

**JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM
ASSOCIATION, INC.
FINANCIAL REPORTS
February 28, 2018**

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

Jacaranda Country Club Villas Condominium Association, Inc.
Statement of Assets, Liabilities, & Fund Balance
As of February 28, 2018

	Feb 28, 18
ASSETS	
Current Assets	
Checking/Savings	
1001 · OPs Sabal Palm - 0896	103,329.92
1002 · Res Sabal Palm - 0739	16,380.46
Total Checking/Savings	119,710.38
Accounts Receivable	
1200 · Accounts Receivable	7,627.48
Total Accounts Receivable	7,627.48
Other Current Assets	
1100 · Utility Deposits	250.00
1400 · Prepaid Insurance	25,910.77
Total Other Current Assets	26,160.77
Total Current Assets	153,498.63
TOTAL ASSETS	153,498.63
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2001 · *Accounts Payable	14,674.58
Total Accounts Payable	14,674.58
Other Current Liabilities	
2010 · Pre-Collected Maint Fee	16,342.58
2035 · Note Payable-Prem Assign/Insur	8,706.52
Total Other Current Liabilities	25,049.10
Total Current Liabilities	39,723.68
Total Liabilities	39,723.68
Equity	
3901 · Prior Year Adjustment	(1,480.00)
3530.01 · Reserve - Pool	14,869.57
3550.01 · Reserve - Wall SKLAAR	1,500.48
3599.01 · Reserves - Interest	9.91
3600 · Beg Fund Bal - Operating	93,460.33
Net Income	5,414.66
Total Equity	113,774.95
TOTAL LIABILITIES & EQUITY	153,498.63

Jacaranda Country Club Villas Condominium Association, Inc.
Revenue & Expense Budget Performance

03/23/18

February 2018

	Feb 18	Budget	\$ Over Bud...	Jan - Feb 18	YTD Budget	\$ Over Bud...	Annual Bud...
Ordinary Income/Expense							
Income							
4000 · Maintenance Fees	16,342.58	16,342.58	0.00	32,685.17	32,685.17	0.00	196,111.00
4280 · Misc. Income	0.00	25.00	(25.00)	0.00	50.00	(50.00)	300.00
4300 · Surplus Carry Forward	1,750.00	1,750.00	0.00	3,500.00	3,500.00	0.00	21,000.00
Total Income	18,092.58	18,117.58	(25.00)	36,185.17	36,235.17	(50.00)	217,411.00
Gross Profit	18,092.58	18,117.58	(25.00)	36,185.17	36,235.17	(50.00)	217,411.00
Expense							
5010 · Legal/Accounting	0.00	166.67	(166.67)	0.00	333.34	(333.34)	2,000.00
5020 · Management Fees	1,050.00	1,080.00	(30.00)	2,100.00	2,160.00	(60.00)	12,960.00
5100 · Administrative	(4.11)	166.67	(170.78)	454.22	333.34	120.88	2,000.00
5200 · Insurance	8,488.56	9,118.92	(630.36)	16,977.12	18,237.84	(1,260.72)	109,427.00
5201 · GAB Robbins Insurance Appraisal	0.00	62.50	(62.50)	0.00	125.00	(125.00)	750.00
5300 · Division Fees	0.00	24.00	(24.00)	0.00	48.00	(48.00)	288.00
5310 · Licenses/Fees	0.00	38.42	(38.42)	0.00	76.84	(76.84)	461.00
6000 · Maintenance/Repairs General	443.05	416.67	26.38	1,646.58	833.34	813.24	5,000.00
6000.1 · Electrical Feed Upgrade	0.00	950.00	(950.00)	0.00	1,900.00	(1,900.00)	11,400.00
6040 · Pest Control - Interior	0.00	240.00	(240.00)	0.00	480.00	(480.00)	2,880.00
6100.01 · Lawn\Shrub\Irrigation Contract	3,301.00	3,301.00	0.00	6,602.00	6,602.00	0.00	39,612.00
6100.03 · Landscape Replacement/Sup...	0.00	250.00	(250.00)	0.00	500.00	(500.00)	3,000.00
6100.04 · Palm Trees over 15'	0.00	208.33	(208.33)	0.00	416.66	(416.66)	2,500.00
6100.05 · Misc.Tree Trimming	0.00	166.67	(166.67)	0.00	333.34	(333.34)	2,000.00
6100.06 · Common Area Mulch	0.00	166.67	(166.67)	0.00	333.34	(333.34)	2,000.00
6100.07 · Repair Lamp Poles	0.00	50.00	(50.00)	0.00	100.00	(100.00)	600.00
6100.09 · Irrigation Repairs	0.00	250.00	(250.00)	0.00	500.00	(500.00)	3,000.00
6101.01 · New Shade Trees	0.00	41.67	(41.67)	0.00	83.34	(83.34)	500.00
6101.03 · Drip Lines in Common Areas	0.00	125.00	(125.00)	0.00	250.00	(250.00)	1,500.00
6200.01 · Pool Contract/Repairs	459.45	433.33	26.12	1,124.45	866.66	257.79	5,200.00
6200.03 · Pool Heater Contract	0.00	21.67	(21.67)	0.00	43.34	(43.34)	260.00
6200.04 · Pool Furniture	0.00	83.33	(83.33)	0.00	166.66	(166.66)	1,000.00
7100 · Water/Sewer	118.95	201.17	(82.22)	227.02	402.34	(175.32)	2,414.00
7200 · Electricity	520.44	477.17	43.27	1,342.38	954.34	388.04	5,726.00
7700 · Interest Expense-Insurance Loan	148.37	0.00	148.37	296.74	0.00	296.74	0.00
7900 · Contingency	0.00	77.75	(77.75)	0.00	155.50	(155.50)	933.00
Total Expense	14,525.71	18,117.61	(3,591.90)	30,770.51	36,235.22	(5,464.71)	217,411.00
Net Ordinary Income	3,566.87	(0.03)	3,566.90	5,414.66	(0.05)	5,414.71	0.00
Other Income/Expense							
Other Income							
8050 · Reserve Interest	4.82	0.00	4.82	9.91	0.00	9.91	0.00
8530.01 · Pool Reserve	914.84	914.84	0.00	1,372.25	1,372.25	0.00	5,489.00
Total Other Income	919.66	914.84	4.82	1,382.16	1,372.25	9.91	5,489.00
Other Expense							
9599.00 · Reserves Contribution Transfer	919.66	914.84	4.82	1,382.16	1,372.25	9.91	5,489.00
Total Other Expense	919.66	914.84	4.82	1,382.16	1,372.25	9.91	5,489.00
Net Other Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Net Income	3,566.87	(0.03)	3,566.90	5,414.66	(0.05)	5,414.71	0.00