

12:37 PM

07/17/23

Accrual Basis

East Wind Lake Village Condominium Assoc.

Profit & Loss

June 2023

	<u>Jun 23</u>
Ordinary Income/Expense	
Income	
42000 - Income	
Gate Cards	80.00
Interest Income	0.13
Late Charges	830.00
Maintenance Fee	113,423.00
Total 42000 - Income	<u>114,333.13</u>
Total Income	<u>114,333.13</u>
Gross Profit	114,333.13
Expense	
51000 - Administrative Expenses	
Checks - Deposit Order	115.09
Interest Exp • Truist Loan	9,574.11
Payment Coupons	1,711.50
Postage and Delivery	161.32
Subscription	576.00
Total 51000 - Administrative Expenses	<u>12,138.02</u>
52000 - Taxes, Licenses & Prmt	
Pool Permit	500.70
Total 52000 - Taxes, Licenses & Prmt	500.70
53000 - Insurance Expense	
Property, GL, Crime & D&O	57,348.48
Total 53000 - Insurance Expense	<u>57,348.48</u>
55000 - Contract Services	
Lake / Pond Maintenance	210.00
Landscaping and Groundskeeping	8,600.00
Pool Monthly Maintenance	950.00
Property Management Fees	2,800.00
Total 55000 - Contract Services	<u>12,560.00</u>
56000 - Utility	
Electricity	1,045.72
Internet	148.92
Waste Removal	4,744.57
Total 56000 - Utility	<u>5,939.21</u>
57000 - Repairs and Maintenance	
Gate Repairs & Expenses	325.00
General Repairs & Expenses	1,696.75
Total 57000 - Repairs and Maintenance	<u>2,021.75</u>
Total Expense	<u>90,508.16</u>
Net Ordinary Income	<u>23,824.97</u>
Net Income	<u><u>23,824.97</u></u>

12:37 PM

East Wind Lake Village Condominium Assoc.

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Balance Sheet

Accrual Basis

As of June 30, 2023

	Jun 30, 23
ASSETS	
Current Assets	
Checking/Savings	
11100 - Bank	
BB&T - Oper Closed - 9326	358.40
Total 11100 - Bank	358.40
Truist - Oper 0942	73,632.05
Truist - Reserv - 0901	1,581.27
Truist - SPA 3849	174,527.76
Total Checking/Savings	250,099.48
Accounts Receivable	
Accounts Receivable	35,586.88
Accounts Receivable SPA	2,968,505.60
Total Accounts Receivable	3,004,092.48
Other Current Assets	
Pre-Paid Legal Fees	3,815.00
Pre-Paid Utilities • FPL Dep	1.61
Total Other Current Assets	3,816.61
Total Current Assets	3,258,008.57
Fixed Assets	
Roof Replacment	2,210,673.75
Total Fixed Assets	2,210,673.75
TOTAL ASSETS	5,468,682.32
LIABILITIES & EQUITY	
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	2,062,354.97
Total Long Term Liabilities	2,062,354.97
Total Liabilities	2,062,454.97
Equity	
Opening Balance Equity	220,375.01
Reserve	91,356.82
Retained Earnings	3,134,522.23
Net Income	-40,026.71
Total Equity	3,406,227.35
TOTAL LIABILITIES & EQUITY	5,468,682.32

12:37 PM

07/17/23

Accrual Basis

East Wind Lake Village Condominium Assoc.

Trial Balance

As of June 30, 2023

	Jun 30, 23	
	Debit	Credit
11100 - Bank:BB&T - 4678		
11100 - Bank:BB&T - Oper Closed - 9326	0.00	
11100 - Bank:Petty Cash	358.40	
Truist - Oper 0942	0.00	
Truist - Reserv - 0901	73,632.05	
Truist - SPA 3849	1,581.27	
Accounts Receivable	174,527.76	
Accounts Receivable SPA	35,586.88	
Pre-Paid Legal Fees	2,968,505.60	
Pre-Paid Utilities • FPL Dep	3,815.00	
Undeposited Funds	1.61	
Roof Replacment	0.00	
Accounts Payable	2,210,673.75	
BB&T CC - CLOSED 5495	0.00	
BB& T • Credit Card • 6934	0.00	
Exchange-In Transit	0.00	
Home Depot • Old CC 1319		100.00
BB&T Loan 51049	0.00	
Truis Loan - 00003	0.00	
Opening Balance Equity Reserve		2,062,354.97
Retained Earnings		220,375.01
42000 - Income:Gate Cards		91,356.82
42000 - Income:Interest Income		3,134,522.23
42000 - Income:Keys		480.00
42000 - Income:Late Charges		1.65
42000 - Income:Maintenance Fee		50.00
42000 - Income:Miscellaneous Income		2,612.00
42000 - Income:NSF/Bank Fee		266,675.00
51000 - Administrative Expenses:Checks - Deposit Order		800.00
51000 - Administrative Expenses:Interest Exp • Truist Loan	190.84	25.00
51000 - Administrative Expenses:Payment Coupons	26,667.08	
51000 - Administrative Expenses:Postage and Delivery	3,677.50	
51000 - Administrative Expenses:Professional Fees:Legal Fees	1,667.68	
51000 - Administrative Expenses:Subscription	1,635.00	
52000 - Taxes, Licenses & Prmt:Corp Annual Report	576.00	
52000 - Taxes, Licenses & Prmt:Pool Permit	61.25	
53000 - Insurance Expense:Property, GL, Crime & D&O	500.70	
53000 - Insurance Expense:Workers Compensation	172,045.44	
55000 - Contract Services:Lake / Pond Maintenance		630.00
55000 - Contract Services:Landscaping and Groundskeeping	13,700.00	48.88
55000 - Contract Services:Pool Monthly Maintenance	2,850.00	
55000 - Contract Services:Property Management Fees	8,300.00	
56000 - Utility:Electricity	3,140.74	
56000 - Utility:Internet	429.69	
56000 - Utility:Waste Removal	14,233.71	
56000 - Utility:Water & Sewer	48,373.30	
57000 - Repairs and Maintenance:Gate Repairs & Expenses	325.00	
57000 - Repairs and Maintenance:General Repairs & Expenses	4,951.78	
57000 - Repairs and Maintenance:Locksmith	6,501.53	
57000 - Repairs and Maintenance:Plumbing Repairs	250.00	
Bank Service Charges	12.00	
TOTAL	5,779,401.56	5,779,401.56