Bank - Drain Modification		

Balance on the bank statement as of 06/30/2025:	32,791.37	
PLUS: Deposits not yet cleared at the bank as of this date	0.00	
MINUS: Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	32,791.37	
Balance of the account in our books as of the same date	32,791.37	
Difference:	0.00	

Deposits and checks that have cleared in current period
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals	Checks	Deposits	Number
			0

Bridgepoint HOA, Inc.

Bank Reconciliation : 06/30/2025

U.S. Century Bank - Drain Modification Account, Miami	#	xxx4452
104500.00 - U.S. Century Bank - Drain Modification		

Checks and Deposits still outstanding (not cleared at the bank yet)

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals		Checks	Deposits	Number
				0



U.S. CENTURY BANK

**BRIDGEPOINT HOMEOWNERS ASSOCIATION
INC.
C/O CARIBBEAN PROPERTY MANAGEMENT, INC.
DRAIN MODIFICATION ACCOUNT
12301 SW 132ND CT
MIAMI FL 33186-7299**

Page Number 1 of 2
Account Number: 1012014452
Date 06/30/25

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HOA BUSINESS CK

Summary of Activity Since Your Last Statement

Beginning Balance	6/01/25	32,791.37
Deposits / Misc Credits	0	.00
Withdrawals / Misc Debits	0	.00
Ending Balance	6/30/25	32,791.37
Service Charge		.00
Average Balance		32,791
Average Collected Balance		32,791

IMPORTANT NOTICE OF CHANGE IN TERMS

NOTICE OF CHANGE TO OUR FUNDS AVAILABILITY POLICY OF YOUR ACCOUNT

Effective: July 1, 2025

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- > **\$6,725** if you have overdrawn your account repeatedly in the last six months
- > If there is an emergency, such as failure of computer or communications equipment

Special Rule for New Accounts

Funds from electronic direct deposits to your account will be available on the day we receive the deposit. Funds from deposits of cash, wire transfers, and the first **\$6,725** of a day's total deposits of cashier's, certified, teller's, traveler's, and federal, state and local government checks will be available on the first business day after the day of your deposit if the deposit meets certain conditions. For example, the checks must be payable to you (and you may have to use a special deposit slip). The excess over **\$6,725** will be available on the ninth business day after the day of your deposit. If your deposit of these checks (other than a U.S. Treasury check) is not made in person to one of our employees, the first **\$6,725** will not be available until the second business day after the day of your deposit.

The result of this change is that, in the circumstance when the updated dollar amounts apply, more money will be made available to you sooner.



U.S. CENTURY BANK

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Payables Summary				Beginning Balance		16,382.60
06/30/2025	Total of transactions			84,028.71	165,612.65	
Totals				84,028.71	165,612.65	97,966.54
1.00 Jeanette Torres				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15816	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 1	15928	18497	181.26		731.26
06/05/2025	Received by ch. A2506041800_JO6KW9 LB from Jeanette Torres. Thank you	15816,15928	18594		731.26	0.00
Totals				731.26	731.26	0.00
2.00 RME Corporation				Beginning Balance		(10.00)
06/01/2025	Common charges - June 2025	15817	18496	550.00		540.00
06/02/2025	Received by ch. A2506010619_MA5SK5 LB from RME Corporation. Thank you	15817,16029	18511		550.00	(10.00)
Totals				550.00	550.00	(10.00)
3.01 Liliana Salazar				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15818	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 3	15929	18497	181.26		731.26
06/02/2025	Received by ch. A2506010534_A16HN6 LB from Liliana Salazar. Thank you	15929	18518		181.26	550.00
06/06/2025	Received by ch. A2506050439_XO6ME6 LB from Liliana Salazar. Thank you	15818	18630		550.00	0.00
Totals				731.26	731.26	0.00
4.00 Rosalba Millet				Beginning Balance		1,570.52
06/01/2025	Common charges - June 2025	15819	18496	550.00		2,120.52
06/01/2025	Special Assessment 2022 Unit 4	15930	18497	181.26		2,301.78
06/04/2025	Received by ch. A2506031133_BH3FA5 LB from Rosalba Millet. Thank you	15763	18572		839.26	1,462.52
06/04/2025	Received by ch. A2506031131_OC0OF9 LB from Rosalba Millet. Thank you	15547,15658,15819	18573		1,100.00	362.52
06/04/2025	Received by ch. A2506031131_YJ5ZN6 LB from Rosalba Millet. Thank you	15819,15930	18581		362.52	0.00
Totals				731.26	2,301.78	0.00
5.00 Walter & Katherine Brewer				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15820	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 5	15931	18497	181.26		731.26
06/09/2025	Received by ch. A2506060754_XR4MA9 LB from Walter & Katherine Brewer.	15820,15931	18659		731.26	0.00
Totals				731.26	731.26	0.00
6.00 JRRAA INVESTMENTS LLC				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15821	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 6	15932	18497	181.26		731.26
06/05/2025	Received by ch. 6198. Thank you	15549	18615		550.00	181.26
06/11/2025	Received by ch. 4487. Thank you	15932	18715		181.26	0.00
06/16/2025	Late payment fees	16059	18727	15.00		15.00
06/27/2025	Received by ch. A2506260425_ZF8RX0 LB from JRRAA INVESTMENTS LLC. Than	15388,15821	18811		550.00	(535.00)
06/27/2025	Received by ch. A2506260425_SH6PW2 LB from JRRAA INVESTMENTS LLC. Than	16059,16084	18813		181.26	(716.26)

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Totals				746.26	1,462.52	(716.26)
7.00 Leticia Berrones				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15822	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 7	15933	18497	181.26		731.26
06/04/2025	Received by ch. A2506030500_FC7ZO1 LB from Leticia Berrones. Thank you	15933,15822	18576		731.26	0.00
Totals				731.26	731.26	0.00
8.01 Antonio & Patricia Franye				Beginning Balance		(167.52)
06/01/2025	Common charges - June 2025	15823	18496	550.00		382.48
06/03/2025	Received by ch. B250602_CA1SZ3 LB from Antonio & Patricia Franye. Than	15551,15823	18560		514.00	(131.52)
Totals				550.00	514.00	(131.52)
9.00 Rose Marie Rojas Marty				Beginning Balance		(353.70)
06/01/2025	Common charges - June 2025	15824	18496	550.00		196.30
06/01/2025	Special Assessment 2022 Unit 9	15934	18497	181.26		377.56
06/05/2025	Received by ch. L250604_IE2MZ1 LB from Rose Marie Rojas Marty. Thank y	16035	18602		550.00	(172.44)
Totals				731.26	550.00	(172.44)
10.00 Lissette & Norma Luaces				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15825	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 10	15935	18497	181.26		731.26
06/09/2025	Received by ch. A2506060426_VV3I2Z LB from Lissette & Norma Luaces. Th	15825	18655		550.00	181.26
06/09/2025	Received by ch. A2506060424_KM8VU8 LB from Lissette & Norma Luaces. Th	15935	18662		181.26	0.00
Totals				731.26	731.26	0.00
11.00 Rodolfo & Alina Sanchez				Beginning Balance		232.26
06/01/2025	Common charges - June 2025	15826	18496	550.00		782.26
06/01/2025	Special Assessment 2022 Unit 11	15936	18497	181.26		963.52
06/05/2025	Received by ch. 7969. Thank you	16040	18616		550.00	413.52
06/16/2025	Late payment fees	16060	18728	15.00		428.52
Totals				746.26	550.00	428.52
12.00 Michelle Santisteben				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15827	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 12	15937	18497	181.26		731.26
06/02/2025	Received by ch. A2506010548_DO3QN6 LB from Michelle Santisteben. Thank	15827	18516		550.00	181.26
06/02/2025	Received by ch. A2506010623_JZ2LA2 LB from Michelle Santisteben. Thank	15937	18531		181.26	0.00
Totals				731.26	731.26	0.00
13.00 Melba Leza				Beginning Balance		876.30
06/01/2025	Common charges - June 2025	15828	18496	550.00		1,426.30
06/01/2025	Special Assessment 2022 Unit 13	15938	18497	181.26		1,607.56
06/02/2025	Received by ch. A2505301335_VG8SN2 LB from Melba Leza. Thank you	15394,15205,15556,15666	18528		750.00	857.56
06/16/2025	Late payment fees	16061	18729	15.00		872.56

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Totals				746.26	750.00	872.56
				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15829	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 14	15939	18497	181.26		731.26
06/02/2025	Received by ch. A2506010524_RT0VV4 LB from Gladys M. Mendez. Thank you	15829	18520		550.00	181.26
06/02/2025	Received by ch. A2506010540_LO3XJ2 LB from Gladys M. Mendez. Thank you	15939	18536		181.26	0.00
Totals				731.26	731.26	0.00
				Beginning Balance		0.00
15.00 Marco Zuleta & Laura L Meyers						
06/01/2025	Common charges - June 2025	15830	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 15	15940	18497	181.26		731.26
06/02/2025	Received by ch. A2506010622_RL0AY2 LB from Marco Zuleta & Laura L Meye	15940	18510		181.26	550.00
06/02/2025	Received by ch. A2506010548_RI6QU4 LB from Marco Zuleta & Laura L Meye	15830	18533		550.00	0.00
Totals				731.26	731.26	0.00
				Beginning Balance		0.00
16.01 Ricardo E. Damas & Cristina M. Lopez						
06/01/2025	Common charges - June 2025	15831	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 16	15941	18497	181.26		731.26
06/04/2025	Received by ch. A2506030445_JX7ZB8 LB from Ricardo E. Damas & Cristina	15559,15831	18578		550.00	181.26
06/04/2025	Received by ch. A2506030445_CT9VE0 LB from Ricardo E. Damas & Cristina	15941	18586		181.26	0.00
Totals				731.26	731.26	0.00
				Beginning Balance		0.00
17.00 Wechenberg, Wendee						
06/01/2025	Common charges - June 2025	15832	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 17	15942	18497	181.26		731.26
06/10/2025	Received by ch. T2506070425_RV5HA6 LB from Florence Wechsberg. Thank y	15832,15942	18774		731.26	0.00
Totals				731.26	731.26	0.00
				Beginning Balance		(731.26)
18.00 Seyed Mohammad H. & Sara Nazari						
06/01/2025	Common charges - June 2025	15833	18496	550.00		(181.26)
06/01/2025	Special Assessment 2022 Unit 18	15943	18497	181.26		0.00
06/27/2025	Received by ch. A2506252254_IB3WX5 LB from Seyed Mohammad H. & Sara Na	16085	18814		731.26	(731.26)
Totals				731.26	731.26	(731.26)
				Beginning Balance		(1,053.02)
19.00 Gabriela M. Saca Siman						
06/01/2025	Common charges - June 2025	15834	18496	550.00		(503.02)
06/01/2025	Special Assessment 2022 Unit 19	15944	18497	181.26		(321.76)
06/05/2025	Received by ch. 11173 from 19.00 - Gabriela M. Saca Siman. Thank you	16038	18611		182.00	(503.76)
06/05/2025	Received by ch. 11174. Thank you	16039	18612		181.26	(685.02)
06/05/2025	Received by ch. 11175. Thank you	16041	18617		385.00	(1,070.02)
Totals				731.26	748.26	(1,070.02)
				Beginning Balance		0.00
20.01 Juan Correa & Melissa Freydell Vazquez						
06/01/2025	Common charges - June 2025	15835	18496	550.00		550.00

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/10/2025	Received by ch. A2506090429_JG2FI3 LB from Juan Correa & Melissa Freyd	15835	18679		550.00	0.00
Totals				550.00	550.00	0.00
21.00 Sara Sosa				Beginning Balance		3,076.21
06/01/2025	Common charges - June 2025	15836	18496	550.00		3,626.21
06/01/2025	Special Assessment 2022 Unit 21	15945	18497	181.26		3,807.47
06/05/2025	Received by ch. . Thank you	12162,15836	18618		3,687.13	120.34
06/09/2025	Interest - Legal	16053	18667	625.92		746.26
Totals				1,357.18	3,687.13	746.26
22.00 Melissa Viana				Beginning Balance		264.11
06/01/2025	Common charges - June 2025	15837	18496	550.00		814.11
06/01/2025	Special Assessment 2022 Unit 22	15946	18497	181.26		995.37
06/02/2025	Received by ch. A2506010503_XS7IX2 LB from Melissa Viana. Thank you	15565,15674,15784,15837	18524		550.00	445.37
06/16/2025	Late payment fees	16062	18730	15.00		460.37
Totals				746.26	550.00	460.37
23.00 Norma & Lisette Luaces				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15838	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 23	15947	18497	181.26		731.26
06/09/2025	Received by ch. A2506060424_LF2TV8 LB from Norma & Lisette Luaces. Tha	15947	18658		181.26	550.00
06/09/2025	Received by ch. A2506060425_XS1YR0 LB from Norma & Lisette Luaces. Tha	15838	18660		550.00	0.00
Totals				731.26	731.26	0.00
24.00 Cristina Conde				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15839	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 24	15948	18497	181.26		731.26
06/11/2025	Received by ch. A2506100428_BV9US3 LB from Cristina Conde. Thank you	15839	18694		550.00	181.26
06/11/2025	Received by ch. A2506100428_TW7FL3 LB from Cristina Conde. Thank you	15948	18697		181.26	0.00
Totals				731.26	731.26	0.00
25.00 Beatriz Lievano Caballero				Beginning Balance		553.66
06/01/2025	Common charges - June 2025	15840	18496	550.00		1,103.66
06/01/2025	Special Assessment 2022 Unit 25	15949	18497	181.26		1,284.92
06/02/2025	Received by ch. A2505300431_EE3XL7 LB from Beatriz Lievano Caballero.	15568,15677	18530		553.66	731.26
06/16/2025	Late payment fees	16063	18731	15.00		746.26
Totals				746.26	553.66	746.26
26.00 Nancy Borr				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15841	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 26	15950	18497	181.26		731.26
06/20/2025	Received by ch. 3464. Thank you	15950	18767		181.26	550.00
06/20/2025	Received by ch. 3463. Thank you	15841	18771		550.00	0.00
Totals				731.26	731.26	0.00
27.00 Lisette Henderson				Beginning Balance		0.00

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Common charges - June 2025	15842	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 27	15951	18497	181.26		731.26
06/02/2025	Received by ch. A2506010626_AH7HI6 LB from Lisette Henderson. Thank yo	15842	18509		550.00	181.26
06/02/2025	Received by ch. A2506010538_NP3CW1 LB from Lisette Henderson. Thank yo	15951	18538		181.26	0.00
Totals				731.26	731.26	0.00
28.00 Tresca & William Harward				Beginning Balance		553.52
06/01/2025	Common charges - June 2025	15843	18496	550.00		1,103.52
06/01/2025	Special Assessment 2022 Unit 28	15952	18497	181.26		1,284.78
06/16/2025	Late payment fees	16064	18732	15.00		1,299.78
Totals				746.26	0.00	1,299.78
29.00 Henry John & Ann S. Zeisler				Beginning Balance		(7,732.09)
06/01/2025	Common charges - June 2025	15844	18496	550.00		(7,182.09)
06/01/2025	Special Assessment 2022 Unit 29	15953	18497	181.26		(7,000.83)
06/18/2025	Received by ch. B250617_JL2YL9 LB from Henry John & Ann S. Zeisler. Th	16077	18759		550.00	(7,550.83)
Totals				731.26	550.00	(7,550.83)
30.00 David & Pauline Seivright				Beginning Balance		12.44
06/01/2025	Common charges - June 2025	15845	18496	550.00		562.44
06/01/2025	Special Assessment 2022 Unit 30	15954	18497	181.26		743.70
06/02/2025	Received by ch. A2506010502_UR4AG0 LB from David & Pauline Seivright.	15682,15845	18525		550.00	193.70
Totals				731.26	550.00	193.70
31.00 Alejandro B. Branger				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15846	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 31	15955	18497	181.26		731.26
06/17/2025	Received by ch. A2506152155_BP2JQ4 LB from Alejandro B. Branger. Thank	15846	18741		550.00	181.26
06/17/2025	Received by ch. A2506152155_LW8UY1 LB from Alejandro B. Branger. Thank	15955	18743		181.26	0.00
Totals				731.26	731.26	0.00
32.00 Manuel I. & Mary L. Cardenal				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15847	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 32	15956	18497	181.26		731.26
06/12/2025	Received by ch. A2506112118_UR2TC1 LB from Manuel I. & Mary L. Cardena	15847,15956	18717		731.26	0.00
Totals				731.26	731.26	0.00
33.00 Ernesto Sanjurjo				Beginning Balance		(325.83)
06/01/2025	Common charges - June 2025	15848	18496	550.00		224.17
06/01/2025	Special Assessment 2022 Unit 33	15957	18497	181.26		405.43
06/24/2025	Received by ch. L250623_CC6JS8 LB from Ernesto Sanjurjo. Thank you	13807,14321	18786		181.26	224.17
06/24/2025	Received by ch. L250623_KY1TV4 LB from Ernesto Sanjurjo. Thank you	14627,14639	18787		550.00	(325.83)
Totals				731.26	731.26	(325.83)
34.00 Nora Vidal				Beginning Balance		241.26
06/01/2025	Common charges - June 2025	15849	18496	550.00		791.26

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Special Assessment 2022 Unit 34	15958	18497	181.26		972.52
06/02/2025	Received by ch. L250530_PM2PJ3 LB from Nora Vidal. Thank you	15577,15686,15849	18505		550.00	422.52
06/02/2025	Received by ch. L250530_HV1NJ1 LB from Nora Vidal. Thank you	15958	18506		181.26	241.26
Totals				731.26	731.26	241.26
35.00 Denise Ricker						Beginning Balance (0.07)
06/01/2025	Common charges - June 2025	15850	18496	550.00		549.93
06/02/2025	Received by ch. L250530_SR2KQ9 LB from Denise Ricker. Thank you	15850,16028	18503		550.00	(0.07)
Totals				550.00	550.00	(0.07)
36.00 Gabriela Del Carmen & Jose M. Gispert						Beginning Balance 0.00
06/01/2025	Common charges - June 2025	15851	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 36	15959	18497	181.26		731.26
06/05/2025	Received by ch. T2506020431_XR2WP5 LB from Gabriela Del Carmen & Jose	15851	18598		550.00	181.26
06/05/2025	Received by ch. T2506020445_BM0ZT1 LB from Gabriela Del Carmen & Jose	15959	18599		181.26	0.00
Totals				731.26	731.26	0.00
37.00 Armentina Forn						Beginning Balance (906.30)
06/01/2025	Common charges - June 2025	15852	18496	550.00		(356.30)
06/01/2025	Special Assessment 2022 Unit 37	15960	18497	181.26		(175.04)
06/11/2025	Received by ch. 141. Thank you	15262	18712		550.00	(725.04)
Totals				731.26	550.00	(725.04)
38.00 Noreen Saunders						Beginning Balance (347.52)
06/01/2025	Common charges - June 2025	15853	18496	550.00		202.48
06/01/2025	Special Assessment 2022 Unit 38	15961	18497	181.26		383.74
06/05/2025	Received by ch. 121. Thank you	15689	18613		181.26	202.48
06/05/2025	Received by ch. 10153. Thank you	16043	18619		550.00	(347.52)
06/16/2025	Late payment fees	16065	18733	15.00		(332.52)
Totals				746.26	731.26	(332.52)
39.01 Blanca M. Valle						Beginning Balance 0.00
06/01/2025	Common charges - June 2025	15854	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 39	15962	18497	181.26		731.26
06/02/2025	Received by ch. A2506010540_TD7FR5 LB from Blanca M. Valle. Thank you	15854	18517		550.00	181.26
06/03/2025	Received by ch. A2506020439_ZC0NS7 LB from Blanca M. Valle. Thank you	15962	18554		181.26	0.00
Totals				731.26	731.26	0.00
40.01 Christine Martinez						Beginning Balance (537.56)
06/01/2025	Common charges - June 2025	15855	18496	550.00		12.44
06/01/2025	Special Assessment 2022 Unit 40	15963	18497	181.26		193.70
06/17/2025	Received by ch. A2506150440_FG4NU1 LB from Christine Martinez. Thank y	15211,15691	18742		193.70	0.00
Totals				731.26	193.70	0.00
41.00 Rosemarie Rojas Marty						Beginning Balance (703.78)
06/01/2025	Common charges - June 2025	15856	18496	550.00		(153.78)

Bridgepoint HOA, Inc.

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Special Assessment 2022 Unit 41	15964	18497	181.26		27.48
06/05/2025	Received by ch. L250604_XX3BR4 LB from Rosemarie Rojas Marty. Thank yo	15692,15856	18605		550.00	(522.52)
Totals				731.26	550.00	(522.52)
42.00 Evelina Clarke				Beginning Balance		2,974.52
06/01/2025	Common charges - June 2025	15857	18496	550.00		3,524.52
06/01/2025	Special Assessment 2022 Unit 42	15965	18497	181.26		3,705.78
06/05/2025	Received by ch. 11738. Thank you	16044	18620		2,471.04	1,234.74
06/09/2025	Received by ch. A2506060425_WE1UI9 LB from Evelina Clarke. Thank you	15693,15585,15786,15857	18656		550.00	684.74
06/09/2025	Received by ch. A2506060425_YY9SW0 LB from Evelina Clarke. Thank you	15965	18661		181.26	503.48
06/09/2025	Interest - Legal	16052	18666	77.78		581.26
06/16/2025	Late payment fees	16066	18734	15.00		596.26
Totals				824.04	3,202.30	596.26
43.01 Sandra Rivas-Fuentes				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15858	18496	550.00		550.00
06/02/2025	Received by ch. A2505300927_VZ4WV6 LB from Sandra Rivas-Fuentes. Thank	15858	18529		550.00	0.00
Totals				550.00	550.00	0.00
44.00 Aldo Ruiz				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15859	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 44	15966	18497	181.26		731.26
06/05/2025	Decal, Condo Docs, Decal, Decal, Decal	16046	18623	150.00		881.26
06/05/2025	Received by ch. 7993 from 44.00 - Aldo Ruiz. Thank you	16046	18624		150.00	731.26
06/11/2025	Received by ch. A2506100429_TG3PA9 LB from Aldo Ruiz. Thank you	15859,15966	18692		731.26	0.00
Totals				881.26	881.26	0.00
45.00 La Gorda Corp.				Beginning Balance		(1,208.14)
06/01/2025	Common charges - June 2025	15860	18496	550.00		(658.14)
Totals				550.00	0.00	(658.14)
46.00 Jesica Bedoya				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15861	18496	550.00		550.00
06/06/2025	Received by ch. A2506050439_VI9SR1 LB from Jesica Bedoya. Thank you	15861	18627		550.00	0.00
Totals				550.00	550.00	0.00
47.00 Carol Green				Beginning Balance		(1,457.41)
06/01/2025	Common charges - June 2025	15862	18496	550.00		(907.41)
06/01/2025	Special Assessment 2022 Unit 47	15967	18497	181.26		(726.15)
06/17/2025	Received by ch. L250616_KI0YY1 LB from Carol Green. Thank you	15812,16073	18746		550.30	(1,276.45)
Totals				731.26	550.30	(1,276.45)
48.00 5510 SW 70TH Place, LLC				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15863	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 48	15968	18497	181.26		731.26

Bridgepoint HOA, Inc.

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/10/2025	Received by ch. T2506041738_QU6JC1 LB from 5510 SW 70TH Place, LLC. Th	15968	18776		181.26	550.00
06/10/2025	Received by ch. T2506041738_VQ6QZ2 LB from 5510 SW 70TH Place, LLC. Th	15863	18778		550.00	0.00
Totals				731.26	731.26	0.00
49.00 Juan & Odette Fernandez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15864	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 49	15969	18497	181.26		731.26
06/04/2025	Received by ch. A2506030435_CB7BM0 LB from Juan & Odette Fernandez. Th	15864,15969	18580		731.26	0.00
Totals				731.26	731.26	0.00
50.00 Alejandro Aleman Miranda & Alfredo Placido Alem				Beginning Balance		29.94
06/01/2025	Common charges - June 2025	15865	18496	550.00		579.94
06/01/2025	Special Assessment 2022 Unit 50	15970	18497	181.26		761.20
06/16/2025	Received by ch. T2506111036_RQ4HV7 LB from Alejandro Aleman Miranda &	15593,15865	18723		550.00	211.20
06/16/2025	Received by ch. T2506111036_BX8TD4 LB from Alejandro Aleman Miranda &	15970	18724		181.26	29.94
Totals				731.26	731.26	29.94
51.00 Diana Berron				Beginning Balance		(689.03)
06/01/2025	Common charges - June 2025	15866	18496	550.00		(139.03)
06/01/2025	Special Assessment 2022 Unit 51	15971	18497	181.26		42.23
06/06/2025	Received by ch. B250605_PH7MJ6 LB from Diana Berron. Thank you	15971,16051	18647		550.00	(507.77)
06/20/2025	Received by ch. 2670. Thank you	16051	18768		181.26	(689.03)
Totals				731.26	731.26	(689.03)
52.00 Bruna Bejarano				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15867	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 52	15972	18497	181.26		731.26
06/10/2025	Received by ch. A2506082031_UC0OQ4 LB from Bruna Bejarano. Thank you	15972	18680		181.26	550.00
06/10/2025	Received by ch. A2506082031_EJ2ZY1 LB from Bruna Bejarano. Thank you	15867	18684		550.00	0.00
Totals				731.26	731.26	0.00
53.01 Juniper AK, LLC				Beginning Balance		(523.35)
06/01/2025	Common charges - June 2025	15868	18496	550.00		26.65
06/02/2025	Received by ch. A2506010508_IH8ZZ0 LB from Juniper AK, LLC. Thank you	15868,16030	18523		550.00	(523.35)
Totals				550.00	550.00	(523.35)
54.00 Karen Alas				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15869	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 54	15973	18497	181.26		731.26
06/02/2025	Received by ch. A2506010520_MG3DS7 LB from Karen Alas. Thank you	15869	18521		550.00	181.26
06/02/2025	Received by ch. A2506010524_EH0HO8 LB from Karen Alas. Thank you	15973	18539		181.26	0.00
Totals				731.26	731.26	0.00
55.00 Esperanza Gonzalez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15870	18496	550.00		550.00

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Special Assessment 2022 Unit 55	15974	18497	181.26		731.26
06/02/2025	Received by ch. A2506010617_PW3DN0 LB from Esperanza Gonzalez. Thank y	15870	18512		550.00	181.26
06/02/2025	Received by ch. A2506010506_HN0KD5 LB from Esperanza Gonzalez. Thank y	15974	18540		181.26	0.00
Totals				731.26	731.26	0.00
56.01 Richard Tong & Linette Tong				Beginning Balance		3,301.33
06/01/2025	Common charges - June 2025	15871	18496	550.00		3,851.33
06/01/2025	Special Assessment 2022 Unit 56	15975	18497	181.26		4,032.59
06/16/2025	Late payment fees	16067	18735	15.00		4,047.59
Totals				746.26	0.00	4,047.59
57.00 Manju Khiatani Torres, Trustee				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15872	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 57	15976	18497	181.26		731.26
06/02/2025	Received by ch. A2506010604_KS6JZ6 LB from Manju Khiatani Torres, Trus	15872	18514		550.00	181.26
06/02/2025	Received by ch. A2506010542_JS4PH7 LB from Manju Khiatani Torres, Trus	15976	18535		181.26	0.00
Totals				731.26	731.26	0.00
58.00 Isabel M Valdivia				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15873	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 58	15977	18497	181.26		731.26
06/04/2025	Received by ch. A2506030458_QY8PD9 LB from Isabel M Valdivia. Thank yo	15873,15977	18584		731.26	0.00
Totals				731.26	731.26	0.00
59.00 Joseph Hernandez				Beginning Balance		(550.00)
06/01/2025	Common charges - June 2025	15874	18496	550.00		0.00
06/01/2025	Special Assessment 2022 Unit 59	15978	18497	181.26		181.26
06/06/2025	Received by ch. T2506030448_QR7GV9 LB from Joseph Hernandez. Thank you	15978	18634		181.26	0.00
06/06/2025	Received by ch. T2506030448_NU2BJ0 LB from Joseph Hernandez. Thank you	16049	18635		181.26	(181.26)
Totals				731.26	362.52	(181.26)
60.00 Roxanna A Goltzer				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15875	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 60	15979	18497	181.26		731.26
06/11/2025	Received by ch. A2506100429_LJ4IA0 LB from Roxanna A Goltzer. Thank yo	15875	18693		550.00	181.26
06/11/2025	Received by ch. A2506100429_RB2PF0 LB from Roxanna A Goltzer. Thank yo	15979	18696		181.26	0.00
Totals				731.26	731.26	0.00
61.00 Ana M Parsons				Beginning Balance		(39.48)
06/01/2025	Common charges - June 2025	15876	18496	550.00		510.52
06/01/2025	Special Assessment 2022 Unit 61	15980	18497	181.26		691.78
06/06/2025	Received by ch. L250605_ZX4ZB4 LB from Ana M Parsons. Thank you	15980	18642		181.26	510.52
06/06/2025	Received by ch. L250605_PQ9NT7 LB from Ana M Parsons. Thank you	15876,16050	18643		550.00	(39.48)
Totals				731.26	731.26	(39.48)

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
62.00 Gaston Alejandro Nieves				Beginning Balance		(377.52)
06/01/2025	Common charges - June 2025	15877	18496	550.00		172.48
06/01/2025	Special Assessment 2022 Unit 62	15981	18497	181.26		353.74
06/11/2025	Received by ch. B250610_DL4AL6 LB from Gaston Alejandro Nieves. Thank	15877,15981,16058	18710		550.00	(196.26)
Totals				731.26	550.00	(196.26)
63.00 Bonifacio Lopez & Christine Iliffe				Beginning Balance		(181.76)
06/01/2025	Common charges - June 2025	15878	18496	550.00		368.24
06/01/2025	Special Assessment 2022 Unit 63	15982	18497	181.26		549.50
06/04/2025	Received by ch. A2506030502_WX4SO3 LB from Bonifacio Lopez & Christine	15878,15982,16033	18574		550.00	(0.50)
06/11/2025	Received by ch. L250610_LR4VN7 LB from Bonifacio Lopez & Christine Ili	16057	18706		181.26	(181.76)
Totals				731.26	731.26	(181.76)
64.00 Vanessa sauma				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15879	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 64	15983	18497	181.26		731.26
06/02/2025	Received by ch. A2506010553_VF3HC6 LB from Vanessa sauma. Thank you	15983	18515		181.26	550.00
06/02/2025	Received by ch. A2506010622_JJ3MH7 LB from Vanessa sauma. Thank you	15879	18532		550.00	0.00
Totals				731.26	731.26	0.00
65.00 Ana T. Tambini & Anfreia S. Cuenca				Beginning Balance		(108.00)
06/01/2025	Common charges - June 2025	15880	18496	550.00		442.00
06/01/2025	Special Assessment 2022 Unit 65	15984	18497	181.26		623.26
06/05/2025	Received by ch. 6684. Thank you	15984,15880	18621		767.26	(144.00)
06/30/2025	Received by ch. A2506270432_IJ3RK4 LB from Ana T. Tambini & Anfreia S.	16086	18817		406.00	(550.00)
06/30/2025	Received by ch. A2506270432_NK3ZH1 LB from Ana T. Tambini & Anfreia S.	16087	18818		181.26	(731.26)
Totals				731.26	1,354.52	(731.26)
66.00 He Wang				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15881	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 66	15985	18497	181.26		731.26
06/04/2025	Received by ch. A2506030502_LX8SC2 LB from He Wang. Thank you	15881	18575		550.00	181.26
06/04/2025	Received by ch. A2506030502_FB8TW2 LB from He Wang. Thank you	15985	18583		181.26	0.00
Totals				731.26	731.26	0.00
67.00 Dennisse Parra				Beginning Balance		780.49
06/01/2025	Common charges - June 2025	15882	18496	550.00		1,330.49
06/01/2025	Special Assessment 2022 Unit 67	15986	18497	181.26		1,511.75
06/02/2025	Received by ch. A2505302227_SC4SX9 LB from Dennisse Parra. Thank you	14884,15442,15714,15610	18542		550.00	961.75
06/27/2025	Received by ch. A2506252231_GO6YH3 LB from Dennisse Parra. Thank you	15610,15882,15986,16083	18812		991.75	(30.00)
Totals				731.26	1,541.75	(30.00)
68.00 Carlos Astudillo				Beginning Balance		34.14

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Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Common charges - June 2025	15883	18496	550.00		584.14
06/01/2025	Special Assessment 2022 Unit 68	15987	18497	181.26		765.40
06/10/2025	Received by ch. A2506070425_PE5ZP2 LB from Carlos Astudillo. Thank you	15611,15883	18681		550.00	215.40
06/10/2025	Received by ch. A2506070425_WW4FJ9 LB from Carlos Astudillo. Thank you	15987	18686		181.26	34.14
Totals				731.26	731.26	34.14
69.00 Maria Molina, Trustee				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15884	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 69	15988	18497	181.26		731.26
06/16/2025	Received by ch. A2506130810_NF0DM0 LB from Maria Molina, Trustee. Than	15884,15988	18721		731.26	0.00
Totals				731.26	731.26	0.00
70.00 Jose G Baron & Kristin Zanowski				Beginning Balance		0.28
06/01/2025	Common charges - June 2025	15885	18496	550.00		550.28
06/01/2025	Special Assessment 2022 Unit 70	15989	18497	181.26		731.54
06/09/2025	Received by ch. T2506041355_RH9FD8 LB from Jose G Baron & Kristin Zano	13735,13839,13966,14313	18652		731.54	0.00
Totals				731.26	731.54	0.00
71.00 William Kritchman				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15886	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 71	15990	18497	181.26		731.26
06/10/2025	Received by ch. A2506070425_WS7PN5 LB from William Kritchman. Thank yo	15886	18683		550.00	181.26
06/10/2025	Received by ch. A2506070425_AM2EM5 LB from William Kritchman. Thank yo	15990	18687		181.26	0.00
Totals				731.26	731.26	0.00
72.00 Maria M Guerrero				Beginning Balance		708.85
06/01/2025	Common charges - June 2025	15887	18496	550.00		1,258.85
06/01/2025	Special Assessment 2022 Unit 72	15991	18497	181.26		1,440.11
06/05/2025	Received by ch. L250604_PJ8QV9 LB from Maria M Guerrero. Thank you	15719,15615,15887	18603		550.00	890.11
06/05/2025	Received by ch. L250604_NP5QJ7 LB from Maria M Guerrero. Thank you	15887,15991	18604		550.00	340.11
06/05/2025	Received by ch. L250604_HJ1XD6 LB from Maria M Guerrero. Thank you	15991,16036	18607		181.26	158.85
06/05/2025	Received by ch. L250604_DE3EM9 LB from Maria M Guerrero. Thank you	16037	18608		181.26	(22.41)
Totals				731.26	1,462.52	(22.41)
73.00 Adrian Bossi & Mercedes Etcheberry				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15888	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 73	15992	18497	181.26		731.26
06/05/2025	Received by ch. A2506041859_CJ7KD8 LB from Adrian Bossi & Mercedes Etc	14529,14425,14819,14715,14867,15012	18592		731.26	0.00
Totals				731.26	731.26	0.00
74.00 Anwar Bakarat & Lina J Munira Elneser				Beginning Balance		15.00
06/01/2025	Common charges - June 2025	15889	18496	550.00		565.00
06/01/2025	Special Assessment 2022 Unit 74	15993	18497	181.26		746.26

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Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/02/2025	Received by ch. A2506010611_VE3SF5 LB from Anwar Bakarat & Lina J Muni	15617,15889,15993	18513		731.26	15.00
Totals				731.26	731.26	15.00
75.00 Carina Barcelo				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15890	18496	550.00		550.00
06/05/2025	Received by ch. A2506040428_WK3YW5 LB from Carina Barcelo. Thank you	15890	18593		550.00	0.00
Totals				550.00	550.00	0.00
76.00 Nicholas Mark Gutierrez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15891	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 76	15994	18497	181.26		731.26
06/11/2025	Received by ch. A2506100429_BN5NE4 LB from Nicholas Mark Gutierrez. Th	15891,15994	18691		731.26	0.00
Totals				731.26	731.26	0.00
77.01 Chelsea Pittaluga				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15892	18496	550.00		550.00
06/04/2025	Received by ch. A2506030437_RH4WO5 LB from Chelsea Pittaluga. Thank y	15892	18579		550.00	0.00
06/04/2025	-1 Credit voucher for Decal	16034	18591		25.00	(25.00)
Totals				550.00	575.00	(25.00)
78.00 Christopher J Patty				Beginning Balance		(731.26)
06/01/2025	Common charges - June 2025	15893	18496	550.00		(181.26)
06/01/2025	Special Assessment 2022 Unit 78	15995	18497	181.26		0.00
06/25/2025	Received by ch. L250624_KW6CX3 LB from Christopher J Patty. Thank you	16080	18803		550.00	(550.00)
06/25/2025	Received by ch. L250624_EE2HV6 LB from Christopher J Patty. Thank you	16081	18804		181.26	(731.26)
Totals				731.26	731.26	(731.26)
79.01 Kimberlee Stone				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15894	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 79	15996	18497	181.26		731.26
06/02/2025	Received by ch. L250530_ZU7AR0 LB from Kimberlee Stone. Thank you	15894	18504		550.00	181.26
06/26/2025	Received by ch. L250625_NI6LD5 LB from Kimberlee Stone. Thank you	15996,16082	18807		181.28	(0.02)
Totals				731.26	731.28	(0.02)
80.00 Ana Maria Lackey				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15895	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 80	15997	18497	181.26		731.26
Totals				731.26	0.00	731.26
81.00 Gisela Gomar Salzverg				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15896	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 81	15998	18497	181.26		731.26
06/11/2025	Received by ch. A2506100427_PG2WG5 LB from Gisela Gomar Salzverg. Than	15896	18695		550.00	181.26
06/11/2025	Received by ch. A2506100427_ZG4PV1 LB from Gisela Gomar Salzverg. Than	15998	18698		181.26	0.00
Totals				731.26	731.26	0.00

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
82.01 Gustavo Delgado				Beginning Balance		(1.20)
06/01/2025	Common charges - June 2025	15897	18496	550.00		548.80
06/01/2025	Special Assessment 2022 Unit 82	15999	18497	181.26		730.06
06/02/2025	Received by ch. A2506010509_JQ0WS5 LB from Gustavo Delgado. Thank you	15999	18522		181.26	548.80
06/03/2025	Received by ch. A2506020447_MX4TW0 LB from Gustavo Delgado. Thank you	15897,16031	18553		550.30	(1.50)
Totals				731.26	731.56	(1.50)
83.00 Rafael Guilarte				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15898	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 83	16000	18497	181.26		731.26
06/09/2025	Received by ch. A2506061419_NV8KH1 LB from Rafael Guilarte. Thank you	15898,16000	18654		731.26	0.00
Totals				731.26	731.26	0.00
84.00 Armando C. Perez				Beginning Balance		(1,081.85)
06/01/2025	Common charges - June 2025	15899	18496	550.00		(531.85)
06/01/2025	Special Assessment 2022 Unit 84	16001	18497	181.26		(350.59)
Totals				731.26	0.00	(350.59)
85.00 Zayra Belfort				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15900	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 85	16002	18497	181.26		731.26
06/04/2025	Received by ch. A2506031007_KK0TO3 LB from Zayra Belfort. Thank you	12226,12515	18582		731.26	0.00
Totals				731.26	731.26	0.00
86.00 Gina Pelaez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15901	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 86	16003	18497	181.26		731.26
06/02/2025	Received by ch. A2506010525_BA3WL1 LB from Gina Pelaez. Thank you	15901	18519		550.00	181.26
06/02/2025	Received by ch. A2506010543_PS8ZA8 LB from Gina Pelaez. Thank you	16003	18534		181.26	0.00
Totals				731.26	731.26	0.00
87.01 Silvia Jorrin				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15902	18496	550.00		550.00
06/06/2025	Received by ch. A2506050439_QF2DV9 LB from Silvia Jorrin. Thank you	15902	18626		550.00	0.00
Totals				550.00	550.00	0.00
88.00 Vicente & Elizabeth Diego				Beginning Balance		393.74
06/01/2025	Common charges - June 2025	15903	18496	550.00		943.74
06/01/2025	Special Assessment 2022 Unit 88	16004	18497	181.26		1,125.00
Totals				731.26	0.00	1,125.00
89.00 Stewart & Melody Chiron				Beginning Balance		18.00
06/01/2025	Common charges - June 2025	15904	18496	550.00		568.00
06/01/2025	Special Assessment 2022 Unit 89	16005	18497	181.26		749.26
06/24/2025	Received by ch. A2506232141_EE0BH3 LB from Stewart & Melody Chiron. Th	15632,15733	18782		550.00	199.26

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/24/2025	Received by ch. A2506232141_OL1MP0 LB from Stewart & Melody Chiron. Th	15733,15904	18783		181.26	18.00
Totals				731.26	731.26	18.00
90.00 Roger M White				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15905	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 90	16006	18497	181.26		731.26
06/02/2025	Received by ch. A2505311309_NX5DR8 LB from Roger M White. Thank you	15905,16006	18526		728.00	3.26
Totals				731.26	728.00	3.26
91.00 Jacqueline R Serrano				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15906	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 91	16007	18497	181.26		731.26
06/04/2025	Received by ch. A2506030453_HN4XK2 LB from Jacqueline R Serrano. Thank	15906	18577		550.00	181.26
06/04/2025	Received by ch. A2506030453_YC3LK4 LB from Jacqueline R Serrano. Thank	16007	18585		181.26	0.00
Totals				731.26	731.26	0.00
92.00 Maritza N. & Nicole Perez				Beginning Balance		(513.97)
06/01/2025	Common charges - June 2025	15907	18496	550.00		36.03
06/01/2025	Special Assessment 2022 Unit 92	16008	18497	181.26		217.29
06/06/2025	Received by ch. A2506050433_BF0UP0 LB from Maritza N. & Nicole Perez.	15907,16008,16047	18628		550.00	(332.71)
06/06/2025	Received by ch. A2506050436_OM0UI8 LB from Maritza N. & Nicole Perez.	16048	18631		181.26	(513.97)
Totals				731.26	731.26	(513.97)
93.00 Melvin Vazquez Santiago				Beginning Balance		362.52
06/01/2025	Common charges - June 2025	15908	18496	550.00		912.52
06/01/2025	Special Assessment 2022 Unit 93	16009	18497	181.26		1,093.78
06/06/2025	Received by ch. B250605_OS2QW1 LB from Melvin Vazquez Santiago. Thank	15636,15737	18648		550.00	543.78
Totals				731.26	550.00	543.78
94.00 Susan Fowler				Beginning Balance		15.00
06/01/2025	Common charges - June 2025	15909	18496	550.00		565.00
06/01/2025	Special Assessment 2022 Unit 94	16010	18497	181.26		746.26
06/11/2025	Received by ch. L250610_VZ5GV4 LB from Susan Fowler. Thank you	15738,15791,15909	18705		550.00	196.26
06/11/2025	Received by ch. L250610_RP1HU4 LB from Susan Fowler. Thank you	16010	18707		181.26	15.00
Totals				731.26	731.26	15.00
95.01 Alvarez Mega Holdings, LLC				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15910	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 95	16011	18497	181.26		731.26
06/02/2025	Received by ch. A2506010459_HU7LX2 LB from Alvarez Mega Holdings, LLC	15910,16011	18541		731.26	0.00
Totals				731.26	731.26	0.00
96.00 6940 SW 55 Terr, LLC				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15911	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 96	16012	18497	181.26		731.26

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/10/2025	Received by ch. T2506041738_QU6JC1 LB from 6940 SW 55 Terr, LLC. Thank	16012	18777		181.26	550.00
06/10/2025	Received by ch. T2506041738_VQ6QZ2 LB from 6940 SW 55 Terr, LLC. Thank	15911	18779		550.00	0.00
Totals				731.26	731.26	0.00
97.00 RYAN HOUSING, LLC				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15912	18496	550.00		550.00
06/10/2025	Received by ch. T2506050437_AX8US4 LB from RYAN HOUSING, LLC. Thank yo	15912	18775		550.00	0.00
Totals				550.00	550.00	0.00
98.00 Juan & Nilza Figueroa				Beginning Balance		181.26
06/01/2025	Common charges - June 2025	15913	18496	550.00		731.26
06/01/2025	Special Assessment 2022 Unit 98	16013	18497	181.26		912.52
06/05/2025	Received by ch. L250604_QU1ET1 LB from Juan & Nilza Figueroa. Thank yo	15741,15792	18606		181.26	731.26
06/06/2025	Received by ch. L250605_EU0GY5 LB from Juan & Nilza Figueroa. Thank yo	15913	18639		550.00	181.26
06/06/2025	Received by ch. L250605_KL5DJ5 LB from Juan & Nilza Figueroa. Thank yo	16013	18644		181.26	0.00
Totals				731.26	912.52	0.00
99.01 Yamile A. Rives-Gonzalez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15914	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 99	16014	18497	181.26		731.26
06/06/2025	Received by ch. A2506051420_YX0DJ8 LB from Yamile A. Rives-Gonzalez. T	15914,16014	18629		731.26	0.00
Totals				731.26	731.26	0.00
100.00 Julissa Senices				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15915	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 100	16015	18497	181.26		731.26
06/10/2025	Received by ch. A2506070425_HC5SO7 LB from Julissa Senices. Thank you	16015	18682		181.26	550.00
06/10/2025	Received by ch. A2506080424_DZ9IU2 LB from Julissa Senices. Thank you	15915	18685		550.00	0.00
Totals				731.26	731.26	0.00
101.01 Otten & Denysis Rodriguez				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15916	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 101	16016	18497	181.26		731.26
06/06/2025	Received by ch. T2506022034_MH1QK6 LB from Otten & Denysis Rodriguez.	15916,16016	18636		731.26	0.00
Totals				731.26	731.26	0.00
102.00 Laura C Velasco				Beginning Balance		270.82
06/01/2025	Common charges - June 2025	15917	18496	550.00		820.82
06/01/2025	Special Assessment 2022 Unit 102	16017	18497	181.26		1,002.08
06/06/2025	Received by ch. L250605_UM0VQ8 LB from Laura C Velasco. Thank you	15645,15745,15793,15917	18640		550.00	452.08
06/06/2025	Received by ch. L250605_KF4KJ1 LB from Laura C Velasco. Thank you	16017	18641		181.26	270.82
06/16/2025	Late payment fees	16071	18739	15.00		285.82
Totals				746.26	731.26	285.82

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
103.00 Leticia Hernandez				Beginning Balance		(376.00)
06/01/2025	Common charges - June 2025	15918	18496	550.00		174.00
06/01/2025	Special Assessment 2022 Unit 103	16018	18497	181.26		355.26
06/20/2025	Received by ch. 5875. Thank you	16078	18769		181.26	174.00
Totals				731.26	181.26	174.00
104.00 Mariela V Briceno				Beginning Balance		(746.26)
06/01/2025	Common charges - June 2025	15919	18496	550.00		(196.26)
06/01/2025	Special Assessment 2022 Unit 104	16019	18497	181.26		(15.00)
Totals				731.26	0.00	(15.00)
105.01 Juan Carlos Riera & Claudia De Stefano				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15920	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 105	16020	18497	181.26		731.26
06/05/2025	Received by ch. T2506020441_VA4EO7 LB from Juan Carlos Riera & Claudia	15920,16020	18597		731.26	0.00
Totals				731.26	731.26	0.00
106.00 Norma & Lisette Luaces				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15921	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 106	16021	18497	181.26		731.26
06/09/2025	Received by ch. A2506060424_DT6PI3 LB from Norma & Lisette Luaces. Tha	15921	18657		550.00	181.26
06/09/2025	Received by ch. A2506060424_TV0FW9 LB from Norma & Lisette Luaces. Tha	16021	18663		181.26	0.00
Totals				731.26	731.26	0.00
107.00 Gabriel Sanchez				Beginning Balance		119.65
06/01/2025	Common charges - June 2025	15922	18496	550.00		669.65
06/01/2025	Special Assessment 2022 Unit 107	16022	18497	181.26		850.91
06/16/2025	Late payment fees	16072	18740	15.00		865.91
Totals				746.26	0.00	865.91
108.00 Rodolfo Gonzalez & Silvia Gonzalez				Beginning Balance		(550.00)
06/01/2025	Common charges - June 2025	15923	18496	550.00		0.00
06/01/2025	Special Assessment 2022 Unit 108	16023	18497	181.26		181.26
06/02/2025	Received by ch. A2506010539_C13AO0 LB from Rodolfo Gonzalez & Silvia G	16023	18537		181.26	0.00
06/25/2025	Received by ch. L250624_VD4OF0 LB from Rodolfo Gonzalez & Silvia Gonza	16079	18802		550.00	(550.00)
Totals				731.26	731.26	(550.00)
109.00 Jorge A Verdi				Beginning Balance		(4.98)
06/01/2025	Common charges - June 2025	15924	18496	550.00		545.02
06/01/2025	Special Assessment 2022 Unit 109	16024	18497	181.26		726.28
06/03/2025	Received by ch. L250602_RK7EB5 LB from Jorge A Verdi. Thank you	15924,16024	18557		550.00	176.28
06/03/2025	Received by ch. L250602_HC3ST8 LB from Jorge A Verdi. Thank you	16024,16032	18558		181.26	(4.98)
Totals				731.26	731.26	(4.98)
110.01 Charles P. Gaffney & Madelaine M. Gonzalez				Beginning Balance		(57.46)
06/01/2025	Common charges - June 2025	15925	18496	550.00		492.54

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/01/2025	Special Assessment 2022 Unit 110	16025	18497	181.26		673.80
06/11/2025	Received by ch. T2506070425_JL6UY1 LB from Charles P. Gaffney & Madela	15925,16025	18701		550.00	123.80
06/11/2025	Received by ch. T2506070424_RM1UI3 LB from Charles P. Gaffney & Madela	16025,16056	18702		181.26	(57.46)
Totals				731.26	731.26	(57.46)
111.00 Rosa Goncalves				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15926	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 111	16026	18497	181.26		731.26
06/02/2025	Received by ch. A2505301931_JR1IC7 LB from Rosa Goncalves. Thank you	15926	18527		550.00	181.26
06/02/2025	Received by ch. A2505301931_TY3TK4 LB from Rosa Goncalves. Thank you	16026	18543		181.26	0.00
Totals				731.26	731.26	0.00
112.00 Elizabeth & Hugo Vega				Beginning Balance		0.00
06/01/2025	Common charges - June 2025	15927	18496	550.00		550.00
06/01/2025	Special Assessment 2022 Unit 112	16027	18497	181.26		731.26
06/03/2025	Received by ch. A2506021227_LU7IQ2 LB from Elizabeth & Hugo Vega. Than	15927,16027	18552		731.26	0.00
Totals				731.26	731.26	0.00
101500.00 City National - OPERATING				Beginning Balance		246.52
Totals				0.00	0.00	246.52
103000.00 City National Bank - SEC.DEP.				Beginning Balance		56,719.16
Totals				0.00	0.00	56,719.16
104100.00 U.S. Century Bank - Operating				Beginning Balance		7,810.80
06/02/2025	Lockbox deposit		18507	1,650.00		9,460.80
06/02/2025	Lockbox deposit		18544	11,187.96		20,648.76
06/02/2025	Direct payment - M-DW&SD 2/5/25 - 5/2/25		18546		274.65	20,374.11
06/02/2025	Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COUNTY 13-		18548		250.35	20,123.76
06/02/2025	Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COUNTY 13-		18550		125.35	19,998.41
06/02/2025	Check - MIAMI DADE COUNTY Buildings		19094		770.68	19,227.73
06/03/2025	Lockbox deposit		18555	731.26		19,958.99
06/03/2025	Lockbox deposit		18559	731.26		20,690.25
06/03/2025	Lockbox deposit		18561	514.00		21,204.25
06/03/2025	Check - BRIDGEPOINT HOMEOWNERS MARCH RESERVE ch. # 562		18564		10,832.00	10,372.25
06/03/2025	Check - RUBIO GARDEN Inv. 6569 ch. # 563	6569	18567		4,950.00	5,422.25
06/03/2025	Check - OTTEN RODRIGUEZ REIMBURSE BENCHES MATERIALS ch. # 564		18568		149.30	5,272.95
06/03/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 46546 ch. # 565	46546	18571		187.50	5,085.45
06/04/2025	Lockbox deposit		18587	6,151.78		11,237.23
06/04/2025	Check - A.L.C AIR CONDITIONING & REFRIGERATION Inv. 2025-0512 ch. # 566	2025-0512	18590		350.00	10,887.23
06/05/2025	Lockbox deposit		18595	1,281.26		12,168.49
06/05/2025	Lockbox deposit		18600	1,281.26		13,449.75
06/05/2025	Lockbox deposit		18609	2,200.00		15,649.75

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/05/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2697		18625	9,185.43		24,835.18
06/06/2025	Lockbox deposit		18632	1,650.00		26,485.18
06/06/2025	Lockbox deposit		18637	181.26		26,666.44
06/06/2025	Lockbox deposit		18645	2,012.52		28,678.96
06/06/2025	Lockbox deposit		18649	550.00		29,228.96
06/09/2025	Lockbox deposit		18653	731.54		29,960.50
06/09/2025	Lockbox deposit		18664	2,562.52		32,523.02
06/09/2025	Check - NATIONAL SENTINEL Inv. 8869(5/16/25 - 5/31/25) ch. # 567	8869	18670		9,067.61	23,455.41
06/09/2025	Check - PADRON, MONTORO & HARTNEY, LLP Inv.25507/AUDIT & PREPARATION T ch. # 568	25507	18671		5,000.00	18,455.41
06/09/2025	Check - Caribbean Property Management Inv. 24849 ch. # 569	24849	18672		493.59	17,961.82
06/09/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. APRIL 2025 ch. # 570	APRIL 2025	18674		500.00	17,461.82
06/09/2025	Check - Carina Barcelo REIMBURSE POOL FURNITURE ch. # 571		18675		435.47	17,026.35
06/09/2025	Check - Carina Barcelo REIMBURSE POOL FURNITURE ch. # 572		18676		69.54	16,956.81
06/09/2025	Check - BRIDGEPOINT HOMEOWNERS APRIL RESERVE ch. # 573		18677		10,832.00	6,124.81
06/10/2025	Lockbox deposit		18688	2,012.52		8,137.33
06/10/2025	Lockbox deposit		18780	1,643.78		9,781.11
06/11/2025	Lockbox deposit		18699	3,112.52		12,893.63
06/11/2025	Lockbox deposit		18703	550.00		13,443.63
06/11/2025	Lockbox deposit		18708	731.26		14,174.89
06/11/2025	Lockbox deposit		18711	550.00		14,724.89
06/11/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2718		18714	575.00		15,299.89
06/12/2025	Lockbox deposit		18718	731.26		16,031.15
06/12/2025	Direct payment - COMCAST 6/1/25 - 6/30/25		18719		8,423.91	7,607.24
06/16/2025	Lockbox deposit		18722	731.26		8,338.50
06/16/2025	Lockbox deposit		18725	550.00		8,888.50
06/17/2025	Lockbox deposit		18744	743.70		9,632.20
06/17/2025	Lockbox deposit		18747	550.30		10,182.50
06/17/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		19098		10.00	10,172.50
06/20/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2730		18773	700.00		10,872.50
06/21/2025	Direct payment - FPL 5/9/25 - 6/10/25		18798		2,252.25	8,620.25
06/23/2025	Direct payment - PRO PEST CONTROL, INC.		19096		735.00	7,885.25
06/24/2025	Lockbox deposit		18784	550.00		8,435.25
06/24/2025	Lockbox deposit		18788	731.26		9,166.51
06/24/2025	Check - NATIONAL SENTINEL Inv. 8890(6/1/25 - 6/15/25) ch. # 574	8890	18792		8,243.28	923.23
06/24/2025	Check - THE BEAUTIFUL MAILBOX COMPANY Inv. 178078 ch. # 575	178078	18793		94.70	828.53
06/24/2025	Check - PRO PEST CONTROL, INC. Inv. 908843 ch. # 576	908843	18794		185.00	643.53
06/24/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. 5/2,5/9,5/17,5/23&5/3 ch. # 577	5/2,5/9,5/17,5/23&5/3	18795		500.00	143.53
06/24/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT ch. # 578		18796		50.17	93.36

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/24/2025	Check - Caribbean Property Management Inv. 24791/July janitorial fees ch. # 579	24791	18800		1,335.00	(1,241.64)
06/24/2025	Reverse trx 18568, 06/03/25 Check - OTTEN RODRIGUEZ REIMBURSE BENCHES		18801	149.30		(1,092.34)
06/24/2025	Returned Check #125		18919		25.00	(1,117.34)
06/25/2025	Lockbox deposit		18805	1,100.00		(17.34)
06/26/2025	Direct payment - COMCAST 6/13/25 - 7/12/25		18809		271.04	(288.38)
06/27/2025	Lockbox deposit		18815	1,541.75		1,253.37
06/30/2025	Lockbox deposit		18819	406.00		1,659.37
06/30/2025	Check - FPL		19099		30.69	1,628.68
Totals				60,261.96	66,444.08	1,628.68
104200.00 U.S. Century Bank - Reserves				Beginning Balance		149,030.90
06/03/2025	Check - BRIDGEPOINT HOMEOWNERS MARCH RESERVE		18564	10,832.00		159,862.90
06/09/2025	Check - BRIDGEPOINT HOMEOWNERS APRIL RESERVE		18677	10,832.00		170,694.90
06/27/2025	Direct payment - RISK STRATEGIES COMPANY DOWN PAYMENT		18857		18,130.64	152,564.26
06/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19101	5.85		152,570.11
Totals				21,669.85	18,130.64	152,570.11
104300.00 U.S. Century Bank - Special Assess				Beginning Balance		18,498.66
06/02/2025	Lockbox deposit		18508	181.26		18,679.92
06/02/2025	Lockbox deposit		18545	4,012.60		22,692.52
06/03/2025	Lockbox deposit		18556	731.56		23,424.08
06/04/2025	Lockbox deposit		18588	2,368.82		25,792.90
06/05/2025	Lockbox deposit		18596	731.26		26,524.16
06/05/2025	Lockbox deposit		18601	181.26		26,705.42
06/05/2025	Lockbox deposit		18610	543.78		27,249.20
06/05/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2696		18614	544.52		27,793.72
06/06/2025	Lockbox deposit		18633	1,462.52		29,256.24
06/06/2025	Lockbox deposit		18638	912.52		30,168.76
06/06/2025	Lockbox deposit		18646	181.26		30,350.02
06/06/2025	Lockbox deposit		18650	550.00		30,900.02
06/09/2025	Lockbox deposit		18665	1,825.04		32,725.06
06/10/2025	Lockbox deposit		18689	1,462.52		34,187.58
06/10/2025	Lockbox deposit		18781	1,100.00		35,287.58
06/11/2025	Lockbox deposit		18700	543.78		35,831.36
06/11/2025	Lockbox deposit		18704	181.26		36,012.62
06/11/2025	Lockbox deposit		18709	181.26		36,193.88
06/11/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2719		18716	181.26		36,375.14
06/16/2025	Lockbox deposit		18726	181.26		36,556.40
06/17/2025	Lockbox deposit		18745	181.26		36,737.66
06/18/2025	Lockbox deposit		18760	550.00		37,287.66
06/20/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2729		18770	543.78		37,831.44
06/24/2025	Lockbox deposit		18785	181.26		38,012.70

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/25/2025	Lockbox deposit		18806	181.26		38,193.96
06/26/2025	Lockbox deposit		18808	181.28		38,375.24
06/27/2025	Lockbox deposit		18816	912.52		39,287.76
06/27/2025	Loan Payment		19102		19,349.74	19,938.02
06/30/2025	Lockbox deposit		18820	181.26		20,119.28
Totals				20,970.36	19,349.74	20,119.28
104500.00 U.S. Century Bank - Drain Modification				Beginning Balance		32,791.37
Totals				0.00	0.00	32,791.37
130100.00 Allowance for Bad Debt				Beginning Balance		(6,400.00)
Totals				0.00	0.00	(6,400.00)
130200.00 Prepaid Expenses				Beginning Balance		3,190.00
06/01/2025	Monthly Prepaid Expenses		18500		3,190.00	0.00
06/18/2025	Caribbean Property Management	24791	18765	1,335.00		1,335.00
06/18/2025	Caribbean Property Management	24827	18766	1,855.00		3,190.00
Totals				3,190.00	3,190.00	3,190.00
130300.00 Prepaid Insurance				Beginning Balance		5,762.51
06/01/2025	Prepaid Insurance		18501		5,726.02	36.49
06/27/2025	Direct payment - RISK STRATEGIES COMPANY DOWN PAYMENT		18857	18,130.64		18,167.13
06/29/2025	IPFS CORPORATION	QUOTE #31114296	18856	56,673.54		74,840.67
Totals				74,804.18	5,726.02	74,840.67
130400.00 Utility Deposits				Beginning Balance		224.61
Totals				0.00	0.00	224.61
135000.00 Unbilled Special Assessment				Beginning Balance		90,760.64
06/01/2025	Special Assessment 2022 - June 2025		18497		18,126.00	72,634.64
Totals				0.00	18,126.00	72,634.64
140000.00 Exchange/ Suspense				Beginning Balance		514.00
Totals				0.00	0.00	514.00
149900.00 Undeposited Funds				Beginning Balance		0.00
06/30/2025	Total of transactions			81,083.02	81,083.02	
Totals				81,083.02	81,083.02	0.00
210000.00 Security Rental Deposit				Beginning Balance		61,549.75
Totals				0.00	0.00	61,549.75
220000.00 US Century Bank - LOAN				Beginning Balance		95,477.75
06/27/2025	Loan Payment		19102	18,939.33		76,538.42
Totals				18,939.33	0.00	76,538.42
220100.00 Special Assessment Income				Beginning Balance		730,840.32
Totals				0.00	0.00	730,840.32
220200.00 Special Assessment Expenses				Beginning Balance		(685,749.68)
Totals				0.00	0.00	(685,749.68)
220300.00 Loan Interest Expense				Beginning Balance		(50,319.69)

Bridgepoint HOA, Inc.

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/27/2025	Loan Payment		19102	410.41		(50,730.10)
Totals				410.41	0.00	(50,730.10)
230100.00 Special Assessment 2023 Income				Beginning Balance		75,808.32
Totals				0.00	0.00	75,808.32
230200.00 Special Assessment 2023 - Expenses				Beginning Balance		(75,808.32)
Totals				0.00	0.00	(75,808.32)
301001.00 Maintenance Income				Beginning Balance		273,042.90
06/01/2025	Common charges - June 2025		18496		61,600.00	334,642.90
06/01/2025	Reserve Income		18498	6,991.48		327,651.42
Totals				6,991.48	61,600.00	327,651.42
301002.00 Reserve Assessments				Beginning Balance		34,957.10
06/01/2025	Reserve Income		18498		6,991.48	41,948.58
Totals				0.00	6,991.48	41,948.58
301003.00 Late Fees Income				Beginning Balance		390.00
06/16/2025	Late payment fees - Unit 6		18727		15.00	405.00
06/16/2025	Late payment fees - Unit 11		18728		15.00	420.00
06/16/2025	Late payment fees - Unit 13		18729		15.00	435.00
06/16/2025	Late payment fees - Unit 22		18730		15.00	450.00
06/16/2025	Late payment fees - Unit 25		18731		15.00	465.00
06/16/2025	Late payment fees - Unit 28		18732		15.00	480.00
06/16/2025	Late payment fees - Unit 38		18733		15.00	495.00
06/16/2025	Late payment fees - Unit 42		18734		15.00	510.00
06/16/2025	Late payment fees - Unit 56		18735		15.00	525.00
06/16/2025	Late payment fees - Unit 102		18739		15.00	540.00
06/16/2025	Late payment fees - Unit 107		18740		15.00	555.00
Totals				0.00	165.00	555.00
301004.00 Legal Fees Income				Beginning Balance		1,269.77
Totals				0.00	0.00	1,269.77
301006.00 Security Remotes				Beginning Balance		425.00
06/04/2025	77.01, unit 77, inv. 16034;-1 Credit voucher for Decal, charged to	16034	18591	25.00		400.00
06/05/2025	Received by ch. 1422/164. Thank you	12980	18622		75.00	475.00
06/11/2025	Received by ch. 5500. Thank you	12980	18713		25.00	500.00
06/20/2025	Received by ch. vrs chks. Thank you		18772		150.00	650.00
06/24/2025	Returned Check #125		18919	25.00		625.00
Totals				50.00	250.00	625.00
301008.00 Interest - Legal				Beginning Balance		0.00
06/09/2025	42, unit 42, inv. 16052;1 Interest - Legal, charged to Evelina Clar	16052	18666		77.78	77.78
06/09/2025	21, unit 21, inv. 16053;1 Interest - Legal, charged to Sara Sosa	16053	18667		625.92	703.70
Totals				0.00	703.70	703.70
301009.00 Miscellaneous Income				Beginning Balance		50.00

Bridgepoint HOA, Inc.

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From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/05/2025	44, unit 44, inv. 16046;1 Decal, ch. # 7993 Aldo Ruiz	16046	18623	25.00		75.00
06/05/2025	44, unit 44, inv. 16046;1 Condo Docs, ch. # 7993 Aldo Ruiz	16046	18623		50.00	125.00
06/05/2025	44, unit 44, inv. 16046;1 Decal, ch. # 7993 Aldo Ruiz	16046	18623	25.00		150.00
06/05/2025	44, unit 44, inv. 16046;1 Decal, ch. # 7993 Aldo Ruiz	16046	18623	25.00		175.00
06/05/2025	44, unit 44, inv. 16046;1 Decal, ch. # 7993 Aldo Ruiz	16046	18623	25.00		200.00
Totals				0.00	150.00	200.00
301111.00 Reserves Interest Income				Beginning Balance		26.50
06/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19101		5.85	32.35
Totals				0.00	5.85	32.35
401100.00 INSURANCE: Commercial Property Package				Beginning Balance		28,630.10
06/01/2025	Prepaid Insurance		18501	5,726.02		34,356.12
Totals				5,726.02	0.00	34,356.12
402100.00 PROFESSIONAL FEES: Audit, Review, and C				Beginning Balance		0.00
06/04/2025	PADRON, MONTORO & HARTNEY, LLP (250440.00 - PADRON, MONTORO & HARTNEY, LLP)	06-04-2025 25507	18669	5,000.00		5,000.00
Totals				5,000.00	0.00	5,000.00
402200.00 PROFESSIONAL FEES: Legal Services				Beginning Balance		7,062.62
Totals				0.00	0.00	7,062.62
403300.00 LICENSES & PERMITS: Pool Permit				Beginning Balance		0.00
06/02/2025	Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COUNTY 13-		18548	250.35		250.35
06/02/2025	Direct payment - FLORIDA DEPARTMENT OF HEALTH MIAMI IN DADE COUNTY 13-		18550	125.35		375.70
Totals				375.70	0.00	375.70
404100.00 CONTRACTED EXPENSE: Pest Control/ Exte				Beginning Balance		2,525.00
06/13/2025	PRO PEST CONTROL, INC. (250550.00 - PRO PEST CONTROL, INC.)	06-13-2025 908843	18791	185.00		2,710.00
06/18/2025	PRO PEST CONTROL, INC. (250550.00 - PRO PEST CONTROL, INC.)	06-18-2025 908846	19003	550.00		3,260.00
06/23/2025	Direct payment - PRO PEST CONTROL, INC.		19096	735.00		3,995.00
Totals				1,470.00	0.00	3,995.00
404200.00 CONTRACTED EXPENSE: Janitorial Mainten				Beginning Balance		6,675.00
06/01/2025	Monthly Janitorial Fees		18500	1,335.00		8,010.00
Totals				1,335.00	0.00	8,010.00
404300.00 CONTRACTED EXPENSE: Lake Maintenance				Beginning Balance		1,182.00
06/15/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	06-15-2025 2035069	19064	243.00		1,425.00
Totals				243.00	0.00	1,425.00
404400.00 CONTRACTED EXPENSE: Landscape Maint				Beginning Balance		24,750.00
06/17/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	06-17-2025 6662	18847	4,950.00		29,700.00
Totals				4,950.00	0.00	29,700.00
404500.00 CONTRACTED EXPENSE: Management Fees				Beginning Balance		9,275.00
06/01/2025	Monthly Management Fees		18500	1,855.00		11,130.00

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Totals				1,855.00	0.00	11,130.00
404600.00 CONTRACTED EXPENSE: Pool & Spa Maint				Beginning Balance		3,850.00
06/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	06-01-2025 60	18764	770.00		4,620.00
Totals				770.00	0.00	4,620.00
404700.00 CONTRACTED EXPENSE: Security				Beginning Balance		84,631.01
06/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	06-01-2025 8890	18763	8,243.28		92,874.29
06/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	06-16-2025 8905	18852	8,243.28		101,117.57
Totals				16,486.56	0.00	101,117.57
404800.00 CONTRACTED EXPENSE: T.V. Cable Service				Beginning Balance		40,509.57
06/12/2025	Direct payment - COMCAST 6/1/25 - 6/30/25		18719	8,423.91		48,933.48
Totals				8,423.91	0.00	48,933.48
405100.00 R&M: Entry System Repairs				Beginning Balance		2,902.25
06/23/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	06-23-2025 47796	19066	210.00		3,112.25
Totals				210.00	0.00	3,112.25
405200.00 R&M: Building Repairs				Beginning Balance		0.00
06/20/2025	Mc Court Construction, Inc (250340.00 - Mc Court Construction, Inc)	06-20-2025 15065	18994	300.00		300.00
Totals				300.00	0.00	300.00
405300.00 R&M: Electrical Repairs				Beginning Balance		0.00
06/18/2025	JADE FIELD SERVICES CORP (250311.30 - JADE FIELD SERVICES CORP)	06-18-2025 039	18996	380.00		380.00
06/26/2025	JADE FIELD SERVICES CORP (250311.30 - JADE FIELD SERVICES CORP)	06-26-2025 041	18997	1,420.00		1,800.00
Totals				1,800.00	0.00	1,800.00
405400.00 R&M: General Repairs & Maintenance				Beginning Balance		5,741.71
06/03/2025	Check - OTTEN RODRIGUEZ REIMBURSE BENCHES MATERIALS		18568	149.30		5,891.01
06/10/2025	PEDRAZA HOME IMPROVEMENTS LLC (250465.00 - PEDRAZA HOME IMPROVEMENTS LLC)	06-10-2025 71820	18761	1,600.00		7,491.01
06/24/2025	Reverse trx 18568, 06/03/25 Check - OTTEN RODRIGUEZ REIMBURSE BENCHES		18801		149.30	7,341.71
06/30/2025	Kleanway Cleaning Services, Inc. (250317.00 - Kleanway Cleaning Services, Inc.)	06-30-2025 6739	19065	975.00		8,316.71
Totals				2,724.30	149.30	8,316.71
405480.00 Gym Equipment				Beginning Balance		400.00
Totals				0.00	0.00	400.00
405700.00 R&M: Sprinkler Repairs				Beginning Balance		7,480.00
Totals				0.00	0.00	7,480.00
405800.00 R&M: Maintenance Supplies				Beginning Balance		1,351.46
06/23/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	06-23-2025 19200	18849	285.93		1,637.39
06/24/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT		18796	50.17		1,687.56
Totals				336.10	0.00	1,687.56

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
405920.00 R&M: Tree Trimming / Yearly				Beginning Balance		750.00
06/05/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	06-05-2025 6739	19068	18,115.00		18,865.00
Totals				18,115.00	0.00	18,865.00
405930.00 R&M Misc. Landscape Replacement				Beginning Balance		9,350.00
Totals				0.00	0.00	9,350.00
406100.00 MISC: Bad Debt Expense				Beginning Balance		105.00
Totals				0.00	0.00	105.00
406300.00 MISC: Miscellaneous Expenses				Beginning Balance		0.00
06/02/2025	Check - MIAMI DADE COUNTY Buildings		19094	770.68		770.68
Totals				770.68	0.00	770.68
406400.00 MISC: Administrative Expenses				Beginning Balance		604.50
06/17/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		19098	10.00		614.50
Totals				10.00	0.00	614.50
406410.00 MISC: Reimb. Printing & Off Supplies				Beginning Balance		3,416.49
06/06/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	06-06-2025 24849	18651	493.59		3,910.08
Totals				493.59	0.00	3,910.08
406500.00 R&M: Pool & Fountain Repair				Beginning Balance		6,124.69
06/09/2025	Check - Carina Barcelo REIMBURSE POOL FURNITURE		18675	435.47		6,560.16
06/09/2025	Check - Carina Barcelo REIMBURSE POOL FURNITURE		18676	69.54		6,629.70
06/17/2025	Oliver's Pool (250702.10 - Oliver's Pool)	06-17-2025 63	19063	663.00		7,292.70
Totals				1,168.01	0.00	7,292.70
407100.00 UTILITIES: Electricity				Beginning Balance		11,685.40
06/21/2025	Direct payment - FPL 5/9/25 - 6/10/25		18798	2,252.25		13,937.65
06/30/2025	Check - FPL		19099	30.69		13,968.34
Totals				2,282.94	0.00	13,968.34
407200.00 UTILITIES: Guardhouse Telephone/Internet				Beginning Balance		1,351.61
06/26/2025	Direct payment - COMCAST 6/13/25 - 7/12/25		18809	271.04		1,622.65
Totals				271.04	0.00	1,622.65
407300.00 UTILITIES: Water & Sewer				Beginning Balance		135.40
06/02/2025	Direct payment - M-DW&SD 2/5/25 - 5/2/25		18546	274.65		410.05
Totals				274.65	0.00	410.05
411000.00 Reserve Transfer				Beginning Balance		34,957.40
06/01/2025	Reserve Transfer		18499	6,991.48		41,948.88
Totals				6,991.48	0.00	41,948.88
412000.00 RESERVES INT. TRANSFER				Beginning Balance		26.50
06/01/2025	Reserve Interest Transfer		18502	5.85		32.35
Totals				5.85	0.00	32.35
601100.00 Reserve - Exterior Painting				Beginning Balance		68,129.33
06/01/2025	Reserve Transfer		18499		1,671.47	69,800.80

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Totals				0.00	1,671.47	69,800.80
				Beginning Balance		23,574.50
06/01/2025	Reserve Transfer		18499		1,513.13	25,087.63
Totals				0.00	1,513.13	25,087.63
				Beginning Balance		3,677.61
06/01/2025	Reserve Transfer		18499		281.37	3,958.98
Totals				0.00	281.37	3,958.98
				Beginning Balance		2,287.73
06/01/2025	Reserve Transfer		18499		79.83	2,367.56
Totals				0.00	79.83	2,367.56
				Beginning Balance		27,991.24
06/01/2025	Reserve Transfer		18499		127.12	28,118.36
Totals				0.00	127.12	28,118.36
				Beginning Balance		16,086.76
06/01/2025	Reserve Transfer		18499		8.41	16,095.17
Totals				0.00	8.41	16,095.17
				Beginning Balance		28,695.30
06/01/2025	Reserve Transfer		18499		1,452.98	30,148.28
Totals				0.00	1,452.98	30,148.28
				Beginning Balance		3,251.87
06/01/2025	Reserve Transfer		18499		42.58	3,294.45
Totals				0.00	42.58	3,294.45
				Beginning Balance		5,000.04
Totals				0.00	0.00	5,000.04
				Beginning Balance		8,205.94
Totals				0.00	0.00	8,205.94
				Beginning Balance		26,897.02
06/01/2025	Reserve Transfer		18499		769.45	27,666.47
Totals				0.00	769.45	27,666.47
				Beginning Balance		5,000.00
06/01/2025	Reserve Transfer		18499		1,000.00	6,000.00
Totals				0.00	1,000.00	6,000.00
				Beginning Balance		6,725.74
06/01/2025	Reserve Transfer		18499		45.14	6,770.88
Totals				0.00	45.14	6,770.88
				Beginning Balance		108.49
06/01/2025	Reserve Interest Transfer		18502		5.85	114.34
Totals				0.00	5.85	114.34
				Beginning Balance		(81,292.83)
Totals				0.00	0.00	(81,292.83)

Bridgepoint HOA, Inc.

Detailed General Ledger

From 06/01/2025 to 06/30/2025

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						

Transaction Totals

Total Debits	<u>535,532.83</u>
Total Credits	<u>535,532.83</u>
Difference	<u>0.00</u>
Total Assets	<u>403,485.22</u>
Total Liabilities	<u>197,650.05</u>
Total Equity	<u>177,796.39</u>
Total Income	<u>372,985.82</u>
Total Expense	<u>377,712.24</u>

Ledger Totals

Beginning Debits	<u>1,544,317.90</u>
Beginning Credits	<u>1,544,317.90</u>
Difference	<u>0.00</u>
Ending Debits	<u>2,079,850.73</u>
Ending Credits	<u>2,079,850.73</u>
Difference	<u>0.00</u>