

## East Wind Lake Village Condominium Assoc.

05/15/23

## Profit &amp; Loss

Accrual Basis

April 2023

	Apr 23
Ordinary Income/Expense	
Income	
42000 - Income	
Gate Cards	40.00
Interest Income	0.95
Late Charges	391.00
Maintenance Fee	76,626.00
Total 42000 - Income	77,057.95
Total Income	77,057.95
Gross Profit	77,057.95
Expense	
51000 - Administrative Expenses	
Checks - Deposit Order	75.75
Interest Exp • Truist Loan	8,356.39
Payment Coupons	1,966.00
Postage and Delivery	618.06
Total 51000 - Administrative Expenses	11,016.20
52000 - Taxes, Licenses & Prmt	
Corp Annual Report	61.25
Total 52000 - Taxes, Licenses & Prmt	61.25
53000 - Insurance Expense	
Property, GL, Crime & D&O	57,348.48
Workers Compensation	-48.88
Total 53000 - Insurance Expense	57,299.60
55000 - Contract Services	
Lake / Pond Maintenance	210.00
Landscaping and Groundskeeping	3,300.00
Pool Monthly Maintenance	950.00
Property Management Fees	2,700.00
Total 55000 - Contract Services	7,160.00
56000 - Utility	
Electricity	1,050.54
Internet	130.56
Waste Removal	4,744.57
Water & Sewer	48,373.30
Total 56000 - Utility	54,298.97
57000 - Repairs and Maintenance	
General Repairs & Expenses	2,168.91
Locksmith	6,474.78
Plumbing Repairs	250.00
Total 57000 - Repairs and Maintenance	8,893.69
Total Expense	138,729.71
Net Ordinary Income	-61,671.76
Net Income	-61,671.76

**East Wind Lake Village Condominium Assoc.**  
**Balance Sheet**  
 As of April 30, 2023

	Apr 30, 23
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
11100 - Bank	
BB&T - Oper Closed - 9326	358.40
Total 11100 - Bank	358.40
Truist - Oper 0942	46,968.87
Truist - Reserv - 0901	1,581.13
Truist - SPA 3849	131,933.17
Total Checking/Savings	180,841.57
Accounts Receivable	
Accounts Receivable	22,644.88
Accounts Receivable SPA	3,102,897.39
Total Accounts Receivable	3,125,542.27
Other Current Assets	
Pre-Paid Legal Fees	315.00
Pre-Paid Utilities • FPL Dep	72.19
Undeposited Funds	1,455.00
Total Other Current Assets	1,842.19
Total Current Assets	3,308,226.03
Fixed Assets	
Roof Replacment	1,901,665.75
Total Fixed Assets	1,901,665.75
<b>TOTAL ASSETS</b>	<b>5,209,891.78</b>
<b>LIABILITIES &amp; EQUITY</b>	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Exchange-In Transit	100.00
Total Other Current Liabilities	100.00
Total Current Liabilities	100.00
Long Term Liabilities	
Truis Loan - 00003	1,818,379.06
Total Long Term Liabilities	1,818,379.06
Total Liabilities	1,818,479.06
Equity	
Opening Balance Equity	219,698.01
Reserve	91,356.82
Retained Earnings	3,142,029.65
Net Income	-61,671.76
Total Equity	3,391,412.72
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>5,209,891.78</b>

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05/15/23

Accrual Basis

# East Wind Lake Village Condominium Assoc.

## Trial Balance

As of April 30, 2023

	Apr 30, 23	
	Debit	Credit
11100 - Bank:BB&T - 4678	0.00	
11100 - Bank:BB&T - Oper Closed - 9326	358.40	
11100 - Bank:Petty Cash	0.00	
Truist - Oper 0942	46,968.87	
Truist - Reserv - 0901	1,581.13	
Truist - SPA 3849	131,933.17	
Accounts Receivable	22,644.88	
Accounts Receivable SPA	3,102,897.39	
Pre-Paid Legal Fees	315.00	
Pre-Paid Utilities • FPL Dep	72.19	
Undeposited Funds	1,455.00	
Roof Replacment	1,901,665.75	
Accounts Payable	0.00	
BB&T CC - CLOSED 5495	0.00	
BB& T • Credit Card • 6934	0.00	
Exchange-In Transit		100.00
Home Depot • Old CC 1319	0.00	
BB&T Loan 51049	0.00	
Truis Loan - 00003		1,818,379.06
Opening Balance Equity		219,698.01
Reserve		91,356.82
Retained Earnings		3,142,029.65
42000 - Income:Gate Cards		40.00
42000 - Income:Interest Income		0.95
42000 - Income:Late Charges		391.00
42000 - Income:Maintenance Fee		76,626.00
51000 - Administrative Expenses:Checks - Deposit Order	75.75	
51000 - Administrative Expenses:Interest Exp • Truist Loan	8,356.39	
51000 - Administrative Expenses:Payment Coupons	1,966.00	
51000 - Administrative Expenses:Postage and Delivery	618.06	
52000 - Taxes, Licenses & Prmt:Corp Annual Report	61.25	
53000 - Insurance Expense:Property, GL, Crime & D&O	57,348.48	
53000 - Insurance Expense:Workers Compensation		48.88
55000 - Contract Services:Lake / Pond Maintenance	210.00	
55000 - Contract Services:Landscaping and Groundskeeping	3,300.00	
55000 - Contract Services:Pool Monthly Maintenance	950.00	
55000 - Contract Services:Property Management Fees	2,700.00	
56000 - Utility:Electricity	1,050.54	
56000 - Utility:Internet	130.56	
56000 - Utility:Waste Removal	4,744.57	
56000 - Utility:Water & Sewer	48,373.30	
57000 - Repairs and Maintenance:General Repairs & Expenses	2,168.91	
57000 - Repairs and Maintenance:Locksmith	6,474.78	
57000 - Repairs and Maintenance:Plumbing Repairs	250.00	
<b>TOTAL</b>	<b>5,348,670.37</b>	<b>5,348,670.37</b>