

**Caribbean Property Management, Inc.**

*Professional Community Association Management*

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**Bridgepoint HOA, Inc.**

**December 31st, 2025**

**Monthly Financial Statement**

**Caribbean Property Management, Inc.**

**12301 SW 132 Ct. Miami, FL 33186**

**Ph.305-251-3848 Fax 305-251-3849**

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\*Unaudited for management purpose only



# Table of Contents

- . Balance Sheet
  
- . Income & Expense Comparative Report
  
- . Accounts Receivable
  
- . Summary Aged Receivable Report
  
- . Accounts Payable
  
- . Bank Reconciliation Reports
  
- . General Ledger Report – YTD

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

12/31/2025

### Assets

#### Current Assets

##### Checking/ Savings

U.S. Century Bank - Operating	55,030.40
U.S. Century Bank - Reserves	212,376.64
U.S. Century Bank - Special Assess	918.74
U.S. Century Bank - Drain Modification	2,791.37
U.S. Century Bank - Security Deposit	67,969.16

TOTAL Checking/ Savings 339,086.31

**TOTAL Current Assets** 339,086.31

**Owner Receivables** 3,590.06

#### Other Current Assets

Prepaid Expenses	3,575.00
Prepaid Insurance	36,526.43
Utility Deposits	224.61
Deferred Income	(44,800.00)

**TOTAL Other Current Assets** (4,473.96)

**Total Assets** 338,202.41

### Liabilities

**Prepaid Owners Receivable** 20,620.66

**Accounts Payable - Net Total** 58,052.16

#### Other Current Liabilities

Security Rental Deposit 71,524.75

**TOTAL Other Current Liabilities** 71,524.75

#### Special Assessment 2022

Special Assessment Income 730,840.32

Special Assessment Expenses (679,380.32)

Loan Interest Expense (52,547.64)

**TOTAL Special Assessment 2022** (1,087.64)

**Total Liabilities** 149,109.93

### Fund Balance

# Bridgepoint HOA, Inc.

## Balance Sheet

12/31/2025

### Reserves

Reserve - Exterior Painting	79,855.87
Reserve - Pavement/ Sealcoating	34,173.45
Reserve - Asphalt Road Repaveme	5,648.03
Reserve - Tennis Ct Resurfacing	2,847.54
Reserve - Stamped Conc. Pavers	28,893.10
Reserve - Guardhouse/Pool Roofs	652.68
Reserve - Special/General Funds	34,873.82
Reserve - Fountains	3,551.27
Reserve - Drain Cleaning	5,002.24
Reserve - Lake Enbankment	4,425.00
Reserve - Pool Resurfacing	8,209.55
Reserve - Landscape Replacement	27,468.30
Reserve - Pool Furniture	7,044.58
Reserve - Interest Income	72.05
<b>TOTAL Reserves</b>	<b>242,717.48</b>
<b>Fund Balance - Operating</b>	<b>(56,171.93)</b>
<b>Net Income</b>	<b>2,546.93</b>
<b><u>Total Fund Balance</u></b>	<b><u>189,092.48</u></b>
<b><u>Total Fund Balance and Liabilities</u></b>	<b><u>338,202.41</u></b>

**Bridgepoint HOA, Inc.**  
**Income and Expense Comparative Statement**

From : 12/01/2025 to 12/31/2025

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

**Revenues**

Maintenance Income	54,609	54,642	655,303	655,700	99.94
Reserve Assessments	6,991	6,991	83,897	83,897	100.00
Late Fees Income	0	0	655	0	0.00
Legal Fees Income	0	0	1,270	0	0.00
Security Remotes/Decals	300	0	2,025	0	0.00
Interest - Legal	0	0	795	0	0.00
Miscellaneous Income	125	0	1,750	0	0.00
Violation Income	0	0	6,428	0	0.00
Reserves Interest Income	8	0	72	0	0.00
Collection Fees	0	0	400	0	0.00
<b>Total Revenues</b>	<b>62,033</b>	<b>61,633</b>	<b>752,595</b>	<b>739,597</b>	<b>101.76</b>

**Expenses**

**Administrative**

Admin Costs (Communications, Printing & Storage)	402	500	7,073	6,000	117.88
Administrative Expenses	200	0	988	0	0.00
Bad Debt Expense	0	0	637	0	0.00
Corporate Annual Report	0	5	0	61	0.00
Pool Permit	0	50	517	600	86.17
<b>TOTAL Administrative</b>	<b>602</b>	<b>555</b>	<b>9,215</b>	<b>6,661</b>	<b>138.34</b>

**Insurance**

Commercial Property Package	6,088	6,871	70,888	82,454	85.97
<b>TOTAL Insurance</b>	<b>6,088</b>	<b>6,871</b>	<b>70,888</b>	<b>82,454</b>	<b>85.97</b>

**Contracted Expenses**

Janitorial Maintenance	1,335	1,100	16,020	13,200	121.36
Lake Maintenance	243	238	2,883	2,856	100.95
Landscape Maintenance	4,950	4,950	59,400	59,400	100.00
Management Fees	1,855	1,855	22,260	22,260	100.00
Pest Control/ Exterminating	550	368	8,590	4,410	194.78
Pool & Spa Maintenance	853	770	9,579	9,240	103.67
Security	19,204	15,000	209,532	180,000	116.41
Sprinkler Maintenance	0	500	0	6,000	0.00
T.V. Cable Services	8,427	8,024	99,498	96,288	103.33

	<u>December 2025</u>		<u>January to December</u>		
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>% Used</u>
<b>TOTAL Contracted Expenses</b>	37,417	32,805	427,762	393,654	108.66
<b>Professional Fees</b>					
Audit, Review, and Compilation	0	417	5,000	5,000	100.00
Legal Services	1,903	833	28,881	10,000	288.81
Tax Return & Preparation Fees	0	42	0	500	0.00
<b>TOTAL Professional Fees</b>	1,903	1,292	33,881	15,500	218.59
<b>Repairs &amp; Maintenance</b>					
R&M: Drainage Refund	0	250	0	3,000	0.00
R&M: Building Repairs	0	0	300	0	0.00
R&M: Electrical Repairs	66	167	2,711	2,000	135.55
R&M: Entry System Repairs	882	500	19,844	6,000	330.73
R&M: Fertilization	0	0	0	0	0.00
R&M: General Repairs & Maintenance	3,807	1,667	15,519	20,000	77.60
R&M: Gym Equipment	0	333	400	4,000	10.00
R&M: Lawn Ornamental Pest Control	0	0	0	0	0.00
R&M: Lights, Bulbs, & Fixtures	725	0	3,572	0	0.00
R&M: Maintenance Supplies	99	250	2,935	3,000	97.83
R&M: Minor Gutter Repairs	0	0	490	0	0.00
MISC: Miscellaneous Expenses	900	0	1,671	0	0.00
R&M Misc. Landscape Replacement	650	833	10,250	10,000	102.50
R&M: Sprinkler Repairs	0	1,375	7,480	16,500	45.33
R&M: Tree Trimming / Yearly	600	1,542	19,465	18,500	105.22
R&M: Pool & Fountain Repair	0	167	10,613	2,000	530.65
<b>TOTAL Repairs &amp; Maintenance</b>	7,729	7,084	95,250	85,000	112.06
<b>Utilities</b>					
Electricity	1,761	1,800	25,301	21,600	117.13
Guardhouse Telephone/Internet	414	271	3,854	3,250	118.58
Water & Sewer	126	125	(72)	1,500	-4.80
<b>TOTAL Utilities</b>	2,301	2,196	29,083	26,350	110.37
<b>Reserves</b>					
Reserve Transfer	6,991	6,991	83,898	83,897	100.00
Reserve Deficit	0	3,840	0	46,081	0.00
Reserves Interest Transfer	8	0	72	0	0.00
<b>TOTAL Reserves</b>	6,999	10,831	83,970	129,978	64.60
<b>Total Expenses</b>	<b>63,039</b>	<b>61,634</b>	<b>750,049</b>	<b>739,597</b>	<b>101.41</b>

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

<b>Net Income</b>	(1,006)	(1)	2,546	0
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# Bridgepoint HOA, Inc.

## Receivable Accounts

As of : 12/31/2025

Account	Unit	Balance	Account Name
8.01	8	84.48	Franye, Antonio & Patricia
13.00	13	37.60	Leza, Melba
21.00	21	1,100.00	Sosa, Sara
28.00	28	550.00	Harward, Tresca & William
31.00	31	25.00	Branger, Alejandro
38.00	38	398.74	Saunders, Noreen
56.01	56	237.48	Tong, Richard & Tong, Linette
61.00	61	329.26	Parsons, Ana
72.00	72	13.59	Guerrero, Maria
94.00	94	15.00	Fowler, Susan
95.01	95	25.00	Mega Holdings, LLC, Alvarez
100.00	100	25.00	Senices, Julissa
101.01	101	550.00	Rodriguez, Otten & Rodriguez, Denysis
103.00	103	178.74	Hernandez, Leticia
107.00	107	20.17	Sanchez, Gabriel & Sanchez, Maria

Number	Amount	Details
15	3,590.06	= Total of Receivables (Debit )
		= Total paid in advance (Credit ) or zero
<b>15</b>	<b>3,590.06</b>	<b>= Net total of selected accounts</b>

# Bridgepoint HOA, Inc.

## Prepaid Receivables

As of : 12/31/2025

Account	Unit	Balance	Account Name
2.00	2	(10.00)	Corporation, RME
6.00	6	(535.00)	Tambini, Ana
9.00	9	(549.92)	Rojas Marty, Rose Marie
10.00	10	(362.52)	Luaces, Norma & Luaces, Lissette
11.00	11	(550.00)	Sanchez, Rodolfo & Alina
12.00	12	(181.26)	Santisteban, Michelle
18.00	18	(731.26)	Sara Nazari, Seyed Mohammad H.
19.00	19	(1,534.54)	Siman, Gabriela M. Saca
23.00	23	(362.52)	Luaces, Norma & Lissette
29.00	29	(5,725.79)	Zeisler, Henry John & Ann S
33.00	33	(850.83)	Sanjurjo, Ernesto
35.00	35	(550.07)	Ricker, Denise
41.00	41	(550.00)	Marty, Rosemarie Rojas
44.01	44	(550.00)	Levey, Micheal Benjamin & Sukienik, Hayley Paige
47.00	47	(1,819.75)	Green, Thomas & Carole
49.00	49	(362.52)	Fernandez, Juan & Odette
50.00	50	(282.58)	Aleman, Doris & Alfredo & ALEMAN MIRANDA, PLACIDO ALFREDO
51.00	51	(184.03)	Berron, Diana
53.01	53	(523.35)	AK, LLC, Juniper
60.00	60	(362.52)	Goltzer, Roxanna
62.00	62	(196.26)	Nieves, Gaston Alejandro
63.00	63	(181.76)	Iliffe, Bonifacio Lopez & Christi
64.00	64	(181.26)	Sauma, Vanessa
65.00	65	(181.26)	Tambini, Ana & Cuenca, Andrea
68.00	68	(122.12)	Concetta S, Carlos Astudillo
74.00	74	(166.26)	Bakarat, Anwar & Munira Elneser, Lina
78.00	78	(550.00)	Patty, Christopher
79.01	79	(0.10)	Stone, Kimberlee
81.00	81	(362.52)	Salzverg, Gisela
102.00	102	(25.70)	Velasco, Laura
106.00	106	(362.52)	Luaces, Norma & Luaces, Lissette
108.00	108	(550.00)	Gonzales, Rodolfo & Gonzalez, Silvia
109.00	109	(554.98)	Verdi, Jorge
110.01	110	(57.46)	Gaffney, Charles P. & Gonzalez, Madelaine M.
112.00	112	(550.00)	Vega, Elizabeth & Hugo

Number	Amount	Details
		= Total of Receivables (Debit )
35	(20,620.66)	= Total paid in advance (Credit ) or zero
<b>35</b>	<b>(20,620.66)</b>	<b>= Net total of selected accounts</b>

**Bridgepoint HOA, Inc.**  
**Summary Aged Accounts Receivable**

As of 12/31/2025

Account	Unit	Name	Current	31-60	61-90	Over 90	Total
1.00	1	Torres, Jeanette					0.00
3.01	3	Salazar, Liliana					0.00
4.00	4	Millet, Rosalba					0.00
5.00	5	Brewer, Walter					0.00
7.00	7	Berrones, Leticia					0.00
8.01	8	Franye, Antonio & Patricia		432.00			84.48
13.00	13	Leza, Melba		37.60			37.60
14.00	14	Mendez, Gladys M.					0.00
15.00	15	Zuleta & Laura L., Marco					0.00
16.01	16	Damas, Ricardo Eugenio & Lopez,		385.00			0.00
17.00	17	Wechsberg, Florence					0.00
20.01	20	Juan Correa & Melissa Freydell Va					0.00
21.00	21	Sosa, Sara		550.00	550.00		1,100.00
22.00	22	Viana, Melissa					0.00
24.00	24	Conde, Cristina					0.00
25.00	25	Caballero, Beatriz					0.00
26.00	26	Borr, Nancy					0.00
27.00	27	Henderson, Lisette					0.00
28.00	28	Harward, Tresca & William	(25.00)	510.54	64.46		550.00
30.00	30	Seivright, David & Pauline					0.00
31.00	31	Branger, Alejandro		25.00			25.00
32.00	32	Manuel Cardenal & Mary Cardenal					0.00
34.00	34	Vidal, Nora					0.00
36.00	36	Gabriela Del Carme					0.00
37.00	37	Forns, Armentina		25.00	(25.00)		0.00
38.00	38	Saunders, Noreen	(550.00)	550.00		398.74	398.74

Account	Unit	Name	Current	31-60	61-90	Over 90	Total
39.01	39	Valle, Blanca M.					0.00
40.01	40	Martinez, Christine					0.00
42.00	42	Clarke, Evelina	(368.74)	(731.26)	(731.26)	1,831.26	0.00
43.01	43	Rivas-Fuentes, Sandra					0.00
45.00	45	Corp., La Gorda					0.00
46.00	46	Bedoya, Jessica					0.00
48.00	48	LLC, 5510 SW 70TH Place & Bria					0.00
52.00	52	Bejarano, Bruna					0.00
54.00	54	Karen Alas					0.00
55.00	55	Gonzalez, Esperanza					0.00
56.01	56	Tong, Richard & Tong, Linette		262.48		(25.00)	237.48
57.00	57	Trustee, Manju Khatani Torres,					0.00
58.00	58	Valdivia, Isabel					0.00
59.00	59	Hernandez, Joseph					0.00
61.00	61	Parsons, Ana		329.26			329.26
66.00	66	Wang, He					0.00
67.00	67	Parra, Dennisse					0.00
69.00	69	Molina, Maria, Trustee & Maria E. M					0.00
70.00	70	Kristin Zanowski, Jose Baron					0.00
71.00	71	Kritchman, William					0.00
72.00	72	Guerrero, Maria	(167.67)				13.59
73.00	73	Bossi, Adrian & Etcheberry, Merced					0.00
75.00	75	Barcelo, Carina					0.00
76.00	76	Gutierrez, Nicholas Mark					0.00
77.02	77	Schatz Lapin, Laura					0.00
80.00	80	Lackey, Ana Maria					0.00
82.01	82	Delgado, Gustavo					0.00
83.00	83	Rafael Guilarte					0.00
84.00	84	Perez, Armando					0.00

Account	Unit	Name	Current	31-60	61-90	Over 90	Total
85.00	85	Belfort, Zayra	(181.26)			181.26	0.00
86.00	86	Pelaez, Gina					0.00
87.01	87	Jorin, Silvia					0.00
88.00	88	Diego, Vicente & Elizabeth					0.00
89.00	89	Chiron, Stewart & Melody		550.00	16.26		0.00
90.00	90	White, Roger & Paulina White					0.00
91.00	91	Serrano, Jacqueline R					0.00
92.00	92	Perez, Maritza N. & Nicole					0.00
93.00	93	Baeza Dagger, Junney Maria & Va					0.00
94.00	94	Fowler, Susan		15.00			15.00
95.01	95	Mega Holdings, LLC, Alvarez	25.00				25.00
96.00	96	LLC, 6940 SW 55 Terr,					0.00
97.00	97	RYAN HOUSING, LLC & Perez, P					0.00
98.00	98	Figueroa, Juan & Nilza					0.00
99.01	99	Rives-Gonzalez, Yamile A.					0.00
100.00	100	Senices, Julissa		25.00			25.00
101.01	101	Rodriguez, Otten & Rodriguez, De		550.00			550.00
103.00	103	Hernandez, Leticia		208.74		(30.00)	178.74
104.00	104	Briceno, Mariela					0.00
105.01	105	Riera, Juan Carlos					0.00
107.00	107	Sanchez, Gabriel & Sanchez, Mar				20.17	20.17
111.00	111	Goncalves, Rosa					0.00
<b>Totals</b>	<b>77</b>		(1,267.67)	3,724.36	(125.54)	2,376.43	3,590.06

# Bridgepoint HOA, Inc.

## Payable accounts

As of : 12/31/2025

Account	Balance	Account Name
250130.00	3,575.00	Caribbean Property Management
250145.00	2,044.50	CIRCLE SECURITY SOLUTIONS
250200.00	10.54	FIRST INSURANCE FUNDING
250310.20	500.00	INVASIVE WILDLIFE REMOVAL MIAMI LLC
250310.30	25,724.70	IPFS CORPORATION
250315.10	350.00	J & J ELECTRICAL CONTRACTORS LLC
250420.00	19,203.76	NATIONAL SENTINEL
250465.00	2,300.00	PEDRAZA HOME IMPROVEMENTS LLC
250612.00	1,250.00	RUBIO GARDEN
250630.00	1,902.96	SIEGFRIED RIVERA
250640.00	94.70	THE BEAUTIFUL MAILBOX COMPANY
250660.00	243.00	THE LAKE DOCTORS, INC.
250702.10	853.00	Oliver's Pool

Number	Amount
13	58,052.16

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

City National Bank - Operating Account, Miami 101500.00 - City National - OPERATING	#	xxx8327
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Balance on the bank statement as of 12/31/2025:	0.00	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	0.00	
Balance of the account in our books as of the same date	0.00	
<b>Difference:</b>	<b>0.00</b>	

<b>Deposits and checks that have cleared in current period</b>
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Date	Ch. #	Trx	Check	Deposits	Description
12/01/2025	407	20441	246.52		Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK OPER

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>246.52</b>	<b>0.00</b>	<b>1</b>

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
				<b>0</b>



100 S.E. 2nd Street, 19th Floor  
Miami, FL 33131-2151  
833-448-6500  
citynational.com

Page: 1 of 4  
Account: XXXXXXX8327

### Client Services

**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

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

For additional locations  
and hours, please visit  
citynational.com/locations

NMLS412469  
**Member**  
**FDIC**



## Association Non-Interest Checking

### Account Summary

Account:	XXXXXXX8327	Beginning Balance:	\$246.52
Last Statement:	November 28, 2025	Ending Balance:	\$0.00
This Statement:	December 23, 2025	Average Ledger Balance:	\$0.00
		Low Balance:	\$0.00

### Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
11-29	Beginning Balance			\$246.52
12-08	CHECK # 407		\$246.52	\$0.00
12-22	Closing Transaction			\$0.00
12-23	Ending totals	\$0.00	\$246.52	\$0.00

### Checks

Number	Date	Amount	Number	Date	Amount
407	12-08	\$246.52			

\* Skip in Check Sequence



# Excellence, earned together.

- Best Private Bank
- Best Business Bank
- Best Community Bank
- Best Bank for Commercial Real Estate Lending
- Best Bank for Jumbo Loans
- Best Foreign National Mortgage Lenders



## Thank you for your trust.

Your confidence continues to make City National Bank one of Florida's most recognized and awarded names in banking excellence.



Outstanding checks, withdrawals and debits:

Number	Description	Amount
		\$
<b>Total</b>	\$	

Bank balance shown on this statement: \_\_\_\_\_

**Add +**

Deposits not credited on this statement (if any) \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**Total** \_\_\_\_\_

**Subtract – outstanding items** \_\_\_\_\_

**Balance\*** \_\_\_\_\_

*\*This balance should agree with your checkbook balance after deducting service charge (if any) or adding interest (if any) shown on this statement.*

**In Case of Errors or Questions About Your Electronic Funds Transfer on a Consumer Account:**

Contact your local City National Bank of Florida banking center, or for lost check card call us at 1-800-762-2489 24-hours a day or write us (City National Bank of Florida, c/o E.F.T. Department, P.O. Box 025606, Miami, Florida 33102-5606) as soon as possible. If you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, we must hear from you **no later than 60 days after we sent you the FIRST statement** on which the error or problem appeared. (1) Tell us your name and account number, (2) describe the error or the transfer you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information, and (3) tell us the dollar amount of the suspected error and the date the transaction occurred. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this and this is a consumer account, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation. If you are asked to submit your complaint or question in writing and signed by you, and it is not received within 10 business days, we may not credit your account the disputed amount.

**Consumer Lines of Credit Finance/Interest Charge Calculation Information:**

City National Bank of Florida calculates FINANCE/INTEREST CHARGES on your account by applying the periodic rate to the “daily balance” of your account for each day in the billing cycle. These daily finance charges are added together to determine the finance charge for the billing cycle. To get the “daily balance” we take the beginning balance of your account each day of the billing cycle, add any new advances, and subtract any payments made or credits issued and any unpaid interest or other finance charges.

**In Case of Errors or Questions About Your Line of Credit Bill or Mortgage Loan Statement:**

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us at City National Bank of Florida, c/o Loan Services Department, P.O. Box 025606, Miami, Florida 33102-5606 or call (305) 577-7343 or call toll free 1-800-230-0332 as soon as possible. We must hear from you **no later than 60 days after we sent you the first bill or statement on which the error or problem appeared**. Telephoning us will not preserve your rights. In your letter, please provide: (1) your name and account number, (2) the dollar amount of the suspected error, and (3) describe the error and explain, if you can, why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your bill that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount your question.

**Mortgage Loan Servicing Errors or Request for Information:**

Send a written request to City National Bank of Florida, c/o Loan Services Department, P.O. Box 025606, Miami, Florida 33102-5606. In your written request, please provide your name, loan account number, and the specific error you believe occurred or the loan information being requested.

**Important - for Repurchase Agreements:**

Investment products are not insured by the FDIC or by any federal government agency. They are not a deposit or other obligation of, or guaranteed by City National Bank of Florida or any of its affiliates. They are subject to investment risks, including possible loss of the principal amount invested.

**Access your account(s) 24 hours a day via online banking, mobile apps and with CityTel by calling 800-762-CITY or 856-470-1000.**



THIS CHECK IS VOID WITHOUT A MULTICOLORED BACKGROUND AND AN INTEGRAL WATERMARK ON THE BACK - HOLD AT AN ANGLE TO VIEW

Bridgepoint HOA, Inc.  
c/o Caribbean Property Management, Inc.  
12201 SW 132nd CT  
Miami FL 33186  
USA

City National Bank  
Operating Account  
100 SE 2nd Street, 18th Floor  
Miami FL 33131

000407

Date: 12/01/2025

Pay \*\*Two hundred forty-six and 52/100 Dollars \$246.52

To the order of Bridgepoint Homeowners  
c/o Caribbean Property Mgmt  
Miami FL 33186

By: *[Signature]*  
Brewer, Walter

Note: TRANSFER TO U.S. CENTURY BK OPER ACCT

#000407# 10065004367# 30000358327#

#0407 12/08/2025 \$246.52

FOR DEPOSIT ONLY  
Bridgepoint HOA  
101 201 2920

496 1866741 >067015367< USCB

0917  
2025

#0407 12/08/2025 \$246.52

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# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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 12/31/2025:	0.00	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	0.00	
Balance of the account in our books as of the same date	0.00	
<b>Difference:</b>	<b>0.00</b>	

<b>Deposits and checks that have cleared in current period</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
12/01/2025	617	20439	34,069.16		Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC D
12/01/2025	616	20437	30,000.00		Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC D

<b>Totals</b>	<b>Checks</b> 64 069.16	<b>Deposits</b> 0.00	<b>Number</b> 2
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# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
				<b>0</b>



100 S.E. 2nd Street, 19th Floor  
 Miami, FL 33131-2151  
 833-448-6500  
 citynational.com

Page: 1 of 4  
 Account: XXXXXXX4446

**Client Services**

**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

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

For additional locations  
 and hours, please visit  
 citynational.com/locations

NMLS412469  
**Member**  
**FDIC**



**Association Non-Interest Checking**

**Account Summary**

Account:	XXXXXXX4446	Beginning Balance:	\$64,069.16
Last Statement:	November 28, 2025	Ending Balance:	\$0.00
This Statement:	December 23, 2025	Average Ledger Balance:	\$0.00
		Low Balance:	\$0.00

**Daily Activity**

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
11-29	Beginning Balance			\$64,069.16
12-08	CHECK # 616		\$30,000.00	\$34,069.16
12-08	CHECK # 617		\$34,069.16	\$0.00
12-22	Closing Transaction			\$0.00
12-23	Ending totals	\$0.00	\$64,069.16	\$0.00

**Checks**

Number	Date	Amount	Number	Date	Amount
616	12-08	\$30,000.00	617	12-08	\$34,069.16

\* Skip in Check Sequence

**Excellence,  
 earned  
 together.**

- Best Private Bank
- Best Business Bank
- Best Community Bank
- Best Bank for Commercial Real Estate Lending
- Best Bank for Jumbo Loans
- Best Foreign National Mortgage Lenders

**Thank you  
 for your trust.**

Your confidence continues to make City National Bank one of Florida's most recognized and awarded names in banking excellence.



Outstanding checks, withdrawals and debits:

Number	Description	Amount
		\$
<b>Total</b>	\$	

Bank balance shown on this statement: \_\_\_\_\_

**Add +**

Deposits not credited on this statement (if any) \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**Total** \_\_\_\_\_

**Subtract – outstanding items** \_\_\_\_\_

**Balance\*** \_\_\_\_\_

*\*This balance should agree with your checkbook balance after deducting service charge (if any) or adding interest (if any) shown on this statement.*

**In Case of Errors or Questions About Your Electronic Funds Transfer on a Consumer Account:**

Contact your local City National Bank of Florida banking center, or for lost check card call us at 1-800-762-2489 24-hours a day or write us (City National Bank of Florida, c/o E.F.T. Department, P.O. Box 025606, Miami, Florida 33102-5606) as soon as possible. If you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, we must hear from you **no later than 60 days after we sent you the FIRST statement** on which the error or problem appeared. (1) Tell us your name and account number, (2) describe the error or the transfer you are unsure about and explain as clearly as you can why you believe there is an error or why you need more information, and (3) tell us the dollar amount of the suspected error and the date the transaction occurred. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this and this is a consumer account, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation. If you are asked to submit your complaint or question in writing and signed by you, and it is not received within 10 business days, we may not credit your account the disputed amount.

**Consumer Lines of Credit Finance/Interest Charge Calculation Information:**

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# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

<b>US Century Bank - Operating Account, Doral</b>	#	xxx2920
<b>104100.00 - U.S. Century Bank - Operating</b>		

Balance on the bank statement as of 12/31/2025:	59,045.40	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	-4,015.00	
Adjusted bank account balance as of the same date	55,030.40	
Balance of the account in our books as of the same date	55,030.40	
<b>Difference:</b>	<b>0.00</b>	

### Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
10/31/2025	673	20169	70.00		Check - Oliver's Pool REIMBURSE SPA THERMOMETER
11/14/2025	681	20346	9,144.65		Check - NATIONAL SENTINEL Inv. 9057(11/1/25 - 11/15/25)
12/01/2025	688	20435	853.00		Check - Oliver's Pool Inv. 102
12/01/2025	689	20436	220.00		Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 2016
12/01/2025	DP-202	20426	126.11		Direct payment - M-DW&SD 8/5/25 & 11/5/25
12/01/2025	685	20422	65.74		Check - OTTEN RODRIGUEZ REIMBURSE CAMERA FUSES & BREAKER
12/01/2025	686	20424	42.45		Check - Carina Barcelo REIMBURSE GUARD HOSE
12/01/2025	687	20425	9.62		Check - Carina Barcelo REIMBURSE SIGN FOR GUARD HOUSE
12/01/2025	407	20441		246.52	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK OPER
12/01/2025	Dep. # 3033	20419		1,700.00	Lockbox deposit
12/02/2025	Dep. # 3034	20451		1,281.26	Lockbox deposit
12/02/2025	Dep. # 3037	20484		3,260.98	Deposit 104100.00 - U.S. Century Bank - Operating
12/02/2025	Dep. # 3035	20478		11,550.00	Lockbox deposit
12/03/2025	Dep. # 3038	20487		514.00	Lockbox deposit
12/03/2025	Dep. # 3040	20492		550.00	Lockbox deposit
12/04/2025	Dep. # 3042	20502		3,300.00	Lockbox deposit
12/04/2025	Dep. # 3043	20514		3,875.00	Lockbox deposit
12/05/2025		20529	550.00		Returned item 95.01 - Alvarez Mega Holdings, LLC in 104100.00 - U.S.
12/05/2025	Dep. # 3045	20519		1,100.00	Lockbox deposit
12/05/2025	Dep. # 3047	20527		1,485.00	Deposit 104100.00 - U.S. Century Bank - Operating
12/05/2025	Dep. # 3046	20523		1,650.00	Lockbox deposit
12/08/2025	Dep. # 3050	20537		181.26	Lockbox deposit
12/08/2025	Dep. # 3049	20535		1,650.00	Lockbox deposit
12/08/2025	Dep. # 3051	20556		6,237.48	Lockbox deposit
12/09/2025	696	20563	9,449.47		Check - NATIONAL SENTINEL Inv. 9079(11/16/25 - 11/30/25)
12/09/2025	DP-204	20569	8,426.95		Direct payment - COMCAST 12/1/25 - 12/31/25
12/09/2025	697	20564	4,950.00		Check - RUBIO GARDEN Inv. 529
12/09/2025	693	20560	1,855.00		Check - Caribbean Property Management Inv. 25411/December management
12/09/2025	695	20562	1,500.00		Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. AUG,SEPT & OCT
12/09/2025	692	20559	1,335.00		Check - Caribbean Property Management Inv. 25375/December janitorial f
12/09/2025	694	20561	649.24		Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19426
12/09/2025	691	20558	392.08		Check - Caribbean Property Management Inv. 25499
12/09/2025	698	20565	243.00		Check - THE LAKE DOCTORS, INC. Inv. 2041606
12/09/2025	701	20571	56.07		Check - GERMAN NAVARRO REIMBURSE HOME DEPOT
12/09/2025	699	20566	44.24		Check - Carina Barcelo REIMBURSE FOR GYM & BATHROOM
12/09/2025	700	20567	12.00		Check - DENYSIS RODRIGUEZ REIMBURSE FOR WEBSITE
12/10/2025	703	20582	900.00		Check - NORMA LUACES REIMBURSE FOR DRIVE WAY
12/10/2025	704	20584	900.00		Check - WALTER BREWER REIMBURSE FOR DRIVE WAY
12/10/2025	705	20586	900.00		Check - ROSE MARIE ROJAS-MARTY REIMBURSE FOR DRIVE WAY
12/10/2025	Dep. # 3054	20579		550.00	Lockbox deposit

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

<b>US Century Bank - Operating Account, Doral</b>	#	xxx2920
<b>104100.00 - U.S. Century Bank - Operating</b>		

Date	Dep. #	Check #	Amount	Description
12/10/2025	Dep. # 3053	20576	1,100.00	Lockbox deposit
12/11/2025	Dep. # 3056	20589	368.74	Lockbox deposit
12/11/2025	Dep. # 3058	20594	550.00	Lockbox deposit
12/11/2025	Dep. # 3057	20592	595.00	Lockbox deposit
12/11/2025	Dep. # 3059	20602	2,750.00	Lockbox deposit
12/12/2025	707	20622	500.00	Check - URIEL RUBIO REIMBURSE INSTALLATION & REMOVAL OF LIGH
12/12/2025	706	20620	208.62	Check - OTTEN RODRIGUEZ REIMBURSE FOR ENTRY/EXIT ARM
12/12/2025	Dep. # 3061	20605	550.00	Lockbox deposit
12/12/2025	Dep. # 3062	20607	550.00	Lockbox deposit
12/12/2025	Dep. # 3063	20611	956.26	Deposit 104100.00 - U.S. Century Bank - Operating
12/15/2025	717	20648	860.00	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 2029
12/15/2025	715	20644	300.00	Check - GABRIEL CASANOLA CHRISTMAS BONUS
12/15/2025	712	20638	250.00	Check - GERMAN NAVARRO CHRISTMAS BONUS
12/15/2025	716	20646	224.55	Check - Carina Barcelo REIMBURSE CHRISTMAS LIGHTS
12/15/2025	708	20630	200.00	Check - JONATHAN PEREZ CHRISTMAS BONUS
12/15/2025	709	20632	100.00	Check - CARLOS RIVERO CHRISTMAS BONUS
12/15/2025	714	20642	100.00	Check - VANESSA PEREZ CHRISTMAS BONUS
12/15/2025	710	20634	50.00	Check - MARIELA RECIO CHRISTMAS BONUS
12/15/2025	711	20636	50.00	Check - ARMANDO VASQUEZ CHRISTMAS BONUS
12/15/2025	713	20640	50.00	Check - ENRIQUE SALERMO CHRISTMAS BONUS
12/15/2025	Dep. # 3065	20625	550.00	Lockbox deposit
12/15/2025	Dep. # 3066	20628	550.00	Lockbox deposit
12/16/2025	718	20651	500.00	Check - URIEL RUBIO REIMBURSE INSTALLING & REMOVING LIGHTS
12/16/2025	719	20653	67.98	Check - OTTEN RODRIGUEZ REIMBURSE WEBSITE,CORD & LOCKS
12/16/2025	Dep. # 3068	20650	550.00	Lockbox deposit
12/17/2025	DP-205	20672	5,158.14	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296
12/17/2025	720	20666	4,950.00	Check - RUBIO GARDEN Inv. 682
12/17/2025	Dep. # 3069	20664	550.00	Lockbox deposit
12/18/2025	Dep. # 3071	20677	550.00	Lockbox deposit
12/18/2025	Dep. # 3070	20674	912.56	Lockbox deposit
12/19/2025	DP-215	20936	30.64	Check - FPL
12/19/2025	Dep. # 3073	20682	45,350.00	Deposit 104100.00 - U.S. Century Bank - Operating
12/20/2025	DP-207	20706	1,730.09	Direct payment - FPL 11/10/25 - 12/9/25
12/22/2025	718	20688	500.00	Reverse trx 20651, 12/16/25 Check - URIEL RUBIO REIMBURSE INSTALLIN
12/23/2025	DP-206	20700	402.11	Direct payment - COMCAST 12/13/25 - 1/12/26
12/23/2025	Dep. # 3074	20690	75.00	Deposit 104100.00 - U.S. Century Bank - Operating
12/23/2025	Dep. # 3077	20699	550.00	Deposit 104100.00 - U.S. Century Bank - Operating
12/23/2025	Dep. # 3075	20695	2,037.52	Lockbox deposit
12/24/2025	Dep. # 3078	20703	550.00	Lockbox deposit
12/24/2025	Dep. # 3079	20705	550.00	Lockbox deposit
12/29/2025	Dep. # 3080	20716	1,100.00	Lockbox deposit
12/29/2025	Dep. # 3081	20719	1,100.00	Lockbox deposit
12/30/2025	Dep. # 3082	20722	1,100.00	Lockbox deposit
12/30/2025	Dep. # 3083	20725	1,100.00	Lockbox deposit
12/31/2025	DP-214	20934	550.00	Check - PRO PEST CONTROL, INC.
12/31/2025	Dep. # 3084	20727	550.00	Lockbox deposit

Totals	Checks	Deposits	Number
	<b>58 976.75</b>	<b>104 776.58</b>	<b>86</b>

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
12/03/2025	690	20495	3,115.00		Check - RUBIO GARDEN Inv. 6739/FINAL PMT
12/10/2025	702	20581	900.00		Check - Leticia Berrones REIMBURSE FOR DRIVE WAY

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>4 015.00</b>	<b>0.00</b>	<b>2</b>



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

**Page Number** 1 of 9  
**Account Number:** 1012012920  
**Date** 12/31/25

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.

**ASSOCIATION BUS CK**

**Summary of Activity Since Your Last Statement**

Beginning Balance	12/01/25	13,245.57
Deposits / Misc Credits	42	104,276.58
Withdrawals / Misc Debits	56	58,476.75
Ending Balance	12/31/25	59,045.40
Service Charge		.00
Average Balance		36,957
Average Collected Balance		34,994
Enclosures		39

**Deposits and Credits**

Date	Amount	Activity Description
12/01	1,700.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/02	1,281.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/02	11,550.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/03	514.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
12/03	550.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/04	3,300.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/04	3,875.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/05	246.52	Deposit
12/05	3,260.98	Deposit
12/05	1,100.00	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
12/05	1,650.00	BRIDGEPOINT HOA/Settlement



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

**Page Number** 2 of 9  
**Account Number:** 1012012920  
**Date** 12/31/25

**Deposits and Credits**

Date	Amount	Activity Description
12/08	181.26	Caribbean Property Man ClickPay STL CC/CP STL CC
12/08	1,650.00	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
12/08	2,018.74	Caribbean Property Man BRIDGEPOINT HOA/Settlement
12/08	4,218.74	Caribbean Property Man BRIDGEPOINT HOA/Settlement
12/10	1,485.00	Caribbean Property Man Deposit
12/10	550.00	BRIDGEPOINT HOA/Settlement
12/10	1,100.00	Caribbean Property Man ClickPay STL CC/CP STL CC
12/11	368.74	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
12/11	550.00	Caribbean Property Man ClickPay STL CC/CP STL CC
12/11	595.00	BRIDGEPOINT HOA INC VANCO PAYMENTS/GATEWAY
12/11	2,750.00	CARIBBEAN PROPERTY MAN BRIDGEPOINT HOA/Settlement
12/12	550.00	Caribbean Property Man BRIDGEPOINT HOA/Settlement
12/12	550.00	Caribbean Property Man BRIDGEPOINT HOA/Settlement
12/12	956.26	Caribbean Property Man Remote Deposit
12/15	550.00	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
12/15	550.00	BRIDGEPOINT HOA/Settlement
12/16	550.00	Caribbean Property Man BRIDGEPOINT HOA/Settlement
12/17	550.00	Caribbean Property Man ClickPay STL CC/CP STL CC
12/18	550.00	BRIDGEPOINT HOA INC ClickPay STL CC/CP STL CC
12/18	912.56	BRIDGEPOINT HOA INC BRIDGEPOINT HOA/Settlement
12/22	45,350.00	Caribbean Property Man Deposit
12/23	2,037.52	BRIDGEPOINT HOA/Settlement
12/23	75.00	Caribbean Property Man Remote Deposit



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

Page Number 3 of 9 Account Number: 1012012920 Date 12/31/25

Deposits and Credits

Table with 3 columns: Date, Amount, Activity Description. Rows include deposits from 12/23 to 12/31, mostly BRIDGEPOINT HOA/Settlement Caribbean Property Man.

Checks in Check Number Order

Table with 9 columns: Date, Check No, Amount, Date, Check No, Amount, Date, Check No, Amount. Shows check transactions from 12/08 to 12/15.

\* indicates a break in check number sequence

Withdrawals and Debits

Table with 3 columns: Date, Amount, Activity Description. Rows show withdrawals on 12/02 for MDWS/M-DWASDPMT BRIDGEPOINT H O A INC.



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

Page Number 4 of 9 Account Number: 1012012920 Date 12/31/25

Withdrawals and Debits

Table with 3 columns: Date, Amount, Activity Description. Lists transactions from 12/02 to 12/26 including MDWS/M-DWASDPMT, BRIDGEPOINT HOA/Return, PRO PEST CONTROL, FPL DIRECT DEBIT/ELEC PYMT, COMCAST-XFINITY/CABLE SVCS, and IPFS866-223-4478/IPFSPMTNBN.

Daily Balance Summary

Table with 6 columns: Date, Balance, Date, Balance, Date, Balance. Shows balances for 12/01, 12/02, 12/03, 12/04, 12/05, and 12/08.



**U.S. CENTURY BANK**

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

**Page Number** 5 of 9  
**Account Number:** 1012012920  
**Date** 12/31/25

**Daily Balance Summary**

Date	Balance	Date	Balance	Date	Balance
12/09	38,776.24	12/17	28,500.48	12/26	54,295.40
12/10	36,961.24	12/18	23,904.90	12/29	56,295.40
12/11	32,001.21	12/19	13,595.43	12/30	58,495.40
12/12	29,453.58	12/22	53,620.88	12/31	59,045.40
12/15	28,497.34	12/23	54,897.51		
12/16	28,118.46	12/24	55,647.51		

DEPOSIT TICKET  
 U.S. CENTURY BANK

For Bridgedpoint HOA  
 Date 12/12/2025  
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CURRENCY	AMOUNT	DATE	REMARKS
CASH	407		
DEBIT	246.52		
TOTAL	246.52		

ACCOUNT NUMBER \* 1012012920 \$ 246.52

12/05/2025 \$246.52

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/01/2025  
 \$ 65.74

Pay \*\* Sixty-five and 74/100 Dollars

To the order of OTTEN RODRIGUEZ

Note: REIMBURSE CAMERA FUSES & BREAKER

12/12/2025 685 \$65.74

DEPOSIT TICKET  
 U.S. CENTURY BANK

For Bridgedpoint HOA  
 Date 12-2-2025  
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CURRENCY	AMOUNT	DATE	REMARKS
CASH	514		
DEBIT	1986		
TOTAL	3260.98		

ACCOUNT NUMBER \* 1012012920 \$ 3260.98

12/05/2025 \$3,260.98

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/01/2025  
 \$ 42.45

Pay \*\* Forty-two and 45/100 Dollars

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

Note: REIMBURSE GUARD HOSE

12/08/2025 686 \$42.45

DEPOSIT TICKET  
 U.S. CENTURY BANK

For Bridgedpoint HOA  
 Date 12/10/2025  
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CURRENCY	AMOUNT	DATE	REMARKS
CASH	1485.00		
TOTAL	1485.00		

ACCOUNT NUMBER \* 1012012920 \$ 1485.00

12/10/2025 \$1,485.00

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/01/2025  
 \$ 9.62

Pay \*\* Nine and 62/100 Dollars

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

Note: REIMBURSE SIGN FOR GUARD HOUSE

12/08/2025 687 \$9.62

DEPOSIT TICKET  
 U.S. CENTURY BANK

For Bridgedpoint HOA  
 Date 12-19-2025  
 DEPOSITS MAY NOT BE AVAILABLE FOR IMMEDIATE WITHDRAWAL

CURRENCY	AMOUNT	DATE	REMARKS
CASH	45350.00		
TOTAL	45350.00		

ACCOUNT NUMBER \* 1012012920 \$ 45350.00

12/22/2025 \$45,350.00

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/01/2025  
 \$ 853.00

Pay \*\* Eight hundred fifty-three and 00/100 Dollars

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

Note: Inv. 102

12/08/2025 688 \$853.00

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 10/31/2025  
 \$ 70.00

Pay \*\* Seventy and 00/100 Dollars

To the order of Oliver's Pool  
 1507 Sw 136th PL  
 Miami FL 33175

Note: REIMBURSE SPA THERMOMETER

12/08/2025 673 \$70.00

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/01/2025  
 \$ 220.00

Pay \*\* Two hundred twenty and 00/100 Dollars

To the order of J & J ELECTRICAL CONTRACTORS LLC  
 3535 NW 4 STREET  
 MIAMI FL 33155

Note: Inv. 2016

12/05/2025 689 \$220.00

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 11/14/2025  
 \$ 9,144.65

Pay \*\* Nine thousand one hundred forty-four and 85/100 Dollars

To the order of NATIONAL SENTINEL  
 16715 SOUTH DIXIE HWY-STE-227  
 PALMETTO BAY, FL 33157

Note: Inv. 9057(11/1/25 - 11/15/25)

12/05/2025 681 \$9,144.65

BRIDGEDPOINT HOA, Inc.  
 c/o Caribbean Property Management, Inc.  
 12301 SW 132nd CT  
 Miami FL 33188  
 USA

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

Date: 12/09/2025  
 \$ 392.08

Pay \*\* Three hundred ninety-two and 08/100 Dollars

To the order of Caribbean Property Management  
 12301 SW 132 CT  
 Miami FL 33188

Note: Inv. 25499

12/12/2025 691 \$392.08

Bridgepoint HOA, Inc. US Century Bank 000692  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* One thousand three hundred thirty-five and 00/100 Dollars \$ 1,335.00  
To the Caribbean Property Management Bridgepoint HOA, Inc.  
order of 12301 SW 132 CT By: [Signature]  
Miami FL 33186 By: [Signature]  
Note: Inv. 25375/December janitorial fees  
⑈000692⑈ ⑆067015397⑆ 1012012920⑈

12/12/2025 692 \$1,335.00

Bridgepoint HOA, Inc. US Century Bank 000698  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Two hundred forty-three and 00/100 Dollars \$ 243.00  
To the THE LAKE DOCTORS, INC. Bridgepoint HOA, Inc.  
order of PO BOX 162194 ALTAMONTE SPRINGS FL 32716 By: [Signature]  
By: [Signature]  
Note: Inv. 2041606  
⑈000698⑈ ⑆067015397⑆ 1012012920⑈

12/16/2025 698 \$243.00

Bridgepoint HOA, Inc. US Century Bank 000693  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* One thousand eight hundred fifty-five and 00/100 Dollars \$ 1,855.00  
To the Caribbean Property Management Bridgepoint HOA, Inc.  
order of 12301 SW 132 CT By: [Signature]  
Miami FL 33186 By: [Signature]  
Note: Inv. 25411/December management fees  
⑈000693⑈ ⑆067015397⑆ 1012012920⑈

12/12/2025 693 \$1,855.00

Bridgepoint HOA, Inc. US Century Bank 000699  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Forty-four and 24/100 Dollars \$ 44.24  
To the Carma Barcelo Bridgepoint HOA, Inc.  
order of 6370 SW 54 ST By: [Signature]  
Miami FL 33155 By: [Signature]  
Note: REIMBURSE FOR GYM & BATHROOM  
⑈000699⑈ ⑆067015397⑆ 1012012920⑈

12/15/2025 699 \$44.24

Bridgepoint HOA, Inc. US Century Bank 000684  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Six hundred forty-nine and 24/100 Dollars \$ 649.24  
To the DISCOUNT LIGHTING & SUPPLIES, INC. Bridgepoint HOA, Inc.  
order of 23708 SW 107 PL By: [Signature]  
HOMESTEAD FL 33032 By: [Signature]  
Note: Inv. 19426  
⑈000684⑈ ⑆067015397⑆ 1012012920⑈

12/11/2025 694 \$649.24

Bridgepoint HOA, Inc. US Century Bank 000700  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Twelve and 00/100 Dollars \$ 12.00  
To the DENYSIS RODRIGUEZ Bridgepoint HOA, Inc.  
order of By: [Signature]  
By: [Signature]  
Note: REIMBURSE FOR WEBSITE  
⑈000700⑈ ⑆067015397⑆ 1012012920⑈

12/15/2025 700 \$12.00

Bridgepoint HOA, Inc. US Century Bank 000695  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* One thousand five hundred and 00/100 Dollars \$ 1,500.00  
To the INVASIVE WILDLIFE REMOVAL MIAMI LLC Bridgepoint HOA, Inc.  
order of 12930 SW 84 ST By: [Signature]  
MIAMI FL 33183 By: [Signature]  
Note: Inv. AUG, SEPT & OCT (GREEN IGUANAS)  
⑈000695⑈ ⑆067015397⑆ 1012012920⑈

12/15/2025 695 \$1,500.00

Bridgepoint HOA, Inc. US Century Bank 000701  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Fifty-six and 07/100 Dollars \$ 56.07  
To the GERMAN NAVARRO Bridgepoint HOA, Inc.  
order of By: [Signature]  
By: [Signature]  
Note: REIMBURSE HOME DEPOT  
⑈000701⑈ ⑆067015397⑆ 1012012920⑈

12/12/2025 701 \$56.07

Bridgepoint HOA, Inc. US Century Bank 000696  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Nine thousand four hundred forty-nine and 47/100 Dollars \$ 9,449.47  
To the NATIONAL SENTINEL Bridgepoint HOA, Inc.  
order of 15715 SOUTH DIXIE HWY, STE 227 By: [Signature]  
PALMETTO BAY FL 33157 By: [Signature]  
Note: Inv. 9079(11/16/25 - 11/30/25)  
⑈000696⑈ ⑆067015397⑆ 1012012920⑈

12/19/2025 696 \$9,449.47

Bridgepoint HOA, Inc. US Century Bank 000703  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/10/2025  
Pay \*\* Nine hundred and 00/100 Dollars \$ 900.00  
To the NORMA LUACES Bridgepoint HOA, Inc.  
order of By: [Signature]  
By: [Signature]  
Note: REIMBURSE FOR DRIVE WAY  
⑈000703⑈ ⑆067015397⑆ 1012012920⑈

12/26/2025 703 \$900.00

Bridgepoint HOA, Inc. US Century Bank 000697  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/09/2025  
Pay \*\* Four thousand nine hundred fifty and 00/100 Dollars \$ 4,950.00  
To the RUBIO GARDEN Bridgepoint HOA, Inc.  
order of 20185 SW 190 STREET By: [Signature]  
MIAMI FL 33187 By: [Signature]  
Note: Inv. 529  
⑈000697⑈ ⑆067015397⑆ 1012012920⑈

12/10/2025 697 \$4,950.00

Bridgepoint HOA, Inc. US Century Bank 000704  
c/o Caribbean Property Management, Inc. Operating Account  
12301 SW 132nd CT 2301 NW 87 Ave  
Miami FL 33186 Doral FL 33172  
USA  
Date: 12/10/2025  
Pay \*\* Nine hundred and 00/100 Dollars \$ 900.00  
To the WALTER BREWER Bridgepoint HOA, Inc.  
order of By: [Signature]  
By: [Signature]  
Note: REIMBURSE FOR DRIVE WAY  
⑈000704⑈ ⑆067015397⑆ 1012012920⑈

12/12/2025 704 \$900.00

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  
Date: 12/10/2025  
Pay \*\* Nine hundred and 00/100 Dollars \$ 900.00  
To the ROSE MARIE ROJAS-MARTY order of  
Note: REIMBURSE FOR DRIVE WAY

12/18/2025 705 \$900.00

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  
Date: 12/15/2025  
Pay \*\* Fifty and 00/100 Dollars \$ 50.00  
To the ARMANDO VASQUEZ order of  
Note: CHRISTMAS BONUS

12/26/2025 711 \$50.00

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  
Date: 12/12/2025  
Pay \*\* Two hundred eight and 62/100 Dollars \$ 208.62  
To the OTTEN RODRIGUEZ order of  
Note: REIMBURSE FOR ENTRY/EXIT ARM

12/16/2025 706 \$208.62

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  
Date: 12/15/2025  
Pay \*\* Two hundred fifty and 00/100 Dollars \$ 250.00  
To the GERMAN NAVARRO order of  
Note: CHRISTMAS BONUS

12/23/2025 712 \$250.00

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  
Date: 12/12/2025  
Pay \*\* Five hundred and 00/100 Dollars \$ 500.00  
To the URIEL RUBIO order of  
Note: REIMBURSE INSTALLATION & REMOVAL OF

12/15/2025 707 \$500.00

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  
Date: 12/15/2025  
Pay \*\* Fifty and 00/100 Dollars \$ 50.00  
To the ENRIQUE SALERMO order of  
Note: CHRISTMAS BONUS

12/24/2025 713 \$50.00

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  
Date: 12/15/2025  
Pay \*\* Two hundred and 00/100 Dollars \$ 200.00  
To the JONATHAN PEREZ order of  
Note: CHRISTMAS BONUS

12/29/2025 708 \$200.00

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  
Date: 12/15/2025  
Pay \*\* One hundred and 00/100 Dollars \$ 100.00  
To the VANESSA PEREZ order of  
Note: CHRISTMAS BONUS

12/17/2025 714 \$100.00

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  
Date: 12/15/2025  
Pay \*\* One hundred and 00/100 Dollars \$ 100.00  
To the CARLOS RIVERO order of  
Note: CHRISTMAS BONUS

12/22/2025 709 \$100.00

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  
Date: 12/15/2025  
Pay \*\* Three hundred and 00/100 Dollars \$ 300.00  
To the GABRIEL CASANOLA order of  
Note: CHRISTMAS BONUS

12/24/2025 715 \$300.00

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  
Date: 12/15/2025  
Pay \*\* Fifty and 00/100 Dollars \$ 50.00  
To the MARIELA RECIO order of  
Note: CHRISTMAS BONUS

12/22/2025 710 \$50.00

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  
Date: 12/15/2025  
Pay \*\* Two hundred twenty-four and 55/100 Dollars \$ 224.55  
To the Carina Barcelo 6370 SW 54 ST Miami FL 33155 order of  
Note: REIMBURSE CHRISTMAS LIGHTS

12/22/2025 716 \$224.55

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

000717

Date: 12/15/2025

Pay \*\* Eight hundred sixty and 00/100 Dollars \$ 860.00

To the order of J & J ELECTRICAL CONTRACTORS LLC  
3535 NW 4 STREET  
MIAMI FL 33125

By:   
Brewer, Wade

Note: Inv. 2029

⑆0000717⑆ ⑆067015397⑆ ⑆012012920⑆

12/19/2025 717 \$860.00

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

000719

Date: 12/16/2025

Pay \*\* Sixty-seven and 98/100 Dollars \$ 67.98

To the order of OTTEN RODRIGUEZ

By:   
Brewer, Wade

Note: REIMBURSE WEBSITE, CORD & LOCKS

⑆0000719⑆ ⑆067015397⑆ ⑆012012920⑆

12/17/2025 719 \$67.98

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

000720

Date: 12/17/2025

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

To the order of RUBIO GARDEN  
20185 SW 150 STREET  
MIAMI FL 33187

By:   
Brewer, Wade

Note: Inv. 682

⑆0000720⑆ ⑆067015397⑆ ⑆012012920⑆

12/22/2025 720 \$4,950.00



# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

<b>US Century Bank - Reserves Account, Doral</b> <b>104200.00 - U.S. Century Bank - Reserves</b>	#	xxx6235
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Balance on the bank statement as of 12/31/2025:	212,376.64	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	212,376.64	
Balance of the account in our books as of the same date	212,376.64	
<b>Difference:</b>	<b>0.00</b>	

<b>Deposits and checks that have cleared in current period</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
12/18/2025		20679		55,130.24	Bank transfer from 104300.00 to 104200.00
12/31/2025		20938		7.81	Interest 104200.00 - U.S. Century Bank - Reserves

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>0.00</b>	<b>55 138.05</b>	<b>2</b>

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
				<b>0</b>



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

Page Number 1 of 1 Account Number: 1014006235 Date 12/31/25

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.

ASSOCIATION BUS 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 12/31/25, Interest Paid Year To Date, Average Balance, Average Collected Balance, Average Rate / Cycle Days.

Deposits and Credits

Table with 3 columns: Date, Amount, Activity Description. Rows include 12/17 Credit Memo, 12/31 Interest Paid.

Daily Balance Summary

Table with 6 columns: Date, Balance, Date, Balance, Date, Balance. Shows balances for 12/17 and 12/31.



# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

<b>US Century Bank - Special Assessment, Doral</b>	#	xxx2946
<b>104300.00 - U.S. Century Bank - Special Assess</b>		

Balance on the bank statement as of 12/31/2025:	1,100.00	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	-181.26	
Adjusted bank account balance as of the same date	918.74	
Balance of the account in our books as of the same date	918.74	
<b>Difference:</b>	<b>0.00</b>	

### Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
12/02/2025	Dep. # 3036	20479		2,381.26	Lockbox deposit
12/03/2025	Dep. # 3039	20488		550.00	Lockbox deposit
12/03/2025	Dep. # 3041	20493		737.48	Lockbox deposit
12/04/2025	Dep. # 3044	20515		1,831.26	Lockbox deposit
12/05/2025	Dep. # 3048	20531		182.00	Deposit 104300.00 - U.S. Century Bank - Special Assess
12/08/2025	Dep. # 3052	20557		2,193.78	Lockbox deposit
12/10/2025	Dep. # 3055	20580		550.00	Lockbox deposit
12/11/2025	Dep. # 3060	20603		362.52	Lockbox deposit
12/15/2025	Dep. # 3067	20629		181.26	Lockbox deposit
12/18/2025		20679	55,130.24		Bank transfer from 104300.00 to 104200.00
12/18/2025	Dep. # 3072	20678		550.00	Lockbox deposit
12/23/2025	Dep. # 3076	20697		550.00	Lockbox deposit

<b>Totals</b>	<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
	<b>55 130.24</b>	<b>10 069.56</b>	<b>12</b>

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
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Date	Ch. #	Trx	Check	Deposits	Description
12/09/2025	3	20573	181.26		Check - Gina Pelaez REFUND S/A OVERPMT ACCT #86.00

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>181.26</b>	<b>0.00</b>	<b>1</b>



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

**Page Number** 1 of 2  
**Account Number:** 1012012946  
**Date** 12/31/25

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to you, call (305) 715-5200.

**ASSOCIATION BUS CK**

**Summary of Activity Since Your Last Statement**

Beginning Balance	12/01/25	46,160.68
Deposits / Misc Credits	12	10,069.56
Withdrawals / Misc Debits	1	55,130.24
Ending Balance	12/31/25	1,100.00
Service Charge		.00
Average Balance		27,647
Average Collected Balance		27,630

**Deposits and Credits**

Date	Amount	Activity Description
12/02	2,381.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/03	550.00	VANCO PAYMENTS/GATEWAY CARIBBEAN PROPERTY MAN
12/03	737.48	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/04	1,831.26	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/05	182.00	Remote Deposit
12/08	543.78	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/08	1,650.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/10	550.00	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/11	362.52	BRIDGEPOINT HOA/Settlement Caribbean Property Man
12/15	181.26	ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC
12/18	550.00	ClickPay STL CC/CP STL CC



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

**Page Number** 2 of 2  
**Account Number:** 1012012946  
**Date** 12/31/25

**Deposits and Credits**

Date	Amount	Activity Description
12/23	550.00	BRIDGEPOINT HOA INC ClickPay STL CC/CP STL CC BRIDGEPOINT HOA INC

**Withdrawals and Debits**

Date	Amount	Activity Description
12/17	55,130.24	Debit Memo

**Daily Balance Summary**

Date	Balance	Date	Balance	Date	Balance
12/02	48,541.94	12/08	54,036.46	12/17	.00
12/03	49,829.42	12/10	54,586.46	12/18	550.00
12/04	51,660.68	12/11	54,948.98	12/23	1,100.00
12/05	51,842.68	12/15	55,130.24		



# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

Balance on the bank statement as of 12/31/2025:	2,791.37	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	2,791.37	
Balance of the account in our books as of the same date	2,791.37	
<b>Difference:</b>	<b>0.00</b>	

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

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
				<b>0</b>

# Bridgepoint HOA, Inc.

## Bank Reconciliation : 12/31/2025

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

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
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Date	Ch. #	Trx	Check	Deposits	Description
		0			None

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
				<b>0</b>



**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 1  
**Account Number:** 1012014452  
**Date** 12/31/25

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**ASSOCIATION BUS CK**

**Summary of Activity Since Your Last Statement**

Beginning Balance	12/01/25	2,791.37
Deposits / Misc Credits	0	.00
Withdrawals / Misc Debits	0	.00
Ending Balance	12/31/25	2,791.37
Service Charge		.00
Average Balance		2,791
Average Collected Balance		2,791



# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
<b>Payables Summary</b>				<b>Beginning Balance</b>		<b>48,591.65</b>
12/31/2025	Total of transactions			867,567.38	877,027.89	
<b>Totals</b>				<b>867,567.38</b>	<b>877,027.89</b>	<b>58,052.16</b>
<b>Receivables Summary</b>				<b>Beginning Balance</b>		<b>(6,498.32)</b>
12/31/2025	Total of transactions			976,164.96	986,697.24	
<b>Totals</b>				<b>976,164.96</b>	<b>986,697.24</b>	<b>(17,030.60)</b>
<b>101500.00 City National - OPERATING</b>				<b>Beginning Balance</b>		<b>9,693.57</b>
01/02/2025	Lockbox deposit		16952	1,723.26		11,416.83
01/06/2025	Lockbox deposit		16986	550.00		11,966.83
01/07/2025	Lockbox deposit		17007	3,166.78		15,133.61
01/14/2025	Check - NATIONAL SENTINEL Inv. 8706(12/16/24 - 12/31/24) ch. # 386	8706	17061		8,792.83	6,340.78
01/14/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 1740 ch. # 387	1740	17062		85.00	6,255.78
01/14/2025	Check - INSTANT SIGN OF SOUTH FLORIDA Inv. 63218 ch. # 388	63218	17063		227.91	6,027.87
01/14/2025	Check - RUBIO GARDEN Inv. 6221 ch. # 389	6221	17064		750.00	5,277.87
01/15/2025	Check - Caribbean Property Management Inv. 24196/February janitorial f ch. # 390	24196	17066		1,335.00	3,942.87
01/15/2025	Check - Caribbean Property Management Inv. 24234/February management f ch. # 391	24234	17068		1,750.00	2,192.87
01/15/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 1749 ch. # 392	1749	17073		195.00	1,997.87
01/15/2025	Deposit 101500.00 - City National - OPERATING Dep. # 2461		17484	181.26		2,179.13
01/24/2025	Lockbox deposit		17176	1,317.26		3,496.39
01/30/2025	Lockbox deposit		17196	514.00		4,010.39
01/31/2025	Deposit 101500.00 - City National - OPERATING Dep. # 2462		17486	514.00		4,524.39
02/03/2025	Lockbox deposit		17264	695.26		5,219.65
02/04/2025	Lockbox deposit		17300	550.00		5,769.65
02/05/2025	Lockbox deposit		17311	181.26		5,950.91
02/07/2025	Lockbox deposit		17326	514.00		6,464.91
02/13/2025	Lockbox deposit		17381	217.26		6,682.17
02/18/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 44471 ch. # 393	44471	17393		522.50	6,159.67
02/18/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 44482 ch. # 394	44482	17394		272.50	5,887.17
02/18/2025	Check - CHARLES GAFFNEY REIMBURSE PULLEY CABLE ch. # 395		17395		23.52	5,863.65
02/19/2025	Lockbox deposit		17413	550.00		6,413.65
02/25/2025	Check - Carina Barcelo REIMBURSE OSCAR A LABOR MACHINE GYM&NEWBIKE ch. # 396		17435		400.00	6,013.65
02/25/2025	Check - SIEGFRIED RIVERA Inv. 303652 ch. # 397	303652	17436		1,387.50	4,626.15
02/25/2025	Check - Caribbean Property Management Inv. 24373 ch. # 398	24373	17437		1,026.93	3,599.22
02/27/2025	Lockbox deposit		17528	1,066.57		4,665.79
02/28/2025	Lockbox deposit		17564	514.00		5,179.79
03/03/2025	Direct payment - COMCAST 8495600404015838		17565		271.16	4,908.63
03/03/2025	Lockbox deposit		17593	2,507.52		7,416.15

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
03/04/2025	Check - Caribbean Property Management Inv. 24337/March management fees ch. # 399	24337	17600		2,065.00	5,351.15
03/04/2025	Check - Caribbean Property Management Inv. 24364/March janitorial fees ch. # 400	24364	17601		1,335.00	4,016.15
03/04/2025	Check - Minuteman Press Inv. 65561(11/19/24) ch. # 401	65561	17607		28.09	3,988.06
03/04/2025	Check - Oliver's Pool Inv. 19 ch. # 402	19	17609		950.00	3,038.06
03/04/2025	Lockbox deposit		17631	1,064.00		4,102.06
03/05/2025	Check - Caribbean Property Management Inv. 24417/BOIR ch. # 403	24417	17634		399.00	3,703.06
03/05/2025	Check - Caribbean Property Management Inv. 24436 ch. # 404	24436	17635		447.80	3,255.26
03/06/2025	Lockbox deposit		17663	181.26		3,436.52
03/18/2025	Check - Caribbean Property Management Inv. 24489/April janitorial fees ch. # 405	24489	17804		1,335.00	2,101.52
03/18/2025	Check - Caribbean Property Management Inv. 24526/April management fees ch. # 406	24526	17805		1,855.00	246.52
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK OPER ACCT ch. # 407		20441		246.52	0.00
<b>Totals</b>				<b>16,007.69</b>	<b>25,701.26</b>	<b>0.00</b>

### 103000.00 City National Bank - SEC.DEP.

			<b>Beginning Balance</b>	<b>41,719.16</b>
01/30/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2385	17186	3,900.00	45,619.16
02/24/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2445	17424	3,250.00	48,869.16
03/07/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2504	17670	4,100.00	52,969.16
04/04/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2568	17996	1,000.00	53,969.16
05/02/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2616	18206	3,250.00	57,219.16
05/06/2025	Check - ANDRES MEJIA REFUND SECURITY DEPOSIT ACCT 103.00 ch. # 614	18258		56,719.16
07/01/2025	Check - RAFAEL MADRIGAL REFUND SECURITY DEPOSIT ACC #96 ch. # 615	18854		56,219.16
09/18/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2914	19774	3,300.00	59,519.16
10/15/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 2964	20057	3,800.00	63,319.16
11/20/2025	Deposit 103000.00 - City National Bank - SEC.DEP. Dep. # 3025	20371	750.00	64,069.16
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC DEP ACC ch. # 616	20437		34,069.16
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC DEP ACC ch. # 617	20439		0.00
<b>Totals</b>			<b>23,350.00</b>	<b>65,069.16</b>

### 104100.00 U.S. Century Bank - Operating

			<b>Beginning Balance</b>	<b>7,075.50</b>
01/02/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2325	16966	3,353.52	10,429.02
01/03/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2324	16958	1,724.76	12,153.78
01/06/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2327	16975	1,723.00	13,876.78
01/07/2025	Lockbox deposit	16981	912.52	14,789.30
01/07/2025	Lockbox deposit	16984	550.00	15,339.30
01/07/2025	Check - NATIONAL SENTINEL Inv. 8690(12/1/24 - 12/15/24) ch. # 481	8690	16989	9,067.61
01/07/2025	Check - SIEGFRIED RIVERA Inv. 302347 ch. # 482	302347	16990	1,130.38

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/07/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 42992 ch. # 483	42992	16992		397.50	4,743.81
01/08/2025	Lockbox deposit		16998	731.26		5,475.07
01/10/2025	Lockbox deposit		17019	912.52		6,387.59
01/10/2025	Direct payment - COMCAST 1/1/25 - 1/31/25		17025		8,024.25	(1,636.66)
01/10/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2346		17056	2,707.00		1,070.34
01/10/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2463		17488	566.26		1,636.60
01/13/2025	Lockbox deposit		17032	776.24		2,412.84
01/13/2025	Lockbox deposit		17036	550.00		2,962.84
01/14/2025	Lockbox deposit		17048	2,550.08		5,512.92
01/16/2025	Lockbox deposit		17078	550.00		6,062.92
01/16/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2350		17081	4,800.00		10,862.92
01/17/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2352		17094	2,948.60		13,811.52
01/17/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2361		17111	514.00		14,325.52
01/21/2025	Lockbox deposit		17101	181.26		14,506.78
01/21/2025	Lockbox deposit		17104	36.00		14,542.78
01/21/2025	Check - NATIONAL SENTINEL Inv. 8723(1/1/25 - 1/15/25) ch. # 484	8723	17116		8,518.06	6,024.72
01/21/2025	Check - Oliver's Pool Inv. 17 ch. # 485	17	17117		770.00	5,254.72
01/21/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. REMOVAL OF GREEN IGUA ch. # 486	REMOVAL OF GREEN IGUANAS 12/30/24	17118		500.00	4,754.72
01/21/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 43949 ch. # 487	43949	17119		210.00	4,544.72
01/21/2025	Direct payment - FPL 12/10/24 - 1/10/25		17120		2,635.18	1,909.54
01/22/2025	Direct payment - MIAMI DADE DEPT OF REG & ECONOMIC RESOURCES MIAMI DAD		17240		180.50	1,729.04
01/23/2025	Lockbox deposit		17124	550.00		2,279.04
01/23/2025	Lockbox deposit		17129	565.00		2,844.04
01/23/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2366		17133	514.00		3,358.04
01/24/2025	Lockbox deposit		17135	746.26		4,104.30
01/24/2025	Lockbox deposit		17137	550.00		4,654.30
01/27/2025	Lockbox deposit		17147	550.30		5,204.60
01/27/2025	Lockbox deposit		17150	514.00		5,718.60
01/27/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2373		17152	550.00		6,268.60
01/28/2025	Lockbox deposit		17155	1,416.52		7,685.12
01/28/2025	Lockbox deposit		17160	1,260.26		8,945.38
01/28/2025	Lockbox deposit		17163	963.52		9,908.90
01/28/2025	Check - Gustavo Delgado REFUND EXTRA PMT ACCT #82.01 ch. # 488		17164		358.04	9,550.86
01/28/2025	Check - Carina Barcelo REIMBURSE LARGE ZIPS TIES TENNIS CT ch. # 489		17165		16.04	9,534.82
01/28/2025	Check - Caribbean Property Management Inv. 24257 ch. # 490	24257	17166		687.33	8,847.49
01/29/2025	Lockbox deposit		17173	731.26		9,578.75
01/30/2025	Lockbox deposit		17182	550.00		10,128.75
01/30/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2390		17202	362.52		10,491.27

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/30/2025	Reverse trx 16420, 11/08/24 Check - BRIDGEPOINT HOMEOWNERS NOVEMBER RE		17490	11,700.00		22,191.27
01/31/2025	Lockbox deposit		17189	596.00		22,787.27
01/31/2025	Lockbox deposit		17194	1,462.52		24,249.79
01/31/2025	Check - FIRST INSURANCE FUNDING	QUOTE #65601304	17489		5,680.97	18,568.82
02/03/2025	Direct payment - COMCAST 1/13/25 - 2/12/25(1/30/25)		17208		267.21	18,301.61
02/03/2025	Lockbox deposit		17238	3,373.83		21,675.44
02/03/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2400		17271	3,172.26		24,847.70
02/04/2025	Lockbox deposit		17251	1,576.51		26,424.21
02/04/2025	Check - BRIDGEPOINT HOMEOWNERS 12/1/24 RESERVE ch. # 491		17259		11,700.00	14,724.21
02/04/2025	Check - THE LAKE DOCTORS, INC. Inv. 1961291 ch. # 492	1961291	17261		232.00	14,492.21
02/04/2025	Check - RUBIO GARDEN Inv. 6277 ch. # 493	6277	17262		4,950.00	9,542.21
02/05/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2401		17275	6,495.02		16,037.23
02/05/2025	Lockbox deposit		17282	3,481.26		19,518.49
02/05/2025	Lockbox deposit		17297	731.26		20,249.75
02/06/2025	Lockbox deposit		17309	1,831.26		22,081.01
02/10/2025	Lockbox deposit		17323	550.00		22,631.01
02/10/2025	Direct payment - COMCAST 2/1/25 - 2/28/25		17327		8,018.15	14,612.86
02/10/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2429		17368	1,028.00		15,640.86
02/11/2025	Lockbox deposit		17333	731.26		16,372.12
02/11/2025	Lockbox deposit		17336	731.26		17,103.38
02/11/2025	Check - Alvarez Mega Holdings, LLC REFUND EXTRA PMT ACCT #95.01 ch. # 494		17337		478.00	16,625.38
02/11/2025	Check - GERMAN NAVARRO REIMBURSE ADDITIONAL MATERIALS & LABOR ch. # 495		17338		180.00	16,445.38
02/11/2025	Check - BRIDGEPOINT HOMEOWNERS JANUARY 2025 RESERVE ch. # 496		17340		11,019.00	5,426.38
02/11/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2425		17357	566.26		5,992.64
02/12/2025	Lockbox deposit		17344	571.00		6,563.64
02/12/2025	Lockbox deposit		17350	731.26		7,294.90
02/12/2025	Reverse trx 17338, 02/11/25 Check - GERMAN NAVARRO REIMBURSE ADDITIONA		17417	180.00		7,474.90
02/13/2025	Lockbox deposit		17352	731.26		8,206.16
02/13/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2431		17378	1,999.00		10,205.16
02/14/2025	Lockbox deposit		17385	550.00		10,755.16
02/19/2025	Lockbox deposit		17401	1,502.90		12,258.06
02/19/2025	Lockbox deposit		17405	550.00		12,808.06
02/19/2025	Lockbox deposit		17409	731.26		13,539.32
02/20/2025	Lockbox deposit		17411	402.90		13,942.22
02/20/2025	Direct payment - FPL 1/10/25 - 2/11/25		17418		2,080.84	11,861.38
02/25/2025	Direct payment - FIRST INSURANCE FUNDING Inv. QUOTE #65601304	QUOTE #65601304	17426		5,683.61	6,177.77
02/25/2025	Lockbox deposit		17432	1,100.00		7,277.77
02/25/2025	Check - NATIONAL SENTINEL Inv. 8736(1/16/25 - 1/31/25) ch. # 497	8736	17433		8,792.83	(1,515.06)

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
02/26/2025	Lockbox deposit		17475	731.26		(783.80)
02/26/2025	Lockbox deposit		17478	1,104.00		320.20
02/27/2025	Lockbox deposit		17509	187.48		507.68
02/27/2025	Lockbox deposit		17512	1,148.08		1,655.76
02/27/2025	Lockbox deposit		17517	1,650.00		3,305.76
02/27/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2511		17693	181.26		3,487.02
02/27/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2530		17821	181.26		3,668.28
02/28/2025	Lockbox deposit		17522	550.00		4,218.28
02/28/2025	Lockbox deposit		17525	1,492.52		5,710.80
02/28/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2476		17532	75.00		5,785.80
02/28/2025	Check - FPL		17822		30.84	5,754.96
03/03/2025	Lockbox deposit		17556	2,959.54		8,714.50
03/03/2025	Lockbox deposit		17561	1,100.00		9,814.50
03/04/2025	Lockbox deposit		17576	1,353.26		11,167.76
03/04/2025	Lockbox deposit		17580	1,358.00		12,525.76
03/04/2025	Lockbox deposit		17586	1,976.52		14,502.28
03/04/2025	Direct payment - M-DW&SD 11/2/24 - 2/5/25		17594		135.40	14,366.88
03/04/2025	Check - NATIONAL SENTINEL Inv. 8752(2/1/25 - 2/15/25) ch. # 498	8752	17602		8,792.83	5,574.05
03/04/2025	Check - Oliver's Pool Inv. 27 ch. # 499	27	17603		770.00	4,804.05
03/04/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 18944 ch. # 500	18944	17604		118.24	4,685.81
03/04/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 44541 ch. # 501	44541	17605		802.50	3,883.31
03/05/2025	Lockbox deposit		17621	1,281.26		5,164.57
03/05/2025	Lockbox deposit		17624	1,285.00		6,449.57
03/05/2025	Lockbox deposit		17628	1,281.26		7,730.83
03/06/2025	Lockbox deposit		17642	1,129.78		8,860.61
03/06/2025	Lockbox deposit		17648	1,462.52		10,323.13
03/07/2025	Lockbox deposit		17656	731.26		11,054.39
03/07/2025	Lockbox deposit		17660	550.00		11,604.39
03/07/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2503		17667	1,614.00		13,218.39
03/10/2025	Lockbox deposit		17680	10,029.67		23,248.06
03/10/2025	Lockbox deposit		17683	731.26		23,979.32
03/10/2025	Lockbox deposit		17687	731.26		24,710.58
03/11/2025	Lockbox deposit		17726	4,217.55		28,928.13
03/11/2025	Lockbox deposit		17731	731.26		29,659.39
03/11/2025	Lockbox deposit		17734	550.00		30,209.39
03/11/2025	Check - NATIONAL SENTINEL Inv. 8773(2/16/25 - 2/28/25) ch. # 502	8773	17744		7,144.18	23,065.21
03/11/2025	Check - THE LAKE DOCTORS, INC. Inv. 1974370 ch. # 503	1974370	17745		232.00	22,833.21
03/11/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. NOV 2024 & 2/28/25 ch. # 504	NOV 2024 & 2/28/25	17746		1,000.00	21,833.21
03/11/2025	Check - RUBIO GARDEN Inv. 6328 ch. # 505	6328	17747		1,160.00	20,673.21

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
03/11/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 45052 ch. # 506	45052	17748		210.00	20,463.21
03/11/2025	Check - SIEGFRIED RIVERA Inv. 304872 ch. # 507	304872	17749		1,238.63	19,224.58
03/11/2025	Check - ROBERT C. EBER ATTORNEY AT LAW Inv.CASE#2024-056797CC05/12926 ch. # 508	CASE#2024-056797CC05/12926 SW 104PL	17750		300.00	18,924.58
03/11/2025	Check - Oliver's Pool Inv. 29 ch. # 509	29	17751		850.00	18,074.58
03/11/2025	Check - Minuteman Press Inv. 65835 ch. # 510	65835	17752		124.95	17,949.63
03/12/2025	Lockbox deposit		17756	181.26		18,130.89
03/14/2025	Lockbox deposit		17765	1,064.00		19,194.89
03/14/2025	Direct payment - COMCAST 3/1/25 - 3/31/25		17767		8,021.63	11,173.26
03/17/2025	Lockbox deposit		17770	550.00		11,723.26
03/18/2025	Lockbox deposit		17797	730.26		12,453.52
03/18/2025	Check - RUBIO GARDEN Inv. 6363 ch. # 511	6363	17806		4,950.00	7,503.52
03/18/2025	Check - RUBIO GARDEN Inv. 200/50% DEPOSIT ch. # 512	200	17807		3,225.00	4,278.52
03/18/2025	Check - Oliver's Pool Inv. 36 ch. # 513	36	17808		770.00	3,508.52
03/18/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19020 ch. # 514	19020	17809		975.50	2,533.02
03/18/2025	Check - INSTANT SIGN OF SOUTH FLORIDA Inv. 63558 ch. # 515	63558	17810		227.91	2,305.11
03/22/2025	Direct payment - FPL 2/11/25 - 3/11/25		17884		1,957.39	347.72
03/24/2025	Lockbox deposit		17841	550.00		897.72
03/24/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2538		17863	6,191.26		7,088.98
03/25/2025	Lockbox deposit		17878	731.26		7,820.24
03/25/2025	Lockbox deposit		17882	550.00		8,370.24
03/26/2025	Lockbox deposit		17888	1,351.52		9,721.76
03/26/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2547		17893	1,630.26		11,352.02
03/26/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2548		17895	2,085.81		13,437.83
03/27/2025	Direct payment - COMCAST 3/13/25 - 4/12/25		17896		271.16	13,166.67
03/28/2025	Direct payment - FIRST INSURANCE FUNDING Inv. QUOTE #65601304	QUOTE #65601304	17842		5,683.61	7,483.06
03/31/2025	Lockbox deposit		17902	177.56		7,660.62
03/31/2025	Lockbox deposit		17905	550.00		8,210.62
03/31/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2673		18474	543.78		8,754.40
04/01/2025	Lockbox deposit		17909	731.26		9,485.66
04/01/2025	Lockbox deposit		17913	685.00		10,170.66
04/01/2025	Check - NATIONAL SENTINEL Inv. 8782(3/1/25 - 3/15/25) ch. # 516	8782	17921		8,243.28	1,927.38
04/01/2025	Check - Caribbean Property Management Inv. 24549/Cleaning of 110 mailb ch. # 517	24549	17922		420.00	1,507.38
04/01/2025	Check - Carina Barcelo REIMBURSE COMMON AREAS LOCK(2) ch. # 518		17923		23.16	1,484.22
04/02/2025	Lockbox deposit		17928	1,281.26		2,765.48
04/02/2025	Lockbox deposit		17951	4,221.30		6,986.78
04/03/2025	Lockbox deposit		17960	550.00		7,536.78
04/04/2025	Lockbox deposit		17981	3,081.26		10,618.04
04/04/2025	Lockbox deposit		17986	1,281.26		11,899.30

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
04/04/2025	Lockbox deposit		17988	514.00		12,413.30
04/04/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2567		17993	2,417.26		14,830.56
04/07/2025	Lockbox deposit		18000	731.26		15,561.82
04/07/2025	Lockbox deposit		18009	2,381.26		17,943.08
04/07/2025	Direct payment - COMCAST 4/1/25 - 4/30/25		18011		8,021.63	9,921.45
04/07/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT(BERTHA'S FOUNTAINS INVOICE) ch. # 519		18018		3,959.00	5,962.45
04/07/2025	Check - THE LAKE DOCTORS, INC. Inv. 1975645 ch. # 520	1975645	18020		232.00	5,730.45
04/07/2025	Check - SIEGFRIED RIVERA Inv. 305941 ch. # 521	305941	18021		182.58	5,547.87
04/07/2025	Check - RUBIO GARDEN Inv. 6383A ch. # 522	6383A	18022		1,300.00	4,247.87
04/07/2025	Check - Caribbean Property Management Inv. 24554 ch. # 523	24554	18023		449.54	3,798.33
04/07/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2580		18052	1,449.00		5,247.33
04/08/2025	Lockbox deposit		18030	731.26		5,978.59
04/08/2025	Lockbox deposit		18038	2,543.18		8,521.77
04/08/2025	Lockbox deposit		18044	1,650.00		10,171.77
04/08/2025	Lockbox deposit		18047	550.00		10,721.77
04/08/2025	Check - NATIONAL SENTINEL Inv. 8800(3/16/25 - 3/31/25) ch. # 524	8800	18048		8,792.83	1,928.94
04/09/2025	Returned item bank fee -		18090		10.00	1,918.94
04/09/2025	Returned item 38.00 - Noreen Saunders in 104100.00 - U.S. Century Bank		18091		550.00	1,368.94
04/10/2025	Lockbox deposit		18056	731.26		2,100.20
04/10/2025	Lockbox deposit		18059	731.26		2,831.46
04/11/2025	Lockbox deposit		18069	2,743.78		5,575.24
04/11/2025	Lockbox deposit		18075	362.52		5,937.76
04/11/2025	Lockbox deposit		18081	550.00		6,487.76
04/14/2025	Lockbox deposit		18078	550.00		7,037.76
04/15/2025	Lockbox deposit		18086	1,281.26		8,319.02
04/15/2025	Lockbox deposit		18089	1,462.52		9,781.54
04/16/2025	Lockbox deposit		18093	1,171.90		10,953.44
04/16/2025	Lockbox deposit		18096	550.00		11,503.44
04/16/2025	Lockbox deposit		18099	550.30		12,053.74
04/20/2025	Direct payment - FPL 3/11/25 - 4/9/25		18108		2,787.24	9,266.50
04/21/2025	Lockbox deposit		18104	731.26		9,997.76
04/22/2025	Lockbox deposit		18106	731.26		10,729.02
04/23/2025	Direct payment - FIRST INSURANCE FUNDING Inv. QUOTE #65601304	QUOTE #65601304	18107		5,683.61	5,045.41
04/23/2025	Check - RUBIO GARDEN Inv. 6412 ch. # 525	6412	18113		4,950.00	95.41
04/24/2025	Lockbox deposit		18116	839.26		934.67
04/24/2025	Lockbox deposit		18118	550.00		1,484.67
04/25/2025	Maintenance Fees funds transfer		18119	25,624.00		27,108.67
04/28/2025	Lockbox deposit		18121	2,200.00		29,308.67
04/28/2025	Lockbox deposit		18124	550.00		29,858.67
04/29/2025	Lockbox deposit		18127	550.00		30,408.67

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
04/29/2025	Check - RUBIO GARDEN Inv. 200 & 6442/FINAL PMT ch. # 526	200	18138		3,225.00	27,183.67
04/29/2025	Check - RUBIO GARDEN Inv. 6410 ch. # 527	6410	18139		3,480.00	23,703.67
04/29/2025	Check - NATIONAL SENTINEL Inv. 8815(4/1/25 - 4/15/25) ch. # 528	8815	18140		8,243.28	15,460.39
04/29/2025	Check - PESKY CRITTERS Inv. 1003231 ch. # 529	1003231	18141		525.00	14,935.39
04/29/2025	Check - Oliver's Pool Inv. 44 ch. # 530	44	18142		770.00	14,165.39
04/29/2025	Check - THE LAKE DOCTORS, INC. Inv. 2014202 ch. # 531	2014202	18143		243.00	13,922.39
04/29/2025	Check - SIEGFRIED RIVERA Inv. 307216 ch. # 532	307216	18144		687.88	13,234.51
04/29/2025	Check - Caribbean Property Management Inv. 24607/May janitorial fees ch. # 533	24607	18145		1,335.00	11,899.51
04/29/2025	Check - Caribbean Property Management Inv. 24644/May management fees ch. # 534	24644	18146		1,855.00	10,044.51
04/29/2025	Check - Carina Barcelo REIMBURSEMENT ch. # 535		18147		121.96	9,922.55
04/29/2025	Returned item 4.00 - Rosalba Millet in 104100.00 - U.S. Century Bank -		18227		839.26	9,083.29
04/30/2025	Lockbox deposit		18149	550.00		9,633.29
04/30/2025	Direct payment - COMCAST 4/13/25 - 5/12/25		18150		271.04	9,362.25
05/01/2025	Lockbox deposit		18157	727.56		10,089.81
05/01/2025	Lockbox deposit		18161	1,100.00		11,189.81
05/02/2025	Lockbox deposit		18197	8,756.30		19,946.11
05/02/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2615		18203	4,455.26		24,401.37
05/05/2025	Lockbox deposit		18219	4,013.26		28,414.63
05/05/2025	Lockbox deposit		18223	550.00		28,964.63
05/05/2025	Lockbox deposit		18226	514.00		29,478.63
05/06/2025	Lockbox deposit		18234	1,128.02		30,606.65
05/06/2025	Lockbox deposit		18238	15.00		30,621.65
05/06/2025	Lockbox deposit		18244	1,056.52		31,678.17
05/06/2025	Check - AMERI-CLEAN PUMPING INC. Inv. 16381 ch. # 536	16381	18249		3,400.00	28,278.17
05/06/2025	Check - NATIONAL SENTINEL Inv. 8837(4/16/25 - 4/30/25) ch. # 537	8837	18250		8,243.28	20,034.89
05/06/2025	Check - RUBIO GARDEN Inv. 6486 ch. # 538	6486	18251		4,950.00	15,084.89
05/06/2025	Check - RUBIO GARDEN Inv. 6448 ch. # 539	6448	18252		1,540.00	13,544.89
05/06/2025	Check - THE BEAUTIFUL MAILBOX COMPANY Inv. 177924 ch. # 540	177924	18254		94.70	13,450.19
05/06/2025	Check - THE BEAUTIFUL MAILBOX COMPANY Inv. 177928 ch. # 541	177928	18256		94.70	13,355.49
05/06/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		18754		25.00	13,330.49
05/07/2025	Lockbox deposit		18273	3,773.52		17,104.01
05/07/2025	Lockbox deposit		18278	1,281.26		18,385.27
05/07/2025	Lockbox deposit		18281	181.26		18,566.53
05/08/2025	Lockbox deposit		18288	2,012.52		20,579.05
05/08/2025	Lockbox deposit		18291	550.00		21,129.05
05/08/2025	Lockbox deposit		18293	550.00		21,679.05
05/09/2025	Lockbox deposit		18297	181.26		21,860.31
05/09/2025	Lockbox deposit		18303	731.26		22,591.57

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/09/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2641		18308	3,680.30		26,271.87
05/12/2025	Lockbox deposit		18325	565.00		26,836.87
05/12/2025	Lockbox deposit		18330	1,281.26		28,118.13
05/12/2025	Lockbox deposit		18335	550.00		28,668.13
05/13/2025	Lockbox deposit		18347	4,851.01		33,519.14
05/13/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2651		18350	4,186.45		37,705.59
05/13/2025	Direct payment - COMCAST 5/1/25 - 5/31/25		18358		8,423.91	29,281.68
05/13/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR BENCHES & TENNIS COURTS ch. # 542		18360		356.00	28,925.68
05/13/2025	Check - Zenith Insurance Company Inv. DP136612706001/#Z136612706 ch. # 543	DP136612706001/#Z136 612706	18362		503.00	28,422.68
05/13/2025	Check - Oliver's Pool Inv. 52 ch. # 544	52	18363		770.00	27,652.68
05/13/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19113 ch. # 545	19113	18364		89.08	27,563.60
05/13/2025	Check - Caribbean Property Management Inv. 24668 ch. # 546	24668	18365		651.85	26,911.75
05/13/2025	Check - Caribbean Property Management Inv. 24720/June janitorial fees ch. # 547	24720	18366		1,335.00	25,576.75
05/13/2025	Check - Caribbean Property Management Inv. 24756/June management fees ch. # 548	24756	18367		1,855.00	23,721.75
05/13/2025	Check - THE LAKE DOCTORS, INC. Inv. 2021267 ch. # 549	2021267	18369		243.00	23,478.75
05/14/2025	Lockbox deposit		18373	912.26		24,391.01
05/14/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2727		18753	2,802.26		27,193.27
05/15/2025	Lockbox deposit		18376	550.00		27,743.27
05/15/2025	Lockbox deposit		18379	550.30		28,293.57
05/19/2025	Lockbox deposit		18400	1,896.76		30,190.33
05/19/2025	Lockbox deposit		18403	731.26		30,921.59
05/20/2025	Lockbox deposit		18411	731.26		31,652.85
05/20/2025	Check - NATIONAL SENTINEL Inv. 8851(5/1/25 - 5/15/25) ch. # 550	8851	18416		8,792.83	22,860.02
05/20/2025	Check - Caribbean Property Management Inv. REIMB-GERMAN NAVARRO CONCRE ch. # 551	REIMB-GERMAN NAVARRO CONCRETE POLES	18417		140.00	22,720.02
05/20/2025	Check - RUBIO GARDEN Inv. 6597 ch. # 552	6597	18418		500.00	22,220.02
05/20/2025	Check - RUBIO GARDEN Inv. 6598 ch. # 553	6598	18419		1,650.00	20,570.02
05/20/2025	Check - RUBIO GARDEN Inv. 6599 ch. # 554	6599	18420		750.00	19,820.02
05/20/2025	Check - Carina Barcelo REIMBURSE FLAG REPLACEMENT ch. # 555		18421		13.59	19,806.43
05/20/2025	Direct payment - FPL 4/9/25 - 5/9/25		18422		2,163.17	17,643.26
05/21/2025	Lockbox deposit		18427	731.26		18,374.52
05/21/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2664		18433	5,767.65		24,142.17
05/22/2025	Lockbox deposit		18441	750.00		24,892.17
05/23/2025	Lockbox deposit		18443	550.00		25,442.17
05/23/2025	Lockbox deposit		18446	916.86		26,359.03
05/27/2025	Check - Carina Barcelo REIMBURSE ITEMS FOR POOL AREA ch. # 556		18449		365.69	25,993.34
05/27/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR STONES ch. # 557		18450		35.12	25,958.22

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/27/2025	Check - OTTEN RODRIGUEZ REIMBURSE CONTRACTORS LUNCH ch. # 558		18454		61.04	25,897.18
05/27/2025	Check - SIEGFRIED RIVERA Inv. 308507 ch. # 559	308507	18456		3,266.03	22,631.15
05/27/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 46524 ch. # 560	46524	18457		185.00	22,446.15
05/27/2025	Check - BRIDGEPOINT HOMEOWNERS FEBRUARY RESERVE ch. # 561		18458		10,832.00	11,614.15
05/27/2025	Direct payment - COMCAST 5/13/25 - 6/12/25		18460		271.04	11,343.11
05/28/2025	Lockbox deposit		18467	1,484.16		12,827.27
05/30/2025	Lockbox deposit		18493	181.26		13,008.53
05/30/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2679		18495	514.00		13,522.53
05/30/2025	Check - FIRST INSURANCE FUNDING	QUOTE #65601304	18755		5,680.99	7,841.54
05/31/2025	Check - FPL		18756		30.74	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
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

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
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&5/31	18795		500.00	143.53
06/24/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT ch. # 578		18796		50.17	93.36
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
07/01/2025	Lockbox deposit		18834	3,316.18		4,944.86
07/01/2025	Lockbox deposit		18842	2,931.26		7,876.12

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
07/01/2025	Check - BRIDGEPOINT HOMEOWNERS MAY RESERVE ch. # 580		18844		10,832.00	(2,955.88)
07/01/2025	Check - Caribbean Property Management Inv. 24827/July management fees ch. # 581	24827	18846		1,855.00	(4,810.88)
07/01/2025	Check - RUBIO GARDEN Inv. 6662 ch. # 582	6662	18848		4,950.00	(9,760.88)
07/01/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19200 ch. # 583	19200	18850		285.93	(10,046.81)
07/01/2025	Check - Oliver's Pool Inv. 60 ch. # 584	60	18851		770.00	(10,816.81)
07/02/2025	Lockbox deposit		18897	11,175.04		358.23
07/02/2025	Check - Caribbean Property Management Inv. 24892 ch. # 585	24892	18900		706.77	(348.54)
07/02/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2749		18904	1,264.04		915.50
07/03/2025	Lockbox deposit		18911	1,284.52		2,200.02
07/03/2025	Lockbox deposit		18915	514.00		2,714.02
07/03/2025	Returned item 65.00 - Ana T. Tambini & Anfreia S. Cuenca in 104100.00 -		18917		406.00	2,308.02
07/07/2025	Lockbox deposit		18951	8,406.26		10,714.28
07/07/2025	Lockbox deposit		18956	550.00		11,264.28
07/08/2025	Lockbox deposit		18966	2,931.26		14,195.54
07/08/2025	Lockbox deposit		18974	1,650.00		15,845.54
07/08/2025	Lockbox deposit		18987	3,112.82		18,958.36
07/09/2025	Lockbox deposit		18991	1,281.26		20,239.62
07/09/2025	Lockbox deposit		18993	550.00		20,789.62
07/09/2025	Check - JADE FIELD SERVICES CORP Inv. 039 ch. # 586	039	18998		380.00	20,409.62
07/09/2025	Check - JADE FIELD SERVICES CORP Inv. 041 ch. # 587	041	18999		1,420.00	18,989.62
07/09/2025	Check - Mc Court Construction, Inc Inv. 15065 ch. # 588	15065	19000		300.00	18,689.62
07/09/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 46945 ch. # 589	46945	19001		722.25	17,967.37
07/09/2025	Check - PEDRAZA HOME IMPROVEMENTS LLC Inv. 71820 ch. # 590	71820	19002		1,600.00	16,367.37
07/09/2025	Check - PRO PEST CONTROL, INC. Inv. 908846 ch. # 591	908846	19004		550.00	15,817.37
07/10/2025	Lockbox deposit		19008	731.26		16,548.63
07/10/2025	Lockbox deposit		19013	1,100.00		17,648.63
07/10/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2770		19022	3,160.00		20,808.63
07/11/2025	Lockbox deposit		19033	2,750.00		23,558.63
07/11/2025	Lockbox deposit		19038	550.00		24,108.63
07/11/2025	Lockbox deposit		19040	550.00		24,658.63
07/14/2025	Lockbox deposit		19048	362.52		25,021.15
07/14/2025	Lockbox deposit		19051	731.26		25,752.41
07/14/2025	Direct payment - COMCAST 7/1/25 - 7/31/25		19053		8,429.99	17,322.42
07/15/2025	Lockbox deposit		19057	550.00		17,872.42
07/15/2025	Lockbox deposit		19060	181.26		18,053.68
07/15/2025	Check - NATIONAL SENTINEL Inv. 8905(6/16/25 - 6/30/25) ch. # 592	8905	19061		8,243.28	9,810.40
07/15/2025	Check - Carina Barcelo SMARTSIGN/TENNIS CT & POOL RUBBER MATS ch. # 593		19069		226.29	9,584.11
07/15/2025	Check - RUBIO GARDEN Inv. 6739 ch. # 594	6739	19070		3,000.00	6,584.11

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
07/15/2025	Check - Oliver's Pool Inv. 63 ch. # 595	63	19071		663.00	5,921.11
07/15/2025	Check - THE LAKE DOCTORS, INC. Inv. 2035069 ch. # 596	2035069	19072		243.00	5,678.11
07/15/2025	Check - Kleanway Cleaning Services, Inc. Inv. 6739 ch. # 597	6739	19073		975.00	4,703.11
07/15/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 47796 ch. # 598	47796	19074		210.00	4,493.11
07/15/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 47837 ch. # 599	47837	19075		210.00	4,283.11
07/16/2025	Lockbox deposit		19077	731.26		5,014.37
07/16/2025	Lockbox deposit		19080	550.00		5,564.37
07/17/2025	Lockbox deposit		19088	362.52		5,926.89
07/18/2025	Lockbox deposit		19093	725.04		6,651.93
07/21/2025	Direct payment - FPL 6/10/25 - 7/10/25		19112		2,132.05	4,519.88
07/22/2025	Lockbox deposit		19107	587.26		5,107.14
07/22/2025	Lockbox deposit		19111	1,281.26		6,388.40
07/22/2025	Direct payment - COMCAST 7/13/25 - 8/12/25		19114		271.03	6,117.37
07/22/2025	Check - FPL		19397		30.69	6,086.68
07/23/2025	Lockbox deposit		19120	2,061.04		8,147.72
07/23/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	19121		5,158.14	2,989.58
07/24/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2795		19124	589.00		3,578.58
07/25/2025	Lockbox deposit		19131	731.26		4,309.84
07/25/2025	Returned item 65.00 - Ana T. Tambini & Anfreia S. Cuenca in 104100.00 -		19132		587.26	3,722.58
07/28/2025	Check - Oliver's Pool Inv. 70 ch. # 600	70	19136		943.00	2,779.58
07/28/2025	Check - THE LAKE DOCTORS, INC. Inv. 2039517 ch. # 601	2039517	19137		243.00	2,536.58
07/28/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19235 ch. # 602	19235	19138		70.62	2,465.96
07/28/2025	Check - RUBIO GARDEN Inv. 6737 ch. # 603	6737	19139		250.00	2,215.96
07/28/2025	Check - Caribbean Property Management Inv. 24944/August janitorial fee ch. # 604	24944	19140		1,335.00	880.96
07/28/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT ch. # 605		19141		120.65	760.31
07/28/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT ch. # 606		19143		13.70	746.61
07/29/2025	Lockbox deposit		19152	3,104.78		3,851.39
07/29/2025	Lockbox deposit		19156	550.00		4,401.39
07/29/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 48369 ch. # 607	48369	19159		272.50	4,128.89
07/29/2025	Check - Caribbean Property Management Inv. 24980/August management fee ch. # 608	24980	19160		1,855.00	2,273.89
07/31/2025	Lockbox deposit		19162	775.00		3,048.89
07/31/2025	Lockbox deposit		19164	550.00		3,598.89
08/01/2025	Lockbox deposit		19177	5,328.85		8,927.74
08/01/2025	Lockbox deposit		19180	181.26		9,109.00
08/04/2025	Lockbox deposit		19251	17,400.08		26,509.08
08/04/2025	Check - EnConstruction Us LLC Inv. ESTIMATE #1151 ch. # 609	ESTIMATE #1151	19254		2,500.00	24,009.08
08/04/2025	Check - NATIONAL SENTINEL Inv. 8922(7/1/25 - 7/15/25) ch. # 610	8922	19255		8,518.06	15,491.02

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/04/2025	Check - BRIDGEPOINT HOMEOWNERS AUGUST RESERVE ch. # 611		19256		10,832.00	4,659.02
08/04/2025	Check - RUBIO GARDEN Inv. 6739 ch. # 612	6739	19258		3,000.00	1,659.02
08/04/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. QUOTE #2513 ch. # 613	QUOTE #2513	19259		2,354.00	(694.98)
08/05/2025	Lockbox deposit		19264	550.00		(144.98)
08/05/2025	Lockbox deposit		19268	1,100.00		955.02
08/05/2025	Lockbox deposit		19271	514.00		1,469.02
08/06/2025	Lockbox deposit		19281	1,650.00		3,119.02
08/06/2025	Lockbox deposit		19289	731.26		3,850.28
08/06/2025	Check - NATIONAL SENTINEL Inv. 8937(7/16/25 - 7/31/25) ch. # 614	8937	19291		8,792.83	(4,942.55)
08/07/2025	Lockbox deposit		19301	2,931.26		(2,011.29)
08/07/2025	Lockbox deposit		19309	1,643.78		(367.51)
08/07/2025	Lockbox deposit		19320	2,562.52		2,195.01
08/07/2025	Lockbox deposit		19323	550.00		2,745.01
08/08/2025	Lockbox deposit		19330	2,381.26		5,126.27
08/08/2025	Lockbox deposit		19333	550.00		5,676.27
08/11/2025	Lockbox deposit		19338	549.98		6,226.25
08/11/2025	Lockbox deposit		19343	912.52		7,138.77
08/11/2025	Lockbox deposit		19345	550.00		7,688.77
08/12/2025	Lockbox deposit		19359	3,481.26		11,170.03
08/12/2025	Lockbox deposit		19364	1,100.00		12,270.03
08/12/2025	Lockbox deposit		19368	550.00		12,820.03
08/12/2025	Direct payment - COMCAST 8/1/25 - 8/31/25		19370		8,426.95	4,393.08
08/12/2025	Check - Caribbean Property Management Inv. 25070 ch. # 615	25070	19373		586.44	3,806.64
08/12/2025	Check - PRO PEST CONTROL, INC. Inv. 911372 ch. # 616	911372	19374		185.00	3,621.64
08/12/2025	Check - SIEGFRIED RIVERA Inv. 311061 ch. # 617	311061	19375		2,387.07	1,234.57
08/12/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 47888 ch. # 618	47888	19376		210.00	1,024.57
08/12/2025	Check - Carina Barcelo REIMBURSE TRAFFIC CONES ch. # 619		19377		70.51	954.06
08/12/2025	Check - GERMAN NAVARRO REIMBURSE PAINT ch. # 620		19378		29.92	924.14
08/12/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2839		19389	3,185.00		4,109.14
08/13/2025	Lockbox deposit		19393	1,116.26		5,225.40
08/13/2025	Check - OTTEN RODRIGUEZ REIMBURSE GATE SUPPLIES ch. # 621		19395		166.91	5,058.49
08/15/2025	Lockbox deposit		19403	550.00		5,608.49
08/15/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		19765		50.00	5,558.49
08/18/2025	Lockbox deposit		19408	1,281.26		6,839.75
08/19/2025	Lockbox deposit		19422	441.86		7,281.61
08/19/2025	Check - Oliver's Pool Inv. 81 ch. # 622	81	19428		770.00	6,511.61
08/19/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 48372 ch. # 623	48372	19429		125.00	6,386.61
08/19/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. JUNE & JULY 2025 ch. # 624	JUNE & JULY 2025	19430		1,000.00	5,386.61

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/19/2025	Check - SIEGFRIED RIVERA Inv. 312258 ch. # 625	312258	19431		5.78	5,380.83
08/20/2025	Lockbox deposit		19433	181.26		5,562.09
08/21/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2850		19436	575.00		6,137.09
08/21/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	19437		5,158.14	978.95
08/21/2025	Reverse trx 19429, 08/19/25 Check - CIRCLE SECURITY SOLUTIONS Inv. 483	48372	19438	125.00		1,103.95
08/21/2025	Direct payment - FPL 7/10/25 - 8/11/25		19440		2,197.96	(1,094.01)
08/25/2025	Lockbox deposit		19451	1,100.00		5.99
08/25/2025	Check - FPL		19766		30.69	(24.70)
08/26/2025	Lockbox deposit		19455	731.26		706.56
08/26/2025	Lockbox deposit		19457	241.52		948.08
08/26/2025	Lockbox deposit		19459	556.22		1,504.30
08/26/2025	Direct payment - COMCAST 8/13/25 - 9/12/25		19460		386.29	1,118.01
08/27/2025	Lockbox deposit		19470	1,300.00		2,418.01
08/29/2025	Lockbox deposit		19475	550.00		2,968.01
08/29/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2860		19478	614.00		3,582.01
09/02/2025	Lockbox deposit		19534	13,006.30		16,588.31
09/02/2025	Lockbox deposit		19538	550.00		17,138.31
09/02/2025	Direct payment - M-DW&SD 5/2/25 - 8/5/25		19540		204.10	16,934.21
09/02/2025	Check - PRO PEST CONTROL, INC.		20030		125.00	16,809.21
09/03/2025	Lockbox deposit		19549	550.00		17,359.21
09/03/2025	Lockbox deposit		19554	5,234.50		22,593.71
09/03/2025	Lockbox deposit		19556	550.00		23,143.71
09/03/2025	Lockbox deposit		19559	514.00		23,657.71
09/04/2025	Lockbox deposit		19577	4,031.26		27,688.97
09/04/2025	Lockbox deposit		19584	1,462.52		29,151.49
09/05/2025	Lockbox deposit		19592	1,347.26		30,498.75
09/05/2025	Lockbox deposit		19601	2,012.52		32,511.27
09/05/2025	Check - Caribbean Property Management Inv. 25014/September janitorial ch. # 626	25014	19603		1,335.00	31,176.27
09/05/2025	Check - Caribbean Property Management Inv. 25049/September management ch. # 627	25049	19604		1,855.00	29,321.27
09/05/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19306 ch. # 628	19306	19605		127.35	29,193.92
09/05/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 48448 ch. # 629	48448	19606		210.00	28,983.92
09/05/2025	Check - PRO PEST CONTROL, INC. Inv. 912448 ch. # 630	912448	19607		550.00	28,433.92
09/05/2025	Check - NATIONAL SENTINEL Inv. 8953(8/1/25 - 8/15/25) ch. # 631	8953	19608		8,243.28	20,190.64
09/05/2025	Check - THE LAKE DOCTORS, INC. Inv. 2040069 ch. # 632	2040069	19609		243.00	19,947.64
09/05/2025	Check - RUBIO GARDEN Inv. 6811 ch. # 633	6811	19610		4,950.00	14,997.64
09/05/2025	Check - RUBIO GARDEN Inv. 6739 ch. # 634	6739	19611		3,000.00	11,997.64
09/05/2025	Check - SIEGFRIED RIVERA Inv. 312257 ch. # 635	312257	19612		2,728.99	9,268.65
09/05/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2879		19616	1,485.00		10,753.65

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
09/05/2025	Lockbox deposit		19622	1,831.26		12,584.91
09/08/2025	Lockbox deposit		19633	2,743.78		15,328.69
09/08/2025	Lockbox deposit		19637	550.00		15,878.69
09/08/2025	Lockbox deposit		19645	1,650.00		17,528.69
09/08/2025	Lockbox deposit		19648	550.00		18,078.69
09/08/2025	Check - RUBIO GARDEN Inv. 157 ch. # 636	157	19649		4,950.00	13,128.69
09/09/2025	Lockbox deposit		19669	5,499.98		18,628.67
09/10/2025	Lockbox deposit		19674	731.26		19,359.93
09/10/2025	Lockbox deposit		19678	1,100.00		20,459.93
09/10/2025	Check - NATIONAL SENTINEL Inv. 8969(8/16/25 - 8/31/25) ch. # 637	8969	19683		8,792.83	11,667.10
09/11/2025	Lockbox deposit		19698	3,481.26		15,148.36
09/11/2025	Lockbox deposit		19702	550.00		15,698.36
09/11/2025	Lockbox deposit		19707	1,281.26		16,979.62
09/11/2025	Lockbox deposit		19709	550.00		17,529.62
09/11/2025	Direct payment - COMCAST 9/1/25 - 9/30/25		19710		8,426.95	9,102.67
09/12/2025	Direct payment - FPL		20032		30.69	9,071.98
09/15/2025	Lockbox deposit		19724	362.52		9,434.50
09/16/2025	Lockbox deposit		19728	912.52		10,347.02
09/16/2025	Lockbox deposit		19731	550.00		10,897.02
09/16/2025	Lockbox deposit		19736	731.26		11,628.28
09/17/2025	Lockbox deposit		19755	746.26		12,374.54
09/17/2025	Check - Carina Barcelo REIMBURSE FLOOR MAT ch. # 638		19758		55.43	12,319.11
09/17/2025	Check - OTTEN RODRIGUEZ REIMBURSE A/C TIMER GYM ch. # 639		19759		24.59	12,294.52
09/18/2025	Lockbox deposit		19762	550.00		12,844.52
09/19/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	19775		5,158.14	7,686.38
09/19/2025	Direct payment - FPL 8/11/25 - 9/10/25		19776		2,131.87	5,554.51
09/24/2025	Lockbox deposit		19788	1,281.26		6,835.77
09/24/2025	Direct payment - COMCAST 9/13/25 - 10/12/25		19790		386.29	6,449.48
09/25/2025	Lockbox deposit		19795	756.26		7,205.74
09/26/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2918		19800	2,644.52		9,850.26
09/29/2025	Lockbox deposit		19807	550.00		10,400.26
09/30/2025	Lockbox deposit		19811	1,100.00		11,500.26
09/30/2025	Check - Caribbean Property Management Inv. 25112 ch. # 640	25112	19819		589.52	10,910.74
09/30/2025	Check - BRIDGEPOINT HOMEOWNERS SEPTEMBER RESERVE ch. # 641		19820		10,832.00	78.74
10/01/2025	Lockbox deposit		19825	1,300.00		1,378.74
10/01/2025	Check - Caribbean Property Management Inv. 25161/October janitorial fe ch. # 642	25161	19827		1,335.00	43.74
10/01/2025	Check - Caribbean Property Management Inv. 25196/October management fe ch. # 643	25196	19828		1,855.00	(1,811.26)
10/01/2025	Check - Oliver's Pool Inv. 9/1/25 ch. # 644	9/1/25	19829		770.00	(2,581.26)
10/01/2025	Check - NATIONAL SENTINEL Inv. 8991(9/1/25 - 9/15/25) ch. # 645	8991	19830		8,518.06	(11,099.32)

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
10/01/2025	Check - JADE FIELD SERVICES CORP Inv. 060 ch. # 646	060	19831		560.00	(11,659.32)
10/01/2025	Check - Carina Barcelo REIMBURSE EXTRA CABANA POOL MATS ch. # 647		19832		69.32	(11,728.64)
10/01/2025	Check - OTTEN RODRIGUEZ REIMBURSE WEBSITE RENEWAL ch. # 648		19833		88.76	(11,817.40)
10/01/2025	Check - THE LAKE DOCTORS, INC. Inv. 2040566 ch. # 649	2040566	19887		243.00	(12,060.40)
10/02/2025	Lockbox deposit		19879	11,906.30		(154.10)
10/02/2025	Lockbox deposit		19885	1,281.26		1,127.16
10/03/2025	Lockbox deposit		19898	1,831.26		2,958.42
10/03/2025	Lockbox deposit		19902	1,064.00		4,022.42
10/03/2025	Lockbox deposit		19905	514.00		4,536.42
10/06/2025	Lockbox deposit		19924	6,593.78		11,130.20
10/06/2025	Lockbox deposit		19932	1,100.00		12,230.20
10/07/2025	Lockbox deposit		19943	2,750.00		14,980.20
10/07/2025	Lockbox deposit		19955	7,244.46		22,224.66
10/07/2025	Lockbox deposit		19961	1,831.26		24,055.92
10/07/2025	Check - RUBIO GARDEN Inv. 6739 ch. # 650	6739	19962		3,000.00	21,055.92
10/07/2025	Check - NATIONAL SENTINEL Inv. 9006(9/16/25 - 9/30/25) ch. # 651	9006	19963		8,243.28	12,812.64
10/07/2025	Check - SIEGFRIED RIVERA Inv. 313448 ch. # 652	313448	19964		4,470.78	8,341.86
10/08/2025	Lockbox deposit		19972	1,782.00		10,123.86
10/08/2025	Lockbox deposit		19975	140.26		10,264.12
10/08/2025	Lockbox deposit		19981	731.26		10,995.38
10/09/2025	Lockbox deposit		19987	550.00		11,545.38
10/09/2025	Lockbox deposit		19991	1,281.26		12,826.64
10/09/2025	Lockbox deposit		19993	550.00		13,376.64
10/09/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3023		20363	985.00		14,361.64
10/10/2025	Lockbox deposit		19996	1,281.26		15,642.90
10/10/2025	Lockbox deposit		20000	1,100.00		16,742.90
10/10/2025	Direct payment - COMCAST 10/1/25 - 10/31/25		20002		8,426.95	8,315.95
10/10/2025	Check - Carina Barcelo REIMBURSE NIGHT LIGHTS ch. # 653		20004		41.11	8,274.84
10/14/2025	Lockbox deposit		20018	2,931.26		11,206.10
10/14/2025	Lockbox deposit		20021	181.26		11,387.36
10/14/2025	Lockbox deposit		20023	550.00		11,937.36
10/15/2025	Lockbox deposit		20028	731.26		12,668.62
10/15/2025	Check - DENYSIS RODRIGUEZ REIMBURSE FOR TOUCH UP PAINT ch. # 654		20037		119.20	12,549.42
10/15/2025	Check - CHARLES GAFFNEY REIMBURSE FOR FRONT SIGN ch. # 655		20039		60.17	12,489.25
10/15/2025	Check - Oliver's Pool Inv. 89 ch. # 656	89	20042		750.00	11,739.25
10/15/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2962		20046	1,289.00		13,028.25
10/15/2025	Check - Surf Side Metals Inv. 1500 ch. # 657	1500	20059		490.00	12,538.25
10/16/2025	Lockbox deposit		20061	731.26		13,269.51
10/16/2025	Lockbox deposit		20064	550.00		13,819.51
10/17/2025	Lockbox deposit		20088	550.00		14,369.51

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
10/17/2025	Check - Oliver's Pool Inv. 10/1/25 ch. # 658	10/1/25	20098		770.00	13,599.51
10/17/2025	Direct payment - FPL 9/10/25 - 10/10/25		20099		2,113.86	11,485.65
10/20/2025	Lockbox deposit		20103	756.26		12,241.91
10/21/2025	Check - ARMANDO FUMERO REIMBURSE FOR ENCONSTRUCTION ch. # 659		20109		141.45	12,100.46
10/21/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. ESTIMATE #1512 ch. # 660	ESTIMATE #1512	20111		718.96	11,381.50
10/21/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	20112		5,158.14	6,223.36
10/22/2025	Direct payment - FPL		20428		30.74	6,192.62
10/23/2025	Lockbox deposit		20118	731.26		6,923.88
10/23/2025	Direct payment - COMCAST 10/13/25 - 11/12/25		20119		386.65	6,537.23
10/24/2025	Check - Caribbean Property Management Inv. 25283 ch. # 661	25283	20121		416.00	6,121.23
10/24/2025	Check - Caribbean Property Management Inv. 25321 ch. # 662	25321	20122		210.00	5,911.23
10/24/2025	Check - Caribbean Property Management Inv. 25227/November janitorial f ch. # 663	25227	20123		1,335.00	4,576.23
10/24/2025	Check - Caribbean Property Management Inv. 25262/November management f ch. # 664	25262	20124		1,855.00	2,721.23
10/24/2025	Check - SIEGFRIED RIVERA Inv. 314974 ch. # 665	314974	20125		275.78	2,445.45
10/24/2025	Check - OTTEN RODRIGUEZ REIMBURSE FUSES & BREAKER ch. # 666		20126		65.74	2,379.71
10/24/2025	Check - Carina Barcelo REIMBURSE GUARD HOUSE SIGNS ch. # 667		20128		9.62	2,370.09
10/24/2025	Check - THE LAKE DOCTORS, INC. Inv. 2041027 ch. # 668	2041027	20129		243.00	2,127.09
10/24/2025	Bank transfer from 104500.00 to 104100.00		20130	30,000.00		32,127.09
10/24/2025	Check - SIEGFRIED RIVERA Inv. 314973, 303347, 309772, 313447, 309773 ch. # 669	314973,303347,309772,313447,309773	20135		6,543.59	25,583.50
10/24/2025	Check - RUBIO GARDEN Inv. 381 ch. # 670	381	20136		4,950.00	20,633.50
10/24/2025	Check - NATIONAL SENTINEL Inv. 9039(10/16/25 - 10/31/25) ch. # 671	9039	20137		9,754.29	10,879.21
10/27/2025	Lockbox deposit		20139	550.00		11,429.21
10/28/2025	Lockbox deposit		20141	550.00		11,979.21
10/29/2025	Lockbox deposit		20149	1,100.00		13,079.21
10/30/2025	Lockbox deposit		20151	750.00		13,829.21
10/30/2025	Lockbox deposit		20153	181.26		14,010.47
10/30/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 2980		20156	1,352.29		15,362.76
10/31/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR TINT APPLICATION ch. # 672		20167		250.00	15,112.76
10/31/2025	Check - Oliver's Pool REIMBURSE SPA THERMOMETER ch. # 673		20169		70.00	15,042.76
11/03/2025	Lockbox deposit		20210	14,112.52		29,155.28
11/03/2025	Lockbox deposit		20218	2,905.26		32,060.54
11/04/2025	Lockbox deposit		20229	3,846.00		35,906.54
11/04/2025	Lockbox deposit		20232	550.00		36,456.54
11/04/2025	Lockbox deposit		20235	514.00		36,970.54
11/04/2025	Check - BRIDGEPOINT HOMEOWNERS OCTOBER RESERVE ch. # 674		20237		10,832.00	26,138.54
11/04/2025	Check - RUBIO GARDEN Inv. 6739 ch. # 675	6739	20239		3,000.00	23,138.54

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
11/04/2025	Check - NATIONAL SENTINEL Inv. 9023(10/1/25 - 10/15/25) ch. # 676	9023	20240		9,754.29	13,384.25
11/04/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 2015 ch. # 677	2015	20241		710.00	12,674.25
11/05/2025	Lockbox deposit		20248	1,648.50		14,322.75
11/05/2025	Lockbox deposit		20251	550.00		14,872.75
11/06/2025	Lockbox deposit		20257	1,136.03		16,008.78
11/06/2025	Lockbox deposit		20263	1,468.74		17,477.52
11/06/2025	Lockbox deposit		20270	2,200.00		19,677.52
11/06/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3000		20274	675.00		20,352.52
11/06/2025	Direct payment - PRO PEST CONTROL, INC.		20916		185.00	20,167.52
11/07/2025	Lockbox deposit		20287	2,381.26		22,548.78
11/10/2025	Lockbox deposit		20293	1,650.00		24,198.78
11/10/2025	Lockbox deposit		20296	550.00		24,748.78
11/12/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3006		20301	1,510.00		26,258.78
11/12/2025	Lockbox deposit		20316	3,850.00		30,108.78
11/12/2025	Lockbox deposit		20321	1,100.00		31,208.78
11/12/2025	Lockbox deposit		20325	1,100.00		32,308.78
11/13/2025	Lockbox deposit		20330	550.00		32,858.78
11/13/2025	Lockbox deposit		20333	550.00		33,408.78
11/13/2025	Lockbox deposit		20335	550.00		33,958.78
11/13/2025	Direct payment - COMCAST 11/1/25 - 11/30/25		20336		8,426.95	25,531.83
11/14/2025	Lockbox deposit		20340	550.00		26,081.83
11/14/2025	Check - CIRCLE SECURITY SOLUTIONS Inv. 50738 ch. # 678	50738	20343		465.45	25,616.38
11/14/2025	Check - Caribbean Property Management Inv. 25323 ch. # 679	25323	20344		462.86	25,153.52
11/14/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19349 ch. # 680	19349	20345		137.29	25,016.23
11/14/2025	Check - NATIONAL SENTINEL Inv. 9057(11/1/25 - 11/15/25) ch. # 681	9057	20346		9,144.65	15,871.58
11/14/2025	Check - RUBIO GARDEN Inv. 435 ch. # 682	435	20347		4,950.00	10,921.58
11/14/2025	Check - SIEGFRIED RIVERA Inv. 316097 ch. # 683	316097	20348		4,440.87	6,480.71
11/14/2025	Check - SIEGFRIED RIVERA Inv. 316098 ch. # 684	316098	20349		450.00	6,030.71
11/17/2025	Lockbox deposit		20351	550.00		6,580.71
11/18/2025	Lockbox deposit		20355	1,650.00		8,230.71
11/18/2025	Lockbox deposit		20357	550.00		8,780.71
11/18/2025	Lockbox deposit		20359	550.00		9,330.71
11/21/2025	Lockbox deposit		20391	550.00		9,880.71
11/21/2025	Direct payment - FPL 10/10/25 - 11/10/25		20408		2,099.20	7,781.51
11/24/2025	Lockbox deposit		20402	550.00		8,331.51
11/24/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	20403		5,158.14	3,173.37
11/24/2025	Direct payment - FPL		20918		30.80	3,142.57
11/25/2025	Lockbox deposit		20405	550.00		3,692.57
11/25/2025	Deposit		20915	175.00		3,867.57
11/26/2025	Direct payment - COMCAST 11/13/25 - 12/12/25		20412		386.65	3,480.92

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
11/28/2025	Lockbox deposit		20415	550.00		4,030.92
12/01/2025	Lockbox deposit		20419	1,700.00		5,730.92
12/01/2025	Check - OTTEN RODRIGUEZ REIMBURSE CAMERA FUSES & BREAKER ch. # 685		20422		65.74	5,665.18
12/01/2025	Check - Carina Barcelo REIMBURSE GUARD HOSE ch. # 686		20424		42.45	5,622.73
12/01/2025	Check - Carina Barcelo REIMBURSE SIGN FOR GUARD HOUSE ch. # 687		20425		9.62	5,613.11
12/01/2025	Direct payment - M-DW&SD 8/5/25 & 11/5/25		20426		126.11	5,487.00
12/01/2025	Check - Oliver's Pool Inv. 102 ch. # 688	102	20435		853.00	4,634.00
12/01/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 2016 ch. # 689	2016	20436		220.00	4,414.00
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK OPER ACCT		20441	246.52		4,660.52
12/02/2025	Lockbox deposit		20451	1,281.26		5,941.78
12/02/2025	Lockbox deposit		20478	11,550.00		17,491.78
12/02/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3037		20484	3,260.98		20,752.76
12/03/2025	Lockbox deposit		20487	514.00		21,266.76
12/03/2025	Lockbox deposit		20492	550.00		21,816.76
12/03/2025	Check - RUBIO GARDEN Inv. 6739/FINAL PMT ch. # 690	6739	20495		3,115.00	18,701.76
12/04/2025	Lockbox deposit		20502	3,300.00		22,001.76
12/04/2025	Lockbox deposit		20514	3,875.00		25,876.76
12/05/2025	Lockbox deposit		20519	1,100.00		26,976.76
12/05/2025	Lockbox deposit		20523	1,650.00		28,626.76
12/05/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3047		20527	1,485.00		30,111.76
12/05/2025	Returned item 95.01 - Alvarez Mega Holdings, LLC in 104100.00 - U.S.		20529		550.00	29,561.76
12/08/2025	Lockbox deposit		20535	1,650.00		31,211.76
12/08/2025	Lockbox deposit		20537	181.26		31,393.02
12/08/2025	Lockbox deposit		20556	6,237.48		37,630.50
12/09/2025	Check - Caribbean Property Management Inv. 25499 ch. # 691	25499	20558		392.08	37,238.42
12/09/2025	Check - Caribbean Property Management Inv. 25375/December janitorial f ch. # 692	25375	20559		1,335.00	35,903.42
12/09/2025	Check - Caribbean Property Management Inv. 25411/December management f ch. # 693	25411	20560		1,855.00	34,048.42
12/09/2025	Check - DISCOUNT LIGHTING & SUPPLIES, INC. Inv. 19426 ch. # 694	19426	20561		649.24	33,399.18
12/09/2025	Check - INVASIVE WILDLIFE REMOVAL MIAMI LLC Inv. AUG,SEPT & OCT(GREEN ch. # 695	AUG,SEPT & OCT(GREEN IGUANAS)	20562		1,500.00	31,899.18
12/09/2025	Check - NATIONAL SENTINEL Inv. 9079(11/16/25 - 11/30/25) ch. # 696	9079	20563		9,449.47	22,449.71
12/09/2025	Check - RUBIO GARDEN Inv. 529 ch. # 697	529	20564		4,950.00	17,499.71
12/09/2025	Check - THE LAKE DOCTORS, INC. Inv. 2041606 ch. # 698	2041606	20565		243.00	17,256.71
12/09/2025	Check - Carina Barcelo REIMBURSE FOR GYM & BATHROOM ch. # 699		20566		44.24	17,212.47
12/09/2025	Check - DENYSIS RODRIGUEZ REIMBURSE FOR WEBSITE ch. # 700		20567		12.00	17,200.47
12/09/2025	Direct payment - COMCAST 12/1/25 - 12/31/25		20569		8,426.95	8,773.52
12/09/2025	Check - GERMAN NAVARRO REIMBURSE HOME DEPOT ch. # 701		20571		56.07	8,717.45
12/10/2025	Lockbox deposit		20576	1,100.00		9,817.45

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/10/2025	Lockbox deposit		20579	550.00		10,367.45
12/10/2025	Check - Leticia Berrones REIMBURSE FOR DRIVE WAY ch. # 702		20581		900.00	9,467.45
12/10/2025	Check - NORMA LUACES REIMBURSE FOR DRIVE WAY ch. # 703		20582		900.00	8,567.45
12/10/2025	Check - WALTER BREWER REIMBURSE FOR DRIVE WAY ch. # 704		20584		900.00	7,667.45
12/10/2025	Check - ROSE MARIE ROJAS-MARTY REIMBURSE FOR DRIVE WAY ch. # 705		20586		900.00	6,767.45
12/11/2025	Lockbox deposit		20589	368.74		7,136.19
12/11/2025	Lockbox deposit		20592	595.00		7,731.19
12/11/2025	Lockbox deposit		20594	550.00		8,281.19
12/11/2025	Lockbox deposit		20602	2,750.00		11,031.19
12/12/2025	Lockbox deposit		20605	550.00		11,581.19
12/12/2025	Lockbox deposit		20607	550.00		12,131.19
12/12/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3063		20611	956.26		13,087.45
12/12/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR ENTRY/EXIT ARM ch. # 706		20620		208.62	12,878.83
12/12/2025	Check - URIEL RUBIO REIMBURSE INSTALLATION & REMOVAL OF LIGHTS ch. # 707		20622		500.00	12,378.83
12/15/2025	Lockbox deposit		20625	550.00		12,928.83
12/15/2025	Lockbox deposit		20628	550.00		13,478.83
12/15/2025	Check - JONATHAN PEREZ CHRISTMAS BONUS ch. # 708		20630		200.00	13,278.83
12/15/2025	Check - CARLOS RIVERO CHRISTMAS BONUS ch. # 709		20632		100.00	13,178.83
12/15/2025	Check - MARIELA RECIO CHRISTMAS BONUS ch. # 710		20634		50.00	13,128.83
12/15/2025	Check - ARMANDO VASQUEZ CHRISTMAS BONUS ch. # 711		20636		50.00	13,078.83
12/15/2025	Check - GERMAN NAVARRO CHRISTMAS BONUS ch. # 712		20638		250.00	12,828.83
12/15/2025	Check - ENRIQUE SALERMO CHRISTMAS BONUS ch. # 713		20640		50.00	12,778.83
12/15/2025	Check - VANESSA PEREZ CHRISTMAS BONUS ch. # 714		20642		100.00	12,678.83
12/15/2025	Check - GABRIEL CASANOLA CHRISTMAS BONUS ch. # 715		20644		300.00	12,378.83
12/15/2025	Check - Carina Barcelo REIMBURSE CHRISTMAS LIGHTS ch. # 716		20646		224.55	12,154.28
12/15/2025	Check - J & J ELECTRICAL CONTRACTORS LLC Inv. 2029 ch. # 717	2029	20648		860.00	11,294.28
12/16/2025	Lockbox deposit		20650	550.00		11,844.28
12/16/2025	Check - URIEL RUBIO REIMBURSE INSTALLING & REMOVING LIGHTS ch. # 718		20651		500.00	11,344.28
12/16/2025	Check - OTTEN RODRIGUEZ REIMBURSE WEBSITE,CORD & LOCKS ch. # 719		20653		67.98	11,276.30
12/17/2025	Lockbox deposit		20664	550.00		11,826.30
12/17/2025	Check - RUBIO GARDEN Inv. 682 ch. # 720	682	20666		4,950.00	6,876.30
12/17/2025	Direct payment - IPFS CORPORATION Inv. QUOTE #31114296	QUOTE #31114296	20672		5,158.14	1,718.16
12/18/2025	Lockbox deposit		20674	912.56		2,630.72
12/18/2025	Lockbox deposit		20677	550.00		3,180.72
12/19/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3073		20682	45,350.00		48,530.72

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/19/2025	Check - FPL		20936		30.64	48,500.08
12/20/2025	Direct payment - FPL 11/10/25 - 12/9/25		20706		1,730.09	46,769.99
12/22/2025	Reverse trx 20651, 12/16/25 Check - URIEL RUBIO REIMBURSE INSTALLING &		20688	500.00		47,269.99
12/23/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3074		20690	75.00		47,344.99
12/23/2025	Lockbox deposit		20695	2,037.52		49,382.51
12/23/2025	Deposit 104100.00 - U.S. Century Bank - Operating Dep. # 3077		20699	550.00		49,932.51
12/23/2025	Direct payment - COMCAST 12/13/25 - 1/12/26		20700		402.11	49,530.40
12/24/2025	Lockbox deposit		20703	550.00		50,080.40
12/24/2025	Lockbox deposit		20705	550.00		50,630.40
12/29/2025	Lockbox deposit		20716	1,100.00		51,730.40
12/29/2025	Lockbox deposit		20719	1,100.00		52,830.40
12/30/2025	Lockbox deposit		20722	1,100.00		53,930.40
12/30/2025	Lockbox deposit		20725	1,100.00		55,030.40
12/31/2025	Lockbox deposit		20727	550.00		55,580.40
12/31/2025	Check - PRO PEST CONTROL, INC.		20934		550.00	55,030.40
<b>Totals</b>				<b>761,225.73</b>	<b>713,270.83</b>	<b>55,030.40</b>

<b>104200.00 U.S. Century Bank - Reserves</b>			<b>Beginning Balance</b>	<b>127,153.40</b>		
01/30/2025	Reverse trx 16420, 11/08/24 Check - BRIDGEPOINT HOMEOWNERS NOVEMBER RE		17490	11,700.00	115,453.40	
01/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		17491	4.90	115,458.30	
02/04/2025	Check - BRIDGEPOINT HOMEOWNERS 12/1/24 RESERVE		17259	11,700.00	127,158.30	
02/11/2025	Check - BRIDGEPOINT HOMEOWNERS JANUARY 2025 RESERVE		17340	11,019.00	138,177.30	
02/28/2025	Interest 104200.00 - U.S. Century Bank - Reserves		17824	4.44	138,181.74	
03/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18475	5.61	138,187.35	
04/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18486	5.68	138,193.03	
05/27/2025	Check - BRIDGEPOINT HOMEOWNERS FEBRUARY RESERVE		18458	10,832.00	149,025.03	
05/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18758	5.87	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	
07/01/2025	Check - BRIDGEPOINT HOMEOWNERS MAY RESERVE		18844	10,832.00	163,402.11	
07/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19399	6.00	163,408.11	
08/04/2025	Check - BRIDGEPOINT HOMEOWNERS AUGUST RESERVE		19256	10,832.00	174,240.11	
08/05/2025	Check - ALL SECURITY EQUIPMENT Inv. QUOTATION #S61647 ch. # 10	QUOTATION #S61647	19275		8,956.41	165,283.70
08/12/2025	Check - KARIM ELECTRICAL CORP Inv. ESTIMATE #10230 ch. # 11	ESTIMATE #10230	19381		1,800.00	163,483.70

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/21/2025	Check - RUBIO GARDEN Inv. ESTIMATE #337 ch. # 12	ESTIMATE #337	19444		1,600.00	161,883.70
08/21/2025	Check - RUBIO GARDEN Inv. ESTIMATE #200/FINAL PMT ch. # 13	ESTIMATE #200/FINAL PMT	19445		3,225.00	158,658.70
08/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19768	6.50		158,665.20
09/30/2025	Check - BRIDGEPOINT HOMEOWNERS SEPTEMBER RESERVE		19820	10,832.00		169,497.20
09/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20034	6.45		169,503.65
10/01/2025	Check - RUBIO GARDEN Inv. ESTIMATE #352 ch. # 14	ESTIMATE #352	19835		7,575.00	161,928.65
10/28/2025	Check - BM ROOFING Inv. RE-ROOF CONCRETE TILE & FLAT ROOF ch. # 15	RE-ROOF CONCRETE TILE & FLAT ROOF	20144		15,500.00	146,428.65
10/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20430	6.50		146,435.15
11/04/2025	Check - BRIDGEPOINT HOMEOWNERS OCTOBER RESERVE		20237	10,832.00		157,267.15
11/12/2025	Reverse trx 20144, 10/28/25 Check - BM ROOFING Inv. RE-ROOF CONCRETE T	RE-ROOF CONCRETE TILE & FLAT ROOF	20326	15,500.00		172,767.15
11/12/2025	Check - BM ROOFING Inv. REROOF CONCRETE TILE & FLAT ROOF/RE-CUT ch. # 16	RE-ROOF CONCRETE TILE & FLAT ROOF	20327		15,500.00	157,267.15
11/23/2025	Bank fees 104200.00 - U.S. Century Bank - Reserves		20921		35.00	157,232.15
11/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20920	6.44		157,238.59
12/18/2025	Bank transfer from 104300.00 to 104200.00		20679	55,130.24		212,368.83
12/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20938	7.81		212,376.64
<b>Totals</b>				<b>169,245.29</b>	<b>84,022.05</b>	<b>212,376.64</b>

<b>104300.00 U.S. Century Bank - Special Assess</b>			<b>Beginning Balance</b>	<b>8,227.68</b>
01/01/2025	Lockbox deposit	16912	1,648.78	9,876.46
01/01/2025	Lockbox deposit	16914	514.00	10,390.46
01/02/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2319	16931	181.26	10,571.72
01/02/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2320	16938	1,088.30	11,660.02
01/02/2025	Lockbox deposit	16943	1,734.66	13,394.68
01/02/2025	Lockbox deposit	16948	1,462.52	14,857.20
01/03/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2464	17495	725.04	15,582.24
01/06/2025	Lockbox deposit	16968	731.26	16,313.50
01/06/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2369	17142	1,281.26	17,594.76
01/07/2025	Lockbox deposit	16982	1,643.78	19,238.54
01/08/2025	Lockbox deposit	16995	1,299.55	20,538.09
01/09/2025	Lockbox deposit	17011	1,460.62	21,998.71
01/09/2025	Lockbox deposit	17013	731.26	22,729.97
01/10/2025	Lockbox deposit	17020	2,286.78	25,016.75
01/10/2025	Lockbox deposit	17024	1,869.94	26,886.69
01/10/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2465	17499	1,268.82	28,155.51
01/10/2025	Loan payment	17503		19,349.74
01/13/2025	Lockbox deposit	17033	3,432.74	12,238.51
01/13/2025	Lockbox deposit	17037	181.26	12,419.77
01/14/2025	Lockbox deposit	17043	719.19	13,138.96

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/14/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2353		17096	181.26		13,320.22
01/15/2025	Lockbox deposit		17071	1,416.30		14,736.52
01/16/2025	Lockbox deposit		17079	181.26		14,917.78
01/16/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2351		17088	882.21		15,799.99
01/16/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2360		17109	731.26		16,531.25
01/17/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2354		17098	181.26		16,712.51
01/21/2025	Lockbox deposit		17102	550.00		17,262.51
01/21/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2358		17106	181.26		17,443.77
01/23/2025	Lockbox deposit		17125	181.26		17,625.03
01/23/2025	Lockbox deposit		17130	1,374.94		18,999.97
01/27/2025	Lockbox deposit		17148	853.12		19,853.09
01/27/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2389		17199	362.52		20,215.61
01/28/2025	Lockbox deposit		17156	731.26		20,946.87
01/28/2025	Loan Payment		17504		19,349.74	1,597.13
01/29/2025	Lockbox deposit		17170	217.26		1,814.39
01/29/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2424		17355	362.52		2,176.91
01/30/2025	Lockbox deposit		17178	550.00		2,726.91
01/30/2025	Lockbox deposit		17183	731.26		3,458.17
01/31/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2466		17502	362.52		3,820.69
02/03/2025	Lockbox deposit		17239	2,668.90		6,489.59
02/03/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2428		17365	1,993.86		8,483.45
02/04/2025	Lockbox deposit		17252	3,429.04		11,912.49
02/04/2025	Lockbox deposit		17254	181.26		12,093.75
02/05/2025	Lockbox deposit		17285	1,138.68		13,232.43
02/05/2025	Lockbox deposit		17298	6,400.08		19,632.51
02/05/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2427		17362	362.52		19,995.03
02/06/2025	Lockbox deposit		17302	550.00		20,545.03
02/06/2025	Lockbox deposit		17304	731.26		21,276.29
02/07/2025	Lockbox deposit		17315	746.05		22,022.34
02/07/2025	Lockbox deposit		17317	550.00		22,572.34
02/10/2025	Lockbox deposit		17324	1,412.52		23,984.86
02/11/2025	Lockbox deposit		17334	2,193.78		26,178.64
02/12/2025	Lockbox deposit		17345	181.26		26,359.90
02/12/2025	Lockbox deposit		17347	731.26		27,091.16
02/13/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2430		17373	725.78		27,816.94
02/14/2025	Lockbox deposit		17383	185.00		28,001.94
02/14/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2531		17825	731.26		28,733.20
02/18/2025	Lockbox deposit		17387	731.26		29,464.46
02/19/2025	Lockbox deposit		17402	402.90		29,867.36

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
02/19/2025	Lockbox deposit		17406	181.26		30,048.62
02/21/2025	Lockbox deposit		17416	731.26		30,779.88
02/24/2025	Lockbox deposit		17421	434.52		31,214.40
02/24/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2460		17480	181.26		31,395.66
02/24/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2510		17691	181.26		31,576.92
02/26/2025	Lockbox deposit		17476	20.00		31,596.92
02/27/2025	Lockbox deposit		17510	181.26		31,778.18
02/27/2025	Lockbox deposit		17518	181.26		31,959.44
02/27/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2512		17695	181.26		32,140.70
02/27/2025	Loan Payment		17830		19,349.74	12,790.96
02/28/2025	Lockbox deposit		17523	878.47		13,669.43
02/28/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2532		17829	1,643.78		15,313.21
03/01/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2676		18480	181.26		15,494.47
03/03/2025	Lockbox deposit		17557	3,287.86		18,782.33
03/03/2025	Lockbox deposit		17562	181.26		18,963.59
03/04/2025	Lockbox deposit		17577	3,040.52		22,004.11
03/04/2025	Lockbox deposit		17581	181.26		22,185.37
03/04/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2533		17831	181.26		22,366.63
03/04/2025	Deposit E-Transfer from 47.00 - Carol Green		18479	770.04		23,136.67
03/05/2025	Lockbox deposit		17622	5,668.82		28,805.49
03/06/2025	Lockbox deposit		17643	1,831.26		30,636.75
03/07/2025	Lockbox deposit		17652	733.21		31,369.96
03/07/2025	Lockbox deposit		17657	1,080.66		32,450.62
03/07/2025	Lockbox deposit		17661	550.00		33,000.62
03/10/2025	Lockbox deposit		17681	2,375.04		35,375.66
03/10/2025	Lockbox deposit		17688	181.26		35,556.92
03/11/2025	Lockbox deposit		17727	2,712.52		38,269.44
03/11/2025	Lockbox deposit		17732	750.60		39,020.04
03/12/2025	Lockbox deposit		17754	731.26		39,751.30
03/13/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2521		17760	362.52		40,113.82
03/14/2025	Lockbox deposit		17766	546.78		40,660.60
03/17/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2674		18478	377.52		41,038.12
03/18/2025	Lockbox deposit		17794	1,423.78		42,461.90
03/20/2025	Lockbox deposit		17816	731.26		43,193.16
03/20/2025	Lockbox deposit		17818	550.00		43,743.16
03/25/2025	Lockbox deposit		17879	731.26		44,474.42
03/25/2025	Lockbox deposit		17883	181.26		44,655.68
03/26/2025	Lockbox deposit		17889	1,351.52		46,007.20
03/27/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2677		18482	181.26		46,188.46
03/27/2025	Loan Payment		18485		19,349.74	26,838.72

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
03/28/2025	Lockbox deposit		17899	731.26		27,569.98
03/31/2025	Lockbox deposit		17903	550.00		28,119.98
04/01/2025	Lockbox deposit		17914	181.26		28,301.24
04/02/2025	Lockbox deposit		17929	181.26		28,482.50
04/02/2025	Lockbox deposit		17952	3,966.33		32,448.83
04/03/2025	Lockbox deposit		17957	2,194.08		34,642.91
04/03/2025	Lockbox deposit		17961	181.26		34,824.17
04/04/2025	Lockbox deposit		17982	9,489.12		44,313.29
04/07/2025	Lockbox deposit		17998	550.00		44,863.29
04/07/2025	Lockbox deposit		18010	1,831.26		46,694.55
04/08/2025	Lockbox deposit		18031	1,643.78		48,338.33
04/08/2025	Lockbox deposit		18039	2,519.50		50,857.83
04/08/2025	Lockbox deposit		18045	181.28		51,039.11
04/09/2025	Lockbox deposit		18054	550.00		51,589.11
04/10/2025	Lockbox deposit		18060	731.26		52,320.37
04/11/2025	Lockbox deposit		18070	1,643.78		53,964.15
04/11/2025	Lockbox deposit		18072	731.26		54,695.41
04/14/2025	Lockbox deposit		18079	181.26		54,876.67
04/15/2025	Lockbox deposit		18087	912.52		55,789.19
04/16/2025	Lockbox deposit		18097	181.26		55,970.45
04/17/2025	Lockbox deposit		18101	550.00		56,520.45
04/23/2025	Lockbox deposit		18111	731.26		57,251.71
04/25/2025	Maintenance Fees funds transfer		18119		25,624.00	31,627.71
04/28/2025	Lockbox deposit		18125	181.26		31,808.97
04/28/2025	Loan Payment		18487		19,349.74	12,459.23
05/01/2025	Lockbox deposit		18158	422.15		12,881.38
05/02/2025	Lockbox deposit		18198	3,281.34		16,162.72
05/05/2025	Lockbox deposit		18220	1,257.34		17,420.06
05/05/2025	Lockbox deposit		18224	181.26		17,601.32
05/06/2025	Lockbox deposit		18235	1,462.52		19,063.84
05/06/2025	Lockbox deposit		18239	15.00		19,078.84
05/06/2025	Lockbox deposit		18246	550.00		19,628.84
05/07/2025	Lockbox deposit		18274	2,556.30		22,185.14
05/07/2025	Lockbox deposit		18279	181.26		22,366.40
05/08/2025	Lockbox deposit		18289	362.52		22,728.92
05/09/2025	Lockbox deposit		18298	1,100.00		23,828.92
05/09/2025	Lockbox deposit		18300	731.26		24,560.18
05/09/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2642		18322	5,076.76		29,636.94
05/12/2025	Lockbox deposit		18326	731.26		30,368.20
05/12/2025	Lockbox deposit		18331	181.26		30,549.46
05/12/2025	Lockbox deposit		18333	550.00		31,099.46
05/13/2025	Lockbox deposit		18348	725.04		31,824.50
05/15/2025	Lockbox deposit		18377	181.26		32,005.76

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/16/2025	Lockbox deposit		18395	550.00		32,555.76
05/19/2025	Lockbox deposit		18397	731.26		33,287.02
05/19/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2660		18407	715.04		34,002.06
05/21/2025	Lockbox deposit		18428	912.52		34,914.58
05/21/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2665		18438	725.04		35,639.62
05/27/2025	Lockbox deposit		18453	181.26		35,820.88
05/27/2025	Loan Payment		18490		19,349.74	16,471.14
05/28/2025	Lockbox deposit		18468	1,477.52		17,948.66
05/28/2025	Lockbox deposit		18470	550.00		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
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
07/01/2025	Lockbox deposit		18835	181.26		20,300.54
07/01/2025	Lockbox deposit		18843	181.26		20,481.80
07/02/2025	Lockbox deposit		18898	3,407.38		23,889.18
07/03/2025	Lockbox deposit		18912	1,643.78		25,532.96

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
07/03/2025	Lockbox deposit		18916	550.00		26,082.96
07/03/2025	Returned item 65.00 - Ana T. Tambini & Anfrea S. Cuenca in 104300.00 -		18918		181.26	25,901.70
07/07/2025	Lockbox deposit		18952	4,375.12		30,276.82
07/07/2025	Lockbox deposit		18954	181.26		30,458.08
07/08/2025	Lockbox deposit		18967	1,185.41		31,643.49
07/08/2025	Lockbox deposit		18975	912.52		32,556.01
07/08/2025	Lockbox deposit		18988	725.04		33,281.05
07/10/2025	Lockbox deposit		19009	550.00		33,831.05
07/10/2025	Lockbox deposit		19014	181.26		34,012.31
07/11/2025	Lockbox deposit		19034	906.30		34,918.61
07/11/2025	Lockbox deposit		19036	731.26		35,649.87
07/11/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2776		19045	725.78		36,375.65
07/14/2025	Lockbox deposit		19052	731.26		37,106.91
07/15/2025	Lockbox deposit		19058	181.26		37,288.17
07/16/2025	Lockbox deposit		19081	181.26		37,469.43
07/16/2025	Lockbox deposit		19083	181.28		37,650.71
07/17/2025	Lockbox deposit		19089	1,100.00		38,750.71
07/17/2025	Lockbox deposit		19091	550.00		39,300.71
07/23/2025	Lockbox deposit		19117	731.26		40,031.97
07/24/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2796		19128	725.04		40,757.01
07/28/2025	Loan Payment		19400		19,349.74	21,407.27
07/29/2025	Lockbox deposit		19153	897.52		22,304.79
07/29/2025	Lockbox deposit		19157	181.00		22,485.79
08/01/2025	Lockbox deposit		19178	181.26		22,667.05
08/04/2025	Lockbox deposit		19189	181.26		22,848.31
08/04/2025	Lockbox deposit		19252	6,869.98		29,718.29
08/05/2025	Lockbox deposit		19265	2,193.78		31,912.07
08/05/2025	Lockbox deposit		19272	550.00		32,462.07
08/06/2025	Lockbox deposit		19282	731.26		33,193.33
08/06/2025	Lockbox deposit		19290	1,275.04		34,468.37
08/07/2025	Lockbox deposit		19302	725.04		35,193.41
08/07/2025	Lockbox deposit		19310	1,100.00		36,293.41
08/07/2025	Lockbox deposit		19321	543.80		36,837.21
08/08/2025	Lockbox deposit		19331	362.52		37,199.73
08/11/2025	Lockbox deposit		19339	912.52		38,112.25
08/12/2025	Lockbox deposit		19360	1,456.30		39,568.55
08/12/2025	Lockbox deposit		19365	181.26		39,749.81
08/12/2025	Lockbox deposit		19369	181.00		39,930.81
08/13/2025	Lockbox deposit		19394	181.26		40,112.07
08/15/2025	Lockbox deposit		19404	181.26		40,293.33
08/18/2025	Lockbox deposit		19409	181.26		40,474.59
08/18/2025	Lockbox deposit		19411	550.00		41,024.59

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/18/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2847		19420	725.78		41,750.37
08/25/2025	Lockbox deposit		19447	731.26		42,481.63
08/25/2025	Lockbox deposit		19452	181.26		42,662.89
08/27/2025	Lockbox deposit		19471	181.26		42,844.15
08/27/2025	Loan Payment		19769		19,349.74	23,494.41
09/02/2025	Lockbox deposit		19535	4,500.16		27,994.57
09/02/2025	Lockbox deposit		19539	181.26		28,175.83
09/03/2025	Lockbox deposit		19550	1,643.78		29,819.61
09/03/2025	Lockbox deposit		19560	550.00		30,369.61
09/04/2025	Lockbox deposit		19578	2,006.30		32,375.91
09/04/2025	Lockbox deposit		19585	181.28		32,557.19
09/05/2025	Lockbox deposit		19593	609.78		33,166.97
09/05/2025	Lockbox deposit		19602	362.52		33,529.49
09/05/2025	Lockbox deposit		19623	544.78		34,074.27
09/08/2025	Lockbox deposit		19634	2,193.78		36,268.05
09/08/2025	Lockbox deposit		19638	550.00		36,818.05
09/08/2025	Lockbox deposit		19646	906.30		37,724.35
09/09/2025	Lockbox deposit		19670	1,631.34		39,355.69
09/10/2025	Lockbox deposit		19675	550.00		39,905.69
09/10/2025	Lockbox deposit		19682	912.52		40,818.21
09/11/2025	Lockbox deposit		19699	906.30		41,724.51
09/11/2025	Lockbox deposit		19703	181.26		41,905.77
09/12/2025	Lockbox deposit		19713	1,858.19		43,763.96
09/12/2025	Lockbox deposit		19715	731.26		44,495.22
09/12/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2903		19719	544.52		45,039.74
09/15/2025	Lockbox deposit		19725	1,100.00		46,139.74
09/16/2025	Lockbox deposit		19732	181.26		46,321.00
09/16/2025	Lockbox deposit		19737	181.00		46,502.00
09/18/2025	Lockbox deposit		19764	550.00		47,052.00
09/25/2025	Lockbox deposit		19793	731.26		47,783.26
09/26/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2919		19803	362.52		48,145.78
09/29/2025	Lockbox deposit		19808	181.26		48,327.04
09/29/2025	Loan Payment		20036		19,349.74	28,977.30
09/30/2025	Rev. of Returned item 65.00 - Ana T. Tambini & Anfrea S. Cuenca in 104		20035	181.26		29,158.56
10/01/2025	Lockbox deposit		19826	181.26		29,339.82
10/02/2025	Lockbox deposit		19880	4,550.16		33,889.98
10/02/2025	Lockbox deposit		19886	181.26		34,071.24
10/03/2025	Lockbox deposit		19899	3,288.56		37,359.80
10/03/2025	Lockbox deposit		19906	550.00		37,909.80
10/06/2025	Lockbox deposit		19925	2,006.30		39,916.10
10/06/2025	Lockbox deposit		19927	181.26		40,097.36
10/06/2025	Lockbox deposit		19933	362.52		40,459.88

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
10/07/2025	Lockbox deposit		19944	725.04		41,184.92
10/07/2025	Lockbox deposit		19956	1,462.52		42,647.44
10/08/2025	Lockbox deposit		19973	1,093.78		43,741.22
10/08/2025	Lockbox deposit		19982	543.80		44,285.02
10/09/2025	Lockbox deposit		19988	362.52		44,647.54
10/10/2025	Lockbox deposit		20001	181.26		44,828.80
10/14/2025	Lockbox deposit		20019	2,187.56		47,016.36
10/15/2025	Lockbox deposit		20029	181.00		47,197.36
10/15/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2963		20054	2,750.30		49,947.66
10/16/2025	Lockbox deposit		20065	181.26		50,128.92
10/17/2025	Lockbox deposit		20085	550.00		50,678.92
10/17/2025	Lockbox deposit		20089	181.26		50,860.18
10/23/2025	Lockbox deposit		20115	731.26		51,591.44
10/27/2025	Loan Payment		20431		10,339.26	41,252.18
10/29/2025	Lockbox deposit		20146	550.00		41,802.18
10/30/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 2981		20158	181.26		41,983.44
10/31/2025	Lockbox deposit		20166	181.26		42,164.70
11/03/2025	Lockbox deposit		20211	4,387.56		46,552.26
11/04/2025	Lockbox deposit		20230	912.52		47,464.78
11/04/2025	Lockbox deposit		20236	550.00		48,014.78
11/05/2025	Lockbox deposit		20249	550.00		48,564.78
11/06/2025	Lockbox deposit		20258	550.00		49,114.78
11/06/2025	Lockbox deposit		20264	368.74		49,483.52
11/06/2025	Lockbox deposit		20271	181.26		49,664.78
11/07/2025	Lockbox deposit		20288	1,225.04		50,889.82
11/10/2025	Lockbox deposit		20294	181.26		51,071.08
11/12/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 3007		20304	363.26		51,434.34
11/12/2025	Lockbox deposit		20317	1,850.04		53,284.38
11/12/2025	Lockbox deposit		20322	550.00		53,834.38
11/13/2025	Lockbox deposit		20331	550.00		54,384.38
11/14/2025	Lockbox deposit		20341	181.26		54,565.64
11/19/2025	Loan Payoff		20619		9,967.48	44,598.16
11/20/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 3026		20374	362.52		44,960.68
11/25/2025	Lockbox deposit		20407	650.00		45,610.68
11/26/2025	Lockbox deposit		20411	550.00		46,160.68
12/02/2025	Lockbox deposit		20479	2,381.26		48,541.94
12/03/2025	Lockbox deposit		20488	550.00		49,091.94
12/03/2025	Lockbox deposit		20493	737.48		49,829.42
12/04/2025	Lockbox deposit		20515	1,831.26		51,660.68
12/05/2025	Deposit 104300.00 - U.S. Century Bank - Special Assess Dep. # 3048		20531	182.00		51,842.68
12/08/2025	Lockbox deposit		20557	2,193.78		54,036.46

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/09/2025	Check - Gina Pelaez REFUND S/A OVERPMT ACCT #86.00 ch. # 3		20573		181.26	53,855.20
12/10/2025	Lockbox deposit		20580	550.00		54,405.20
12/11/2025	Lockbox deposit		20603	362.52		54,767.72
12/15/2025	Lockbox deposit		20629	181.26		54,948.98
12/18/2025	Lockbox deposit		20678	550.00		55,498.98
12/18/2025	Bank transfer from 104300.00 to 104200.00		20679		55,130.24	368.74
12/23/2025	Lockbox deposit		20697	550.00		918.74
<b>Totals</b>				<b>287,611.96</b>	<b>294,920.90</b>	<b>918.74</b>
<b>104500.00 U.S. Century Bank - Drain Modification</b>				<b>Beginning Balance</b>		<b>32,791.37</b>
10/24/2025	Bank transfer from 104500.00 to 104100.00		20130		30,000.00	2,791.37
<b>Totals</b>				<b>0.00</b>	<b>30,000.00</b>	<b>2,791.37</b>
<b>104600.00 U.S. Century Bank - Security Deposit</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC DEP ACC		20437	30,000.00		30,000.00
12/01/2025	Check - Bridgepoint Homeowners TRANSFER TO U.S. CENTURY BK SEC DEP ACC		20439	34,069.16		64,069.16
12/12/2025	Deposit 104600.00 - U.S. Century Bank - Security Deposit Dep. # 3064		20614	3,900.00		67,969.16
<b>Totals</b>				<b>67,969.16</b>	<b>0.00</b>	<b>67,969.16</b>
<b>130100.00 Allowance for Bad Debt</b>				<b>Beginning Balance</b>		<b>(6,400.00)</b>
01/01/2025	To record 2024 summarized review entries		19165	6,400.00		0.00
<b>Totals</b>				<b>6,400.00</b>	<b>0.00</b>	<b>0.00</b>
<b>130200.00 Prepaid Expenses</b>				<b>Beginning Balance</b>		<b>3,085.00</b>
01/01/2025	Monthly Prepaid Expenses		16918		3,085.00	0.00
01/13/2025	Caribbean Property Management	24196	17039	1,335.00		1,335.00
01/13/2025	Caribbean Property Management	24234	17040	1,750.00		3,085.00
02/01/2025	Monthly Prepaid Expenses		17206		3,085.00	0.00
02/18/2025	Caribbean Property Management	24337	17388	2,065.00		2,065.00
02/18/2025	Caribbean Property Management	24364	17389	1,335.00		3,400.00
03/01/2025	Monthly Prepaid Expenses		17538		3,400.00	0.00
03/17/2025	Caribbean Property Management	24489	17791	1,335.00		1,335.00
03/17/2025	Caribbean Property Management	24526	17792	1,855.00		3,190.00
04/01/2025	Monthly Prepaid Expenses		17918		3,190.00	0.00
04/29/2025	Caribbean Property Management	24607	18135	1,335.00		1,335.00
04/29/2025	Caribbean Property Management	24644	18136	1,855.00		3,190.00
05/01/2025	Monthly Prepaid Expenses		18165		3,190.00	0.00
05/13/2025	Caribbean Property Management	24720	18355	1,335.00		1,335.00
05/13/2025	Caribbean Property Management	24756	18356	1,855.00		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
07/01/2025	Monthly Prepaid Expenses		18825		3,190.00	0.00
07/18/2025	Caribbean Property Management	24944	19103	1,335.00		1,335.00
07/18/2025	Caribbean Property Management	24980	19104	1,855.00		3,190.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/01/2025	Monthly Prepaid Expenses		19185		3,190.00	0.00
08/26/2025	Caribbean Property Management	25014	19465	1,335.00		1,335.00
08/26/2025	Caribbean Property Management	25049	19466	1,855.00		3,190.00
09/01/2025	Monthly Prepaid Expenses		19486		3,190.00	0.00
09/10/2025	Caribbean Property Management	25161	19685	1,335.00		1,335.00
09/10/2025	Caribbean Property Management	25196	19686	1,855.00		3,190.00
10/01/2025	Monthly Prepaid Expenses		19816		3,190.00	0.00
10/17/2025	Caribbean Property Management	25227	20095	1,335.00		1,335.00
10/17/2025	Caribbean Property Management	25262	20096	1,855.00		3,190.00
11/01/2025	Monthly Prepaid Expenses		20162		3,190.00	0.00
12/01/2025	Monthly Prepaid Expenses		20398		3,190.00	(3,190.00)
12/01/2025	Caribbean Property Management	25375	20420	1,335.00		(1,855.00)
12/01/2025	Caribbean Property Management	25411	20421	1,855.00		0.00
12/22/2025	Caribbean Property Management	25479	20686	2,240.00		2,240.00
12/22/2025	Caribbean Property Management	25443	20687	1,335.00		3,575.00
<b>Totals</b>				<b>38,770.00</b>	<b>38,280.00</b>	<b>3,575.00</b>

### 130300.00 Prepaid Insurance

				Beginning Balance	33,889.61	
01/01/2025	Prepaid Insurance		16919	5,726.02	28,163.59	
01/01/2025	To record 2024 summarized review entries		19165	1,787.86	26,375.73	
02/01/2025	Prepaid Insurance		17207	5,726.02	20,649.71	
03/01/2025	Prepaid Insurance		17539	5,726.02	14,923.69	
04/01/2025	Prepaid Insurance		17919	5,726.02	9,197.67	
05/01/2025	Prepaid Insurance		18166	5,726.02	3,471.65	
05/13/2025	Zenith Insurance Company	DP136612706001/#Z136 612706	18352	503.00	3,974.65	
06/01/2025	Prepaid Insurance		18501	5,726.02	(1,751.37)	
06/27/2025	Direct payment - RISK STRATEGIES COMPANY DOWN PAYMENT		18857	18,130.64	16,379.27	
06/29/2025	IPFS CORPORATION	QUOTE #31114296	18856	56,673.54	73,052.81	
07/01/2025	Prepaid Insurance		18826	6,087.73	66,965.08	
08/01/2025	Prepaid Insurance		19186	6,087.73	60,877.35	
09/01/2025	Prepaid Insurance		19487	6,087.73	54,789.62	
10/01/2025	Prepaid Insurance		19817	6,087.73	48,701.89	
11/01/2025	Prepaid Insurance		20163	6,087.73	42,614.16	
12/01/2025	Prepaid Insurance		20399	6,087.73	36,526.43	
<b>Totals</b>				<b>75,307.18</b>	<b>72,670.36</b>	<b>36,526.43</b>

### 130400.00 Utility Deposits

				Beginning Balance	224.61	
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>224.61</b>

### 135000.00 Unbilled Special Assessment

				Beginning Balance	181,390.64
01/01/2025	Special Assessment 2022 - January 2025	14924	16916	18,126.00	163,264.64
02/01/2025	Special Assessment 2022 - February 2025		17204	18,126.00	145,138.64
03/01/2025	Special Assessment 2022 - March 2025		17536	18,126.00	127,012.64
04/01/2025	Special Assessment 2022 - April 2025	15522	17916	18,126.00	108,886.64

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/01/2025	Special Assessment 2022 - May 2025		18163		18,126.00	90,760.64
06/01/2025	Special Assessment 2022 - June 2025		18497		18,126.00	72,634.64
07/01/2025	Special Assessment 2022 - July 2025		18822		18,126.00	54,508.64
08/01/2025	Special Assessment 2022 - August 2025		19182		18,126.00	36,382.64
09/01/2025	Special Assessment 2022 - September 2025		19483		18,126.00	18,256.64
10/01/2025	Special Assessment 2022 - October 2025		19813		18,126.00	130.64
10/30/2025	Special Assessment Expense		20432		130.64	0.00
<b>Totals</b>				<b>0.00</b>	<b>181,390.64</b>	<b>0.00</b>
<b>140000.00 Exchange/ Suspense</b>				<b>Beginning Balance</b>		<b>151.48</b>
01/02/2025	Check 1051 11/27		17492		181.26	(29.78)
03/24/2025	48, unit 48, inv. 15259;-1 Check #443 1/27/2023, charged to 5510 SW	15259	17875	543.78		514.00
11/30/2025	To reclass		20939		514.00	0.00
<b>Totals</b>				<b>543.78</b>	<b>695.26</b>	<b>0.00</b>
<b>141000.00 Deferred Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/19/2025	Received by ch. 35116. Thank you	17511	20681		44,800.00	(44,800.00)
<b>Totals</b>				<b>0.00</b>	<b>44,800.00</b>	<b>(44,800.00)</b>
<b>149900.00 Undeposited Funds</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/31/2025	Total of transactions			1,022,444.26	1,022,444.26	
<b>Totals</b>				<b>1,022,444.26</b>	<b>1,022,444.26</b>	<b>0.00</b>
<b>210000.00 Security Rental Deposit</b>				<b>Beginning Balance</b>		<b>41,749.75</b>
01/15/2025	97, unit 97, inv. 15523;1 Security Deposit - Security Rental Deposit,	15523	18061		4,800.00	46,549.75
01/30/2025	70, unit 70, inv. 14634;1 Security Deposit - Security Rental Deposit,	14634	17184		3,900.00	50,449.75
02/24/2025	27, unit 27, inv. 14905;1 Security Deposit - Security Rental Deposit,	14905	17422		3,250.00	53,699.75
03/07/2025	80, unit 80, inv. 15171;1 Security Deposit - Security Rental Deposit,	15171	17668		4,100.00	57,799.75
04/04/2025	103, unit 103, inv. 15495;1 Security Deposit - Security Rental Depos	15495	17994		1,000.00	58,799.75
05/02/2025	103, unit 103, inv. 15761;1 Security Deposit - Security Rental Depos	15761	18204		3,250.00	62,049.75
05/06/2025	Refund of deposit # 33, Security Rental Deposit to 103.00 - Leticia He		18257	500.00		61,549.75
07/01/2025	Refund of deposit # 20, Security Rental Deposit to 96.00 - 6940 SW 55		18853	500.00		61,049.75
07/03/2025	Credit from security deposit to cover tennis court charges		18922	1,275.00		59,774.75
09/18/2025	23, unit 23, inv. 16885;1 Security Deposit - Security Rental Deposit,	16885	19770		2,800.00	62,574.75
09/18/2025	27, unit 27, inv. 16886;1 Security Deposit - Security Rental Deposit,	16886	19772		500.00	63,074.75
10/15/2025	96, unit 96, inv. 17148;1 Security Deposit - Security Rental Deposit,	17148	20055		3,800.00	66,874.75
11/20/2025	22, unit 22, inv. 17330;1 Security Deposit - Security Rental Deposit,	17330	20367		400.00	67,274.75
11/20/2025	27, unit 27, inv. 17331;1 Security Deposit - Security Rental Deposit,	17331	20369		350.00	67,624.75
12/12/2025	46, unit 46, inv. 17503;1 Security Deposit - Security Rental Deposit,	17503	20612		3,900.00	71,524.75
12/12/2025	Refund of deposit # 57, Security Rental Deposit to 57.00 - Manju Khiat		20616	1,000.00		70,524.75

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/12/2025	11, unit 11, inv. 17505;1 Security Deposit - Security Rental Deposit,	17505	20617		1,000.00	71,524.75
<b>Totals</b>				<b>3,275.00</b>	<b>33,050.00</b>	<b>71,524.75</b>
<b>220000.00 US Century Bank - LOAN</b>				<b>Beginning Balance</b>		<b>207,479.43</b>
01/10/2025	Loan payment		17503	18,410.41		189,069.02
01/28/2025	Loan Payment		17504	18,562.59		170,506.43
02/27/2025	Loan Payment		17830	18,616.94		151,889.49
03/27/2025	Loan Payment		18485	18,760.11		133,129.38
04/28/2025	Loan Payment		18487	18,777.54		114,351.84
05/27/2025	Loan Payment		18490	18,874.09		95,477.75
06/27/2025	Loan Payment		19102	18,939.33		76,538.42
07/28/2025	Loan Payment		19400	19,031.33		57,507.09
08/27/2025	Loan Payment		19769	19,102.49		38,404.60
09/29/2025	Loan Payment		20036	19,184.57		19,220.03
10/27/2025	Loan Payment		20431	10,339.26		8,880.77
11/19/2025	Loan Payoff		20619	8,880.77		0.00
<b>Totals</b>				<b>207,479.43</b>	<b>0.00</b>	<b>0.00</b>
<b>220100.00 Special Assessment Income</b>				<b>Beginning Balance</b>		<b>730,840.32</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>730,840.32</b>
<b>220200.00 Special Assessment Expenses</b>				<b>Beginning Balance</b>		<b>(683,249.68)</b>
01/01/2025	To record 2024 summarized review entries		19165		4,000.00	(679,249.68)
10/30/2025	Special Assessment Expense		20432	130.64		(679,380.32)
<b>Totals</b>				<b>130.64</b>	<b>4,000.00</b>	<b>(679,380.32)</b>
<b>220300.00 Loan Interest Expense</b>				<b>Beginning Balance</b>		<b>(46,222.93)</b>
01/10/2025	Loan payment		17503	939.33		(47,162.26)
01/28/2025	Loan Payment		17504	787.15		(47,949.41)
02/27/2025	Loan Payment		17830	732.80		(48,682.21)
03/27/2025	Loan Payment		18485	589.63		(49,271.84)
04/28/2025	Loan Payment		18487	572.20		(49,844.04)
05/27/2025	Loan Payment		18490	475.65		(50,319.69)
06/27/2025	Loan Payment		19102	410.41		(50,730.10)
07/28/2025	Loan Payment		19400	318.41		(51,048.51)
08/27/2025	Loan Payment		19769	247.25		(51,295.76)
09/29/2025	Loan Payment		20036	165.17		(51,460.93)
11/19/2025	Loan Payoff		20619	1,086.71		(52,547.64)
<b>Totals</b>				<b>6,324.71</b>	<b>0.00</b>	<b>(52,547.64)</b>
<b>230100.00 Special Assessment 2023 Income</b>				<b>Beginning Balance</b>		<b>75,808.32</b>
01/01/2025	To record 2024 summarized review entries		19165	75,808.32		0.00
<b>Totals</b>				<b>75,808.32</b>	<b>0.00</b>	<b>0.00</b>
<b>230200.00 Special Assessment 2023 - Expenses</b>				<b>Beginning Balance</b>		<b>(78,308.32)</b>
01/01/2025	To record 2024 summarized review entries		19165		78,308.32	0.00
<b>Totals</b>				<b>0.00</b>	<b>78,308.32</b>	<b>0.00</b>

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
<b>301001.00 Maintenance Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Common charges - January 2025	14923	16915		61,600.00	61,600.00
01/01/2025	Reserve Income		16917	6,991.18		54,608.82
02/01/2025	Common charges - February 2025	14920	17203		61,600.00	116,208.82
02/01/2025	Reserve Income		17833	6,991.48		109,217.34
03/01/2025	Common charges - March 2025		17535		61,600.00	170,817.34
03/01/2025	Reserve Income		17834	6,991.48		163,825.86
04/01/2025	Common charges - April 2025	15812	17915		61,600.00	225,425.86
04/01/2025	Reserve Income		17917	6,991.48		218,434.38
05/01/2025	Common charges - May 2025		18162		61,600.00	280,034.38
05/01/2025	Reserve Income		18164	6,991.48		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
07/01/2025	Common charges - July 2025		18821		61,600.00	389,251.42
07/01/2025	Reserve Income		18823	6,991.48		382,259.94
08/01/2025	Common charges - August 2025		19181		61,600.00	443,859.94
08/01/2025	Reserve Income		19183	6,991.48		436,868.46
09/01/2025	Common charges - September 2025		19482		61,600.00	498,468.46
09/01/2025	Reserve Income		19484	6,991.48		491,476.98
10/01/2025	Common charges - October 2025		19812		61,600.00	553,076.98
10/01/2025	Reserve Income		19814	6,991.48		546,085.50
11/01/2025	Common charges - November 2025		20159		61,600.00	607,685.50
11/01/2025	Reserve Income		20160	6,991.48		600,694.02
12/01/2025	Common charges - December 2025		20395		61,600.00	662,294.02
12/01/2025	Reserve Income		20396	6,991.48		655,302.54
<b>Totals</b>				<b>83,897.46</b>	<b>739,200.00</b>	<b>655,302.54</b>
<b>301002.00 Reserve Assessments</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Reserve Income		16917		6,991.18	6,991.18
02/01/2025	Reserve Income		17833		6,991.48	13,982.66
03/01/2025	Reserve Income		17834		6,991.48	20,974.14
04/01/2025	Reserve Income		17917		6,991.48	27,965.62
05/01/2025	Reserve Income		18164		6,991.48	34,957.10
06/01/2025	Reserve Income		18498		6,991.48	41,948.58
07/01/2025	Reserve Income		18823		6,991.48	48,940.06
08/01/2025	Reserve Income		19183		6,991.48	55,931.54
09/01/2025	Reserve Income		19484		6,991.48	62,923.02
10/01/2025	Reserve Income		19814		6,991.48	69,914.50
11/01/2025	Reserve Income		20160		6,991.48	76,905.98
12/01/2025	Reserve Income		20396		6,991.48	83,897.46
<b>Totals</b>				<b>0.00</b>	<b>83,897.46</b>	<b>83,897.46</b>
<b>301003.00 Late Fees Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/14/2025	93, unit 93, inv. 14602;-1 Credit voucher, charged to Melvin Vazque	14602	17049	90.00		(90.00)

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/15/2025	Late payment fees - Unit 85		17272		15.00	(75.00)
01/16/2025	50, unit 50, inv. 14609;-1 Credit Late Fees, charged to Alejandro A	14609	17089	30.00		(105.00)
01/21/2025	93, unit 93, inv. 14618;-1 Credit voucher, charged to Melvin Vazque	14618	17112	15.00		(120.00)
02/16/2025	Late payment fees - Unit 7		17703		15.00	(105.00)
02/16/2025	Late payment fees - Unit 13		17704		15.00	(90.00)
02/16/2025	Late payment fees - Unit 28		17705		15.00	(75.00)
02/16/2025	Late payment fees - Unit 40		17706		15.00	(60.00)
02/16/2025	Late payment fees - Unit 48		17707		15.00	(45.00)
02/16/2025	Late payment fees - Unit 50		17708		15.00	(30.00)
02/16/2025	Late payment fees - Unit 64		17710		15.00	(15.00)
02/16/2025	Late payment fees - Unit 73		17711		15.00	0.00
02/16/2025	Late payment fees - Unit 88		17712		15.00	15.00
02/16/2025	Late payment fees - Unit 102		17714		15.00	30.00
03/12/2025	57, unit 57, inv. 15200;-1 Credit for Late fees, charged to Manju K	15200	17757	60.00		(30.00)
04/15/2025	Late payment fees - Unit 13		17773		15.00	(15.00)
04/15/2025	Late payment fees - Unit 20	15234	17774		15.00	0.00
04/15/2025	Late payment fees - Unit 21		17775		15.00	15.00
04/15/2025	Late payment fees - Unit 28		17776		15.00	30.00
04/15/2025	Late payment fees - Unit 34		17777		15.00	45.00
04/15/2025	Late payment fees - Unit 38		17778		15.00	60.00
04/15/2025	Late payment fees - Unit 40		17779		15.00	75.00
04/15/2025	Late payment fees - Unit 48		17781		15.00	90.00
04/15/2025	Late payment fees - Unit 50		17782		15.00	105.00
04/15/2025	Late payment fees - Unit 56		17783		15.00	120.00
04/15/2025	Late payment fees - Unit 74		17784		15.00	135.00
04/15/2025	Late payment fees - Unit 85		17785		15.00	150.00
04/15/2025	Late payment fees - Unit 88		17786		15.00	165.00
04/15/2025	Late payment fees - Unit 102		17787		15.00	180.00
04/15/2025	Late payment fees - Unit 103		17788		15.00	195.00
04/15/2025	Late payment fees - Unit 104		17789		15.00	210.00
04/15/2025	Late payment fees - Unit 107		17790		15.00	225.00
04/15/2025	Rev. of Late payment fees - Unit 103		20931	15.00		210.00
05/15/2025	Rev. of Late payment fees - Unit 98		18491	15.00		195.00
05/16/2025	Late payment fees - Unit 11		18380		15.00	210.00
05/16/2025	Late payment fees - Unit 21		18381		15.00	225.00
05/16/2025	Late payment fees - Unit 22		18382		15.00	240.00
05/16/2025	Late payment fees - Unit 38		18383		15.00	255.00
05/16/2025	Late payment fees - Unit 42		18384		15.00	270.00
05/16/2025	Late payment fees - Unit 56		18385		15.00	285.00
05/16/2025	Late payment fees - Unit 88		18387		15.00	300.00
05/16/2025	Late payment fees - Unit 93		18388		15.00	315.00
05/16/2025	Late payment fees - Unit 94		18389		15.00	330.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/16/2025	Late payment fees - Unit 98		18390		15.00	345.00
05/16/2025	Late payment fees - Unit 102		18391		15.00	360.00
05/16/2025	Late payment fees - Unit 103		18392		15.00	375.00
05/16/2025	Late payment fees - Unit 107		18393		15.00	390.00
05/16/2025	Rev. of Late payment fees - Unit 93		18562	15.00		375.00
05/16/2025	Rev. of Late payment fees - Unit 42		19273	15.00		360.00
05/16/2025	Rev. of Late payment fees - Unit 103		20930	15.00		345.00
06/16/2025	Late payment fees - Unit 6		18727		15.00	360.00
06/16/2025	Late payment fees - Unit 11		18728		15.00	375.00
06/16/2025	Late payment fees - Unit 13		18729		15.00	390.00
06/16/2025	Late payment fees - Unit 22		18730		15.00	405.00
06/16/2025	Late payment fees - Unit 25		18731		15.00	420.00
06/16/2025	Late payment fees - Unit 28		18732		15.00	435.00
06/16/2025	Late payment fees - Unit 38		18733		15.00	450.00
06/16/2025	Late payment fees - Unit 42		18734		15.00	465.00
06/16/2025	Late payment fees - Unit 56		18735		15.00	480.00
06/16/2025	Late payment fees - Unit 102		18739		15.00	495.00
06/16/2025	Late payment fees - Unit 107		18740		15.00	510.00
06/16/2025	Rev. of Late payment fees - Unit 42		19105	15.00		495.00
06/16/2025	Rev. of Late payment fees - Unit 25		19166	15.00		480.00
06/16/2025	Rev. of Late payment fees - Unit 107		20892	15.00		465.00
08/16/2025	Late payment fees - Unit 13		19412		15.00	480.00
08/16/2025	Late payment fees - Unit 21		19413		15.00	495.00
08/16/2025	Late payment fees - Unit 84		19414		15.00	510.00
08/16/2025	Late payment fees - Unit 107		19415		15.00	525.00
08/16/2025	Rev. of Late payment fees - Unit 107		20893	15.00		510.00
08/29/2025	9, unit 9, inv. 16616;-1 Credit, charged to Rose Marie Rojas Marty	16616	19481	30.00		480.00
09/15/2025	Late payment fees - Unit 13		19738		25.00	505.00
09/15/2025	Late payment fees - Unit 25		19739		25.00	530.00
09/15/2025	Late payment fees - Unit 28		19740		25.00	555.00
09/15/2025	Late payment fees - Unit 50		19742		25.00	580.00
09/15/2025	Late payment fees - Unit 107		19752		25.00	605.00
09/15/2025	Late payment fees - Unit 109		19753		25.00	630.00
09/15/2025	Rev. of Late payment fees - Unit 109		20387	25.00		605.00
09/17/2025	Rev. of Late payment fees - Unit 25		20024	25.00		580.00
10/16/2025	Late payment fees - Unit 30		20068		25.00	605.00
10/16/2025	Late payment fees - Unit 50		20070		25.00	630.00
10/16/2025	Late payment fees - Unit 68		20072		25.00	655.00
10/16/2025	Late payment fees - Unit 79		20073		25.00	680.00
10/16/2025	Late payment fees - Unit 88		20074		25.00	705.00
10/16/2025	Late payment fees - Unit 100		20077		25.00	730.00
10/16/2025	Rev. of Late payment fees - Unit 30		20375	25.00		705.00
10/16/2025	Rev. of Late payment fees - Unit 79		20377	25.00		680.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
10/16/2025	Rev. of Late payment fees - Unit 100		20378	25.00		655.00
<b>Totals</b>				<b>485.00</b>	<b>1,140.00</b>	<b>655.00</b>
<b>301004.00 Legal Fees Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/17/2025	85, unit 85, inv. 14877;1 Cost Retainer 2/24, charged to Zayra Belf	14877	17312		625.00	625.00
01/17/2025	85, unit 85, inv. 14877;1 Cost Retainer 3/24, charged to Zayra Belf	14877	17312		625.00	1,250.00
01/17/2025	85, unit 85, inv. 14878;1 Legal Fees Income, charged to Zayra Belfo	14878	17313		19.77	1,269.77
<b>Totals</b>				<b>0.00</b>	<b>1,269.77</b>	<b>1,269.77</b>
<b>301006.00 Security Remotes/Decals</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/28/2025	Received by ch. 1090. Thank you	12980	17531		25.00	25.00
05/02/2025	Received by ch. VRS CHKS. Thank you	12980	18202		400.00	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
07/02/2025	Received by ch. 173. Thank you	12980	18903		25.00	650.00
07/10/2025	Received by ch. 125. Thank you	12980	19021		25.00	675.00
07/24/2025	Received by ch. VRS CHKS. Thank you	12980	19123		75.00	750.00
08/12/2025	Received by ch. 8150/326. Thank you	12980	19388		50.00	800.00
08/21/2025	Received by ch. 230. Thank you		19435		25.00	825.00
08/29/2025	Received by ch. vrs chks. Thank you	12980	19477		100.00	925.00
09/26/2025	Received by ch. vrs chks. Thank you	12980	19799		250.00	1,175.00
10/09/2025	Received by ch. 164. Thank you		20362		50.00	1,225.00
10/15/2025	Received by ch. VRS CHKS. Thank you	12980	20045		225.00	1,450.00
10/15/2025	Received by ch. 6609. Thank you	12980	20053		50.00	1,500.00
10/30/2025	Received by ch. 148/117. Thank you	12980	20155		50.00	1,550.00
11/25/2025	Deposit		20915		175.00	1,725.00
12/12/2025	Received by ch. vrs. Thank you		20610		225.00	1,950.00
12/23/2025	Received by ch. vrs. Thank you		20689		75.00	2,025.00
<b>Totals</b>				<b>50.00</b>	<b>2,075.00</b>	<b>2,025.00</b>
<b>301008.00 Interest - Legal</b>				<b>Beginning Balance</b>		<b>0.00</b>
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
10/30/2025	88, unit 88, inv. 17307;1 Interest - Legal, charged to Vicente & El	17307	20252		27.29	730.99
10/31/2025	28, unit 28, inv. 17478;1 Interest - Legal, charged to Tresca & Wil	17478	20516		64.46	795.45
<b>Totals</b>				<b>0.00</b>	<b>795.45</b>	<b>795.45</b>
<b>301009.00 Miscellaneous Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/28/2025	99.01, unit 99, inv. 14939;1 Decal, ch. # 233/237 Yamile A. Rives-Go	14939	17529		25.00	25.00
02/28/2025	99.01, unit 99, inv. 14939;1 Decal, ch. # 233/237 Yamile A. Rives-Go	14939	17529		25.00	50.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

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
07/03/2025	97, unit 97, inv. 16310;1 Tennis Court Replacement and/or Repair, ch	16310	18920		975.00	1,175.00
07/03/2025	97, unit 97, inv. 16311;1 Tennis Court Replacement and/or Repair, ch	16311	18921		300.00	1,475.00
11/06/2025	Received by ch. vrs chks. Thank you		20273		125.00	1,600.00
11/12/2025	Received by ch. 1815. Thank you		20300		25.00	1,625.00
12/02/2025	Received by ch. vrs. Thank you		20483		100.00	1,725.00
12/05/2025	Returned item adm. fee - 95.01 - Alvarez Mega Holdings, LLC		20528		25.00	1,750.00
<b>Totals</b>				<b>0.00</b>	<b>1,750.00</b>	<b>1,750.00</b>
<b>301110.00 Violation Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
08/28/2025	21, unit 21, inv. 16611;1 Legal Fees Income, charged to Sara Sosa	16611	19473		6,427.50	6,427.50
<b>Totals</b>				<b>0.00</b>	<b>6,427.50</b>	<b>6,427.50</b>
<b>301111.00 Reserves Interest Income</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		17491		4.90	4.90
02/28/2025	Interest 104200.00 - U.S. Century Bank - Reserves		17824		4.44	9.34
03/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18475		5.61	14.95
04/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18486		5.68	20.63
05/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		18758		5.87	26.50
06/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19101		5.85	32.35
07/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19399		6.00	38.35
08/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		19768		6.50	44.85
09/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20034		6.45	51.30
10/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20430		6.50	57.80
11/30/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20920		6.44	64.24
12/31/2025	Interest 104200.00 - U.S. Century Bank - Reserves		20938		7.81	72.05
<b>Totals</b>				<b>0.00</b>	<b>72.05</b>	<b>72.05</b>
<b>301114.00 Collection Fees</b>				<b>Beginning Balance</b>		<b>0.00</b>
09/03/2025	Collection Fee - Unit 11		19561		25.00	25.00
09/03/2025	Collection Fee - Unit 33		19562		25.00	50.00
09/03/2025	Collection Fee - Unit 100		19563		25.00	75.00
09/03/2025	Collection Fee - Unit 102		19564		25.00	100.00
09/17/2025	Collection Fee - Unit 70		19757		25.00	125.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
09/24/2025	Collection Fee - Unit 28		19789		25.00	150.00
10/16/2025	Collection Fee - Unit 11		20078		25.00	175.00
10/16/2025	Collection Fee - Unit 31		20079		25.00	200.00
10/16/2025	Collection Fee - Unit 37		20080		25.00	225.00
10/16/2025	Collection Fee - Unit 45		20081		25.00	250.00
10/16/2025	Collection Fee - Unit 56		20082		25.00	275.00
10/16/2025	Collection Fee - Unit 104		20083		25.00	300.00
10/16/2025	Rev. of Collection Fee - Unit 37		20906	25.00		275.00
10/17/2025	Rev. of Collection Fee - Unit 11		20364	25.00		250.00
11/20/2025	Collection Fee - Unit 13		20379		25.00	275.00
11/20/2025	Collection Fee - Unit 30		20380		25.00	300.00
11/20/2025	Collection Fee - Unit 37		20381		25.00	325.00
11/20/2025	Collection Fee - Unit 56		20382		25.00	350.00
11/20/2025	Collection Fee - Unit 73		20383		25.00	375.00
11/20/2025	Collection Fee - Unit 79		20384		25.00	400.00
11/20/2025	Collection Fee - Unit 88		20385		25.00	425.00
11/20/2025	Collection Fee - Unit 107		20386		25.00	450.00
11/20/2025	Rev. of Collection Fee - Unit 79		20394	25.00		425.00
11/20/2025	Rev. of Collection Fee - Unit 37		20907	25.00		400.00
<b>Totals</b>				<b>100.00</b>	<b>500.00</b>	<b>400.00</b>

<b>401100.00 INSURANCE: Commercial Property Package</b>			<b>Beginning Balance</b>	<b>0.00</b>	
01/01/2025	Prepaid Insurance	16919	5,726.02	5,726.02	
01/01/2025	To record 2024 summarized review entries	19165	5.28	5,731.30	
02/01/2025	Prepaid Insurance	17207	5,726.02	11,457.32	
03/01/2025	Prepaid Insurance	17539	5,726.02	17,183.34	
04/01/2025	Prepaid Insurance	17919	5,726.02	22,909.36	
05/01/2025	Prepaid Insurance	18166	5,726.02	28,635.38	
06/01/2025	Prepaid Insurance	18501	5,726.02	34,361.40	
07/01/2025	Prepaid Insurance	18826	6,087.73	40,449.13	
08/01/2025	Prepaid Insurance	19186	6,087.73	46,536.86	
09/01/2025	Prepaid Insurance	19487	6,087.73	52,624.59	
10/01/2025	Prepaid Insurance	19817	6,087.73	58,712.32	
11/01/2025	Prepaid Insurance	20163	6,087.73	64,800.05	
12/01/2025	Prepaid Insurance	20399	6,087.73	70,887.78	
<b>Totals</b>			<b>70,887.78</b>	<b>0.00</b>	<b>70,887.78</b>

<b>402100.00 PROFESSIONAL FEES: Audit, Review, and C</b>			<b>Beginning Balance</b>	<b>0.00</b>	
06/04/2025	PADRON, MONTORO & HARTNEY, LLP (250440.00 - PADRON, MONTORO & HARTNEY, LLP)	06-04-2025 25507	18669	5,000.00	5,000.00
<b>Totals</b>			<b>5,000.00</b>	<b>0.00</b>	<b>5,000.00</b>

<b>402200.00 PROFESSIONAL FEES: Legal Services</b>			<b>Beginning Balance</b>	<b>0.00</b>	
01/01/2025	To record 2024 summarized review entries	19165		1,387.50	(1,387.50)
01/06/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	01-06-2025 303652	17434	1,387.50	0.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
02/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	02-04-2025 304872	17738	1,238.63		1,238.63
02/10/2025	ROBERT C. EBER ATTORNEY AT LAW (250588.00 - ROBERT C. EBER ATTORNEY AT LAW)	02-10-2025 CASE#2024-056797CC0 5/12926 SW 104PL	17743	300.00		1,538.63
03/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	03-04-2025 305941	18015	182.58		1,721.21
04/02/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	04-02-2025 307216	18134	687.88		2,409.09
05/02/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	05-02-2025 308507	18448	3,266.03		5,675.12
07/02/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	07-02-2025 311061	19171	2,387.07		8,062.19
08/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	08-04-2025 312258	19426	5.78		8,067.97
08/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	08-04-2025 312257	19464	2,728.99		10,796.96
09/03/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	09-03-2025 313448	19782	4,470.78		15,267.74
10/03/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-03-2025 314973	20090	3,102.56		18,370.30
10/03/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-03-2025 314974	20091	275.78		18,646.08
10/24/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-24-2025 303347	20131	102.34		18,748.42
10/24/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-24-2025 309772	20132	1,763.63		20,512.05
10/24/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-24-2025 313447	20133	1,190.06		21,702.11
10/24/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	10-24-2025 309773	20134	385.00		22,087.11
11/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	11-04-2025 316097	20243	4,440.87		26,527.98
11/04/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	11-04-2025 316098	20275	450.00		26,977.98
12/03/2025	SIEGFRIED RIVERA (250630.00 - SIEGFRIED RIVERA)	12-03-2025 317300	20670	1,902.96		28,880.94
<b>Totals</b>				<b>30,268.44</b>	<b>1,387.50</b>	<b>28,880.94</b>
<b>403300.00 LICENSES &amp; PERMITS: Pool Permit</b>				<b>Beginning Balance</b>		<b>0.00</b>
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
10/21/2025	Check - ARMANDO FUMERO REIMBURSE FOR ENCONSTRUCTION		20109	141.45		517.15
<b>Totals</b>				<b>517.15</b>	<b>0.00</b>	<b>517.15</b>
<b>404100.00 CONTRACTED EXPENSE: Pest Control/ Exte</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/28/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	02-28-2025 NOV 2024 & 2/28/25	17736	1,000.00		1,000.00
03/20/2025	PESKY CRITTERS (250475.00 - PESKY CRITTERS)	03-20-2025 1003231	18130	525.00		1,525.00
04/30/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	04-30-2025 APRIL 2025	18673	500.00		2,025.00
05/31/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	05-31-2025 5/2,5/9,5/17,5/23&5/31	18789	500.00		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

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/23/2025	Direct payment - PRO PEST CONTROL, INC.		19096	735.00		3,995.00
07/23/2025	PRO PEST CONTROL, INC. (250550.00 - PRO PEST CONTROL, INC.)	07-23-2025 911372	19170	185.00		4,180.00
07/25/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	07-25-2025 JUNE & JULY 2025	19425	1,000.00		5,180.00
08/06/2025	PRO PEST CONTROL, INC. (250550.00 - PRO PEST CONTROL, INC.)	08-06-2025 912448	19427	550.00		5,730.00
09/02/2025	Check - PRO PEST CONTROL, INC.		20030	125.00		5,855.00
10/30/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	10-30-2025 AUG, SEPT & OCT (GREEN IGUANAS)	20447	1,500.00		7,355.00
11/06/2025	Direct payment - PRO PEST CONTROL, INC.		20916	185.00		7,540.00
11/25/2025	INVASIVE WILDLIFE REMOVAL MIAMI LLC (250310.20 - INVASIVE WILDLIFE REMOVAL MIAMI LLC)	11-25-2025 11/8, 11/13, 11/20 & 11/25	20657	500.00		8,040.00
12/31/2025	Check - PRO PEST CONTROL, INC.		20934	550.00		8,590.00
<b>Totals</b>				<b>8,590.00</b>	<b>0.00</b>	<b>8,590.00</b>
<b>404200.00 CONTRACTED EXPENSE: Janitorial Mainten</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Monthly Janitorial Fees		16918	1,335.00		1,335.00
02/01/2025	Monthly Janitorial Fees		17206	1,335.00		2,670.00
03/01/2025	Monthly Janitorial Fees		17538	1,335.00		4,005.00
04/01/2025	Monthly Janitorial Fees		17918	1,335.00		5,340.00
05/01/2025	Monthly Janitorial Fees		18165	1,335.00		6,675.00
06/01/2025	Monthly Janitorial Fees		18500	1,335.00		8,010.00
07/01/2025	Monthly Janitorial Fees		18825	1,335.00		9,345.00
08/01/2025	Monthly Janitorial Fees		19185	1,335.00		10,680.00
09/01/2025	Monthly Janitorial Fees		19486	1,335.00		12,015.00
10/01/2025	Monthly Janitorial Fees		19816	1,335.00		13,350.00
11/01/2025	Monthly Janitorial Fees		20162	1,335.00		14,685.00
12/01/2025	Monthly Janitorial Fees		20398	1,335.00		16,020.00
<b>Totals</b>				<b>16,020.00</b>	<b>0.00</b>	<b>16,020.00</b>
<b>404300.00 CONTRACTED EXPENSE: Lake Maintenance</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/15/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	01-15-2025 1961291	17256	232.00		232.00
02/14/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	02-14-2025 1974370	17739	232.00		464.00
03/14/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	03-14-2025 1975645	18016	232.00		696.00
04/07/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	04-07-2025 2014202	18132	243.00		939.00
05/08/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	05-08-2025 2021267	18368	243.00		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
07/08/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	07-08-2025 2039517	19135	243.00		1,668.00
08/19/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	08-19-2025 2040069	19462	243.00		1,911.00
09/11/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	09-11-2025 2040566	19781	243.00		2,154.00
10/06/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	10-06-2025 2041027	20092	243.00		2,397.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
11/18/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	11-18-2025 2041606	20445	243.00		2,640.00
12/12/2025	THE LAKE DOCTORS, INC. (250660.00 - THE LAKE DOCTORS, INC.)	12-12-2025 2042112	20684	243.00		2,883.00
<b>Totals</b>				<b>2,883.00</b>	<b>0.00</b>	<b>2,883.00</b>
<b>404400.00 CONTRACTED EXPENSE: Landscape Maint</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/28/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	01-28-2025 6277	17255	4,950.00		4,950.00
02/25/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	02-25-2025 6363	17801	4,950.00		9,900.00
03/25/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	03-25-2025 6412	18112	4,950.00		14,850.00
04/21/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	04-21-2025 6486	18247	4,950.00		19,800.00
05/20/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	05-20-2025 6569	18566	4,950.00		24,750.00
06/17/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	06-17-2025 6662	18847	4,950.00		29,700.00
07/29/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	07-29-2025 6811	19453	4,950.00		34,650.00
08/26/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	08-26-2025 157	19542	4,950.00		39,600.00
09/23/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	09-23-2025 381	20105	4,950.00		44,550.00
10/21/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	10-21-2025 435	20106	4,950.00		49,500.00
11/18/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	11-18-2025 529	20444	4,950.00		54,450.00
12/17/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	12-17-2025 682	20665	4,950.00		59,400.00
<b>Totals</b>				<b>59,400.00</b>	<b>0.00</b>	<b>59,400.00</b>
<b>404500.00 CONTRACTED EXPENSE: Management Fees</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Monthly Management Fees		16918	1,750.00		1,750.00
02/01/2025	Monthly Management Fees		17206	1,750.00		3,500.00
03/01/2025	Monthly Management Fees		17538	2,065.00		5,565.00
04/01/2025	Monthly Management Fees		17918	1,855.00		7,420.00
05/01/2025	Monthly Management Fees		18165	1,855.00		9,275.00
06/01/2025	Monthly Management Fees		18500	1,855.00		11,130.00
07/01/2025	Monthly Management Fees		18825	1,855.00		12,985.00
08/01/2025	Monthly Management Fees		19185	1,855.00		14,840.00
09/01/2025	Monthly Management Fees		19486	1,855.00		16,695.00
10/01/2025	Monthly Management Fees		19816	1,855.00		18,550.00
11/01/2025	Monthly Management Fees		20162	1,855.00		20,405.00
12/01/2025	Monthly Management Fees		20398	1,855.00		22,260.00
<b>Totals</b>				<b>22,260.00</b>	<b>0.00</b>	<b>22,260.00</b>
<b>404600.00 CONTRACTED EXPENSE: Pool &amp; Spa Maint</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	01-01-2025 17	17115	770.00		770.00
02/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	02-01-2025 27	17598	770.00		1,540.00
03/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	03-01-2025 36	17799	770.00		2,310.00
04/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	04-01-2025 44	18133	770.00		3,080.00
05/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	05-01-2025 52	18357	770.00		3,850.00
06/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	06-01-2025 60	18764	770.00		4,620.00
07/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	07-01-2025 70	19134	943.00		5,563.00
08/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	08-01-2025 81	19423	770.00		6,333.00
09/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	09-01-2025 9/1/25	19778	770.00		7,103.00
10/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	10-01-2025 10/1/25	20097	770.00		7,873.00

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
11/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	11-01-2025 102	20433	853.00		8,726.00
12/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	12-01-2025 109	20668	853.00		9,579.00
<b>Totals</b>				<b>9,579.00</b>	<b>0.00</b>	<b>9,579.00</b>
<b>404700.00 CONTRACTED EXPENSE: Security</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	01-01-2025 8723	17065	8,518.06		8,518.06
01/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	01-16-2025 8736	17392	8,792.83		17,310.89
02/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	02-01-2025 8752	17597	8,792.83		26,103.72
02/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	02-16-2025 8773	17735	7,144.18		33,247.90
03/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	03-01-2025 8782	17800	8,243.28		41,491.18
03/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	03-16-2025 8800	18014	8,792.83		50,284.01
04/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	04-01-2025 8815	18129	8,243.28		58,527.29
04/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	04-16-2025 8837	18248	8,243.28		66,770.57
05/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	05-01-2025 8851	18351	8,792.83		75,563.40
05/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	05-16-2025 8869	18668	9,067.61		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
07/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	07-01-2025 8922	19168	8,518.06		109,635.63
07/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	07-16-2025 8937	19169	8,792.83		118,428.46
08/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	08-01-2025 8953	19172	8,243.28		126,671.74
08/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	08-16-2025 8969	19463	8,792.83		135,464.57
09/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	09-01-2025 8991	19779	8,518.06		143,982.63
09/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	09-16-2025 9006	19780	8,243.28		152,225.91
10/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	10-01-2025 9023	20142	9,754.29		161,980.20
10/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	10-16-2025 9039	20093	9,754.29		171,734.49
11/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	11-01-2025 9057	20242	9,144.65		180,879.14
11/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	11-16-2025 9079	20443	9,449.47		190,328.61
12/01/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	12-01-2025 9097	20667	9,449.47		199,778.08
12/16/2025	NATIONAL SENTINEL (250420.00 - NATIONAL SENTINEL)	12-16-2025 9109	20683	9,754.29		209,532.37
<b>Totals</b>				<b>209,532.37</b>	<b>0.00</b>	<b>209,532.37</b>

<b>404800.00 CONTRACTED EXPENSE: T.V. Cable Service</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/10/2025	Direct payment - COMCAST 1/1/25 - 1/31/25		17025	8,024.25		8,024.25
02/10/2025	Direct payment - COMCAST 2/1/25 - 2/28/25		17327	8,018.15		16,042.40
03/14/2025	Direct payment - COMCAST 3/1/25 - 3/31/25		17767	8,021.63		24,064.03
04/07/2025	Direct payment - COMCAST 4/1/25 - 4/30/25		18011	8,021.63		32,085.66
05/13/2025	Direct payment - COMCAST 5/1/25 - 5/31/25		18358	8,423.91		40,509.57

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
06/12/2025	Direct payment - COMCAST 6/1/25 - 6/30/25		18719	8,423.91		48,933.48
07/14/2025	Direct payment - COMCAST 7/1/25 - 7/31/25		19053	8,429.99		57,363.47
08/12/2025	Direct payment - COMCAST 8/1/25 - 8/31/25		19370	8,426.95		65,790.42
09/11/2025	Direct payment - COMCAST 9/1/25 - 9/30/25		19710	8,426.95		74,217.37
10/10/2025	Direct payment - COMCAST 10/1/25 - 10/31/25		20002	8,426.95		82,644.32
11/13/2025	Direct payment - COMCAST 11/1/25 - 11/30/25		20336	8,426.95		91,071.27
12/09/2025	Direct payment - COMCAST 12/1/25 - 12/31/25		20569	8,426.95		99,498.22
<b>Totals</b>				<b>99,498.22</b>	<b>0.00</b>	<b>99,498.22</b>
<b>405100.00 R&amp;M: Entry System Repairs</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/23/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	01-23-2025 44471	17391	522.50		522.50
01/28/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	01-28-2025 44482	17390	272.50		795.00
02/10/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	02-10-2025 44541	17599	802.50		1,597.50
02/24/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	02-24-2025 45052	17742	210.00		1,807.50
05/14/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	05-14-2025 46524	18447	185.00		1,992.50
05/19/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	05-19-2025 46546	18570	187.50		2,180.00
05/29/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	05-29-2025 46945	18762	722.25		2,902.25
06/23/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	06-23-2025 47796	19066	210.00		3,112.25
07/03/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-03-2025 47837	19067	210.00		3,322.25
07/15/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-15-2025 47888	19372	210.00		3,532.25
07/28/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-28-2025 48369	19158	272.50		3,804.75
07/28/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-28-2025 48372	19424	125.00		3,929.75
07/30/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-30-2025 48387	20658	125.00		4,054.75
07/31/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	07-31-2025 QUOTE #2513	19167	2,354.00		6,408.75
08/05/2025	ALL SECURITY EQUIPMENT (250039.00 - ALL SECURITY EQUIPMENT)	08-05-2025 QUOTATION #S61647	19274	8,956.41		15,365.16
08/12/2025	KARIM ELECTRICAL CORP (250316.10 - KARIM ELECTRICAL CORP)	08-12-2025 ESTIMATE #10230	19380	1,800.00		17,165.16
08/18/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	08-18-2025 48448	19472	210.00		17,375.16
08/19/2025	Rev. of CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	48372	19439		125.00	17,250.16
09/19/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	09-19-2025 50044	20659	210.00		17,460.16
09/19/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	09-19-2025 50049	20660	240.75		17,700.91
10/29/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	10-29-2025 50698	20661	272.50		17,973.41
11/01/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	11-01-2025 50722	20662	522.50		18,495.91
11/05/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	11-05-2025 50738	20342	465.45		18,961.36
12/10/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	12-10-2025 51341	20669	272.50		19,233.86
12/12/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR ENTRY/EXIT ARM		20620	208.62		19,442.48

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/17/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	12-17-2025 52343	20854	401.25		19,843.73
<b>Totals</b>				<b>19,968.73</b>	<b>125.00</b>	<b>19,843.73</b>
<b>405200.00 R&amp;M: Building Repairs</b>				<b>Beginning Balance</b>		<b>0.00</b>
06/20/2025	Mc Court Construction, Inc (250340.00 - Mc Court Construction, Inc)	06-20-2025 15065	18994	300.00		300.00
<b>Totals</b>				<b>300.00</b>	<b>0.00</b>	<b>300.00</b>
<b>405300.00 R&amp;M: Electrical Repairs</b>				<b>Beginning Balance</b>		<b>0.00</b>
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
09/09/2025	JADE FIELD SERVICES CORP (250311.30 - JADE FIELD SERVICES CORP)	09-09-2025 060	19783	560.00		2,360.00
10/24/2025	Check - OTTEN RODRIGUEZ REIMBURSE FUSES & BREAKER		20126	65.74		2,425.74
10/30/2025	J & J ELECTRICAL CONTRACTORS LLC (250315.10 - J & J ELECTRICAL CONTRACTORS LLC)	10-30-2025 2016	20434	220.00		2,645.74
12/01/2025	Check - OTTEN RODRIGUEZ REIMBURSE CAMERA FUSES & BREAKER		20422	65.74		2,711.48
<b>Totals</b>				<b>2,711.48</b>	<b>0.00</b>	<b>2,711.48</b>
<b>405310.00 R&amp;M: Lights, Bulbs, &amp; Fixtures</b>				<b>Beginning Balance</b>		<b>0.00</b>
08/13/2025	Check - OTTEN RODRIGUEZ REIMBURSE GATE SUPPLIES		19395	166.91		166.91
10/10/2025	Check - Carina Barcelo REIMBURSE NIGHT LIGHTS		20004	41.11		208.02
10/21/2025	J & J ELECTRICAL CONTRACTORS LLC (250315.10 - J & J ELECTRICAL CONTRACTORS LLC)	10-21-2025 ESTIMATE #1512	20107	718.96		926.98
10/30/2025	J & J ELECTRICAL CONTRACTORS LLC (250315.10 - J & J ELECTRICAL CONTRACTORS LLC)	10-30-2025 2015	20108	710.00		1,636.98
11/10/2025	J & J ELECTRICAL CONTRACTORS LLC (250315.10 - J & J ELECTRICAL CONTRACTORS LLC)	11-10-2025 2029	20647	860.00		2,496.98
11/24/2025	J & J ELECTRICAL CONTRACTORS LLC (250315.10 - J & J ELECTRICAL CONTRACTORS LLC)	11-24-2025 2040	20656	350.00		2,846.98
12/12/2025	Check - URIEL RUBIO REIMBURSE INSTALLATION & REMOVAL OF LIGHTS		20622	500.00		3,346.98
12/15/2025	Check - Carina Barcelo REIMBURSE CHRISTMAS LIGHTS		20646	224.55		3,571.53
12/16/2025	Check - URIEL RUBIO REIMBURSE INSTALLING & REMOVING LIGHTS		20651	500.00		4,071.53
12/22/2025	Reverse trx 20651, 12/16/25 Check - URIEL RUBIO REIMBURSE INSTALLING &		20688		500.00	3,571.53
<b>Totals</b>				<b>4,071.53</b>	<b>500.00</b>	<b>3,571.53</b>
<b>405400.00 R&amp;M: General Repairs &amp; Maintence</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/10/2025	CIRCLE SECURITY SOLUTIONS (250145.00 - CIRCLE SECURITY SOLUTIONS)	01-10-2025 43949	17114	210.00		210.00
01/13/2025	INSTANT SIGN OF SOUTH FLORIDA (250310.10 - INSTANT SIGN OF SOUTH FLORIDA)	01-13-2025 63218	17059	227.91		437.91
01/28/2025	Check - Carina Barcelo REIMBURSE LARGE ZIPS TIES TENNIS CT		17165	16.04		453.95
02/05/2025	INSTANT SIGN OF SOUTH FLORIDA (250310.10 - INSTANT SIGN OF SOUTH FLORIDA)	02-05-2025 63558	17802	227.91		681.86
02/11/2025	Check - GERMAN NAVARRO REIMBURSE ADDITIONAL MATERIALS & LABOR		17338	180.00		861.86

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
02/12/2025	Reverse trx 17338, 02/11/25 Check - GERMAN NAVARRO REIMBURSE ADDITIONA		17417		180.00	681.86
03/31/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	03-31-2025 24549	17906	420.00		1,101.86
04/04/2025	AMERI-CLEAN PUMPING INC. (250051.00 - AMERI-CLEAN PUMPING INC.)	04-04-2025 16381	18131	3,400.00		4,501.86
04/30/2025	THE BEAUTIFUL MAILBOX COMPANY (250640.00 - THE BEAUTIFUL MAILBOX COMPANY)	04-30-2025 177924	18253	94.70		4,596.56
04/30/2025	THE BEAUTIFUL MAILBOX COMPANY (250640.00 - THE BEAUTIFUL MAILBOX COMPANY)	04-30-2025 177928	18255	94.70		4,691.26
05/13/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR BENCHES & TENNIS COURTS		18360	356.00		5,047.26
05/15/2025	A.L.C AIR CONDITIONING & REFRIGERATION (250037.00 - A.L.C AIR CONDITIONING & REFRIGERATION)	05-15-2025 2025-0512	18589	350.00		5,397.26
05/20/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	05-20-2025 REIMB-GERMAN NAVARRO CONCRETE POLES	18412	140.00		5,537.26
05/20/2025	Check - Carina Barcelo REIMBURSE FLAG REPLACEMENT		18421	13.59		5,550.85
05/20/2025	THE BEAUTIFUL MAILBOX COMPANY (250640.00 - THE BEAUTIFUL MAILBOX COMPANY)	05-20-2025 178078	18790	94.70		5,645.55
05/27/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR STONES		18450	35.12		5,680.67
05/27/2025	Check - OTTEN RODRIGUEZ REIMBURSE CONTRACTORS LUNCH		18454	61.04		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
07/15/2025	Check - Carina Barcelo SMARTSIGN/TENNIS CT & POOL RUBBER MATS		19069	226.29		8,543.00
08/12/2025	Check - Carina Barcelo REIMBURSE TRAFFIC CONES		19377	70.51		8,613.51
09/17/2025	Check - Carina Barcelo REIMBURSE FLOOR MAT		19758	55.43		8,668.94
09/17/2025	Check - OTTEN RODRIGUEZ REIMBURSE A/C TIMER GYM		19759	24.59		8,693.53
10/01/2025	Check - Carina Barcelo REIMBURSE EXTRA CABANA POOL MATS		19832	69.32		8,762.85
10/15/2025	Check - DENYSIS RODRIGUEZ REIMBURSE FOR TOUCH UP PAINT		20037	119.20		8,882.05
10/15/2025	Check - CHARLES GAFFNEY REIMBURSE FOR FRONT SIGN		20039	60.17		8,942.22
10/15/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	10-15-2025 25321	20094	210.00		9,152.22
10/24/2025	Check - Carina Barcelo REIMBURSE GUARD HOUSE SIGNS		20128	9.62		9,161.84
10/31/2025	Check - OTTEN RODRIGUEZ REIMBURSE FOR TINT APPLICATION		20167	250.00		9,411.84
11/07/2025	PEDRAZA HOME IMPROVEMENTS LLC (250465.00 - PEDRAZA HOME IMPROVEMENTS LLC)	11-07-2025 1125	20671	2,300.00		11,711.84
12/09/2025	Check - Carina Barcelo REIMBURSE FOR GYM & BATHROOM		20566	44.24		11,756.08

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/10/2025	Check - Leticia Berrones REIMBURSE FOR DRIVE WAY		20581	900.00		12,656.08
12/10/2025	Check - NORMA LUACES REIMBURSE FOR DRIVE WAY		20582	900.00		13,556.08
12/10/2025	Check - WALTER BREWER REIMBURSE FOR DRIVE WAY		20584	900.00		14,456.08
12/10/2025	Check - ROSE MARIE ROJAS-MARTY REIMBURSE FOR DRIVE WAY		20586	900.00		15,356.08
12/16/2025	Check - OTTEN RODRIGUEZ REIMBURSE WEBSITE,CORD & LOCKS		20653	67.98		15,424.06
12/23/2025	THE BEAUTIFUL MAILBOX COMPANY (250640.00 - THE BEAUTIFUL MAILBOX COMPANY)	12-23-2025 179630	20853	94.70		15,518.76
<b>Totals</b>				<b>15,848.06</b>	<b>329.30</b>	<b>15,518.76</b>
<b>405480.00 Gym Equipment</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/25/2025	Check - Carina Barcelo REIMBURSE OSCAR A LABOR MACHINE GYM&NEWBIKE		17435	400.00		400.00
<b>Totals</b>				<b>400.00</b>	<b>0.00</b>	<b>400.00</b>
<b>405600.00 R&amp;M: Minor Gutter Repairs</b>				<b>Beginning Balance</b>		<b>0.00</b>
09/19/2025	Surf Side Metals (250632.00 - Surf Side Metals)	09-19-2025 1500	20058	490.00		490.00
<b>Totals</b>				<b>490.00</b>	<b>0.00</b>	<b>490.00</b>
<b>405700.00 R&amp;M: Sprinkler Repairs</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/20/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	02-20-2025 6328	17741	1,160.00		1,160.00
02/21/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	02-21-2025 6383A	18017	1,300.00		2,460.00
03/19/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	03-19-2025 6410	18128	3,480.00		5,940.00
03/28/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	03-28-2025 6448	18137	1,540.00		7,480.00
<b>Totals</b>				<b>7,480.00</b>	<b>0.00</b>	<b>7,480.00</b>
<b>405800.00 R&amp;M: Maintenance Supplies</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/17/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	01-17-2025 18944	17596	118.24		118.24
02/18/2025	Check - CHARLES GAFFNEY REIMBURSE PULLEY CABLE		17395	23.52		141.76
03/05/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	03-05-2025 19020	17798	975.50		1,117.26
04/01/2025	Check - Carina Barcelo REIMBURSE COMMON AREAS LOCK(2)		17923	23.16		1,140.42
04/29/2025	Check - Carina Barcelo REIMBURSEMENT		18147	121.96		1,262.38
05/01/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	05-01-2025 19113	18353	89.08		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
07/08/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	07-08-2025 19235	19133	70.62		1,758.18
07/28/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT		19141	120.65		1,878.83
07/28/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT		19143	13.70		1,892.53
08/12/2025	Check - GERMAN NAVARRO REIMBURSE PAINT		19378	29.92		1,922.45

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
08/20/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	08-20-2025 19306	19543	127.35		2,049.80
09/19/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	09-19-2025 19349	20104	137.29		2,187.09
10/29/2025	DISCOUNT LIGHTING & SUPPLIES, INC. (250170.00 - DISCOUNT LIGHTING & SUPPLIES, INC.)	10-29-2025 19426	20446	649.24		2,836.33
12/01/2025	Check - Carina Barcelo REIMBURSE GUARD HOSE		20424	42.45		2,878.78
12/09/2025	Check - GERMAN NAVARRO REIMBURSE HOME DEPOT		20571	56.07		2,934.85
<b>Totals</b>				<b>2,934.85</b>	<b>0.00</b>	<b>2,934.85</b>
<b>405920.00 R&amp;M: Tree Trimming / Yearly</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/03/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	01-03-2025 6221	17060	750.00		750.00
06/05/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	06-05-2025 6739	19068	18,115.00		18,865.00
12/11/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	12-11-2025 695	20685	600.00		19,465.00
<b>Totals</b>				<b>19,465.00</b>	<b>0.00</b>	<b>19,465.00</b>
<b>405930.00 R&amp;M Misc. Landscape Replacement</b>				<b>Beginning Balance</b>		<b>0.00</b>
03/18/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	03-18-2025 200	17803	6,450.00		6,450.00
04/25/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	04-25-2025 6597	18413	500.00		6,950.00
04/25/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	04-25-2025 6598	18414	1,650.00		8,600.00
04/25/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	04-25-2025 6599	18415	750.00		9,350.00
07/04/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	07-04-2025 6737	19062	250.00		9,600.00
12/13/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	12-13-2025 ESTIMATE #381	20655	650.00		10,250.00
<b>Totals</b>				<b>10,250.00</b>	<b>0.00</b>	<b>10,250.00</b>
<b>406100.00 MISC: Bad Debt Expense</b>				<b>Beginning Balance</b>		<b>0.00</b>
02/07/2025	95.01, unit 95, inv. 14879;-1 Credit Late Fee, charged to Alvarez	14879	17318	15.00		15.00
03/13/2025	89, unit 89, inv. 15201;-1 Credit for Late Fees, charged to Stewart	15201	17761	90.00		105.00
10/22/2025	89, unit 89, inv. 17168;-1 Credit voucher, charged to Stewart & Mel	17168	20113	18.00		123.00
11/30/2025	To reclass		20939	514.00		637.00
<b>Totals</b>				<b>637.00</b>	<b>0.00</b>	<b>637.00</b>
<b>406300.00 MISC: Miscellaneous Expenses</b>				<b>Beginning Balance</b>		<b>0.00</b>
06/02/2025	Check - MIAMI DADE COUNTY Buildings		19094	770.68		770.68
12/15/2025	Check - CARLOS RIVERO CHRISTMAS BONUS		20632	100.00		870.68
12/15/2025	Check - MARIELA RECIO CHRISTMAS BONUS		20634	50.00		920.68
12/15/2025	Check - ARMANDO VASQUEZ CHRISTMAS BONUS		20636	50.00		970.68
12/15/2025	Check - GERMAN NAVARRO CHRISTMAS BONUS		20638	250.00		1,220.68
12/15/2025	Check - ENRIQUE SALERMO CHRISTMAS BONUS		20640	50.00		1,270.68
12/15/2025	Check - VANESSA PEREZ CHRISTMAS BONUS		20642	100.00		1,370.68
12/15/2025	Check - GABRIEL CASANOLA CHRISTMAS BONUS		20644	300.00		1,670.68
<b>Totals</b>				<b>1,670.68</b>	<b>0.00</b>	<b>1,670.68</b>
<b>406400.00 MISC: Administrative Expenses</b>				<b>Beginning Balance</b>		<b>0.00</b>

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/22/2025	Direct payment - MIAMI DADE DEPT OF REG & ECONOMIC RESOURCES MIAMI DAD		17240	180.50		180.50
03/05/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	03-05-2025 24417	17633	399.00		579.50
05/06/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		18754	25.00		604.50
06/17/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		19098	10.00		614.50
08/15/2025	Bank fees 104100.00 - U.S. Century Bank - Operating		19765	50.00		664.50
10/01/2025	Check - OTTEN RODRIGUEZ REIMBURSE WEBSITE RENEWAL		19833	88.76		753.26
11/23/2025	Bank fees 104200.00 - U.S. Century Bank - Reserves		20921	35.00		788.26
12/15/2025	Check - JONATHAN PEREZ CHRISTMAS BONUS		20630	200.00		988.26
<b>Totals</b>				<b>988.26</b>	<b>0.00</b>	<b>988.26</b>

### 406410.00 Admin Costs (Communications, Printing & S

**Beginning Balance**

**0.00**

01/06/2025	Minuteman Press (250400.00 - Minuteman Press)	01-06-2025 65835	17740	124.95		124.95
01/23/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	01-23-2025 24257	17131	687.33		812.28
02/24/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	02-24-2025 24373	17425	1,026.93		1,839.21
03/04/2025	Minuteman Press (250400.00 - Minuteman Press)	03-04-2025 65561	17606	28.09		1,867.30
03/05/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	03-05-2025 24436	17632	447.80		2,315.10
04/07/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	04-07-2025 24554	18013	449.54		2,764.64
05/13/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	05-13-2025 24668	18354	651.85		3,416.49
06/06/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	06-06-2025 24849	18651	493.59		3,910.08
07/02/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	07-02-2025 24892	18899	706.77		4,616.85
08/08/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	08-08-2025 25070	19334	586.44		5,203.29
09/10/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	09-10-2025 25112	19684	589.52		5,792.81
10/08/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	10-08-2025 25283	19983	416.00		6,208.81
11/06/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	11-06-2025 25323	20276	462.86		6,671.67
12/01/2025	Check - Carina Barcelo REIMBURSE SIGN FOR GUARD HOUSE		20425	9.62		6,681.29
12/03/2025	Caribbean Property Management (250130.00 - Caribbean Property Management)	12-03-2025 25499	20494	392.08		7,073.37
<b>Totals</b>				<b>7,073.37</b>	<b>0.00</b>	<b>7,073.37</b>

### 406500.00 R&M: Pool & Fountain Repair

**Beginning Balance**

**0.00**

01/01/2025	Oliver's Pool (250702.10 - Oliver's Pool)	01-01-2025 19	17608	950.00		950.00
01/30/2025	Oliver's Pool (250702.10 - Oliver's Pool)	01-30-2025 29	17737	850.00		1,800.00
04/07/2025	Check - OTTEN RODRIGUEZ REIMBURSEMENT(BERTHA'S FOUNTAINS INVOICE)		18018	3,959.00		5,759.00
05/27/2025	Check - Carina Barcelo REIMBURSE ITEMS FOR POOL AREA		18449	365.69		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

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
07/31/2025	EnConstruction Us LLC (250194.00 - EnConstruction Us LLC)	07-31-2025 ESTIMATE #1151	19173	2,500.00		9,792.70
09/13/2025	Oliver's Pool (250702.10 - Oliver's Pool)	09-13-2025 89	20041	750.00		10,542.70
10/31/2025	Check - Oliver's Pool REIMBURSE SPA THERMOMETER		20169	70.00		10,612.70
<b>Totals</b>				<b>10,612.70</b>	<b>0.00</b>	<b>10,612.70</b>

<b>407100.00 UTILITIES: Electricity</b>			<b>Beginning Balance</b>	<b>0.00</b>	
01/01/2025	To record 2024 summarized review entries	19165	1,257.06	(1,257.06)	
01/21/2025	Direct payment - FPL 12/10/24 - 1/10/25	17120	2,635.18	1,378.12	
02/20/2025	Direct payment - FPL 1/10/25 - 2/11/25	17418	2,080.84	3,458.96	
02/28/2025	Check - FPL	17822	30.84	3,489.80	
03/22/2025	Direct payment - FPL 2/11/25 - 3/11/25	17884	1,957.39	5,447.19	
04/20/2025	Direct payment - FPL 3/11/25 - 4/9/25	18108	2,787.24	8,234.43	
05/20/2025	Direct payment - FPL 4/9/25 - 5/9/25	18422	2,163.17	10,397.60	
05/31/2025	Check - FPL	18756	30.74	10,428.34	
06/21/2025	Direct payment - FPL 5/9/25 - 6/10/25	18798	2,252.25	12,680.59	
06/30/2025	Check - FPL	19099	30.69	12,711.28	
07/21/2025	Direct payment - FPL 6/10/25 - 7/10/25	19112	2,132.05	14,843.33	
07/22/2025	Check - FPL	19397	30.69	14,874.02	
08/21/2025	Direct payment - FPL 7/10/25 - 8/11/25	19440	2,197.96	17,071.98	
08/25/2025	Check - FPL	19766	30.69	17,102.67	
09/12/2025	Direct payment - FPL	20032	30.69	17,133.36	
09/19/2025	Direct payment - FPL 8/11/25 - 9/10/25	19776	2,131.87	19,265.23	
10/17/2025	Direct payment - FPL 9/10/25 - 10/10/25	20099	2,113.86	21,379.09	
10/22/2025	Direct payment - FPL	20428	30.74	21,409.83	
11/21/2025	Direct payment - FPL 10/10/25 - 11/10/25	20408	2,099.20	23,509.03	
11/24/2025	Direct payment - FPL	20918	30.80	23,539.83	
12/19/2025	Check - FPL	20936	30.64	23,570.47	
12/20/2025	Direct payment - FPL 11/10/25 - 12/9/25	20706	1,730.09	25,300.56	
<b>Totals</b>			<b>26,557.62</b>	<b>1,257.06</b>	<b>25,300.56</b>

<b>407200.00 UTILITIES: Guardhouse Telephone/Internet</b>			<b>Beginning Balance</b>	<b>0.00</b>
02/03/2025	Direct payment - COMCAST 1/13/25 - 2/12/25(1/30/25)	17208	267.21	267.21
03/03/2025	Direct payment - COMCAST 8495600404015838	17565	271.16	538.37
03/27/2025	Direct payment - COMCAST 3/13/25 - 4/12/25	17896	271.16	809.53
04/30/2025	Direct payment - COMCAST 4/13/25 - 5/12/25	18150	271.04	1,080.57
05/27/2025	Direct payment - COMCAST 5/13/25 - 6/12/25	18460	271.04	1,351.61
06/26/2025	Direct payment - COMCAST 6/13/25 - 7/12/25	18809	271.04	1,622.65
07/22/2025	Direct payment - COMCAST 7/13/25 - 8/12/25	19114	271.03	1,893.68
08/26/2025	Direct payment - COMCAST 8/13/25 - 9/12/25	19460	386.29	2,279.97
09/24/2025	Direct payment - COMCAST 9/13/25 - 10/12/25	19790	386.29	2,666.26
10/23/2025	Direct payment - COMCAST 10/13/25 - 11/12/25	20119	386.65	3,052.91
11/26/2025	Direct payment - COMCAST 11/13/25 - 12/12/25	20412	386.65	3,439.56
12/09/2025	Check - DENYSIS RODRIGUEZ REIMBURSE FOR WEBSITE	20567	12.00	3,451.56
12/23/2025	Direct payment - COMCAST 12/13/25 - 1/12/26	20700	402.11	3,853.67

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						
<b>Totals</b>				<b>3,853.67</b>	<b>0.00</b>	<b>3,853.67</b>
<b>407300.00 UTILITIES: Water &amp; Sewer</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	To record 2024 summarized review entries		19165		812.28	(812.28)
03/04/2025	Direct payment - M-DW&SD 11/2/24 - 2/5/25		17594	135.40		(676.88)
06/02/2025	Direct payment - M-DW&SD 2/5/25 - 5/2/25		18546	274.65		(402.23)
09/02/2025	Direct payment - M-DW&SD 5/2/25 - 8/5/25		19540	204.10		(198.13)
12/01/2025	Direct payment - M-DW&SD 8/5/25 & 11/5/25		20426	126.11		(72.02)
<b>Totals</b>				<b>740.26</b>	<b>812.28</b>	<b>(72.02)</b>
<b>411000.00 Reserve Transfer</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/01/2025	Reserve Transfer		17505	6,991.48		6,991.48
02/01/2025	Reserve Transfer		17506	6,991.48		13,982.96
03/01/2025	Reserve Transfer		17836	6,991.48		20,974.44
04/01/2025	Reserve Transfer		18488	6,991.48		27,965.92
05/01/2025	Reserve Transfer		18489	6,991.48		34,957.40
06/01/2025	Reserve Transfer		18499	6,991.48		41,948.88
07/01/2025	Reserve Transfer		18824	6,991.48		48,940.36
08/01/2025	Reserve Transfer		19184	6,991.48		55,931.84
09/01/2025	Reserve Transfer		19485	6,991.48		62,923.32
10/01/2025	Reserve Transfer		19815	6,991.48		69,914.80
11/01/2025	Reserve Transfer		20161	6,991.48		76,906.28
12/01/2025	Reserve Transfer		20397	6,991.48		83,897.76
<b>Totals</b>				<b>83,897.76</b>	<b>0.00</b>	<b>83,897.76</b>
<b>412000.00 RESERVES INT. TRANSFER</b>				<b>Beginning Balance</b>		<b>0.00</b>
01/31/2025	Reserve Interest Transfer		17837	4.90		4.90
02/28/2025	Reserve Interest Transfer		17838	4.44		9.34
03/01/2025	Reserve Interest Transfer		17839	5.61		14.95
04/01/2025	Reserve Interest Transfer		17920	5.68		20.63
05/01/2025	Reserve Interest Transfer		18167	5.87		26.50
06/01/2025	Reserve Interest Transfer		18502	5.85		32.35
07/01/2025	Reserve Interest Transfer		18827	6.00		38.35
08/01/2025	Reserve Interest Transfer		19187	6.50		44.85
09/01/2025	Reserve Interest Transfer		19488	6.45		51.30
10/01/2025	Reserve Interest Transfer		19818	6.50		57.80
11/01/2025	Reserve Interest Transfer		20164	6.44		64.24
12/01/2025	Reserve Interest Transfer		20400	7.81		72.05
<b>Totals</b>				<b>72.05</b>	<b>0.00</b>	<b>72.05</b>
<b>601100.00 Reserve - Exterior Painting</b>				<b>Beginning Balance</b>		<b>59,771.98</b>
01/01/2025	Reserve Transfer		17505		1,671.47	61,443.45
01/01/2025	To record 2024 summarized review entries		19165		26.25	61,469.70
02/01/2025	Reserve Transfer		17506		1,671.47	63,141.17
03/01/2025	Reserve Transfer		17836		1,671.47	64,812.64
04/01/2025	Reserve Transfer		18488		1,671.47	66,484.11

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/01/2025	Reserve Transfer		18489		1,671.47	68,155.58
06/01/2025	Reserve Transfer		18499		1,671.47	69,827.05
07/01/2025	Reserve Transfer		18824		1,671.47	71,498.52
08/01/2025	Reserve Transfer		19184		1,671.47	73,169.99
09/01/2025	Reserve Transfer		19485		1,671.47	74,841.46
10/01/2025	Reserve Transfer		19815		1,671.47	76,512.93
11/01/2025	Reserve Transfer		20161		1,671.47	78,184.40
12/01/2025	Reserve Transfer		20397		1,671.47	79,855.87
<b>Totals</b>				<b>0.00</b>	<b>20,083.89</b>	<b>79,855.87</b>

<b>601110.00 Reserve - Pavement/ Sealcoating</b>			<b>Beginning Balance</b>	<b>16,008.85</b>
01/01/2025	Reserve Transfer	17505	1,513.13	17,521.98
01/01/2025	To record 2024 summarized review entries	19165	7.04	17,529.02
02/01/2025	Reserve Transfer	17506	1,513.13	19,042.15
03/01/2025	Reserve Transfer	17836	1,513.13	20,555.28
04/01/2025	Reserve Transfer	18488	1,513.13	22,068.41
05/01/2025	Reserve Transfer	18489	1,513.13	23,581.54
06/01/2025	Reserve Transfer	18499	1,513.13	25,094.67
07/01/2025	Reserve Transfer	18824	1,513.13	26,607.80
08/01/2025	Reserve Transfer	19184	1,513.13	28,120.93
09/01/2025	Reserve Transfer	19485	1,513.13	29,634.06
10/01/2025	Reserve Transfer	19815	1,513.13	31,147.19
11/01/2025	Reserve Transfer	20161	1,513.13	32,660.32
12/01/2025	Reserve Transfer	20397	1,513.13	34,173.45
<b>Totals</b>			<b>0.00</b>	<b>18,164.60</b>

<b>601120.00 Reserve - Asphalt Road Repaveme</b>			<b>Beginning Balance</b>	<b>2,270.76</b>
01/01/2025	Reserve Transfer	17505	281.37	2,552.13
01/01/2025	To record 2024 summarized review entries	19165	0.83	2,552.96
02/01/2025	Reserve Transfer	17506	281.37	2,834.33
03/01/2025	Reserve Transfer	17836	281.37	3,115.70
04/01/2025	Reserve Transfer	18488	281.37	3,397.07
05/01/2025	Reserve Transfer	18489	281.37	3,678.44
06/01/2025	Reserve Transfer	18499	281.37	3,959.81
07/01/2025	Reserve Transfer	18824	281.37	4,241.18
08/01/2025	Reserve Transfer	19184	281.37	4,522.55
09/01/2025	Reserve Transfer	19485	281.37	4,803.92
10/01/2025	Reserve Transfer	19815	281.37	5,085.29
11/01/2025	Reserve Transfer	20161	281.37	5,366.66
12/01/2025	Reserve Transfer	20397	281.37	5,648.03
<b>Totals</b>			<b>0.00</b>	<b>3,377.27</b>

<b>601130.00 Reserve - Tennis Ct Resurfacing</b>			<b>Beginning Balance</b>	<b>1,888.58</b>
01/01/2025	Reserve Transfer	17505	79.83	1,968.41
01/01/2025	To record 2024 summarized review entries	19165	1.00	1,969.41
02/01/2025	Reserve Transfer	17506	79.83	2,049.24

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
03/01/2025	Reserve Transfer		17836		79.83	2,129.07
04/01/2025	Reserve Transfer		18488		79.83	2,208.90
05/01/2025	Reserve Transfer		18489		79.83	2,288.73
06/01/2025	Reserve Transfer		18499		79.83	2,368.56
07/01/2025	Reserve Transfer		18824		79.83	2,448.39
08/01/2025	Reserve Transfer		19184		79.83	2,528.22
09/01/2025	Reserve Transfer		19485		79.83	2,608.05
10/01/2025	Reserve Transfer		19815		79.83	2,687.88
11/01/2025	Reserve Transfer		20161		79.83	2,767.71
12/01/2025	Reserve Transfer		20397		79.83	2,847.54
<b>Totals</b>				<b>0.00</b>	<b>958.96</b>	<b>2,847.54</b>

<b>601150.00 Reserve - Stamped Conc. Pavers</b>			<b>Beginning Balance</b>	<b>27,355.64</b>	
01/01/2025	Reserve Transfer		17505	127.12	27,482.76
01/01/2025	To record 2024 summarized review entries		19165	12.02	27,494.78
02/01/2025	Reserve Transfer		17506	127.12	27,621.90
03/01/2025	Reserve Transfer		17836	127.12	27,749.02
04/01/2025	Reserve Transfer		18488	127.12	27,876.14
05/01/2025	Reserve Transfer		18489	127.12	28,003.26
06/01/2025	Reserve Transfer		18499	127.12	28,130.38
07/01/2025	Reserve Transfer		18824	127.12	28,257.50
08/01/2025	Reserve Transfer		19184	127.12	28,384.62
09/01/2025	Reserve Transfer		19485	127.12	28,511.74
10/01/2025	Reserve Transfer		19815	127.12	28,638.86
11/01/2025	Reserve Transfer		20161	127.12	28,765.98
12/01/2025	Reserve Transfer		20397	127.12	28,893.10
<b>Totals</b>			<b>0.00</b>	<b>1,537.46</b>	<b>28,893.10</b>

<b>601160.00 Reserve - Guardhouse/Pool Roofs</b>			<b>Beginning Balance</b>	<b>16,044.71</b>	
01/01/2025	Reserve Transfer		17505	8.41	16,053.12
01/01/2025	To record 2024 summarized review entries		19165	7.05	16,060.17
02/01/2025	Reserve Transfer		17506	8.41	16,068.58
03/01/2025	Reserve Transfer		17836	8.41	16,076.99
04/01/2025	Reserve Transfer		18488	8.41	16,085.40
05/01/2025	Reserve Transfer		18489	8.41	16,093.81
06/01/2025	Reserve Transfer		18499	8.41	16,102.22
07/01/2025	Reserve Transfer		18824	8.41	16,110.63
08/01/2025	Reserve Transfer		19184	8.41	16,119.04
09/01/2025	Reserve Transfer		19485	8.41	16,127.45
10/01/2025	Reserve Transfer		19815	8.41	16,135.86
10/28/2025	BM ROOFING (250087.00 - BM ROOFING)	10-28-2025 RE-ROOF CONCRETE TILE & FLAT ROOF	20143	15,500.00	635.86
11/01/2025	Reserve Transfer		20161	8.41	644.27
12/01/2025	Reserve Transfer		20397	8.41	652.68
<b>Totals</b>			<b>15,500.00</b>	<b>107.97</b>	<b>652.68</b>

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
<b>601170.00 Reserve - Special/General Funds</b>				<b>Beginning Balance</b>		<b>21,430.40</b>
01/01/2025	Reserve Transfer		17505		1,452.98	22,883.38
01/01/2025	To record 2024 summarized review entries		19165	3,992.34		18,891.04
02/01/2025	Reserve Transfer		17506		1,452.98	20,344.02
03/01/2025	Reserve Transfer		17836		1,452.98	21,797.00
04/01/2025	Reserve Transfer		18488		1,452.98	23,249.98
05/01/2025	Reserve Transfer		18489		1,452.98	24,702.96
06/01/2025	Reserve Transfer		18499		1,452.98	26,155.94
07/01/2025	Reserve Transfer		18824		1,452.98	27,608.92
08/01/2025	Reserve Transfer		19184		1,452.98	29,061.90
09/01/2025	Reserve Transfer		19485		1,452.98	30,514.88
10/01/2025	Reserve Transfer		19815		1,452.98	31,967.86
11/01/2025	Reserve Transfer		20161		1,452.98	33,420.84
12/01/2025	Reserve Transfer		20397		1,452.98	34,873.82
			<b>Totals</b>	<b>3,992.34</b>	<b>17,435.76</b>	<b>34,873.82</b>
<b>601180.00 Reserve - Fountains</b>				<b>Beginning Balance</b>		<b>3,038.97</b>
01/01/2025	Reserve Transfer		17505		42.58	3,081.55
01/01/2025	To record 2024 summarized review entries		19165		1.34	3,082.89
02/01/2025	Reserve Transfer		17506		42.58	3,125.47
03/01/2025	Reserve Transfer		17836		42.58	3,168.05
04/01/2025	Reserve Transfer		18488		42.58	3,210.63
05/01/2025	Reserve Transfer		18489		42.58	3,253.21
06/01/2025	Reserve Transfer		18499		42.58	3,295.79
07/01/2025	Reserve Transfer		18824		42.58	3,338.37
08/01/2025	Reserve Transfer		19184		42.58	3,380.95
09/01/2025	Reserve Transfer		19485		42.58	3,423.53
10/01/2025	Reserve Transfer		19815		42.58	3,466.11
11/01/2025	Reserve Transfer		20161		42.58	3,508.69
12/01/2025	Reserve Transfer		20397		42.58	3,551.27
			<b>Totals</b>	<b>0.00</b>	<b>512.30</b>	<b>3,551.27</b>
<b>601185.00 Reserve - Drain Cleaning</b>				<b>Beginning Balance</b>		<b>5,000.04</b>
01/01/2025	To record 2024 summarized review entries		19165		2.20	5,002.24
			<b>Totals</b>	<b>0.00</b>	<b>2.20</b>	<b>5,002.24</b>
<b>601190.00 Reserve - Pool Resurfacing</b>				<b>Beginning Balance</b>		<b>8,205.94</b>
01/01/2025	To record 2024 summarized review entries		19165		3.61	8,209.55
			<b>Totals</b>	<b>0.00</b>	<b>3.61</b>	<b>8,209.55</b>
<b>601200.00 Reserve - Landscape Replacement</b>				<b>Beginning Balance</b>		<b>23,049.77</b>
01/01/2025	Reserve Transfer		17505		769.45	23,819.22
01/01/2025	To record 2024 summarized review entries		19165		10.13	23,829.35
02/01/2025	Reserve Transfer		17506		769.45	24,598.80
03/01/2025	Reserve Transfer		17836		769.45	25,368.25
04/01/2025	Reserve Transfer		18488		769.45	26,137.70

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
05/01/2025	Reserve Transfer		18489		769.45	26,907.15
06/01/2025	Reserve Transfer		18499		769.45	27,676.60
07/01/2025	Reserve Transfer		18824		769.45	28,446.05
08/01/2025	Reserve Transfer		19184		769.45	29,215.50
08/21/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	08-21-2025 ESTIMATE #337	19442	1,600.00		27,615.50
08/21/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	08-21-2025 ESTIMATE #200/FINAL PMT	19443	3,225.00		24,390.50
09/01/2025	Reserve Transfer		19485		769.45	25,159.95
10/01/2025	Reserve Transfer		19815		769.45	25,929.40
11/01/2025	Reserve Transfer		20161		769.45	26,698.85
12/01/2025	Reserve Transfer		20397		769.45	27,468.30
<b>Totals</b>				<b>4,825.00</b>	<b>9,243.53</b>	<b>27,468.30</b>

<b>601202.00 Reserve - Lake Enbankment</b>			<b>Beginning Balance</b>	<b>0.00</b>		
01/01/2025	Reserve Transfer		17505	1,000.00	1,000.00	
02/01/2025	Reserve Transfer		17506	1,000.00	2,000.00	
03/01/2025	Reserve Transfer		17836	1,000.00	3,000.00	
04/01/2025	Reserve Transfer		18488	1,000.00	4,000.00	
05/01/2025	Reserve Transfer		18489	1,000.00	5,000.00	
06/01/2025	Reserve Transfer		18499	1,000.00	6,000.00	
07/01/2025	Reserve Transfer		18824	1,000.00	7,000.00	
08/01/2025	Reserve Transfer		19184	1,000.00	8,000.00	
09/01/2025	Reserve Transfer		19485	1,000.00	9,000.00	
09/11/2025	RUBIO GARDEN (250612.00 - RUBIO GARDEN)	09-11-2025 ESTIMATE #352	19784	7,575.00	1,425.00	
10/01/2025	Reserve Transfer		19815	1,000.00	2,425.00	
11/01/2025	Reserve Transfer		20161	1,000.00	3,425.00	
12/01/2025	Reserve Transfer		20397	1,000.00	4,425.00	
<b>Totals</b>				<b>7,575.00</b>	<b>12,000.00</b>	<b>4,425.00</b>

<b>601205.00 Reserve - Pool Furniture</b>			<b>Beginning Balance</b>	<b>6,500.04</b>		
01/01/2025	Reserve Transfer		17505	45.14	6,545.18	
01/01/2025	To record 2024 summarized review entries		19165	2.86	6,548.04	
02/01/2025	Reserve Transfer		17506	45.14	6,593.18	
03/01/2025	Reserve Transfer		17836	45.14	6,638.32	
04/01/2025	Reserve Transfer		18488	45.14	6,683.46	
05/01/2025	Reserve Transfer		18489	45.14	6,728.60	
06/01/2025	Reserve Transfer		18499	45.14	6,773.74	
07/01/2025	Reserve Transfer		18824	45.14	6,818.88	
08/01/2025	Reserve Transfer		19184	45.14	6,864.02	
09/01/2025	Reserve Transfer		19485	45.14	6,909.16	
10/01/2025	Reserve Transfer		19815	45.14	6,954.30	
11/01/2025	Reserve Transfer		20161	45.14	6,999.44	
12/01/2025	Reserve Transfer		20397	45.14	7,044.58	
<b>Totals</b>				<b>0.00</b>	<b>544.54</b>	<b>7,044.58</b>

<b>601220.00 Reserve - Interest Income</b>			<b>Beginning Balance</b>	<b>81.99</b>
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# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
01/01/2025	To record 2024 summarized review entries		19165	81.99		0.00
01/31/2025	Reserve Interest Transfer		17837		4.90	4.90
02/28/2025	Reserve Interest Transfer		17838		4.44	9.34
03/01/2025	Reserve Interest Transfer		17839		5.61	14.95
04/01/2025	Reserve Interest Transfer		17920		5.68	20.63
05/01/2025	Reserve Interest Transfer		18167		5.87	26.50
06/01/2025	Reserve Interest Transfer		18502		5.85	32.35
07/01/2025	Reserve Interest Transfer		18827		6.00	38.35
08/01/2025	Reserve Interest Transfer		19187		6.50	44.85
09/01/2025	Reserve Interest Transfer		19488		6.45	51.30
10/01/2025	Reserve Interest Transfer		19818		6.50	57.80
11/01/2025	Reserve Interest Transfer		20164		6.44	64.24
12/01/2025	Reserve Interest Transfer		20400		7.81	72.05
<b>Totals</b>				<b>81.99</b>	<b>72.05</b>	<b>72.05</b>
<b>611000.00 Fund Balance - Operating</b>				<b>Beginning Balance</b>		<b>(54,832.51)</b>
01/01/2025	To record 2024 summarized review entries		19165	1,339.42		(56,171.93)
<b>Totals</b>				<b>1,339.42</b>	<b>0.00</b>	<b>(56,171.93)</b>

# Bridgepoint HOA, Inc.

## Detailed General Ledger

From 01/01/2025 to 12/31/2025

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

### Transaction Totals

Total Debits	<u>5,477,930.68</u>
Total Credits	<u>5,477,930.68</u>
Difference	<u>0.00</u>
Total Assets	<u>317,581.75</u>
Total Liabilities	<u>128,489.27</u>
Total Equity	<u>186,545.55</u>
Total Income	<u>752,594.77</u>
Total Expense	<u>750,047.84</u>

### Ledger Totals

Beginning Debits	<u>1,333,680.08</u>
Beginning Credits	<u>1,333,680.08</u>
Difference	<u>0.00</u>
Ending Debits	<u>6,811,610.76</u>
Ending Credits	<u>6,811,610.76</u>
Difference	<u>0.00</u>