

Master

Preferred Accounting Services, Inc.

COSTA DEL SOL ASSOCIATION

Wednesday, December 10, 2025

COSTA DEL SOL ASSOCIATION

BALANCE SHEET

Master

As of: 10/31/2025

Assets

Account #	Account Name	Total
Asset		
01015-000	Cash - BB&T Operating	(\$21,646.43)
01025-000	Cash - BB&T - Golf Spec Assess	\$127.60
01036-000	Cash - City National Sec Dep. - Master	\$424,938.28
01038-000	Cash - Bco Popular Loan Proceeds	\$6,790.83
01066-000	Cash - Bco Popular Oper Reserv	\$601,582.88
01070-000	Cash - Reserves	\$2,447,112.01
01200-000	Owner Assessments Receivable	\$35,203.72
01210-000	Owner Roof SA Receivables	\$78.00
01215-000	Allowance for Bad Debts	(\$32,986.00)
01401-000	Loan Costa del Sol Golf 2014 - Master	\$25,000.00
01515-000	Due (to)from Master	(\$3,651,873.00)
01516-000	Due From Operating - Master	\$707,667.00
01610-000	Prepaid Insurance	\$445,844.26
01620-000	Prepaid Expenses	\$38.59
01631-000	Golf Course - Building - Master	\$731,206.00
01632-000	Golf Course - Land - Master	\$1,068,794.00
01640-000	Accumulated Depreciation - Master	(\$268,106.15)
	ASSET TOTAL:	<u>\$2,519,771.59</u>
	TOTAL ASSETS:	<u><u>\$2,519,771.59</u></u>

Liabilities

Account #	Account Name	Total
Liability		
02001-000	Accounts Payable	\$24,005.67
02004-000	Loan Bco Popular (Paving - Entrance)	\$1,118,085.57
02005-000	Accrued Expenses	\$27,183.30
02006-000	Loan Repayment	\$304,591.14
02007-000	Insurance Note Payable	\$426,088.60
02009-000	Golf Course Loan	(\$603.00)
02012-000	Clubhouse Deposit	\$6,500.00
02015-000	Security Deposits	\$418,936.00
02016-000	Credit Card	(\$2,392.76)
02018-000	Deferred Cable Cost - Master	\$42,586.63
02019-000	Due to Reserves - Master	\$707,667.00
02500-000	Prepaid Owner Assessments	\$146,318.70
	LIABILITY TOTAL:	<u>\$3,218,966.85</u>
	TOTAL LIABILITIES:	<u><u>\$3,218,966.85</u></u>

Equity

Account #	Account Name	Total
Reserves		
03030-000	Reserves Interest	\$9,819.32
03040-000	Spec Project - Front Door	\$68,450.12
03042-000	Operating Contingency	\$32,255.22
03101-000	Reserve - A/C Equip 10T Rooft - Master	\$10,302.28
03102-000	Reserve - A/C Equip 3 TON Unit - Master	\$2,389.60
03103-000	Reserve - Awnings - Master	\$14,895.96
03104-000	Reserve - Carpet - Master	\$4,140.00
03105-000	Reserve - Furniture Office - Master	\$31,886.96
03106-000	Reserve - Flooring Tile - Master	\$2,903.97
03107-000	Reserve - Flooring Wood Compos - Master	\$4,106.46
03108-000	Reserve - Interior Painting - Master	\$9,567.58
03109-000	Reserve - Exterior Painting - Master	\$523.42
03110-000	Reserve - Kitchen/Breakroom - Master	\$71.88
03111-000	Reserve - Clubhouse Restrooms - Master	\$9,478.38
03112-000	Reserve - Pool Restrooms - Master	\$19,049.82
03113-000	Reserve - Court Resurface - Master	\$17,540.02
03114-000	Reserve - Court Lighting - Master	\$7,288.77
03115-000	Reserve - Court Fencing & Scre - Master	\$6,020.76
03116-000	Reserve - Furniture Pool - Master	\$13,365.40
03117-000	Reserve - Pool deck Surface - Master	\$29,497.36
03118-000	Reserve - Pool Deck Fence & Ga - Master	\$10,172.04
03119-000	Reserve - Asphalt Pavi. Overla - Master	\$110,435.35
03120-000	Reserve - Asphalt Sealcoat - Master	\$145,926.05
03121-000	Reserve - Playground Equipment - Master	\$353.83
03122-000	Reserve - Play Fence & Gate - Master	\$5,790.00
03123-000	Reserve - Roof Flat - Master	\$17,735.00
03124-000	Reserve - Roof Tile - Master	\$9,839.72
03125-000	Reserve - Signage Entry Monume - Master	\$1,829.22
03126-000	Reserve - Signage Street Direc - Master	\$3,069.91
03127-000	Reserve - Mailboxes - Master	\$10,534.32
03128-000	Reserve - Street Lights - Master	\$91,953.02
03129-000	Reserve - Per. Fence ChainLink - Master	\$33,751.98
03130-000	Reserve - Per. Fence Aluminum - Master	\$1,710.78
03131-000	Reserve - Irrigation Pumps 31 - Master	\$21,679.70
03132-000	Reserve - Gate Barrier Arm - Master	\$7,712.70
03133-000	Reserve - Gates Aluminum - Master	\$7,874.80
03134-000	Reserve - Gates Motors - Master	\$10,798.64
03135-000	Reserve - Gates Software Updat - Master	\$17,230.17
03136-000	Reserve - Golf Building - Master	\$28,243.98
03137-000	Reserve - Irrigation Pumps	\$368.88
03138-000	Reserve - Pool Motor/ Mechanic	\$433.10
	RESERVES TOTAL:	\$830,996.47
Members		
Equity		
03800-000	Retained Earnings	(\$1,545,859.83)
	MEMBERS EQUITY TOTAL:	(\$1,545,859.83)
	Current Year Net Income/(Loss)	\$15,668.10
	TOTAL EQUITY:	(\$699,195.26)

Account #	Account Name	Total
	TOTAL LIABILITIES AND EQUITY:	<u>\$2,519,771.59</u>

COSTA DEL SOL ASSOCIATION

INCOME STATEMENT

Master

Start: 10/01/2025 | End: 10/31/2025

Income

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
Income							
40001-000 Income	452,945.12	453,031.40	(86.28)	4,529,451.20	4,530,314.00	(862.80)	5,436,376.77
40002-000 Reserve Income	20,181.33	20,181.33	0.00	201,813.30	201,813.30	0.00	242,175.93
40011-000 Late Fee Income	1,480.00	1,000.00	480.00	7,901.12	10,000.00	(2,098.88)	12,000.00
40015-000 Legal Fee Income	750.00	500.00	250.00	2,250.00	5,000.00	(2,750.00)	6,000.00
40030-000 Screening Fees	1,900.99	1,200.00	700.99	10,600.99	12,000.00	(1,399.01)	14,400.00
40056-000 Violation Fees	0.00	250.00	(250.00)	988.00	2,500.00	(1,512.00)	3,000.00
40060-000 Transponder Income	0.00	600.00	(600.00)	3,970.00	6,000.00	(2,030.00)	7,200.00
40079-000 Clubhouse Rental	0.00	700.00	(700.00)	5,350.00	7,000.00	(1,650.00)	8,400.00
40080-000 Interest Income	3.80	250.00	(246.20)	3,427.48	2,500.00	927.48	3,000.00
40081-000 Reserve Interest Income	1,668.03	650.00	1,018.03	9,819.32	6,500.00	3,319.32	7,800.00
40090-000 Miscellaneous Income	1,591.04	250.00	1,341.04	6,717.66	2,500.00	4,217.66	3,000.00
41008-000 Tennis Income	1,400.00	1,450.00	(50.00)	14,000.00	14,500.00	(500.00)	17,400.00
Income Total	481,920.31	480,062.73	1,857.58	4,796,289.07	4,800,627.30	(4,338.23)	5,760,752.70
Total Income	481,920.31	480,062.73	1,857.58	4,796,289.07	4,800,627.30	(4,338.23)	5,760,752.70

Expense

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
General & Administrative							
50005-000 Audit/Tax Preparation	2,350.00	2,350.00	0.00	23,500.00	23,500.00	0.00	28,200.00
50008-000 Accounting Fees	8,300.00	8,300.00	0.00	83,000.00	83,000.00	0.00	99,600.00
50012-000 Bad Debts	0.00	83.33	83.33	0.00	833.30	833.30	1,000.00
50022-000 Computer System	227.72	166.67	(61.05)	3,118.05	1,666.70	(1,451.35)	2,000.00
50023-000 Computer Software	105.83	250.00	144.17	4,685.87	2,500.00	(2,185.87)	3,000.00
50043-000 Transponder Expense	1,892.00	650.00	(1,242.00)	1,892.00	6,500.00	4,608.00	7,800.00
50045-000 Legal Fees	3,301.08	3,000.00	(301.08)	42,673.06	30,000.00	(12,673.06)	36,000.00
50046-000 Legal Fees Collections	0.00	500.00	500.00	3,750.00	5,000.00	1,250.00	6,000.00
50048-000 Annual Condo Fees	0.00	256.00	256.00	0.00	2,560.00	2,560.00	3,072.00
50050-000 Licenses, Taxes, Permits	2,278.44	1,000.00	(1,278.44)	5,000.08	10,000.00	4,999.92	12,000.00
50053-000 Corporate Annual Report	125.00	15.00	(110.00)	320.00	150.00	(170.00)	180.00
50055-000 Meeting Expenses/Refreshments	132.51	200.00	67.49	562.75	2,000.00	1,437.25	2,400.00
50056-000 Building Recertification	0.00	0.00	0.00	43,275.00	0.00	(43,275.00)	0.00
50057-000 Social Committe	0.00	100.00	100.00	0.00	1,000.00	1,000.00	1,200.00
50080-000 Postage	708.32	300.00	(408.32)	1,619.87	3,000.00	1,380.13	3,600.00
50084-000 Special Project Entrance - Asp...	19,000.00	19,000.00	0.00	190,000.00	190,000.00	0.00	228,000.00
50085-000 Office Supplies	157.88	850.00	692.12	7,057.89	8,500.00	1,442.11	10,200.00
50086-000 Printing	0.00	500.00	500.00	3,858.70	5,000.00	1,141.30	6,000.00
50090-000 Professional Fees	0.00	500.00	500.00	(0.69)	5,000.00	5,000.69	6,000.00
51006-000 Vehicle Lease	0.00	0.00	0.00	(0.18)	0.00	0.18	0.00
51007-000 Real Estate Taxes	3,333.33	3,333.33	0.00	33,378.30	33,333.30	(45.00)	40,000.00
51009-000 Bank Charges	58.00	70.00	12.00	641.76	700.00	58.24	840.00
51010-000 Square Fees	0.00	0.00	0.00	(8.35)	0.00	8.35	0.00
51012-000 Screening Fees	1,736.65	550.00	(1,186.65)	6,186.60	5,500.00	(686.60)	6,600.00
51013-000 Uniforms Contract	424.30	250.00	(174.30)	3,484.00	2,500.00	(984.00)	3,000.00
General & Administrative Total	44,131.06	42,224.33	(1,906.73)	457,994.71	422,243.30	(35,751.41)	506,692.00

Account	Actual	Budget	Current Variance	Actual	Budget	Year to Date Variance	Yearly Budget
Insurance							
52031-000 Property	153,350.73	165,833.33	12,482.60	1,534,202.83	1,658,333.30	124,130.47	1,990,000.00
52032-000 Umbrella Insurance	3,742.25	1,890.89	(1,851.36)	37,422.50	18,908.90	(18,513.60)	22,690.64
52033-000 Liability	16,887.50	13,000.00	(3,887.50)	169,792.60	130,000.00	(39,792.60)	156,000.00
52034-000 Flood Insurance	15,624.42	16,666.67	1,042.25	157,175.54	166,666.70	9,491.16	200,000.00
52035-000 Directors & Officers Inc	1,222.94	2,273.92	1,050.98	12,229.40	22,739.20	10,509.80	27,287.00
52036-000 Fidelity Bond	549.17	580.58	31.41	5,491.70	5,805.80	314.10	6,967.00
52037-000 Auto Insurance	496.92	237.27	(259.65)	4,217.86	2,372.70	(1,845.16)	2,847.23
52039-000 Workers Compensation	390.08	398.33	8.25	7,390.79	3,983.30	(3,407.49)	4,780.00
52040-000 Insurance Finance Charges	5,747.75	5,448.06	(299.69)	57,182.24	54,480.60	(2,701.64)	65,376.72
52041-000 Liability Insurance Events	0.00	0.00	0.00	378.73	0.00	(378.73)	0.00
Insurance Total	198,011.76	206,329.05	8,317.29	1,985,484.19	2,063,290.50	77,806.31	2,475,948.59
Utilities							
54050-000 Electricity	4,625.52	5,000.00	374.48	46,323.68	50,000.00	3,676.32	60,000.00
54070-000 Water & Sewer	2,315.57	1,500.00	(815.57)	17,267.06	15,000.00	(2,267.06)	18,000.00
54080-000 Gas/Fuel Oil	0.00	50.00	50.00	448.83	500.00	51.17	600.00
54100-000 Telephone	266.77	475.00	208.23	4,410.21	4,750.00	339.79	5,700.00
Utilities Total	7,207.86	7,025.00	(182.86)	68,449.78	70,250.00	1,800.22	84,300.00
Contract Services							
60013-000 Cable Television	64,051.57	61,500.00	(2,551.57)	620,081.09	615,000.00	(5,081.09)	738,000.00
60015-000 IT Support Contract	1,220.20	1,500.00	279.80	14,658.81	15,000.00	341.19	18,000.00
60021-000 Drinking Water Contract	90.70	90.00	(0.70)	1,481.16	900.00	(581.16)	1,080.00
60025-000 2025 Gate Access Control	1,911.00	0.00	(1,911.00)	1,911.00	0.00	(1,911.00)	0.00
60030-000 Photocopier Lease	492.70	450.00	(42.70)	4,767.09	4,500.00	(267.09)	5,400.00
60090-000 Lawn Maintenance Contract	27,213.00	27,166.67	(46.33)	272,130.00	271,666.70	(463.30)	326,000.00
60095-000 Lawn Pest/Rodent Control	1,750.00	2,500.00	750.00	21,350.00	25,000.00	3,650.00	30,000.00
61020-000 Pool Chemicals Supplies	1,014.06	1,500.00	485.94	3,543.85	15,000.00	11,456.15	18,000.00
61045-000 Security Services	29,072.76	30,000.00	927.24	300,877.32	300,000.00	(877.32)	360,000.00
61046-000 Golf Cart Contract - Expenses	788.91	700.00	(88.91)	4,369.06	7,000.00	2,630.94	8,400.00
61055-000 Trash Removal	29,230.98	29,814.68	583.70	292,763.80	298,146.80	5,383.00	357,776.18
61070-000 Lake Water Treatment	713.00	720.00	7.00	7,130.00	7,200.00	70.00	8,640.00
Contract Services Total	157,548.88	155,941.35	(1,607.53)	1,545,063.18	1,559,413.50	14,350.32	1,871,296.18
Personnel Expense							
65010-000 Management Salaries	9,230.78	7,500.00	(1,730.78)	83,653.14	75,000.00	(8,653.14)	90,000.00
65011-000 On-Site Administrative Staff	11,327.00	6,620.00	(4,707.00)	96,675.74	66,200.00	(30,475.74)	79,440.00
65018-000 Maintenance Salaries	12,159.00	12,500.00	341.00	124,399.00	125,000.00	601.00	150,000.00
65025-000 Payroll Process Fees	750.00	750.00	0.00	7,500.00	7,500.00	0.00	9,000.00
65027-000 Payroll & Benefits - Rec Staff	2,523.05	2,291.67	(231.38)	23,258.01	22,916.70	(341.31)	27,500.00
65035-000 Employee Bonuses	0.00	583.33	583.33	0.00	5,833.30	5,833.30	7,000.00
Personnel Expense Total	35,989.83	30,245.00	(5,744.83)	335,485.89	302,450.00	(33,035.89)	362,940.00
Maintenance							
70030-000 Special Project	20,000.00	250.00	(19,750.00)	20,000.00	2,500.00	(17,500.00)	3,000.00
70032-000 R & M Clubhouse	141.32	250.00	108.68	1,606.32	2,500.00	893.68	3,000.00
70037-000 R&M Tennis Courts	0.00	500.00	500.00	656.06	5,000.00	4,343.94	6,000.00
70045-000 R&M Electrical	0.00	0.00	0.00	312.33	0.00	(312.33)	0.00
70048-000 R & M Irrigation Sprinkler	1,720.00	1,666.67	(53.33)	22,001.82	16,666.70	(5,335.12)	20,000.00
70065-000 R & M Golf Cart	0.00	250.00	250.00	643.64	2,500.00	1,856.36	3,000.00
70067-000 R & M Golf Building	175.00	0.00	(175.00)	3,767.46	0.00	(3,767.46)	0.00
70090-000 R & M Plumbing	0.00	1,200.00	1,200.00	771.15	12,000.00	11,228.85	14,400.00
70094-000 R&M-Pool Furniture	0.00	250.00	250.00	0.00	2,500.00	2,500.00	3,000.00
70095-000 R&M Pool	72.23	250.00	177.77	3,072.23	2,500.00	(572.23)	3,000.00
70096-000 R&M-Pumps & Motors	0.00	25.00	25.00	0.00	250.00	250.00	300.00

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
71036-000 Landscape Replacement	7,964.00	3,000.00	(4,964.00)	28,419.36	30,000.00	1,580.64	36,000.00
71037-000 R&M-Fountains	0.00	250.00	250.00	0.00	2,500.00	2,500.00	3,000.00
71038-000 Tree Trimming	0.00	4,583.33	4,583.33	68,025.00	45,833.30	(22,191.70)	55,000.00
71042-000 Security Cameras	0.00	125.00	125.00	0.00	1,250.00	1,250.00	1,500.00
71055-000 Drain Cleaning	0.00	1,750.00	1,750.00	0.00	17,500.00	17,500.00	21,000.00
71070-000 R&M-Gate Equipment	910.00	600.00	(310.00)	7,418.71	6,000.00	(1,418.71)	7,200.00
71075-000 R&M-Doors & Locks	0.00	50.00	50.00	0.00	500.00	500.00	600.00
71080-000 R&M Vehicle	0.00	50.00	50.00	0.00	500.00	500.00	600.00
71090-000 Maintenance Supplies	882.64	1,000.00	117.36	9,497.17	10,000.00	502.83	12,000.00
71092-000 Janitorial Supplies	461.05	500.00	38.95	3,048.38	5,000.00	1,951.62	6,000.00
71093-000 Fire Inspection	0.00	400.00	400.00	3,213.21	4,000.00	786.79	4,800.00
71094-000 Vandalism	0.00	100.00	100.00	0.00	1,000.00	1,000.00	1,200.00
71095-000 Lighting Supplies	579.70	416.67	(163.03)	4,057.76	4,166.70	108.94	5,000.00
Maintenance Total	32,905.94	17,466.67	(15,439.27)	176,510.60	174,666.70	(1,843.90)	209,600.00
Reserve Contributions							
80001-000 Reserves Transfers	20,181.33	20,181.33	0.00	201,813.30	201,813.30	0.00	242,175.93
80010-000 Reserve Interest Transfer	1,668.03	650.00	(1,018.03)	9,819.32	6,500.00	(3,319.32)	7,800.00
Reserve Contributions Total	21,849.36	20,831.33	(1,018.03)	211,632.62	208,313.30	(3,319.32)	249,975.93
Total Expense	497,644.69	480,062.73	(17,581.96)	4,780,620.97	4,800,627.30	20,006.33	5,760,752.70
Net Income	(15,724.38)	0.00	(15,724.38)	15,668.10	0.00	15,668.10	0.00

COSTA DEL SOL ASSOCIATION

GENERAL LEDGER DETAIL

Master

As of: Start: 10/01/2025 | End: 10/31/2025

Account				Balance Forward	Debits	Credits	Ending Balance
01015-000 Cash - BB&T Operating				\$30,473.29	\$704,731.26	\$756,850.98	(\$21,646.43)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AR 726159 - Cash Receipts - Direct Debit	502258151		One Time Payment	\$840.00	\$0.00	
10/1/2025	AR 726171 - Cash Receipts - Direct Debit	502275637		One Time Payment	\$870.00	\$0.00	
10/1/2025	AR 726189 - Cash Receipts - Direct Debit	502312300		One Time Payment	\$854.50	\$0.00	
10/1/2025	AR 726194 - Cash Receipts - Direct Debit	502320928		One Time Payment	\$840.00	\$0.00	
10/1/2025	AR 726290 - Cash Receipts - Direct Debit	502372094		One Time Payment	\$880.00	\$0.00	
10/1/2025	AR 726307 - Cash Receipts - Direct Debit	502395097		One Time Payment	\$840.00	\$0.00	
10/1/2025	AR 726402 - Cash Receipts - Direct Debit	502475519		One Time Payment	\$840.00	\$0.00	
10/1/2025	AR 726784 - Cash Receipts - Lockbox	0000000004			\$12,768.96	\$0.00	
10/1/2025	AP 743253 - Hand Written Check	1	YAMA21 - YAMAHA MOTOR FINANCE CORP.	MASTER OCT 2025	\$0.00	\$788.91	
10/1/2025	GL 753360 - Misc Payment			POPULAR BANK LOAN PMT	\$0.00	\$24,085.25	
10/2/2025	AR 726762 - Cash Receipts - Direct Debit	502984924		One Time Payment	\$823.91	\$0.00	
10/2/2025	AR 726867 - Cash Receipts - Miscellaneous			App/Clubhouse	\$600.00	\$0.00	
10/2/2025	AR 727219 - Cash Receipts - Direct Debit	503037656		One Time Payment	\$817.00	\$0.00	
10/2/2025	AR 727357 - Cash Receipts - Direct Debit	503115832		One Time Payment	\$850.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21985	SHIELD-20 - SHIELD PEST CONTROL	39341 CONDO J	\$0.00	\$1,450.00	
10/2/2025	AP 727379 - Print Check	21987	SHIELD-20 - SHIELD PEST CONTROL	34815 CONDO N	\$0.00	\$1,350.00	
10/2/2025	AP 727379 - Print Check	21975	JCS01-20 - JC SERVICES OF SOUTH FL CORP	MASTER - GARDEN BOXES E1 TO E4	\$0.00	\$6,050.00	
10/2/2025	AP 727379 - Print Check	21989	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39651 CONDO R	\$0.00	\$4,200.00	
10/2/2025	AP 727379 - Print Check	21991	JCS01-20 - JC SERVICES OF SOUTH FL CORP	37154 EST 3	\$0.00	\$250.00	
10/2/2025	AP 727379 - Print Check	21981	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066 AUG 2025	\$0.00	\$2,928.00	
10/2/2025	AP 727379 - Print Check	21980	P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00	\$456.72	
10/2/2025	AP 727379 - Print Check	21979	US LAW-20 - US LAWNS	OCT 2025	\$0.00	\$27,213.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/2/2025	AP 727379 - Print Check	21983	XERAGR-20 - XEROGRAPHIC USA	MASTER AUG 2025	\$0.00	\$80.19	
10/2/2025	AP 727379 - Print Check	21984	C&D21 - C&D PLUMBING INC.	101513 CONDO I	\$0.00	\$650.00	
10/2/2025	AP 727379 - Print Check	21986	C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$0.00	\$775.00	
10/2/2025	AP 727379 - Print Check	21988	C&D21 - C&D PLUMBING INC.	36074 CONDO P	\$0.00	\$650.00	
10/2/2025	AP 727379 - Print Check	21992	C&D21 - C&D PLUMBING INC.	99103 CONDO V	\$0.00	\$125.00	
10/2/2025	AP 727379 - Print Check	21978	ECFS-23 - EXPRESS CORPORATE FILING SERVICE	ANNUAL REPORT FILING SERV 2025	\$0.00	\$125.00	
10/2/2025	AP 727379 - Print Check	21976	JJES-23 - JJES SERVICES CORP., INC	MASTER	\$0.00	\$620.00	
10/2/2025	AP 727379 - Print Check	21977	JJES-23 - JJES SERVICES CORP., INC	MASTER	\$0.00	\$550.00	
10/2/2025	AP 727379 - Print Check	21990	SWC-24 - SMART WALLET CORP	100593 CONDO H	\$0.00	\$1,580.00	
10/2/2025	AP 727379 - Print Check	21982	TAS-25 - TIGRIS AQUATIC SERVICES LLC	MASTER OCT 2025	\$0.00	\$713.00	
10/2/2025	AR 727418 - Cash Receipts - Direct Debit	503135016		One Time Payment	\$919.00	\$0.00	
10/2/2025	AR 727638 - Cash Receipts - Lockbox	0000000004			\$29,237.10	\$0.00	
10/3/2025	AR 727476 - Cash Receipts - Direct Debit	503236481		One Time Payment	\$750.00	\$0.00	
10/3/2025	AR 727477 - Cash Receipts - Direct Debit	503236777		One Time Payment	\$50.00	\$0.00	
10/3/2025	AR 727822 - Cash Receipts - Direct Debit	503525366		One Time Payment	\$880.00	\$0.00	
10/3/2025	AR 728940 - Cash Receipts - Manual	Cash			\$540.00	\$0.00	
10/3/2025	AR 729082 - Cash Receipts - Lockbox	0000000001			\$341,526.68	\$0.00	
10/4/2025	AR 726142 - Cash Receipts - Direct Debit	503871319		Automated Payment for Apply Charges Batch #725991	\$51,485.33	\$0.00	
10/6/2025	AR 730219 - Cash Receipts - Direct Debit	504476773		One Time Payment	\$860.00	\$0.00	
10/6/2025	AR 730412 - Cash Receipts - Lockbox	0037573178			\$29,235.63	\$0.00	
10/7/2025	AR 730326 - Cash Receipts - Direct Debit	504594545		One Time Payment	\$816.13	\$0.00	
10/7/2025	AR 730378 - Cash Receipts - Direct Debit	504628513		One Time Payment	\$816.75	\$0.00	
10/7/2025	AR 730619 - Cash Receipts - Direct Debit	504661751		One Time Payment	\$840.00	\$0.00	
10/7/2025	AR 731089 - Cash Receipts - Lockbox	0000000004			\$18,191.86	\$0.00	
10/7/2025	AR 736399 - Backout Payment	0000000001			\$0.00	\$840.00	
10/7/2025	AP 743275 -	1	F002-22 - FPL	08/18/25 -	\$0.00	\$244.75	

Account				Balance Forward	Debits	Credits	Ending Balance
	Hand Written			09/17/25			
	Check						
10/7/2025	AP 743276 -	1	F002-22 - FPL	08/18/25 -	\$0.00	\$31.49	
	Hand Written			09/17/25			
	Check						
10/8/2025	AR 731068 -	1883			\$7,902.16	\$0.00	
	Cash Receipts -						
	Manual						
10/8/2025	AR 731069 -			App/Tennis	\$1,600.00	\$0.00	
	Cash Receipts -						
	Miscellaneous						
10/8/2025	AR 733193 -	0000000003			\$21,117.89	\$0.00	
	Cash Receipts -						
	Lockbox						
10/8/2025	AR 736453 -	0000000001			\$0.00	\$870.00	
	Backout						
	Payment						
10/8/2025	AR 736456 -	0000000001			\$0.00	\$880.00	
	Backout						
	Payment						
10/9/2025	AR 732327 -	504963349		One Time Payment	\$840.00	\$0.00	
	Cash Receipts -						
	Direct Debit						
10/9/2025	AP 732890 -	21997	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$0.00	\$250.00	
	Print Check						
10/9/2025	AP 732890 -	22011	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066	\$0.00	\$8,467.88	
	Print Check			SEPT 2025			
10/9/2025	AP 732890 -	22012	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2250345	\$0.00	\$715.15	
	Print Check			SEPT 2025			
10/9/2025	AP 732890 -	22013	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2230172	\$0.00	\$758.03	
	Print Check			SEPT 2025			
10/9/2025	AP 732890 -	22005	PREFERRED ACCOUNTING SERVICES, Inc.	OCT 2025	\$0.00	\$9,050.00	
	Print Check						
10/9/2025	AP 732890 -	22006	PREFERRED ACCOUNTING SERVICES, Inc.	POSTAGE JAN -	\$0.00	\$597.06	
	Print Check			JUNE 2025			
10/9/2025	AP 732890 -	21998	S00025 - SCREEN ENCLOSURE DESIGNS	37404 EST 3	\$0.00	\$900.00	
	Print Check						
10/9/2025	AP 732890 -	22004	S00025 - SCREEN ENCLOSURE DESIGNS	38334 EST 2	\$0.00	\$220.00	
	Print Check						
10/9/2025	AP 732890 -	22008	UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$339.44	
	Print Check			09/03/25			
10/9/2025	AP 732890 -	21993	PRIME-20 - PRIME GROUP ENTERPRISES INC	37182 CONDO B	\$0.00	\$2,420.00	
	Print Check						
10/9/2025	AP 732890 -	21995	PRIME-20 - PRIME GROUP ENTERPRISES INC	97033 CONDO D	\$0.00	\$1,460.00	
	Print Check						
10/9/2025	AP 732890 -	21996	PRIME-20 - PRIME GROUP ENTERPRISES INC	40004 EST 1	\$0.00	\$3,680.00	
	Print Check						
10/9/2025	AP 732890 -	21999	PRIME-20 - PRIME GROUP ENTERPRISES INC	35304 EST 4	\$0.00	\$3,620.00	
	Print Check						
10/9/2025	AP 732890 -	22001	PRIME-20 - PRIME GROUP ENTERPRISES INC	35045 CONDO N	\$0.00	\$1,680.00	
	Print Check						
10/9/2025	AP 732890 -	22002	PRIME-20 - PRIME GROUP ENTERPRISES INC	100593 CONDO H	\$0.00	\$2,640.00	
	Print Check						
10/9/2025	AP 732890 -	22003	PRIME-20 - PRIME GROUP ENTERPRISES INC	100933 CONDO H	\$0.00	\$1,640.00	
	Print Check						
10/9/2025	AP 732890 -	22014	TOROPES-20 - TORO PEST CONTROL	RODENT	\$0.00	\$655.00	
	Print Check			MONITORING SEPT			
				2025			
10/9/2025	AP 732890 -	22000	C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$0.00	\$1,390.00	
	Print Check						
10/9/2025	AP 732890 -	22010	NATSEC-21 - NATION SECURITY	09/01/25 -	\$0.00	\$7,861.14	
	Print Check			09/07/25			
10/9/2025	AP 732890 -	22009	JJES-23 - JJES SERVICES CORP., INC	MASTER -	\$0.00	\$550.00	
	Print Check			ESCORIAL			
10/9/2025	AP 732890 -	22007	GREGK-24 - GREG K. GONZALEZ, CPA, PA	AUDITED	\$0.00	\$19,500.00	
	Print Check			FINANCIAL			
				STATEMENTS			

Account				Balance Forward	Debits	Credits	Ending Balance
10/9/2025	AP 732890 - Print Check	21994	MGC-25 - MGC ROOFING & CONSTRUCTION	37472 CONDO C	\$0.00	\$1,573.90	
10/9/2025	AP 732890 - Print Check	22015	DEYSI J CONTRERAS	OWNER REF 39024	\$0.00	\$714.18	
10/9/2025	AR 733222 - Cash Receipts - Lockbox	0000000004			\$8,567.00	\$0.00	
10/9/2025	AP 743250 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER MAY 2025	\$0.00	\$71.00	
10/9/2025	AP 743251 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER MAR 2025	\$0.00	\$66.30	
10/9/2025	AP 743252 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER - SEPT 2025	\$0.00	\$707.00	
10/10/2025	AR 733297 - Cash Receipts - Direct Debit	505134982		One Time Payment	\$823.91	\$0.00	
10/10/2025	AR 733356 - Cash Receipts - Manual	Cash			\$600.00	\$0.00	
10/10/2025	AR 733762 - Cash Receipts - Direct Debit	505146060		One Time Payment	\$850.00	\$0.00	
10/10/2025	AR 734682 - Cash Receipts - Lockbox	0000000251			\$18,790.75	\$0.00	
10/10/2025	AP 737559 - Hand Written Check	1	HOTWIR-20 - HOTWIRE COMMUNICATIONS	OCT 2025	\$0.00	\$66,351.57	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$0.00	\$17,553.71	
10/10/2025	AP 743238 - Hand Written Check	1	VER-23 - VERVE CLOUD, INC	MASTER OCT 2025	\$0.00	\$266.17	
10/11/2025	AR 734034 - Cash Receipts - Direct Debit	505251559		One Time Payment	\$865.00	\$0.00	
10/11/2025	AR 734036 - Cash Receipts - Direct Debit	505251836		One Time Payment	\$1,000.00	\$0.00	
10/12/2025	AR 734127 - Cash Receipts - Direct Debit	505286873		One Time Payment	\$850.00	\$0.00	
10/12/2025	AR 734160 - Cash Receipts - Direct Debit	505296811		One Time Payment	\$840.00	\$0.00	
10/13/2025	AR 734218 - Cash Receipts - Direct Debit	505307030		One Time Payment	\$800.00	\$0.00	
10/13/2025	AR 734237 - Cash Receipts - Direct Debit	505317712		One Time Payment	\$850.00	\$0.00	
10/13/2025	AR 734522 - Cash Receipts - Direct Debit	505360221		One Time Payment	\$2,379.44	\$0.00	
10/14/2025	AP 723315 - Hand Written Check	1	MDWS-CDS25 - MIAMI DADE WATER AND SEWER (COSTA)	08/19/25 - 09/17/25	\$0.00	\$874.53	
10/14/2025	AP 723317 - Hand Written Check	1	MDWS-CDS25 - MIAMI DADE WATER AND SEWER (COSTA)	08/19/25 - 09/17/25	\$0.00	\$1,322.49	
10/14/2025	AR 734562 - Cash Receipts - Direct Debit	505390414		One Time Payment	\$833.00	\$0.00	
10/14/2025	AR 734573 -	505391943		One Time Payment	\$802.00	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/14/2025	Cash Receipts - Direct Debit AR 734762 -	505413915		One Time Payment	\$854.50	\$0.00	
10/14/2025	Cash Receipts - Direct Debit AR 734941 -	0000000003			\$10,916.16	\$0.00	
10/14/2025	Cash Receipts - Lockbox GL 753359 -			PITNEY BOWES	\$0.00	\$111.26	
10/15/2025	Misc Payment AR 735156 -	505489393		One Time Payment	\$823.91	\$0.00	
10/15/2025	Cash Receipts - Direct Debit AR 735218 -	19-785793457			\$5,281.08	\$0.00	
10/15/2025	Cash Receipts - Manual AR 735247 -			App/Clubhouse	\$1,200.99	\$0.00	
10/15/2025	Cash Receipts - Miscellaneous AR 735477 -	0000000004			\$21,451.00	\$0.00	
10/15/2025	Cash Receipts - Lockbox AP 743270 -	1	DLL-22 - DE LAGE LANDEN FINANCIAL SERVICES, LLC	09/15/23 - 10/14/23	\$0.00	\$492.70	
10/15/2025	Hand Written Check AP 743271 -	1	QUEN-20 - QUENCH USA INC	09/15/24 - 10/14/24	\$0.00	\$90.70	
10/15/2025	Hand Written Check AP 743273 -	1	MW001-20 - MAGICWASTE	OCT 2025	\$0.00	\$29,230.98	
10/16/2025	Hand Written Check AR 735457 -	505556631		One Time Payment	\$849.50	\$0.00	
10/16/2025	Cash Receipts - Direct Debit AP 735724 -	22023	SVS01 - SEDGWICK CLAIMS MANAGEMENT SERVICES, INC	MASTER - RESERVE STUDY	\$0.00	\$20,000.00	
10/16/2025	Print Check AP 735724 -	22020	GRG-22 - GERSTLE, ROSEN & GOLDENBERG	MASTER - 2024 AUDITED FINANCIAL STATEMENTS	\$0.00	\$10,150.00	
10/16/2025	Print Check AP 735724 -	22018	M032-20 - COMPUCARE SYSTEMS INC	MASTER - STORAGE 09/29/25 - 10/28/25	\$0.00	\$78.30	
10/16/2025	Print Check AP 735724 -	22019	M032-20 - COMPUCARE SYSTEMS INC	MASTER OCT 2025	\$0.00	\$1,220.20	
10/16/2025	Print Check AP 735724 -	22022	N0054 - NICOLA ELECTRIC INC	MASTER - GOLF- FOUNTAIN	\$0.00	\$175.00	
10/16/2025	Print Check AP 735724 -	22026	XERAGR-20 - XEROGRAPHIC USA	MASTER SEPT 2025	\$0.00	\$99.12	
10/16/2025	Print Check AP 735724 -	22024	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER - EXIT GATE 97TH AVE	\$0.00	\$690.00	
10/16/2025	Print Check AP 735724 -	22025	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER	\$0.00	\$220.00	
10/16/2025	Print Check AP 735724 -	22021	NATSEC-21 - NATION SECURITY	09/08/25 - 09/14/25	\$0.00	\$7,109.83	
10/16/2025	Print Check AP 735724 -	22016	ASER-25 - A.S. SERVICES	MASTER - TRANSPONDERS	\$0.00	\$1,892.00	
10/16/2025	Print Check AP 735724 -	22017	ASER-25 - A.S. SERVICES	MASTER - REMEDiate VIOLATION FIRE PYMNT	\$0.00	\$1,668.56	
10/16/2025	Cash Receipts - Lockbox AR 735833 -	0000000002			\$12,966.89	\$0.00	
10/16/2025	Backout AR 738256 -	0000000004			\$0.00	\$797.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/17/2025	Payment AR 735968 -	505686607		One Time Payment	\$854.50	\$0.00	
10/17/2025	Cash Receipts - Direct Debit AR 736380 -	0000000004			\$5,082.00	\$0.00	
10/17/2025	Cash Receipts - Lockbox AP 737528 -	1	HP-21 - THE HOME DEPOT	MASTER - SUPPLIES	\$0.00	\$45.31	
10/18/2025	Hand Written Check AR 736126 -	505726960		One Time Payment	\$840.00	\$0.00	
10/20/2025	Cash Receipts - Direct Debit AR 736997 -	102			\$847.00	\$0.00	
10/20/2025	Cash Receipts - Manual AR 736999 -			App/Clubhouse	\$2,000.00	\$0.00	
10/20/2025	Cash Receipts - Miscellaneous AR 737298 -	0000000003			\$1,785.00	\$0.00	
10/20/2025	Cash Receipts - Lockbox AP 743233 -	1	STAPLE-20 - STAPLES	MASTER	\$0.00	\$294.92	
10/21/2025	Hand Written Check AR 737673 -	0000000004			\$2,566.13	\$0.00	
10/21/2025	Cash Receipts - Lockbox AP 743239 -	1	H028-20 - HD SUPPLY FACILITIES MAINT.	MASTER	\$0.00	\$837.33	
10/21/2025	Hand Written Check GL 753357 -			TRUIST CC PMT	\$0.00	\$608.37	
10/22/2025	Misc Payment AP 737884 -	1	FIRST-22 - FIRST INSURANCE FUNDING	PYMNT# 10 OCT 2025	\$0.00	\$181,079.97	
10/22/2025	Hand Written Check AR 737956 -	505939390		One Time Payment	\$889.00	\$0.00	
10/22/2025	Cash Receipts - Direct Debit AR 738142 -	0000000003			\$2,539.00	\$0.00	
10/23/2025	Cash Receipts - Lockbox AP 738331 -	22040	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$0.00	\$250.00	
10/23/2025	Print Check AP 738331 -	22041	JCS01-20 - JC SERVICES OF SOUTH FL CORP	36824 EST 3	\$0.00	\$985.00	
10/23/2025	Print Check AP 738331 -	22051	ITWORK - IT WORKS NETWORK GROUP	MASTER - ACCES CONTROL UPGRADE	\$0.00	\$15,792.95	
10/23/2025	Print Check AP 738331 -	22042	M032-20 - COMPUCARE SYSTEMS INC	OCT 2025 - EMAIL SERVICES	\$0.00	\$129.43	
10/23/2025	Print Check AP 738331 -	22046	P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00	\$383.10	
10/23/2025	Print Check AP 738331 -	22047	P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00	\$174.24	
10/23/2025	Print Check AP 738331 -	22038	PINAR - PINAR DEL RIO LANDSCAPING LLC	97253 CONDO D	\$0.00	\$150.00	
10/23/2025	Print Check AP 738331 -	22039	PINAR - PINAR DEL RIO LANDSCAPING LLC	36414 CONDO P	\$0.00	\$180.00	
10/23/2025	Print Check AP 738331 -	22045	PINAR - PINAR DEL RIO LANDSCAPING LLC	MASTER	\$0.00	\$1,914.00	
10/23/2025	Print Check AP 738331 -	22049	PINAR - PINAR DEL RIO LANDSCAPING LLC	100253 CONDO G	\$0.00	\$580.00	
10/23/2025	Print Check AP 738331 -	22029	PRIME-20 - PRIME GROUP ENTERPRISES INC	36002 CONDO G	\$0.00	\$1,680.00	
10/23/2025	Print Check AP 738331 -	22030	PRIME-20 - PRIME GROUP ENTERPRISES INC	35205 CONDO N	\$0.00	\$425.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/23/2025	AP 738331 - Print Check	22031	PRIME-20 - PRIME GROUP ENTERPRISES INC	98523 CONDO M	\$0.00	\$1,460.00	
10/23/2025	AP 738331 - Print Check	22032	PRIME-20 - PRIME GROUP ENTERPRISES INC	39421 CONDO R	\$0.00	\$1,240.00	
10/23/2025	AP 738331 - Print Check	22037	PRIME-20 - PRIME GROUP ENTERPRISES INC	33225 CONDO O	\$0.00	\$1,460.00	
10/23/2025	AP 738331 - Print Check	22050	CLARA - CLARA GOMEZ	CLUBHOUSE DEP REF 37142	\$0.00	\$250.00	
10/23/2025	AP 738331 - Print Check	22033	TOROPES-20 - TORO PEST CONTROL	39631 CONDO R	\$0.00	\$695.00	
10/23/2025	AP 738331 - Print Check	22048	TOROPES-20 - TORO PEST CONTROL	IPM SERVICE SEPT 2025	\$0.00	\$1,095.00	
10/23/2025	AP 738331 - Print Check	22028	C&D21 - C&D PLUMBING INC.	99473 CONDO F	\$0.00	\$525.00	
10/23/2025	AP 738331 - Print Check	22034	C&D21 - C&D PLUMBING INC.	33205 CONDO O	\$0.00	\$520.50	
10/23/2025	AP 738331 - Print Check	22035	C&D21 - C&D PLUMBING INC.	CONDO O	\$0.00	\$1,050.00	
10/23/2025	AP 738331 - Print Check	22036	C&D21 - C&D PLUMBING INC.	33015 CONDO O	\$0.00	\$2,317.50	
10/23/2025	AP 738331 - Print Check	22043	NATSEC-21 - NATION SECURITY	09/15/25 - 09/21/25	\$0.00	\$7,109.83	
10/23/2025	AP 738331 - Print Check	22044	LI-25 - LIVVIE	MASTER - GATE ACCESS CONTROL	\$0.00	\$1,911.00	
10/23/2025	AP 738331 - Print Check	22027	CMM-25 - CMM ROOFING INC	97093 CONDO D	\$0.00	\$1,490.00	
10/23/2025	AP 738385 - Print Check	22052	C&D21 - C&D PLUMBING INC.	36435 CONDO T	\$0.00	\$125.00	
10/23/2025	AR 738583 - Cash Receipts - Lockbox	0000000004			\$2,247.50	\$0.00	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$0.00	\$17,686.12	
10/24/2025	AR 738738 - Cash Receipts - Direct Debit	506057991		One Time Payment	\$890.00	\$0.00	
10/24/2025	AR 738812 - Cash Receipts - Direct Debit	506074705		One Time Payment	\$865.00	\$0.00	
10/24/2025	AR 738876 - Cash Receipts - Direct Debit	506077746		One Time Payment	\$1,824.00	\$0.00	
10/24/2025	AR 739161 - Cash Receipts - Lockbox	0000000004			\$802.33	\$0.00	
10/24/2025	AP 743277 - Hand Written Check	1	MDWS-CDS25 - MIAMI DADE WATER AND SEWER (COSTA)	04/11/25 - 07/16/25 2ND PYMNT (PARTIAL PAYMENT FROM THE FULL BILL)	\$0.00	\$2,000.00	
10/27/2025	AP 737886 - Hand Written Check	1	FIRST-22 - FIRST INSURANCE FUNDING	PYMNT# 7 OCT 2025	\$0.00	\$16,001.46	
10/27/2025	AR 739462 - Cash Receipts - Lockbox	0000000002			\$5,064.00	\$0.00	
10/27/2025	AP 743265 - Hand Written Check		PROBO - PROPERTY BOSS SOLUTIONS	MASTER	\$0.00	\$399.88	
10/27/2025	AR 754350 - Backout Payment	503871289		Automated Payment for Apply Charges Batch #725991	\$0.00	\$887.00	
10/28/2025	AR 739524 - Cash Receipts - Manual	901747697			\$5,505.00	\$0.00	
10/28/2025	AR 739528 -	19-785792329			\$4,000.00	\$0.00	

Account			Balance Forward	Debits	Credits	Ending Balance
10/28/2025	Cash Receipts - Manual					
	AR 739532 -		Application Fees	\$400.00	\$0.00	
10/28/2025	Cash Receipts - Miscellaneous					
	AR 740181 -	0000000003		\$7,103.00	\$0.00	
10/29/2025	Cash Receipts - Lockbox					
	AR 740761 -	0000000003		\$6,861.50	\$0.00	
10/30/2025	Cash Receipts - Direct Debit					
	AR 740942 -	506576910	One Time Payment	\$858.00	\$0.00	
10/30/2025	Print Check	22061	M0037-20 - MIAMI POOL TECH INC	VAC LOCK SAFETY FITTING	\$0.00	\$72.23
10/30/2025	Print Check	22060	JCS01-20 - JC SERVICES OF SOUTH FL CORP	EST 4	\$0.00	\$325.00
10/30/2025	Print Check	22053	MSALL-20 - MS ALL SERVICES CORP	CONDO C	\$0.00	\$480.00
10/30/2025	Print Check	22063	TOROPES-20 - TORO PEST CONTROL	RODENT MONITORING OCT 2025	\$0.00	\$655.00
10/30/2025	Print Check	22058	C&D21 - C&D PLUMBING INC.	35014 EST 4	\$0.00	\$125.00
10/30/2025	Print Check	22057	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	39384 EST 1	\$0.00	\$3,075.00
10/30/2025	Print Check	22062	NATSEC-21 - NATION SECURITY	09/29/25 - 10/05/25	\$0.00	\$7,109.83
10/30/2025	Print Check	22064	FC-24 - FABRIZIO COLOMBI	CLUBHOUSE DEP REF 36574 - 05/27/25	\$0.00	\$250.00
10/30/2025	Print Check	22056	MGC-25 - MGC ROOFING & CONSTRUCTION	34055 CONDO N	\$0.00	\$1,799.51
10/30/2025	Print Check	22059	MGC-25 - MGC ROOFING & CONSTRUCTION	35424 EST 4	\$0.00	\$1,780.69
10/30/2025	Print Check	22054	PP-25 - PRESTIGE POWER WASHING	CONDO E	\$0.00	\$720.00
10/30/2025	Print Check	22055	PP-25 - PRESTIGE POWER WASHING	34865 CONDO N	\$0.00	\$350.00
10/30/2025	Print Check	22065	ISM-25 - IRIS SALAZAR MOJICA	CLUBHOUSE DEP REF 39841	\$0.00	\$250.00
10/30/2025	Print Check	22066	MB-24 - MONICA BERINCUA	CLUBHOUSE DEP REF 98073 - 10/20/25	\$0.00	\$250.00
10/30/2025	Cash Receipts - Direct Debit					
	AR 741215 -	506659263	One Time Payment	\$737.24	\$0.00	
10/30/2025	Cash Receipts - Lockbox					
	AR 741296 -	0000005976		\$5,083.00	\$0.00	
10/30/2025	Journal Entry		3Q 2025 WATER	3Q 2025 WATER	\$0.00	\$160,550.70
10/30/2025	Misc Deposit			\$3.74	\$0.00	
10/31/2025	Cash Receipts - Direct Debit					
	AR 741250 -	506693860	One Time Payment	\$822.00	\$0.00	
10/31/2025	Void Check					
	AP 741513 -	22055	PP-25 - PRESTIGE POWER WASHING	34865 CONDO N	\$350.00	\$0.00
10/31/2025	Cash Receipts - Direct Debit					
	AR 741583 -	506901691	One Time Payment	\$850.00	\$0.00	
10/31/2025	Cash Receipts - Lockbox					
	AR 742436 -	0000000004		\$7,848.25	\$0.00	
10/31/2025		1	SARMA-20 - SARMA/UNITED SCREENING	MASTER - OCT	\$0.00	\$892.35

Account				Balance Forward	Debits	Credits	Ending Balance
	Hand Written		SERVICES CORP.	2025			
	Check						
10/31/2025	GL 753358 -			TRUIST CC PMT	\$0.00	\$608.37	
	Misc Payment						
10/31/2025	GL 753363 -			FPL OCTOBER 2025	\$0.00	\$4,349.28	
	Misc Payment						
10/31/2025	AP 753893 -	21622	SHIELD-20 - SHIELD PEST CONTROL	39661 CONDO S	\$1,120.00	\$0.00	
	Void Check						
10/31/2025	GL 754339 -				\$0.00	\$48.00	
	Misc Payment						
10/31/2025	GL 754340 -			VERVE CLOUD ADJ	\$0.00	\$0.60	
	Misc Payment						
10/31/2025	GL 754342 -			SQUARE	\$1,466.04	\$0.00	
	Misc Deposit			TRANSACTIONS			
				OCT 2025			
10/31/2025	GL 754345 -				\$10,000.00	\$0.00	
	Misc Deposit						
01025-000	Cash - BB&T - Golf Spec			\$10,127.54	\$0.06	\$10,000.00	\$127.60
Assess							
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 754345 -				\$0.00	\$10,000.00	
	Misc Deposit						
10/31/2025	GL 754353 -				\$0.06	\$0.00	
	Misc Deposit						
01036-000	Cash - City National Sec Dep.-			\$422,098.28	\$10,650.00	\$7,810.00	\$424,938.28
Master							
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/6/2025	AR 729156 -	1597		Security Deposit	\$2,900.00	\$0.00	
	Cash Receipts -						
	Miscellaneous						
10/13/2025	AR 734422 -	6266301905		Security Deposit	\$3,850.00	\$0.00	
	Cash Receipts -						
	Miscellaneous						
10/20/2025	AR 736479 -			Security Deposit	\$3,900.00	\$0.00	
	Cash Receipts -						
	Miscellaneous						
10/23/2025	AP 738372 -	1363	LCDR-24 - LUIS CARLOS DEL RIO	SEC DEP REF 97173	\$0.00	\$3,900.00	
	Print Check						
10/30/2025	AP 741167 -	1364	PUC-25 - PIKOLINOS USA CORP	SEC DEP REF 99413	\$0.00	\$3,900.00	
	Print Check			- 10/07/24			
10/31/2025	GL 754355 -				\$0.00	\$10.00	
	Misc Payment						
01038-000	Cash - Bco Popular Loan			\$6,790.83	\$0.00	\$0.00	\$6,790.83
Proceeds							
01066-000	Cash - Bco Popular Oper			\$642,186.24	\$0.00	\$40,603.36	\$601,582.88
Reserv							
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727399 -	4103	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	101213 CONDO I	\$0.00	\$655.00	
	Print Check						
10/9/2025	AP 732915 -	4104	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	37672 CONDO C	\$0.00	\$3,906.00	
	Print Check						
10/9/2025	AP 732915 -	4105	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	38152 CONDO C	\$0.00	\$2,075.00	
	Print Check						
10/9/2025	AP 732915 -	4106	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	99663 CONDO L	\$0.00	\$925.00	
	Print Check						
10/9/2025	AP 732915 -	4107	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	98243 CONDO W	\$0.00	\$425.00	
	Print Check						
10/23/2025	AP 738360 -	4110	PRIME-20 - PRIME GROUP ENTERPRISES INC	37672 CONDO C	\$0.00	\$2,460.00	
	Print Check						
10/23/2025	AP 738360 -	4108	C&D21 - C&D PLUMBING INC.	98433 CONDO E	\$0.00	\$13,929.86	

Account				Balance Forward	Debits	Credits	Ending Balance
10/23/2025	Print Check AP 738360 -	4109	C&D21 - C&D PLUMBING INC.	100973 CONDO H	\$0.00	\$3,340.00	
10/30/2025	Print Check AP 741161 -	4111	K0028 - KINGDOM VISION CONSTRUCTION	CONDO S	\$0.00	\$8,337.50	
10/30/2025	Print Check AP 741161 -	4112	K0028 - KINGDOM VISION CONSTRUCTION	39711 CONDO S	\$0.00	\$1,750.00	
10/30/2025	Print Check AP 741161 -	4113	K0028 - KINGDOM VISION CONSTRUCTION	39721 CONDO S	\$0.00	\$1,200.00	
10/30/2025	Print Check AP 741161 -	4114	K0028 - KINGDOM VISION CONSTRUCTION	39901 CONDO S	\$0.00	\$1,600.00	
01070-000 Cash - Reserves				\$2,324,563.32	\$122,548.69	\$0.00	\$2,447,112.01
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$20,181.33	\$0.00	
10/30/2025	GL 755665 - Journal Entry		RESERVE CASH	RESERVE CASH	\$21,849.36	\$0.00	
10/30/2025	GL 755669 - Journal Entry		RESERVE CONDOS T-U-V-W	RESERVE CONDOS T-U-V-W	\$6,466.00	\$0.00	
10/30/2025	GL 755670 - Journal Entry		RESERVE CONDOS O-P-Q-R-S	RESERVE CONDOS O-P-Q-R-S	\$12,521.00	\$0.00	
10/30/2025	GL 755671 - Journal Entry		RESERVE CONDO J-K-L-M-N	RESERVE CONDO J- K-L-M-N	\$16,456.00	\$0.00	
10/30/2025	GL 755672 - Journal Entry		RESERVE CONDO E-F-G-H-I	RESERVE CONDO E-F-G-H-I	\$15,905.00	\$0.00	
10/30/2025	GL 755673 - Journal Entry		RESERVE CONDOS CL A-A-B-C-D	RESERVE CONDOS CL A-A-B-C-D	\$15,252.00	\$0.00	
10/30/2025	GL 755674 - Journal Entry		CONDO RESERVE	CONDO RESERVE ESTP 1-2-3-4	\$13,918.00	\$0.00	
01200-000 Owner Assessments Receivable				\$53,870.41	\$752,124.96	\$770,791.65	\$35,203.72
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AR 725991 - Apply Charges				\$658,606.45	\$0.00	
10/1/2025	AR 726140 - Apply PrePays				\$81,577.92	\$81,577.92	
10/1/2025	AR 726159 - Cash Receipts - Direct Debit	502258151		One Time Payment	\$0.00	\$840.00	
10/1/2025	AR 726171 - Cash Receipts - Direct Debit	502275637		One Time Payment	\$0.00	\$870.00	
10/1/2025	AR 726189 - Cash Receipts - Direct Debit	502312300		One Time Payment	\$0.00	\$854.50	
10/1/2025	AR 726194 - Cash Receipts - Direct Debit	502320928		One Time Payment	\$0.00	\$840.00	
10/1/2025	AR 726290 - Cash Receipts - Direct Debit	502372094		One Time Payment	\$0.00	\$880.00	
10/1/2025	AR 726307 - Cash Receipts - Direct Debit	502395097		One Time Payment	\$0.00	\$840.00	
10/1/2025	AR 726402 - Cash Receipts - Direct Debit	502475519		One Time Payment	\$0.00	\$840.00	
10/1/2025	AR 726784 - Cash Receipts - Lockbox	0000000004			\$0.00	\$12,768.96	
10/2/2025	AR 726762 - Cash Receipts - Direct Debit	502984924		One Time Payment	\$0.00	\$823.91	

Account			Balance Forward	Debits	Credits	Ending Balance
10/2/2025	AR 727219 - Cash Receipts - Direct Debit	503037656	One Time Payment	\$0.00	\$817.00	
10/2/2025	AR 727357 - Cash Receipts - Direct Debit	503115832	One Time Payment	\$0.00	\$850.00	
10/2/2025	AR 727418 - Cash Receipts - Direct Debit	503135016	One Time Payment	\$0.00	\$919.00	
10/2/2025	AR 727638 - Cash Receipts - Lockbox	0000000004		\$0.00	\$29,237.10	
10/3/2025	AR 727476 - Cash Receipts - Direct Debit	503236481	One Time Payment	\$0.00	\$750.00	
10/3/2025	AR 727477 - Cash Receipts - Direct Debit	503236777	One Time Payment	\$0.00	\$50.00	
10/3/2025	AR 727822 - Cash Receipts - Direct Debit	503525366	One Time Payment	\$0.00	\$880.00	
10/3/2025	AR 728940 - Cash Receipts - Manual	Cash		\$0.00	\$540.00	
10/3/2025	AR 729082 - Cash Receipts - Lockbox	0000000001		\$0.00	\$341,526.68	
10/4/2025	AR 726142 - Cash Receipts - Direct Debit	503871319	Automated Payment for Apply Charges Batch #725991	\$0.00	\$51,485.33	
10/6/2025	AR 730219 - Cash Receipts - Direct Debit	504476773	One Time Payment	\$0.00	\$860.00	
10/6/2025	AR 730412 - Cash Receipts - Lockbox	0037573178		\$0.00	\$29,235.63	
10/7/2025	AR 730326 - Cash Receipts - Direct Debit	504594545	One Time Payment	\$0.00	\$816.13	
10/7/2025	AR 730378 - Cash Receipts - Direct Debit	504628513	One Time Payment	\$0.00	\$816.75	
10/7/2025	AR 730619 - Cash Receipts - Direct Debit	504661751	One Time Payment	\$0.00	\$840.00	
10/7/2025	AR 731089 - Cash Receipts - Lockbox	0000000004		\$0.00	\$18,191.86	
10/7/2025	AR 736399 - Backout Payment	0000000001		\$840.00	\$0.00	
10/7/2025	AR 736400 - Apply NSF	0000000001		\$25.00	\$0.00	
10/8/2025	AR 731068 - Cash Receipts - Manual	1883		\$0.00	\$6,527.99	
10/8/2025	AR 733193 - Cash Receipts - Lockbox	0000000003		\$0.00	\$21,117.89	
10/8/2025	AR 736453 - Backout Payment	0000000001		\$870.00	\$0.00	
10/8/2025	AR 736454 - Apply NSF	0000000001		\$25.00	\$0.00	
10/8/2025	AR 736456 - Backout	0000000001		\$880.00	\$0.00	

Account			Balance Forward	Debits	Credits	Ending Balance
	Payment					
10/8/2025	AR 736457 - Apply NSF	0000000001		\$25.00	\$0.00	
10/9/2025	AR 732327 - Cash Receipts - Direct Debit	504963349	One Time Payment	\$0.00	\$840.00	
10/9/2025	AR 732409 - Adjustment			\$714.18	\$714.18	
10/9/2025	AP 732410 - Enter Bill		DEYSI J CONTRERAS	OWNER REF 39024	\$714.18	\$0.00
10/9/2025	AR 733222 - Cash Receipts - Lockbox	0000000004		\$0.00	\$8,567.00	
10/10/2025	AR 733297 - Cash Receipts - Direct Debit	505134982	One Time Payment	\$0.00	\$823.91	
10/10/2025	AR 733356 - Cash Receipts - Manual	Cash		\$0.00	\$600.00	
10/10/2025	AR 733762 - Cash Receipts - Direct Debit	505146060	One Time Payment	\$0.00	\$850.00	
10/10/2025	AR 734682 - Cash Receipts - Lockbox	0000000251		\$0.00	\$18,790.75	
10/11/2025	AR 734034 - Cash Receipts - Direct Debit	505251559	One Time Payment	\$0.00	\$865.00	
10/11/2025	AR 734036 - Cash Receipts - Direct Debit	505251836	One Time Payment	\$0.00	\$1,000.00	
10/12/2025	AR 734127 - Cash Receipts - Direct Debit	505286873	One Time Payment	\$0.00	\$850.00	
10/12/2025	AR 734160 - Cash Receipts - Direct Debit	505296811	One Time Payment	\$0.00	\$840.00	
10/13/2025	AR 734218 - Cash Receipts - Direct Debit	505307030	One Time Payment	\$0.00	\$800.00	
10/13/2025	AR 734237 - Cash Receipts - Direct Debit	505317712	One Time Payment	\$0.00	\$850.00	
10/13/2025	AR 734522 - Cash Receipts - Direct Debit	505360221	One Time Payment	\$0.00	\$2,379.44	
10/14/2025	AR 734562 - Cash Receipts - Direct Debit	505390414	One Time Payment	\$0.00	\$833.00	
10/14/2025	AR 734573 - Cash Receipts - Direct Debit	505391943	One Time Payment	\$0.00	\$802.00	
10/14/2025	AR 734762 - Cash Receipts - Direct Debit	505413915	One Time Payment	\$0.00	\$854.50	
10/14/2025	AR 734941 - Cash Receipts - Lockbox	0000000003		\$0.00	\$10,916.16	
10/15/2025	AR 735156 - Cash Receipts - Direct Debit	505489393	One Time Payment	\$0.00	\$823.91	
10/15/2025	AR 735218 - Cash Receipts - Manual	19-785793457		\$0.00	\$5,281.08	
10/15/2025	AR 735477 - Cash Receipts - Lockbox	0000000004		\$0.00	\$21,451.00	

Account	Balance Forward	Debits	Credits	Ending Balance
10/16/2025 AR 735457 - 505556631 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$849.50	
10/16/2025 AR 735833 - 0000000002 Cash Receipts - Lockbox		\$0.00	\$12,966.89	
10/16/2025 AR 738256 - 0000000004 Backout Payment		\$797.00	\$0.00	
10/16/2025 AR 738257 - 0000000004 Apply NSF		\$25.00	\$0.00	
10/17/2025 AR 735968 - 505686607 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$854.50	
10/17/2025 AR 736380 - 0000000004 Cash Receipts - Lockbox		\$0.00	\$5,082.00	
10/18/2025 AR 736126 - 505726960 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$840.00	
10/20/2025 AR 736997 - 102 Cash Receipts - Manual		\$0.00	\$847.00	
10/20/2025 AR 737298 - 0000000003 Cash Receipts - Lockbox		\$0.00	\$1,785.00	
10/21/2025 AR 737460 - Apply PrePays		\$3,813.23	\$3,813.23	
10/21/2025 AR 737461 - Apply Late Fee		\$1,550.00	\$0.00	
10/21/2025 AR 737673 - 0000000004 Cash Receipts - Lockbox		\$0.00	\$2,566.13	
10/21/2025 AR 738739 - Adjustment		\$0.00	\$25.00	
10/22/2025 AR 737956 - 505939390 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$889.00	
10/22/2025 AR 738142 - 0000000003 Cash Receipts - Lockbox		\$0.00	\$2,539.00	
10/23/2025 AR 738583 - 0000000004 Cash Receipts - Lockbox		\$0.00	\$2,247.50	
10/24/2025 AR 738707 - Adjustment		\$0.00	\$20.00	
10/24/2025 AR 738738 - 506057991 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$890.00	
10/24/2025 AR 738812 - 506074705 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$865.00	
10/24/2025 AR 738876 - 506077746 Cash Receipts - Direct Debit	One Time Payment	\$0.00	\$1,824.00	
10/24/2025 AR 739161 - 0000000004 Cash Receipts - Lockbox		\$0.00	\$802.33	
10/27/2025 AR 739337 - Adjustment		\$750.00	\$0.00	
10/27/2025 AR 739462 - 0000000002 Cash Receipts - Lockbox		\$0.00	\$5,064.00	
10/27/2025 AR 754350 - 503871289 Backout Payment	Automated Payment for Apply Charges Batch #725991	\$887.00	\$0.00	

Account			Balance Forward	Debits	Credits	Ending Balance	
10/27/2025	AR 754351 - Apply NSF	503871289	Automated Payment for Apply Charges Batch #725991	\$25.00	\$0.00		
10/28/2025	AR 739524 - Cash Receipts - Manual	901747697		\$0.00	\$5,505.00		
10/28/2025	AR 739528 - Cash Receipts - Manual	19-785792329		\$0.00	\$4,000.00		
10/28/2025	AR 740181 - Cash Receipts - Lockbox	0000000003		\$0.00	\$7,103.00		
10/29/2025	AR 740761 - Cash Receipts - Lockbox	0000000003		\$0.00	\$6,861.50		
10/30/2025	AR 740942 - Cash Receipts - Direct Debit	506576910	One Time Payment	\$0.00	\$858.00		
10/30/2025	AR 741215 - Cash Receipts - Direct Debit	506659263	One Time Payment	\$0.00	\$737.24		
10/30/2025	AR 741296 - Cash Receipts - Lockbox	0000005976		\$0.00	\$5,083.00		
10/31/2025	AR 741250 - Cash Receipts - Direct Debit	506693860	One Time Payment	\$0.00	\$822.00		
10/31/2025	AR 741546 - Adjustment			\$0.00	\$25.00		
10/31/2025	AR 741583 - Cash Receipts - Direct Debit	506901691	One Time Payment	\$0.00	\$850.00		
10/31/2025	AR 742436 - Cash Receipts - Lockbox	0000000004		\$0.00	\$7,848.25		
01210-000 Owner Roof SA Receivables			\$1,452.17	\$0.00	\$1,374.17	\$78.00	
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/8/2025	AR 731068 - Cash Receipts - Manual	1883			\$0.00	\$1,374.17	
01215-000 Allowance for Bad Debts			(\$32,986.00)	\$0.00	\$0.00	(\$32,986.00)	
01401-000 Loan Costa del Sol Golf 2014- Master			\$25,000.00	\$0.00	\$0.00	\$25,000.00	
01515-000 Due (to)from Master			(\$3,587,220.09)	\$75,507.24	\$140,160.15	(\$3,651,873.00)	
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$20,181.33	
10/30/2025	GL 754115 - Journal Entry		3Q 2025 WATER	3Q 2025 WATER CREDIT 5977075200 condo C	\$0.00	\$3,247.94	
10/30/2025	GL 755665 - Journal Entry		RESERVE CASH	RESERVE CASH	\$0.00	\$105,363.88	
10/30/2025	GL 755670 - Journal Entry		RESERVE CONDOS O-P-Q-R-S	RESERVE CONDOS O-P-Q-R-S	\$0.00	\$2,685.00	
10/30/2025	GL 755849 - Journal Entry		RESERVE INTEREST TR	RESERVE INTEREST TR	\$19,261.05	\$0.00	
10/30/2025	GL 755971 - Journal Entry		DUE TO	DUE TO	\$56,176.19	\$0.00	
10/30/2025	GL 756684 - Journal Entry		DUE TO	DUE TO	\$0.00	\$8,682.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/31/2025	GL 756653 - Journal Entry		ESTP I DUE TO	ESTP I DUE TO	\$70.00	\$0.00	
01516-000 Due From Operating-Master				\$707,667.00	\$0.00	\$0.00	\$707,667.00
01610-000 Prepaid Insurance				\$644,010.38	\$38.59	\$198,204.71	\$445,844.26
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 746088 - Journal Entry		AJE - INSURANCE	AJE - INSURANCE	\$38.59	\$154.36	
10/31/2025	GL 746240 - Journal Entry		INSURANCE	INSURANCE	\$0.00	\$16,498.38	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$0.00	\$181,551.97	
01620-000 Prepaid Expenses				\$0.00	\$38.59	\$0.00	\$38.59
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746236 - Journal Entry		INSURANCE PAYMENT	INSURANCE PAYMENT	\$38.59	\$0.00	
01631-000 Golf Course - Building-Master				\$731,206.00	\$0.00	\$0.00	\$731,206.00
01632-000 Golf Course - Land-Master				\$1,068,794.00	\$0.00	\$0.00	\$1,068,794.00
01640-000 Accumulated Depreciation- Master				(\$268,106.15)	\$0.00	\$0.00	(\$268,106.15)
02001-000 Accounts Payable				(\$66,383.78)	\$273,638.87	\$231,260.76	(\$24,005.67)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AP 745617 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	09/22/25 - 09/28/25	\$0.00	\$7,109.83	
10/1/2025	AP 745761 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$84.86	
10/2/2025	AP 727245 - Enter Bills - Separate Check		JJES-23 - JJES SERVICES CORP., INC	MASTER	\$0.00	\$620.00	
10/2/2025	AP 727246 - Enter Bills - Separate Check		JJES-23 - JJES SERVICES CORP., INC	MASTER	\$0.00	\$550.00	
10/2/2025	AP 727252 - Enter Bill		ECFS-23 - EXPRESS CORPORATE FILING SERVICE	ANNUAL REPORT FILING SERV 2025	\$0.00	\$125.00	
10/2/2025	AP 727253 - Enter Bill		US LAW-20 - US LAWNS	OCT 2025	\$0.00	\$27,213.00	
10/2/2025	AP 727254 - Enter Bill		P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00	\$456.72	
10/2/2025	AP 727266 - Enter Bill		TAS-25 - TIGRIS AQUATIC SERVICES LLC	MASTER OCT 2025	\$0.00	\$713.00	
10/2/2025	AP 727295 - Enter Bills - Separate Check		SWC-24 - SMART WALLET CORP	100593 CONDO H	\$0.00	\$1,580.00	
10/2/2025	AP 727304 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC.	101513 CONDO I	\$0.00	\$650.00	
10/2/2025	AP 727310 - Enter Bills - Separate Check		GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	101213 CONDO I	\$0.00	\$655.00	
10/2/2025	AP 727323 - Enter Bills - Separate Check		SHIELD-20 - SHIELD PEST CONTROL	39341 CONDO J	\$0.00	\$1,450.00	
10/2/2025	AP 727325 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$0.00	\$775.00	
10/2/2025	AP 727327 - Enter Bills - Separate Check		SHIELD-20 - SHIELD PEST CONTROL	34815 CONDO N	\$0.00	\$1,350.00	
10/2/2025	AP 727332 - Enter Bills -		C&D21 - C&D PLUMBING INC.	36074 CONDO P	\$0.00	\$650.00	

Account			Balance Forward	Debits	Credits	Ending Balance
10/2/2025	Separate Check AP 727334 - Enter Bills -	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39651 CONDO R	\$0.00	\$4,200.00	
10/2/2025	Separate Check AP 727335 - Enter Bills -	JCS01-20 - JC SERVICES OF SOUTH FL CORP	MASTER - GARDEN BOXES E1 TO E4	\$0.00	\$6,050.00	
10/2/2025	Separate Check AP 727347 - Enter Bills -	JCS01-20 - JC SERVICES OF SOUTH FL CORP	37154 EST 3	\$0.00	\$250.00	
10/2/2025	Separate Check AP 727349 - Enter Bills -	C&D21 - C&D PLUMBING INC.	99103 CONDO V	\$0.00	\$125.00	
10/2/2025	Separate Check AP 727379 - Print Check	21985 SHIELD-20 - SHIELD PEST CONTROL	39341 CONDO J	\$1,450.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21987 SHIELD-20 - SHIELD PEST CONTROL	34815 CONDO N	\$1,350.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21975 JCS01-20 - JC SERVICES OF SOUTH FL CORP	MASTER - GARDEN BOXES E1 TO E4	\$6,050.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21989 JCS01-20 - JC SERVICES OF SOUTH FL CORP	39651 CONDO R	\$4,200.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21991 JCS01-20 - JC SERVICES OF SOUTH FL CORP	37154 EST 3	\$250.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21981 S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066 AUG 2025	\$2,928.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21980 P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$456.72	\$0.00	
10/2/2025	AP 727379 - Print Check	21979 US LAW-20 - US LAWN	OCT 2025	\$27,213.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21983 XERAGR-20 - XEROGRAPHIC USA	MASTER AUG 2025	\$80.19	\$0.00	
10/2/2025	AP 727379 - Print Check	21984 C&D21 - C&D PLUMBING INC.	101513 CONDO I	\$650.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21986 C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$775.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21988 C&D21 - C&D PLUMBING INC.	36074 CONDO P	\$650.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21992 C&D21 - C&D PLUMBING INC.	99103 CONDO V	\$125.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21978 ECFS-23 - EXPRESS CORPORATE FILING SERVICE	ANNUAL REPORT FILING SERV 2025	\$125.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21976 JJES-23 - JJES SERVICES CORP., INC	MASTER	\$620.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21977 JJES-23 - JJES SERVICES CORP., INC	MASTER	\$550.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21990 SWC-24 - SMART WALLET CORP	100593 CONDO H	\$1,580.00	\$0.00	
10/2/2025	AP 727379 - Print Check	21982 TAS-25 - TIGRIS AQUATIC SERVICES LLC	MASTER OCT 2025	\$713.00	\$0.00	
10/2/2025	AP 727399 - Print Check	4103 GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	101213 CONDO I	\$655.00	\$0.00	
10/5/2025	AP 741115 - Enter Bills - Separate Check	NATSEC-21 - NATION SECURITY	09/29/25 - 10/05/25	\$0.00	\$7,109.83	
10/8/2025	AP 745762 - Enter Bill	UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$84.86	
10/9/2025	AP 732378 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	37182 CONDO B	\$0.00	\$2,420.00	
10/9/2025	AP 732379 - Enter Bills - Separate Check	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	37672 CONDO C	\$0.00	\$3,906.00	
10/9/2025	AP 732380 - Enter Bills - Separate Check	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	38152 CONDO C	\$0.00	\$2,075.00	
10/9/2025	AP 732381 - Enter Bills -	MGC-25 - MGC ROOFING & CONSTRUCTION	37472 CONDO C	\$0.00	\$1,573.90	

Account			Balance Forward	Debits	Credits	Ending Balance
10/9/2025	Separate Check AP 732382 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	97033 CONDO D	\$0.00	\$1,460.00	
10/9/2025	Separate Check AP 732383 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	40004 EST 1	\$0.00	\$3,680.00	
10/9/2025	Separate Check AP 732384 - Enter Bills - Separate Check	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$0.00	\$250.00	
10/9/2025	Separate Check AP 732385 - Enter Bills - Separate Check	S00025 - SCREEN ENCLOSURE DESIGNS	37404 EST 3	\$0.00	\$900.00	
10/9/2025	Separate Check AP 732386 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	35304 EST 4	\$0.00	\$3,620.00	
10/9/2025	Separate Check AP 732387 - Enter Bills - Separate Check	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	99663 CONDO L	\$0.00	\$925.00	
10/9/2025	Separate Check AP 732388 - Enter Bills - Separate Check	C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$0.00	\$1,390.00	
10/9/2025	Separate Check AP 732389 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	35045 CONDO N	\$0.00	\$1,680.00	
10/9/2025	Separate Check AP 732390 - Enter Bill	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	98243 CONDO W	\$0.00	\$425.00	
10/9/2025	Separate Check AP 732391 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	100593 CONDO H	\$0.00	\$2,640.00	
10/9/2025	Separate Check AP 732392 - Enter Bills - Separate Check	PRIME-20 - PRIME GROUP ENTERPRISES INC	100933 CONDO H	\$0.00	\$1,640.00	
10/9/2025	Separate Check AP 732393 - Enter Bills - Separate Check	S00025 - SCREEN ENCLOSURE DESIGNS	38334 EST 2	\$0.00	\$220.00	
10/9/2025	Separate Check AP 732394 - Enter Bills - Separate Check	JJES-23 - JJES SERVICES CORP., INC	MASTER - ESCORIAL	\$0.00	\$550.00	
10/9/2025	Separate Check AP 732405 - Enter Bills - Separate Check	PREFERRED ACCOUNTING SERVICES, Inc.	OCT 2025	\$0.00	\$9,050.00	
10/9/2025	Separate Check AP 732406 - Enter Bills - Separate Check	PREFERRED ACCOUNTING SERVICES, Inc.	POSTAGE JAN - JUNE 2025	\$0.00	\$597.06	
10/9/2025	Separate Check AP 732410 - Enter Bill	DEYSI J CONTRERAS	OWNER REF 39024	\$0.00	\$714.18	
10/9/2025	Separate Check AP 732865 - Enter Bills - Separate Check	GREGK-24 - GREG K. GONZALEZ, CPA, PA	AUDITED FINANCIAL STATEMENTS	\$0.00	\$19,500.00	
10/9/2025	Print Check AP 732890 - 21997	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$250.00	\$0.00	
10/9/2025	Print Check AP 732890 - 22011	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066 SEPT 2025	\$8,467.88	\$0.00	
10/9/2025	Print Check AP 732890 - 22012	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2250345 SEPT 2025	\$715.15	\$0.00	
10/9/2025	Print Check AP 732890 - 22013	S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2230172 SEPT 2025	\$758.03	\$0.00	
10/9/2025	Print Check AP 732890 - 22005	PREFERRED ACCOUNTING SERVICES, Inc.	OCT 2025	\$9,050.00	\$0.00	
10/9/2025	Print Check AP 732890 - 22006	PREFERRED ACCOUNTING SERVICES, Inc.	POSTAGE JAN - JUNE 2025	\$597.06	\$0.00	
10/9/2025	Print Check AP 732890 - 21998	S00025 - SCREEN ENCLOSURE DESIGNS	37404 EST 3	\$900.00	\$0.00	
10/9/2025	Print Check AP 732890 - 22004	S00025 - SCREEN ENCLOSURE DESIGNS	38334 EST 2	\$220.00	\$0.00	
10/9/2025	Print Check AP 732890 - 22008	UNIFIR - UNIFIRST	UNIFORMS	\$339.44	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
	Print Check			09/03/25			
10/9/2025	AP 732890 - Print Check	21993	PRIME-20 - PRIME GROUP ENTERPRISES INC	37182 CONDO B	\$2,420.00	\$0.00	
10/9/2025	AP 732890 - Print Check	21995	PRIME-20 - PRIME GROUP ENTERPRISES INC	97033 CONDO D	\$1,460.00	\$0.00	
10/9/2025	AP 732890 - Print Check	21996	PRIME-20 - PRIME GROUP ENTERPRISES INC	40004 EST 1	\$3,680.00	\$0.00	
10/9/2025	AP 732890 - Print Check	21999	PRIME-20 - PRIME GROUP ENTERPRISES INC	35304 EST 4	\$3,620.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22001	PRIME-20 - PRIME GROUP ENTERPRISES INC	35045 CONDO N	\$1,680.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22002	PRIME-20 - PRIME GROUP ENTERPRISES INC	100593 CONDO H	\$2,640.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22003	PRIME-20 - PRIME GROUP ENTERPRISES INC	100933 CONDO H	\$1,640.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22014	TOROPES-20 - TORO PEST CONTROL	RODENT MONITORING SEPT 2025	\$655.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22000	C&D21 - C&D PLUMBING INC.	35105 CONDO N	\$1,390.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22010	NATSEC-21 - NATION SECURITY	09/01/25 - 09/07/25	\$7,861.14	\$0.00	
10/9/2025	AP 732890 - Print Check	22009	JJES-23 - JJES SERVICES CORP., INC	MASTER - ESCORIAL	\$550.00	\$0.00	
10/9/2025	AP 732890 - Print Check	22007	GREGK-24 - GREG K. GONZALEZ, CPA, PA	AUDITED FINANCIAL STATEMENTS	\$19,500.00	\$0.00	
10/9/2025	AP 732890 - Print Check	21994	MGC-25 - MGC ROOFING & CONSTRUCTION	37472 CONDO C	\$1,573.90	\$0.00	
10/9/2025	AP 732890 - Print Check	22015	DEYSI J CONTRERAS	OWNER REF 39024	\$714.18	\$0.00	
10/9/2025	AP 732915 - Print Check	4104	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	37672 CONDO C	\$3,906.00	\$0.00	
10/9/2025	AP 732915 - Print Check	4105	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	38152 CONDO C	\$2,075.00	\$0.00	
10/9/2025	AP 732915 - Print Check	4106	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	99663 CONDO L	\$925.00	\$0.00	
10/9/2025	AP 732915 - Print Check	4107	GOLDST-20 - LEE GOLDSTEIN CONSTRUCTION	98243 CONDO W	\$425.00	\$0.00	
10/12/2025	AP 748775 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	10/06/25 - 10/12/25	\$0.00	\$7,426.55	
10/13/2025	AP 738107 - Enter Bills - Separate Check		CMM-25 - CMM ROOFING INC	97093 CONDO D	\$0.00	\$1,490.00	
10/15/2025	AP 745763 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$84.86	
10/16/2025	AP 735649 - Enter Bills - Separate Check		ASER-25 - A.S. SERVICES	MASTER - TRANSPONDERS	\$0.00	\$1,892.00	
10/16/2025	AP 735659 - Enter Bills - Separate Check		ASER-25 - A.S. SERVICES	MASTER - REMEDIATE VIOLATION FIRE PYMNT	\$0.00	\$1,668.56	
10/16/2025	AP 735669 - Enter Bills - Separate Check		M032-20 - COMPUCARE SYSTEMS INC	MASTER - STORAGE 09/29/25 - 10/28/25	\$0.00	\$78.30	
10/16/2025	AP 735670 - Enter Bills - Separate Check		M032-20 - COMPUCARE SYSTEMS INC	MASTER OCT 2025	\$0.00	\$1,220.20	
10/16/2025	AP 735699 - Enter Bill		GRG-22 - GERSTLE, ROSEN & GOLDENBERG	MASTER - 2024 AUDITED FINANCIAL STATEMENTS	\$0.00	\$10,150.00	
10/16/2025	AP 735712 - Enter Bills -		N0054 - NICOLA ELECTRIC INC	MASTER - GOLF-FOUNTAIN	\$0.00	\$175.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/16/2025	Separate Check AP 735714 - Enter Bill		SVS01 - SEDGWICK CLAIMS MANAGEMENT SERVICES, INC	MASTER - RESERVE STUDY	\$0.00	\$20,000.00	
10/16/2025	AP 735715 - Enter Bills - Separate Check		SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER - EXIT GATE 97TH AVE	\$0.00	\$690.00	
10/16/2025	AP 735717 - Enter Bills - Separate Check		SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER	\$0.00	\$220.00	
10/16/2025	AP 735724 - Print Check	22023	SVS01 - SEDGWICK CLAIMS MANAGEMENT SERVICES, INC	MASTER - RESERVE STUDY	\$20,000.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22020	GRG-22 - GERSTLE, ROSEN & GOLDENBERG	MASTER - 2024 AUDITED FINANCIAL STATEMENTS	\$10,150.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22018	M032-20 - COMPUCARE SYSTEMS INC	MASTER - STORAGE 09/29/25 - 10/28/25	\$78.30	\$0.00	
10/16/2025	AP 735724 - Print Check	22019	M032-20 - COMPUCARE SYSTEMS INC	MASTER OCT 2025	\$1,220.20	\$0.00	
10/16/2025	AP 735724 - Print Check	22022	N0054 - NICOLA ELECTRIC INC	MASTER - GOLF-FOUNTAIN	\$175.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22026	XERAGR-20 - XEROGRAPHIC USA	MASTER SEPT 2025	\$99.12	\$0.00	
10/16/2025	AP 735724 - Print Check	22024	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER - EXIT GATE 97TH AVE	\$690.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22025	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER	\$220.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22021	NATSEC-21 - NATION SECURITY	09/08/25 - 09/14/25	\$7,109.83	\$0.00	
10/16/2025	AP 735724 - Print Check	22016	ASER-25 - A.S. SERVICES	MASTER - TRANSPONDERS	\$1,892.00	\$0.00	
10/16/2025	AP 735724 - Print Check	22017	ASER-25 - A.S. SERVICES	MASTER - REMEDIATE VIOLATION FIRE PYMNT	\$1,668.56	\$0.00	
10/19/2025	AP 750743 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	10/13/25 - 10/19/25	\$0.00	\$7,426.55	
10/22/2025	AP 745768 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$84.86	
10/23/2025	AP 738108 - Enter Bills - Separate Check		PRIME-20 - PRIME GROUP ENTERPRISES INC	37672 CONDO C	\$0.00	\$2,460.00	
10/23/2025	AP 738109 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC.	99473 CONDO F	\$0.00	\$525.00	
10/23/2025	AP 738110 - Enter Bills - Separate Check		PRIME-20 - PRIME GROUP ENTERPRISES INC	36002 CONDO G	\$0.00	\$1,680.00	
10/23/2025	AP 738112 - Enter Bills - Separate Check		PRIME-20 - PRIME GROUP ENTERPRISES INC	35205 CONDO N	\$0.00	\$425.00	
10/23/2025	AP 738113 - Enter Bills - Separate Check		PRIME-20 - PRIME GROUP ENTERPRISES INC	98523 CONDO M	\$0.00	\$1,460.00	
10/23/2025	AP 738114 - Enter Bills - Separate Check		PRIME-20 - PRIME GROUP ENTERPRISES INC	39421 CONDO R	\$0.00	\$1,240.00	
10/23/2025	AP 738115 - Enter Bills - Separate Check		TOROPES-20 - TORO PEST CONTROL	39631 CONDO R	\$0.00	\$695.00	
10/23/2025	AP 738116 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC.	33205 CONDO O	\$0.00	\$520.50	
10/23/2025	AP 738117 -		C&D21 - C&D PLUMBING INC.	CONDO O	\$0.00	\$1,050.00	

Account			Balance Forward	Debits	Credits	Ending Balance
10/23/2025	Enter Bills - Separate Check AP 738118 -	C&D21 - C&D PLUMBING INC.	33015 CONDO O	\$0.00		\$2,317.50
10/23/2025	Enter Bills - Separate Check AP 738119 -	PRIME-20 - PRIME GROUP ENTERPRISES INC	33225 CONDO O	\$0.00		\$1,460.00
10/23/2025	Enter Bills - Separate Check AP 738120 -	PINAR - PINAR DEL RIO LANDSCAPING LLC	97253 CONDO D	\$0.00		\$150.00
10/23/2025	Enter Bills - Separate Check AP 738121 -	PINAR - PINAR DEL RIO LANDSCAPING LLC	36414 CONDO P	\$0.00		\$180.00
10/23/2025	Enter Bills - Separate Check AP 738122 -	JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$0.00		\$250.00
10/23/2025	Enter Bills - Separate Check AP 738123 -	JCS01-20 - JC SERVICES OF SOUTH FL CORP	36824 EST 3	\$0.00		\$985.00
10/23/2025	Enter Bills - Separate Check AP 738125 -	M032-20 - COMPUCARE SYSTEMS INC	OCT 2025 - EMAIL SERVICES	\$0.00		\$129.43
10/23/2025	Enter Bills - Separate Check AP 738127 -	PINAR - PINAR DEL RIO LANDSCAPING LLC	MASTER	\$0.00		\$1,914.00
10/23/2025	Enter Bills - Separate Check AP 738128 -	P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00		\$383.10
10/23/2025	Enter Bills - Separate Check AP 738131 -	CLARA - CLARA GOMEZ	CLUBHOUSE DEP REF 37142	\$0.00		\$250.00
10/23/2025	Enter Bills - Separate Check AP 738132 -	LCDR-24 - LUIS CARLOS DEL RIO	SEC DEP REF 97173	\$0.00		\$3,900.00
10/23/2025	Enter Bills - Separate Check AP 738148 -	LI-25 - LIVVIE	MASTER - GATE ACCESS CONTROL	\$0.00		\$1,911.00
10/23/2025	Enter Bills - Separate Check AP 738320 -	PINAR - PINAR DEL RIO LANDSCAPING LLC	100253 CONDO G	\$0.00		\$580.00
10/23/2025	Enter Bills - Separate Check AP 738328 -	P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$0.00		\$174.24
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22040 JCS01-20 - JC SERVICES OF SOUTH FL CORP	39224 EST 1	\$250.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22041 JCS01-20 - JC SERVICES OF SOUTH FL CORP	36824 EST 3	\$985.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22051 ITWORK - IT WORKS NETWORK GROUP	MASTER - ACCES CONTROL UPGRADE	\$15,792.95	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22042 M032-20 - COMPUCARE SYSTEMS INC	OCT 2025 - EMAIL SERVICES	\$129.43	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22046 P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$383.10	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22047 P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$174.24	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22038 PINAR - PINAR DEL RIO LANDSCAPING LLC	97253 CONDO D	\$150.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22039 PINAR - PINAR DEL RIO LANDSCAPING LLC	36414 CONDO P	\$180.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22045 PINAR - PINAR DEL RIO LANDSCAPING LLC	MASTER	\$1,914.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22049 PINAR - PINAR DEL RIO LANDSCAPING LLC	100253 CONDO G	\$580.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22029 PRIME-20 - PRIME GROUP ENTERPRISES INC	36002 CONDO G	\$1,680.00	\$0.00	
10/23/2025	Enter Bills - Separate Check AP 738331 - Print Check	22030 PRIME-20 - PRIME GROUP ENTERPRISES INC	35205 CONDO N	\$425.00	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/23/2025	AP 738331 - Print Check	22031	PRIME-20 - PRIME GROUP ENTERPRISES INC	98523 CONDO M	\$1,460.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22032	PRIME-20 - PRIME GROUP ENTERPRISES INC	39421 CONDO R	\$1,240.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22037	PRIME-20 - PRIME GROUP ENTERPRISES INC	33225 CONDO O	\$1,460.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22050	CLARA - CLARA GOMEZ	CLUBHOUSE DEP REF 37142	\$250.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22033	TOROPES-20 - TORO PEST CONTROL	39631 CONDO R	\$695.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22048	TOROPES-20 - TORO PEST CONTROL	IPM SERVICE SEPT 2025	\$1,095.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22028	C&D21 - C&D PLUMBING INC.	99473 CONDO F	\$525.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22034	C&D21 - C&D PLUMBING INC.	33205 CONDO O	\$520.50	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22035	C&D21 - C&D PLUMBING INC.	CONDO O	\$1,050.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22036	C&D21 - C&D PLUMBING INC.	33015 CONDO O	\$2,317.50	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22043	NATSEC-21 - NATION SECURITY	09/15/25 - 09/21/25	\$7,109.83	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22044	LI-25 - LIVVIE	MASTER - GATE ACCESS CONTROL	\$1,911.00	\$0.00	\$0.00
10/23/2025	AP 738331 - Print Check	22027	CMM-25 - CMM ROOFING INC	97093 CONDO D	\$1,490.00	\$0.00	\$0.00
10/23/2025	AP 738360 - Print Check	4110	PRIME-20 - PRIME GROUP ENTERPRISES INC	37672 CONDO C	\$2,460.00	\$0.00	\$0.00
10/23/2025	AP 738360 - Print Check	4108	C&D21 - C&D PLUMBING INC.	98433 CONDO E	\$13,929.86	\$0.00	\$0.00
10/23/2025	AP 738360 - Print Check	4109	C&D21 - C&D PLUMBING INC.	100973 CONDO H	\$3,340.00	\$0.00	\$0.00
10/23/2025	AP 738372 - Print Check	1363	LCDR-24 - LUIS CARLOS DEL RIO	SEC DEP REF 97173	\$3,900.00	\$0.00	\$0.00
10/23/2025	AP 738383 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC.	36435 CONDO T	\$0.00	\$125.00	\$125.00
10/23/2025	AP 738385 - Print Check	22052	C&D21 - C&D PLUMBING INC.	36435 CONDO T	\$125.00	\$0.00	\$0.00
10/29/2025	AP 745619 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$0.00	\$84.86	\$84.86
10/30/2025	AP 740991 - Enter Bills - Separate Check		MSALL-20 - MS ALL SERVICES CORP	CONDO C	\$0.00	\$480.00	\$480.00
10/30/2025	AP 741001 - Enter Bills - Separate Check		PP-25 - PRESTIGE POWER WASHING	CONDO E	\$0.00	\$720.00	\$720.00
10/30/2025	AP 741006 - Enter Bills - Separate Check		PP-25 - PRESTIGE POWER WASHING	34865 CONDO N	\$0.00	\$350.00	\$350.00
10/30/2025	AP 741008 - Enter Bills - Separate Check		MGC-25 - MGC ROOFING & CONSTRUCTION	34055 CONDO N	\$0.00	\$1,799.51	\$1,799.51
10/30/2025	AP 741014 - Enter Bills - Separate Check		K0028 - KINGDOM VISION CONSTRUCTION	CONDO S	\$0.00	\$8,337.50	\$8,337.50
10/30/2025	AP 741015 - Enter Bills - Separate Check		K0028 - KINGDOM VISION CONSTRUCTION	39711 CONDO S	\$0.00	\$1,750.00	\$1,750.00
10/30/2025	AP 741018 - Enter Bills - Separate Check		K0028 - KINGDOM VISION CONSTRUCTION	39721 CONDO S	\$0.00	\$1,200.00	\$1,200.00
10/30/2025	AP 741019 - Enter Bills - Separate Check		K0028 - KINGDOM VISION CONSTRUCTION	39901 CONDO S	\$0.00	\$1,600.00	\$1,600.00
10/30/2025	AP 741046 - Enter Bill		SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	39384 EST 1	\$0.00	\$3,075.00	\$3,075.00

Account			Balance Forward	Debits	Credits	Ending Balance
10/30/2025	AP 741048 - Enter Bills - Separate Check		C&D21 - C&D PLUMBING INC. 35014 EST 4	\$0.00	\$125.00	
10/30/2025	AP 741051 - Enter Bills - Separate Check		MGC-25 - MGC ROOFING & CONSTRUCTION 35424 EST 4	\$0.00	\$1,780.69	
10/30/2025	AP 741052 - Enter Bills - Separate Check		JCS01-20 - JC SERVICES OF SOUTH FL CORP EST 4	\$0.00	\$325.00	
10/30/2025	AP 741104 - Enter Bills - Separate Check		M0037-20 - MIAMI POOL TECH INC VAC LOCK SAFETY FITTING	\$0.00	\$72.23	
10/30/2025	AP 741121 - Enter Bills - Separate Check		TOROPES-20 - TORO PEST CONTROL RODENT MONITORING OCT 2025	\$0.00	\$655.00	
10/30/2025	AP 741132 - Enter Bills - Separate Check		FC-24 - FABRIZIO COLOMBI CLUBHOUSE DEP REF 36574 - 05/27/25	\$0.00	\$250.00	
10/30/2025	AP 741139 - Enter Bills - Separate Check		ISM-25 - IRIS SALAZAR MOJICA CLUBHOUSE DEP REF 39841	\$0.00	\$250.00	
10/30/2025	AP 741144 - Enter Bill		PUC-25 - PIKOLINOS USA CORP SEC DEP REF 99413 - 10/07/24	\$0.00	\$3,900.00	
10/30/2025	AP 741146 - Print Check	22061	M0037-20 - MIAMI POOL TECH INC VAC LOCK SAFETY FITTING	\$72.23	\$0.00	
10/30/2025	AP 741146 - Print Check	22060	JCS01-20 - JC SERVICES OF SOUTH FL CORP EST 4	\$325.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22053	MSALL-20 - MS ALL SERVICES CORP CONDO C	\$480.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22063	TOROPES-20 - TORO PEST CONTROL RODENT MONITORING OCT 2025	\$655.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22058	C&D21 - C&D PLUMBING INC. 35014 EST 4	\$125.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22057	SILV21 - SILVA ORNAMENTAL IRON WORKS LLC. 39384 EST 1	\$3,075.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22062	NATSEC-21 - NATION SECURITY 09/29/25 - 10/05/25	\$7,109.83	\$0.00	
10/30/2025	AP 741146 - Print Check	22064	FC-24 - FABRIZIO COLOMBI CLUBHOUSE DEP REF 36574 - 05/27/25	\$250.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22056	MGC-25 - MGC ROOFING & CONSTRUCTION 34055 CONDO N	\$1,799.51	\$0.00	
10/30/2025	AP 741146 - Print Check	22059	MGC-25 - MGC ROOFING & CONSTRUCTION 35424 EST 4	\$1,780.69	\$0.00	
10/30/2025	AP 741146 - Print Check	22054	PP-25 - PRESTIGE POWER WASHING CONDO E	\$720.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22055	PP-25 - PRESTIGE POWER WASHING 34865 CONDO N	\$350.00	\$0.00	
10/30/2025	AP 741146 - Print Check	22065	ISM-25 - IRIS SALAZAR MOJICA CLUBHOUSE DEP REF 39841	\$250.00	\$0.00	
10/30/2025	AP 741161 - Print Check	4111	K0028 - KINGDOM VISION CONSTRUCTION CONDO S	\$8,337.50	\$0.00	
10/30/2025	AP 741161 - Print Check	4112	K0028 - KINGDOM VISION CONSTRUCTION 39711 CONDO S	\$1,750.00	\$0.00	
10/30/2025	AP 741161 - Print Check	4113	K0028 - KINGDOM VISION CONSTRUCTION 39721 CONDO S	\$1,200.00	\$0.00	
10/30/2025	AP 741161 - Print Check	4114	K0028 - KINGDOM VISION CONSTRUCTION 39901 CONDO S	\$1,600.00	\$0.00	
10/30/2025	AP 741167 - Print Check	1364	PUC-25 - PIKOLINOS USA CORP SEC DEP REF 99413 - 10/07/24	\$3,900.00	\$0.00	
10/30/2025	AP 741170 - Enter Bill		MB-24 - MONICA BERINCUA CLUBHOUSE DEP REF 98073 - 10/20/25	\$0.00	\$250.00	
10/30/2025	AP 741171 - Print Check	22066	MB-24 - MONICA BERINCUA CLUBHOUSE DEP REF 98073 - 10/20/25	\$250.00	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/31/2025	AP 741513 - Void Check	22055	PP-25 - PRESTIGE POWER WASHING	34865 CONDO N	\$0.00	\$350.00	
10/31/2025	AP 741515 - AP Adjustment		PP-25 - PRESTIGE POWER WASHING	34865 CONDO N	\$350.00	\$0.00	
10/31/2025	AP 748784 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066 OCT 2025	\$0.00	\$2,625.00	
10/31/2025	AP 748785 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2230172 OCT 2025	\$0.00	\$456.08	
10/31/2025	AP 748786 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2250345 OCT 2025	\$0.00	\$220.00	
10/31/2025	AP 748789 - Enter Bills - Separate Check		TOROPES-20 - TORO PEST CONTROL	IPM SERVICE OCT 2025	\$0.00	\$1,095.00	
10/31/2025	AP 753893 - Void Check	21622	SHIELD-20 - SHIELD PEST CONTROL	39661 CONDO S	\$0.00	\$1,120.00	
02004-000 Loan Bco Popular (Paving - Entrance)				(\$1,118,085.57)	\$0.00	\$0.00	(\$1,118,085.57)
02005-000 Accrued Expenses				(\$51,149.97)	\$29,650.00	\$5,683.33	(\$27,183.30)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/9/2025	AP 732865 - Enter Bills - Separate Check		GREGK-24 - GREG K. GONZALEZ, CPA, PA	AUDITED FINANCIAL STATEMENTS	\$19,500.00	\$0.00	
10/16/2025	AP 735699 - Enter Bill		GRG-22 - GERSTLE, ROSEN & GOLDENBERG	MASTER - 2024 AUDITED FINANCIAL STATEMENTS	\$10,150.00	\$0.00	
10/31/2025	GL 755662 - Journal Entry		REAL ESTATE TAXES	REAL STATE TAXES	\$0.00	\$3,333.33	
10/31/2025	GL 755663 - Journal Entry		AUDIT/ TAX	AUDIT/ TAX	\$0.00	\$2,350.00	
02006-000 Loan Repayment				(\$309,676.39)	\$24,085.25	\$19,000.00	(\$304,591.14)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 753360 - Misc Payment			POPULAR BANK LOAN PMT	\$24,085.25	\$0.00	
10/31/2025	GL 755664 - Journal Entry		2025 BUDGET	2025 BUDGET	\$0.00	\$19,000.00	
02007-000 Insurance Note Payable				(\$623,285.80)	\$197,235.79	\$38.59	(\$426,088.60)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 746088 - Journal Entry		AJE - INSURANCE	181,590.55	\$154.36	\$0.00	
10/22/2025	AP 737884 - Hand Written Check	1	FIRST-22 - FIRST INSURANCE FUNDING	PYMNT# 10 OCT 2025	\$181,079.97	\$0.00	
10/27/2025	AP 737886 - Hand Written Check	1	FIRST-22 - FIRST INSURANCE FUNDING	PYMNT# 7 OCT 2025	\$16,001.46	\$0.00	
10/31/2025	GL 746236 - Journal Entry		INSURANCE PAYMENT	INSURANCE PAYMENT	\$0.00	\$38.59	
02009-000 Golf Course Loan				\$603.00	\$0.00	\$0.00	\$603.00
02012-000 Clubhouse Deposit				(\$5,000.00)	\$1,000.00	\$2,500.00	(\$6,500.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AR 726867 - Cash Receipts - Miscellaneous			38602 clubhouse	\$0.00	\$500.00	
10/15/2025	AR 735247 - Cash Receipts -			97353 clubhouse	\$0.00	\$500.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/20/2025	Miscellaneous AR 736999 - Cash Receipts - Miscellaneous			98073 clubhouse rental	\$0.00	\$1,500.00	
10/23/2025	AP 738131 - Enter Bill		CLARA - CLARA GOMEZ	CLUBHOUSE DEP REF 37142	\$250.00	\$0.00	
10/30/2025	AP 741132 - Enter Bills - Separate Check		FC-24 - FABRIZIO COLOMBI	CLUBHOUSE DEP REF 36574 - 05/27/25	\$250.00	\$0.00	
10/30/2025	AP 741139 - Enter Bills - Separate Check		ISM-25 - IRIS SALAZAR MOJICA	CLUBHOUSE DEP REF 39841	\$250.00	\$0.00	
10/30/2025	AP 741170 - Enter Bill		MB-24 - MONICA BERINCUA	CLUBHOUSE DEP REF 98073 - 10/20/25	\$250.00	\$0.00	
02015-000 Security Deposits				(\$416,086.00)	\$7,800.00	\$10,650.00	(\$418,936.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/6/2025	AR 729156 - Cash Receipts - Miscellaneous	1597		Lum Lum LLC (no unit specified)	\$0.00	\$2,900.00	
10/13/2025	AR 734422 - Cash Receipts - Miscellaneous	6266301905		39451 - Anne Marie Risquez- Tomasyan	\$0.00	\$3,850.00	
10/20/2025	AR 736479 - Cash Receipts - Miscellaneous			97093 - (no name) WU MO #19-78579350(7-8)	\$0.00	\$3,900.00	
10/23/2025	AP 738132 - Enter Bill		LCDR-24 - LUIS CARLOS DEL RIO	SEC DEP REF 97173	\$3,900.00	\$0.00	
10/30/2025	AP 741144 - Enter Bill		PUC-25 - PIKOLINOS USA CORP	SEC DEP REF 99413 - 10/07/24	\$3,900.00	\$0.00	
02016-000 Credit Card				\$2,689.38	\$1,216.74	\$1,513.36	\$2,392.76
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$0.00	\$1,513.36	
10/21/2025	GL 753357 - Misc Payment			TRUIST CC PMT	\$608.37	\$0.00	
10/31/2025	GL 753358 - Misc Payment			TRUIST CC PMT	\$608.37	\$0.00	
02018-000 Deferred Cable Cost-Master				(\$44,886.63)	\$2,300.00	\$0.00	(\$42,586.63)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 755664 - Journal Entry		2025 BUDGET	2025 BUDGET	\$2,300.00	\$0.00	
02019-000 Due to Reserves-Master				(\$707,667.00)	\$0.00	\$0.00	(\$707,667.00)
02220-000 Payroll Taxes Payable				\$0.00	\$8,042.62	\$8,042.62	\$0.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$4,004.41	\$4,004.41	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$4,038.21	\$4,038.21	
02500-000 Prepaid Owner Assessments				(\$146,318.70)	\$0.00	\$0.00	(\$146,318.70)
03030-000 Reserves Interest				(\$8,151.29)	\$0.00	\$1,668.03	(\$9,819.32)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 755849 - Journal Entry		RESERVE INTEREST TR	RESERVE INTEREST TR	\$0.00	\$1,668.03	
03040-000 Spec Project - Front Door				(\$68,450.12)	\$0.00	\$0.00	(\$68,450.12)
03042-000 Operating Contingency				(\$32,255.22)	\$0.00	\$0.00	(\$32,255.22)

Account				Balance Forward	Debits	Credits	Ending Balance
03101-000 Reserve - A/C Equip 10T Roof-Master				(\$10,170.32)	\$0.00	\$131.96	(\$10,302.28)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$131.96	
03102-000 Reserve - A/C Equip 3 TON Unit-Master				(\$2,360.36)	\$0.00	\$29.24	(\$2,389.60)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$29.24	
03103-000 Reserve - Awnings-Master				(\$14,895.96)	\$0.00	\$0.00	(\$14,895.96)
03104-000 Reserve - Carpet-Master				(\$4,140.00)	\$0.00	\$0.00	(\$4,140.00)
03105-000 Reserve - Furniture Office-Master				(\$31,886.96)	\$0.00	\$0.00	(\$31,886.96)
03106-000 Reserve - Flooring Tile-Master				(\$2,785.97)	\$0.00	\$118.00	(\$2,903.97)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$118.00	
03107-000 Reserve - Flooring Wood Compos-Master				(\$4,045.47)	\$0.00	\$60.99	(\$4,106.46)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$60.99	
03108-000 Reserve - Interior Painting-Master				(\$9,314.86)	\$0.00	\$252.72	(\$9,567.58)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$252.72	
03109-000 Reserve - Exterior Painting-Master				(\$384.86)	\$0.00	\$138.56	(\$523.42)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$138.56	
03110-000 Reserve - Kitchen/Breakroom-Master				(\$0.01)	\$0.00	\$71.87	(\$71.88)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$71.87	
03111-000 Reserve - Clubhouse Restrooms-Master				(\$9,197.66)	\$0.00	\$280.72	(\$9,478.38)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$280.72	
03112-000 Reserve - Pool Restrooms-Master				(\$18,754.45)	\$0.00	\$295.37	(\$19,049.82)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 -		RESERVE MASTER	RESERVE	\$0.00	\$295.37	

Account				Balance Forward	Debits	Credits	Ending Balance
Journal Entry							
03113-000 Reserve - Court Resurface-Master				(\$16,810.01)	\$0.00	\$730.01	(\$17,540.02)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$730.01	
03114-000 Reseve - Court Lighting-Master				(\$7,214.32)	\$0.00	\$74.45	(\$7,288.77)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$74.45	
03115-000 Reserve - Court Fencing & Scre-Master				(\$5,942.10)	\$0.00	\$78.66	(\$6,020.76)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$78.66	
03116-000 Reserve - Furniture Pool-Master				(\$12,923.11)	\$0.00	\$442.29	(\$13,365.40)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$442.29	
03117-000 Reserve - Pool deck Surface-Master				(\$29,098.96)	\$0.00	\$398.40	(\$29,497.36)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$398.40	
03118-000 Reserve - Pool Deck Fence & Ga-Master				(\$10,172.04)	\$0.00	\$0.00	(\$10,172.04)
03119-000 Reserve - Asphalt Pavi. Overla-Master				(\$108,653.34)	\$0.00	\$1,782.01	(\$110,435.35)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$1,782.01	
03120-000 Reserve - Asphalt Sealcoat-Master				(\$145,925.05)	\$0.00	\$1.00	(\$145,926.05)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$1.00	
03121-000 Reserve - Playground Equipment-Master				(\$0.01)	\$0.00	\$353.82	(\$353.83)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$353.82	
03122-000 Reserve - Play Fence & Gate-Master				(\$5,790.00)	\$0.00	\$0.00	(\$5,790.00)
03123-000 Reserve - Roof Flat-Master				(\$17,511.90)	\$0.00	\$223.10	(\$17,735.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 -		RESERVE MASTER	RESERVE	\$0.00	\$223.10	

Account				Balance Forward	Debits	Credits	Ending Balance
Journal Entry							
03124-000 Reserve - Roof Tile-Master				(\$9,717.90)	\$0.00	\$121.82	(\$9,839.72)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$121.82	
03125-000 Reserve - Signage Entry Monume-Master				(\$1,806.21)	\$0.00	\$23.01	(\$1,829.22)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$23.01	
03126-000 Reserve - Signage Street Direc-Master				(\$2,088.94)	\$0.00	\$980.97	(\$3,069.91)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$980.97	
03127-000 Reserve - Mailboxes-Master				(\$9,575.01)	\$0.00	\$959.31	(\$10,534.32)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$959.31	
03128-000 Reserve - Street Lights-Master				(\$90,312.61)	\$0.00	\$1,640.41	(\$91,953.02)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$1,640.41	
03129-000 Reserve - Per. Fence ChainLink-Master				(\$33,221.03)	\$0.00	\$530.95	(\$33,751.98)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$530.95	
03130-000 Reserve - Per. Fence Aluminum-Master				(\$1,482.27)	\$0.00	\$228.51	(\$1,710.78)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$228.51	
03131-000 Reserve - Irrigation Pumps 31-Master				(\$19,698.56)	\$0.00	\$1,981.14	(\$21,679.70)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$1,981.14	
03132-000 Reserve - Gate Barrier Arm-Master				(\$7,620.63)	\$0.00	\$92.07	(\$7,712.70)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$92.07	
03133-000 Reserve - Gates Aluminum-Master				(\$7,806.06)	\$0.00	\$68.74	(\$7,874.80)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$68.74	
03134-000 Reserve - Gates Motors-Master				(\$10,606.28)	\$0.00	\$192.36	(\$10,798.64)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$192.36	
03135-000 Reserve - Gates Software Updat-Master				(\$14,101.00)	\$0.00	\$3,129.17	(\$17,230.17)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$3,129.17	
03136-000 Reserve - Golf Building-Master				(\$24,276.24)	\$0.00	\$3,967.74	(\$28,243.98)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$3,967.74	
03137-000 Reserve - Irrigation Pumps				(\$0.01)	\$0.00	\$368.87	(\$368.88)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$368.87	
03138-000 Reserve - Pool Motor/Mechanic				(\$0.01)	\$0.00	\$433.09	(\$433.10)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$0.00	\$433.09	
03800-000 Retained Earnings				\$1,545,859.83	\$0.00	\$0.00	\$1,545,859.83
40001-000 Income				(\$4,076,506.08)	\$205,661.33	\$658,606.45	(\$4,529,451.20)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AR 725991 - Apply Charges				\$0.00	\$658,606.45	
10/30/2025	GL 755667 - Journal Entry		INCOME	INCOME	\$205,661.33	\$0.00	
40002-000 Reserve Income				(\$181,631.97)	\$0.00	\$20,181.33	(\$201,813.30)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 755667 - Journal Entry		INCOME	INCOME	\$0.00	\$20,181.33	
40011-000 Late Fee Income				(\$6,421.12)	\$70.00	\$1,550.00	(\$7,901.12)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/21/2025	AR 737461 - Apply Late Fee				\$0.00	\$1,550.00	
10/21/2025	AR 738739 - Adjustment				\$25.00	\$0.00	
10/24/2025	AR 738707 - Adjustment				\$20.00	\$0.00	
10/31/2025	AR 741546 - Adjustment				\$25.00	\$0.00	
40015-000 Legal Fee Income				(\$1,500.00)	\$0.00	\$750.00	(\$2,250.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
10/27/2025	AR 739337 - Adjustment				\$0.00	\$750.00	
40030-000 Screening Fees				(\$8,700.00)	\$0.00	\$1,900.99	(\$10,600.99)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AR 726867 - Cash Receipts - Miscellaneous			98091 app	\$0.00	\$100.00	
10/8/2025	AR 731069 - Cash Receipts - Miscellaneous			35364 app	\$0.00	\$200.00	
10/15/2025	AR 735247 - Cash Receipts - Miscellaneous			Jeyler J. Zabala (no unit) app	\$0.00	\$700.99	
10/20/2025	AR 736999 - Cash Receipts - Miscellaneous			38254 app	\$0.00	\$500.00	
10/28/2025	AR 739532 - Cash Receipts - Miscellaneous			36235	\$0.00	\$400.00	
40056-000 Violation Fees				(\$988.00)	\$0.00	\$0.00	(\$988.00)
40060-000 Transponder Income				(\$3,970.00)	\$0.00	\$0.00	(\$3,970.00)
40079-000 Clubhouse Rental				(\$5,350.00)	\$0.00	\$0.00	(\$5,350.00)
40080-000 Interest Income				(\$3,423.68)	\$0.00	\$3.80	(\$3,427.48)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 754343 - Misc Deposit				\$0.00	\$3.74	
10/31/2025	GL 754353 - Misc Deposit				\$0.00	\$0.06	
40081-000 Reserve Interest Income				(\$8,151.29)	\$0.00	\$1,668.03	(\$9,819.32)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 755842 - Journal Entry		RESERVE INTERESTS TR	RESERVE INTERESTS	\$0.00	\$1,668.03	
40090-000 Miscellaneous Income				(\$5,126.62)	\$0.00	\$1,591.04	(\$6,717.66)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/7/2025	AR 736400 - Apply NSF	0000000001			\$0.00	\$25.00	
10/8/2025	AR 736454 - Apply NSF	0000000001			\$0.00	\$25.00	
10/8/2025	AR 736457 - Apply NSF	0000000001			\$0.00	\$25.00	
10/16/2025	AR 738257 - Apply NSF	0000000004			\$0.00	\$25.00	
10/27/2025	AR 754351 - Apply NSF	503871289		Automated Payment for Apply Charges Batch #725991	\$0.00	\$25.00	
10/31/2025	GL 754342 - Misc Deposit			SQUARE TRANSACTIONS OCT 2025	\$0.00	\$1,466.04	
41008-000 Tennis Income				(\$12,600.00)	\$0.00	\$1,400.00	(\$14,000.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/8/2025	AR 731069 - Cash Receipts - Miscellaneous			Polonsky Tennis Academy October rent	\$0.00	\$1,400.00	
50005-000 Audit/Tax Preparation				\$21,150.00	\$2,350.00	\$0.00	\$23,500.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
10/31/2025	GL 755663 - Journal Entry		AUDIT/ TAX	AUDIT/ TAX	\$2,350.00	\$0.00	
50008-000 Accounting Fees				\$74,700.00	\$9,050.00	\$750.00	\$83,000.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/9/2025	AP 732405 - Enter Bills - Separate Check		PREFERRED ACCOUNTING SERVICES, Inc.	OCT 2025	\$9,050.00	\$0.00	
10/30/2025	GL 755668 - Journal Entry		PAYROLL FEES	PAYROLL FEES	\$0.00	\$750.00	
50022-000 Computer System				\$2,890.33	\$227.72	\$0.00	\$3,118.05
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$19.99	\$0.00	
10/16/2025	AP 735669 - Enter Bills - Separate Check		M032-20 - COMPUCARE SYSTEMS INC	MASTER - STORAGE 09/29/25 - 10/28/25	\$78.30	\$0.00	
10/23/2025	AP 738125 - Enter Bills - Separate Check		M032-20 - COMPUCARE SYSTEMS INC	OCT 2025 - EMAIL SERVICES	\$129.43	\$0.00	
50023-000 Computer Software-Master				\$4,580.04	\$105.83	\$0.00	\$4,685.87
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$105.83	\$0.00	
50043-000 Transponder Expense				\$0.00	\$1,892.00	\$0.00	\$1,892.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/16/2025	AP 735649 - Enter Bills - Separate Check		ASER-25 - A.S. SERVICES	MASTER - TRANSPONDERS	\$1,892.00	\$0.00	
50045-000 Legal Fees				\$39,371.98	\$3,301.08	\$0.00	\$42,673.06
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	AP 748784 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 1990066 OCT 2025	\$2,625.00	\$0.00	
10/31/2025	AP 748785 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2230172 OCT 2025	\$456.08	\$0.00	
10/31/2025	AP 748786 - Enter Bills - Separate Check		S025-20 - SIEGFRIED RIVERA LERNER PA	MATTER# 2250345 OCT 2025	\$220.00	\$0.00	
50046-000 Legal Fees Collections				\$3,750.00	\$0.00	\$0.00	\$3,750.00
50050-000 Licenses, Taxes, Permits				\$2,721.64	\$2,278.44	\$0.00	\$5,000.08
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		FIRE RESCUE VIOLATION	violation paid code compliance	\$210.00	\$0.00	
10/16/2025	AP 735659 - Enter Bills - Separate Check		ASER-25 - A.S. SERVICES	MASTER - REMEDiate VIOLATION FIRE PYMNT	\$1,668.56	\$0.00	
10/27/2025	AP 743265 - Hand Written Check		PROBO - PROPERTY BOSS SOLUTIONS	MASTER	\$399.88	\$0.00	
50053-000 Corporate Annual Report				\$195.00	\$125.00	\$0.00	\$320.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
10/2/2025	AP 727252 - Enter Bill		ECFS-23 - EXPRESS CORPORATE FILING SERVICE	ANNUAL REPORT FILING SERV 2025	\$125.00	\$0.00	
50055-000 Meeting Expenses/Refreshments				\$430.24	\$132.51	\$0.00	\$562.75
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$132.51	\$0.00	
50056-000 Building Recertification				\$43,275.00	\$0.00	\$0.00	\$43,275.00
50080-000 Postage				\$911.55	\$708.32	\$0.00	\$1,619.87
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/9/2025	AP 732406 - Enter Bills - Separate Check		PREFERRED ACCOUNTING SERVICES, Inc.	POSTAGE JAN - JUNE 2025	\$597.06	\$0.00	
10/14/2025	GL 753359 - Misc Payment			PITNEY BOWES	\$111.26	\$0.00	
50084-000 Special Project Entrance - Asphalt				\$171,000.00	\$19,000.00	\$0.00	\$190,000.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 755664 - Journal Entry		2025 BUDGET	2025 BUDGET	\$19,000.00	\$0.00	
50085-000 Office Supplies				\$6,900.01	\$157.88	\$0.00	\$7,057.89
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$18.28	\$0.00	
10/20/2025	AP 743233 - Hand Written Check	1	STAPLE-20 - STAPLES	MASTER	\$139.60	\$0.00	
50086-000 Printing				\$3,858.70	\$0.00	\$0.00	\$3,858.70
50090-000 Professional Fees				(\$0.69)	\$0.00	\$0.00	(\$0.69)
51006-000 Vehicle Lease				(\$0.18)	\$0.00	\$0.00	(\$0.18)
51007-000 Real Estate Taxes				\$30,044.97	\$3,333.33	\$0.00	\$33,378.30
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 755662 - Journal Entry		REAL ESTATE TAXES	REAL STATE TAXES	\$3,333.33	\$0.00	
51009-000 Bank Charges				\$583.76	\$58.00	\$0.00	\$641.76
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 754339 - Misc Payment				\$48.00	\$0.00	
10/31/2025	GL 754355 - Misc Payment				\$10.00	\$0.00	
51010-000 Square Fees				(\$8.35)	\$0.00	\$0.00	(\$8.35)
51012-000 Screening Fees				\$4,449.95	\$1,736.65	\$0.00	\$6,186.60
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/9/2025	AP 743250 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER MAY 2025	\$71.00	\$0.00	
10/9/2025	AP 743251 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER MAR 2025	\$66.30	\$0.00	
10/9/2025	AP 743252 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER - SEPT 2025	\$707.00	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/31/2025	AP 748791 - Hand Written Check	1	SARMA-20 - SARMA/UNITED SCREENING SERVICES CORP.	MASTER - OCT 2025	\$892.35	\$0.00	
51013-000 Uniforms Contract-Master				\$3,059.70	\$424.30	\$0.00	\$3,484.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AP 745761 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$84.86	\$0.00	
10/8/2025	AP 745762 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$84.86	\$0.00	
10/15/2025	AP 745763 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$84.86	\$0.00	
10/22/2025	AP 745768 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$84.86	\$0.00	
10/29/2025	AP 745619 - Enter Bill		UNIFIR - UNIFIRST	UNIFORMS	\$84.86	\$0.00	
52031-000 Property				\$1,380,852.10	\$153,389.32	\$38.59	\$1,534,202.83
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 746088 - Journal Entry		AJE - INSURANCE		\$0.00	\$38.59	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$153,389.32	\$0.00	
52032-000 Umbrella Insurance				\$33,680.25	\$3,742.25	\$0.00	\$37,422.50
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$3,742.25	\$0.00	
52033-000 Liability				\$152,905.10	\$16,887.50	\$0.00	\$169,792.60
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$16,887.50	\$0.00	
52034-000 Flood Insurance				\$141,551.12	\$15,624.42	\$0.00	\$157,175.54
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746240 - Journal Entry		INSURANCE	INSURANCE	\$15,503.92	\$0.00	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$120.50	\$0.00	
52035-000 Directors & Officers Inc				\$11,006.46	\$1,222.94	\$0.00	\$12,229.40
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$1,222.94	\$0.00	
52036-000 Fidelity Bond				\$4,942.53	\$549.17	\$0.00	\$5,491.70
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$549.17	\$0.00	
52037-000 Auto Insurance-Master				\$3,720.94	\$496.92	\$0.00	\$4,217.86
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746240 - Journal Entry		INSURANCE	INSURANCE	\$496.92	\$0.00	
52039-000 Workers Compensation				\$7,000.71	\$390.08	\$0.00	\$7,390.79
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$390.08	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
52040-000 Insurance Finance Charges				\$51,434.49	\$5,747.75	\$0.00	\$57,182.24
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/31/2025	GL 746240 - Journal Entry		INSURANCE	INSURANCE	\$497.54	\$0.00	
10/31/2025	GL 746249 - Journal Entry		INSURANCE	INSURANCE	\$5,250.21	\$0.00	
52041-000 Liability Insurance Events				\$378.73	\$0.00	\$0.00	\$378.73
54050-000 Electricity				\$41,698.16	\$4,625.52	\$0.00	\$46,323.68
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/7/2025	AP 743275 - Hand Written Check	1	F002-22 - FPL	08/18/25 - 09/17/25	\$244.75	\$0.00	
10/7/2025	AP 743276 - Hand Written Check	1	F002-22 - FPL	08/18/25 - 09/17/25	\$31.49	\$0.00	
10/31/2025	GL 753363 - Misc Payment			FPL OCTOBER 2025	\$4,349.28	\$0.00	
54070-000 Water & Sewer				\$14,951.49	\$2,315.57	\$0.00	\$17,267.06
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/14/2025	AP 723315 - Hand Written Check	1	MDWS-CDS25 - MIAMI DADE WATER AND SEWER (COSTA)	08/19/25 - 09/17/25	\$874.53	\$0.00	
10/14/2025	AP 723317 - Hand Written Check	1	MDWS-CDS25 - MIAMI DADE WATER AND SEWER (COSTA)	08/19/25 - 09/17/25	\$1,322.49	\$0.00	
10/30/2025	GL 754115 - Journal Entry		3Q 2025 WATER	3Q 2025 WATER	\$118.55	\$0.00	
54080-000 Gas/Fuel Oil				\$448.83	\$0.00	\$0.00	\$448.83
54100-000 Telephone				\$4,143.44	\$266.77	\$0.00	\$4,410.21
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	AP 743238 - Hand Written Check	1	VER-23 - VERVE CLOUD, INC	MASTER OCT 2025	\$266.17	\$0.00	
10/31/2025	GL 754340 - Misc Payment			VERVE CLOUD ADJ	\$0.60	\$0.00	
60013-000 Cable Television				\$556,029.52	\$66,351.57	\$2,300.00	\$620,081.09
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	AP 737559 - Hand Written Check	1	HOTWIR-20 - HOTWIRE COMMUNICATIONS	OCT 2025	\$66,351.57	\$0.00	
10/31/2025	GL 755664 - Journal Entry		2025 BUDGET	2025 BUDGET	\$0.00	\$2,300.00	
60015-000 IT Support Contract				\$13,438.61	\$1,220.20	\$0.00	\$14,658.81
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/16/2025	AP 735670 - Enter Bills - Separate Check		M032-20 - COMPU CARE SYSTEMS INC	MASTER OCT 2025	\$1,220.20	\$0.00	
60021-000 Drinking Water Contract				\$1,390.46	\$90.70	\$0.00	\$1,481.16
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/15/2025	AP 743271 - Hand Written Check	1	QUEN-20 - QUENCH USA INC	09/15/24 - 10/14/24	\$90.70	\$0.00	
60025-000 2025 Gate Access Control				\$0.00	\$1,911.00	\$0.00	\$1,911.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
10/23/2025	AP 738148 - Enter Bills - Separate Check		LI-25 - LIVVIE	MASTER - GATE ACCESS CONTROL	\$1,911.00	\$0.00	
60030-000 Photocopier Lease				\$4,274.39	\$492.70	\$0.00	\$4,767.09
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/15/2025	AP 743270 - Hand Written Check	1	DLL-22 - DE LAGE LANDEN FINANCIAL SERVICES, LLC	09/15/23 - 10/14/23	\$492.70	\$0.00	
60090-000 Lawn Maintenance Contract				\$244,917.00	\$27,213.00	\$0.00	\$272,130.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727253 - Enter Bill		US LAW-20 - US LAWNES	OCT 2025	\$27,213.00	\$0.00	
60095-000 Lawn Pest/Rodent Control				\$19,600.00	\$1,750.00	\$0.00	\$21,350.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	AP 741121 - Enter Bills - Separate Check		TOROPES-20 - TORO PEST CONTROL	RODENT MONITORING OCT 2025	\$655.00	\$0.00	
10/31/2025	AP 748789 - Enter Bills - Separate Check		TOROPES-20 - TORO PEST CONTROL	IPM SERVICE OCT 2025	\$1,095.00	\$0.00	
61020-000 Pool Chemicals Supplies				\$2,529.79	\$1,014.06	\$0.00	\$3,543.85
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727254 - Enter Bill		P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$456.72	\$0.00	
10/23/2025	AP 738128 - Enter Bills - Separate Check		P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$383.10	\$0.00	
10/23/2025	AP 738328 - Enter Bills - Separate Check		P0045 - PRO-STAR POOL SUPPLIES	MASTER	\$174.24	\$0.00	
61045-000 Security Services				\$271,804.56	\$29,072.76	\$0.00	\$300,877.32
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AP 745617 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	09/22/25 - 09/28/25	\$7,109.83	\$0.00	
10/5/2025	AP 741115 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	09/29/25 - 10/05/25	\$7,109.83	\$0.00	
10/12/2025	AP 748775 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	10/06/25 - 10/12/25	\$7,426.55	\$0.00	
10/19/2025	AP 750743 - Enter Bills - Separate Check		NATSEC-21 - NATION SECURITY	10/13/25 - 10/19/25	\$7,426.55	\$0.00	
61046-000 Golf Cart Contract - Expenses				\$3,580.15	\$788.91	\$0.00	\$4,369.06
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	AP 743253 - Hand Written Check	1	YAMA21 - YAMAHA MOTOR FINANCE CORP.	MASTER OCT 2025	\$788.91	\$0.00	
61055-000 Trash Removal				\$263,532.82	\$29,230.98	\$0.00	\$292,763.80
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/15/2025	AP 743273 - Hand Written	1	MW001-20 - MAGICWASTE	OCT 2025	\$29,230.98	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
Check							
61070-000 Lake Water Treatment				\$6,417.00	\$713.00	\$0.00	\$7,130.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727266 - Enter Bill		TAS-25 - TIGRIS AQUATIC SERVICES LLC	MASTER OCT 2025	\$713.00	\$0.00	
65010-000 Management Salaries				\$74,422.36	\$9,230.78	\$0.00	\$83,653.14
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$4,615.39	\$0.00	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$4,615.39	\$0.00	
65011-000 On-Site Administrative Staff				\$85,348.74	\$11,327.00	\$0.00	\$96,675.74
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$5,559.00	\$0.00	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$5,768.00	\$0.00	
65018-000 Maintenance Salaries				\$112,240.00	\$12,159.00	\$0.00	\$124,399.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$6,123.00	\$0.00	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$6,036.00	\$0.00	
65025-000 Payroll Process Fees				\$6,750.00	\$750.00	\$0.00	\$7,500.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 755668 - Journal Entry		PAYROLL FEES	PAYROLL FEES	\$750.00	\$0.00	
65027-000 Payroll & Benefits - Rec Staff				\$20,734.96	\$2,523.05	\$0.00	\$23,258.01
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/10/2025	GL 738496 - Journal Entry		payroll	payroll	\$1,256.32	\$0.00	
10/24/2025	GL 738497 - Journal Entry		payroll	payroll	\$1,266.73	\$0.00	
70030-000 Special Project-Master				\$0.00	\$20,000.00	\$0.00	\$20,000.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/16/2025	AP 735714 - Enter Bill		SVS01 - SEDGWICK CLAIMS MANAGEMENT SERVICES, INC	MASTER - RESERVE STUDY	\$20,000.00	\$0.00	
70032-000 R & M Clubhouse				\$1,465.00	\$141.32	\$0.00	\$1,606.32
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$141.32	\$0.00	
70037-000 R&M Tennis Courts				\$656.06	\$0.00	\$0.00	\$656.06
70045-000 R&M Electrical				\$312.33	\$0.00	\$0.00	\$312.33
70048-000 R & M Irrigation Sprinkler				\$20,281.82	\$1,720.00	\$0.00	\$22,001.82
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727245 - Enter Bills - Separate Check		JJES-23 - JJES SERVICES CORP., INC	MASTER	\$620.00	\$0.00	
10/2/2025	AP 727246 - Enter Bills - Separate Check		JJES-23 - JJES SERVICES CORP., INC	MASTER	\$550.00	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
10/9/2025	AP 732394 - Enter Bills - Separate Check		JJES-23 - JJES SERVICES CORP., INC	MASTER - ESCORIAL	\$550.00	\$0.00	
70065-000 R & M Golf Cart				\$643.64	\$0.00	\$0.00	\$643.64
70067-000 R & M Golf Building				\$3,592.46	\$175.00	\$0.00	\$3,767.46
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/16/2025	AP 735712 - Enter Bills - Separate Check		N0054 - NICOLA ELECTRIC INC	MASTER - GOLF- FOUNTAIN	\$175.00	\$0.00	
70090-000 R & M Plumbing				\$771.15	\$0.00	\$0.00	\$771.15
70095-000 R&M Pool				\$3,000.00	\$72.23	\$0.00	\$3,072.23
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	AP 741104 - Enter Bills - Separate Check		M0037-20 - MIAMI POOL TECH INC	VAC LOCK SAFETY FITTING	\$72.23	\$0.00	
71036-000 Landscape Replacement				\$20,455.36	\$7,964.00	\$0.00	\$28,419.36
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/2/2025	AP 727335 - Enter Bills - Separate Check		JCS01-20 - JC SERVICES OF SOUTH FL CORP	MASTER - GARDEN BOXES E1 TO E4	\$6,050.00	\$0.00	
10/23/2025	AP 738127 - Enter Bills - Separate Check		PINAR - PINAR DEL RIO LANDSCAPING LLC	MASTER	\$1,914.00	\$0.00	
71038-000 Tree Trimming				\$68,025.00	\$0.00	\$0.00	\$68,025.00
71070-000 R&M-Gate Equipment				\$6,508.71	\$910.00	\$0.00	\$7,418.71
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/16/2025	AP 735715 - Enter Bills - Separate Check		SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER - EXIT GATE 97TH AVE	\$690.00	\$0.00	
10/16/2025	AP 735717 - Enter Bills - Separate Check		SILV21 - SILVA ORNAMENTAL IRON WORKS LLC.	MASTER	\$220.00	\$0.00	
71090-000 Maintenance Supplies				\$8,614.53	\$882.64	\$0.00	\$9,497.17
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/17/2025	AP 737528 - Hand Written Check	1	HP-21 - THE HOME DEPOT	MASTER - SUPPLIES	\$45.31	\$0.00	
10/21/2025	AP 743239 - Hand Written Check	1	H028-20 - HD SUPPLY FACILITIES MAINT.	MASTER	\$837.33	\$0.00	
71092-000 Janitorial Supplies				\$2,587.33	\$461.05	\$0.00	\$3,048.38
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$305.73	\$0.00	
10/20/2025	AP 743233 - Hand Written Check	1	STAPLE-20 - STAPLES	MASTER	\$155.32	\$0.00	
71093-000 Fire Inspection				\$3,213.21	\$0.00	\$0.00	\$3,213.21
71095-000 Lighting Supplies				\$3,478.06	\$579.70	\$0.00	\$4,057.76
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 755657 - Journal Entry		CREDIT CARD	credit card	\$579.70	\$0.00	
80001-000 Reserves Transfers				\$181,631.97	\$20,181.33	\$0.00	\$201,813.30

Account				Balance Forward	Debits	Credits	Ending Balance
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/1/2025	GL 739307 - Journal Entry		RESERVE MASTER	RESERVE	\$20,181.33	\$0.00	
80010-000 Reserve Interest Transfer				\$8,151.29	\$1,668.03	\$0.00	\$9,819.32
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
10/30/2025	GL 755842 - Journal Entry		RESERVE INTERESTS TR	RESERVE INTERESTS	\$1,668.03	\$0.00	
Total:				\$0.00	\$2,917,073.27	\$2,917,073.27	\$0.00