

## East Wind Lake Village Condominium Assoc.

07/10/24

## Profit &amp; Loss

Accrual Basis

June 2024

	Jun 24
Ordinary Income/Expense	
Income	
42000 - Income	
Gate Cards	240.00
Interest Income	3.68
Keys	100.00
Late Charges	605.00
Maintenance Fee	113,423.00
Total 42000 - Income	114,371.68
Total Income	114,371.68
Gross Profit	114,371.68
Expense	
51000 - Administrative Expenses	
Bank Service Charges	45.00
Checks - Deposit Order	191.31
Interest Exp - Truist Loan	10,814.49
Payment Coupons	1,706.25
Postage and Delivery	1,226.31
Professional Fees	
Legal Fees	2,650.00
Total Professional Fees	2,650.00
Total 51000 - Administrative Expenses	16,633.36
52000 - Taxes, Licenses & Prmt	
Pool Permit	500.70
Total 52000 - Taxes, Licenses & Prmt	500.70
53000 - Insurance Expense	
Property, GL, Crime & D&O	54,278.15
Total 53000 - Insurance Expense	54,278.15
55000 - Contract Services	
Lake / Pond Maintenance	210.00
Landscaping and Groundskeeping	3,300.00
Pool Monthly Maintenance	950.00
Property Management Fees	2,800.00
Security Services	7,318.80
Total 55000 - Contract Services	14,578.80
56000 - Utility	
Electricity	1,072.10
Internet	49.56
Telephone Expense	126.82
Waste Removal	5,456.25
Total 56000 - Utility	6,704.73
57000 - Repairs and Maintenance	
Electrical Repairs	1,070.00
Fence	2,200.00
Gate Repairs & Expenses	350.00
General Repairs & Expenses	2,381.75
Janitorial - Cleaning	1,800.00
Paint	3,167.62
Plumbing Repairs	500.00
Pool Repairs	4,886.00
Total 57000 - Repairs and Maintenance	16,355.37
Total Expense	109,051.11

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Accrual Basis

East Wind Lake Village Condominium Assoc.  
**Profit & Loss**  
June 2024

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	<u>Jun 24</u>
Net Ordinary Income	<u>5,320.57</u>
Net Income	<u><u>5,320.57</u></u>

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07/10/24

Accrual Basis

## East Wind Lake Village Condominium Assoc.

## Balance Sheet

As of June 30, 2024

	Jun 30, 24
<b>ASSETS</b>	
Current Assets	
Checking/Savings	
BB&T - Oper Closed - 9326	358.40
Truist - Oper 0942	77,016.77
Truist - Reserv - 0901	222,568.65
Truist - SPA 3849	205,749.28
Total Checking/Savings	505,693.10
Accounts Receivable	
Accounts Receivable	57,224.11
Accounts Receivable SPA	2,425,920.09
Total Accounts Receivable	2,483,144.20
Other Current Assets	
Pre-Paid Legal Fees	315.00
Total Other Current Assets	315.00
Total Current Assets	2,989,152.30
Fixed Assets	
Roof Replacment	3,329,694.00
Total Fixed Assets	3,329,694.00
<b>TOTAL ASSETS</b>	<b>6,318,846.30</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	2,152,864.80
Total Long Term Liabilities	2,152,864.80
Total Liabilities	2,152,964.80
Equity	
Opening Balance Equity	225,223.01
Reserve	91,356.82
Retained Earnings	3,903,525.63
Net Income	-54,223.96
Total Equity	4,165,881.50
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>6,318,846.30</b>

## East Wind Lake Village Condominium Assoc.

## Trial Balance

As of June 30, 2024

07/10/24

Accrual Basis

	Jun 30, 24	
	Debit	Credit
11100 - Bank:BB&T - 4678	0.00	
11100 - Bank:Petty Cash	0.00	
BB&T - Oper Closed - 9326	358.40	
Truist - Oper 0942	77,016.77	
Truist - Reserv - 0901	222,568.65	
Truist - SPA 3849	205,749.28	
Accounts Receivable	57,224.11	
Accounts Receivable SPA	2,425,920.09	
Pre-Paid Legal Fees	315.00	
Pre-Paid Utilities • FPL Dep	0.00	
Undeposited Funds	0.00	
Roof Replacment	3,329,694.00	
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		2,152,864.80
Opening Balance Equity		225,223.01
Reserve		91,356.82
Retained Earnings		3,903,525.63
42000 - Income:Gate Cards		440.00
42000 - Income:Interest Income		14.35
42000 - Income:Keys		150.00
42000 - Income:Late Charges		2,665.00
42000 - Income:Maintenance Fee		340,269.00
42000 - Income:NSF/Bank Fee		50.00
51000 - Administrative Expenses:Bank Service Charges	45.00	
51000 - Administrative Expenses:Checks - Deposit Order	191.31	
51000 - Administrative Expenses:General Office Expenses	727.33	
51000 - Administrative Expenses:Interest Exp • Truist Loan	32,548.49	
51000 - Administrative Expenses:Payment Coupons	2,564.87	
51000 - Administrative Expenses:Postage and Delivery	3,740.26	
51000 - Administrative Expenses:Professional Fees:Legal Fees	7,434.82	
52000 - Taxes, Licenses & Prmt:Corp Annual Report	61.25	
52000 - Taxes, Licenses & Prmt:Pool Permit	500.70	
53000 - Insurance Expense:Property, GL, Crime & D&O	162,834.45	
55000 - Contract Services:Lake / Pond Maintenance	630.00	
55000 - Contract Services:Landscaping and Groundskeeping	16,350.00	
55000 - Contract Services:Pool Monthly Maintenance	6,006.50	
55000 - Contract Services:Property Management Fees	8,400.00	
55000 - Contract Services:Security Services	22,322.34	
56000 - Utility:Electricity	3,274.46	
56000 - Utility:Internet	148.68	
56000 - Utility:Telephone Expense	363.52	
56000 - Utility:Waste Removal	16,368.75	
56000 - Utility:Water & Sewer	54,157.78	
57000 - Repairs and Maintenance:Air Conditioner Repairs	1,150.00	
57000 - Repairs and Maintenance:Electrical Repairs	2,894.45	
57000 - Repairs and Maintenance:Fence	19,545.00	
57000 - Repairs and Maintenance:Gate Repairs & Expenses	350.00	
57000 - Repairs and Maintenance:General Repairs & Expenses	5,280.82	
57000 - Repairs and Maintenance:Golf Carts Repairs	492.20	
57000 - Repairs and Maintenance:Janitorial - Cleaning	4,200.00	
57000 - Repairs and Maintenance:Paint	3,829.33	
57000 - Repairs and Maintenance:Plumbing Repairs	1,300.00	
57000 - Repairs and Maintenance:Pool Repairs	6,736.00	
57000 - Repairs and Maintenance:Tree Trimming	2,450.00	
57000 - Repairs and Maintenance:Waste / Debris Removal	5,500.00	
Bank Service Charges	24.00	
Office Remodeling	5,390.00	
TOTAL	6,716,658.61	6,716,658.61