

**JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM
ASSOCIATION, INC.
FINANCIAL REPORTS
February 29, 2020**

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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 29, 2020

03/25/20

	<u>Feb 29, 20</u>
ASSETS	
Current Assets	
Checking/Savings	
1001 · OPs Sabal Palm - 0896	71,283.17
1001.01 · Due to/from Op	(639.85)
1002 · Res Sabal Palm - 0739	40,706.16
1002.01 · Due to/from Res	639.85
Total Checking/Savings	<u>111,989.33</u>
Accounts Receivable	
1200 · Accounts Receivable	(4,710.87)
Total Accounts Receivable	<u>(4,710.87)</u>
Other Current Assets	
1400 · Prepaid Insurance	27,688.96
Total Other Current Assets	<u>27,688.96</u>
Total Current Assets	<u>134,967.42</u>
TOTAL ASSETS	<u>134,967.42</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2001 · *Accounts Payable	4,095.83
Total Accounts Payable	<u>4,095.83</u>
Other Current Liabilities	
2010 · Pre-Collected Maint Fee	18,315.67
2013 · Accrued Expenses	130.00
2035 · Note Payable-Prem Assign/Insur	18,484.62
Total Other Current Liabilities	<u>36,930.29</u>
Total Current Liabilities	<u>41,026.12</u>
Total Liabilities	41,026.12
Equity	
3525.01 · Capital Assets	41,346.01
3600 · Beg Fund Bal - Operating	44,524.53
3900 · Retained Earnings	2,643.35
3901 · Prior Year Adjustment	65.00
Net Income	5,362.41
Total Equity	<u>93,941.30</u>
TOTAL LIABILITIES & EQUITY	<u>134,967.42</u>

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

February 2020

	Feb 20	Budget	\$ Over Bud...	Jan - Feb 20	YTD Budget	\$ Over Bud...	Annual Bud...
Ordinary Income/Expense							
Income							
4000 · Maintenance Fees	18,315.67	18,315.67	0.00	36,631.33	36,631.33	0.00	219,788.00
4240 · Interest Income	12.30	0.00	12.30	12.30	0.00	12.30	0.00
4280 · Misc. Income	335.00	0.00	335.00	335.00	0.00	335.00	0.00
4300 · Surplus Carry Forward	178.08	178.08	0.00	356.20	356.20	0.00	2,137.00
Total Income	18,841.05	18,493.75	347.30	37,334.83	36,987.53	347.30	221,925.00
Gross Profit	18,841.05	18,493.75	347.30	37,334.83	36,987.53	347.30	221,925.00
Expense							
5010 · Legal Fees	0.00	458.33	(458.33)	0.00	916.70	(916.70)	5,500.00
5011 · Accounting	0.00	20.83	(20.83)	0.00	41.70	(41.70)	250.00
5020 · Management Fees	1,050.00	1,050.00	0.00	2,100.00	2,100.00	0.00	12,600.00
5100 · Administrative	244.11	134.83	109.28	575.96	269.70	306.26	1,618.00
5200 · Insurance	8,995.83	9,750.00	(754.17)	17,991.66	19,500.00	(1,508.34)	117,000.00
5201 · GAB Robbins Insurance Appraisal	0.00	54.17	(54.17)	0.00	108.30	(108.30)	650.00
5300 · Division Fees	0.00	24.00	(24.00)	288.00	48.00	240.00	288.00
5310 · Licenses/Fees	0.00	48.83	(48.83)	0.00	97.70	(97.70)	586.00
6000 · Maintenance/Repairs General	0.00	250.00	(250.00)	260.76	500.00	(239.24)	3,000.00
6040 · Pest Control - Interior	0.00	240.00	(240.00)	0.00	480.00	(480.00)	2,880.00
6041 · Rodent Control	65.00	65.00	0.00	130.00	130.00	0.00	780.00
6100.01 · Lawn\Shrub\Irrigation Contract	3,441.00	3,416.67	24.33	6,882.00	6,833.30	48.70	41,000.00
6100.03 · Landscape Replacement/Sup...	0.00	100.00	(100.00)	100.45	200.00	(99.55)	1,200.00
6100.04 · Palm Trees over 15'	0.00	291.67	(291.67)	0.00	583.30	(583.30)	3,500.00
6100.05 · Misc.Tree Trimming	0.00	83.33	(83.33)	0.00	166.70	(166.70)	1,000.00
6100.06 · Common Area Mulch	55.12	95.83	(40.71)	55.12	191.70	(136.58)	1,150.00
6100.07 · Repair Lamp Poles	0.00	58.33	(58.33)	0.00	116.70	(116.70)	700.00
6100.09 · Irrigation Repairs	0.00	250.00	(250.00)	0.00	500.00	(500.00)	3,000.00
6101.01 · Tree Replacement	0.00	83.33	(83.33)	0.00	166.70	(166.70)	1,000.00
6101.03 · Drip Lines in Common Areas	0.00	533.33	(533.33)	0.00	1,066.70	(1,066.70)	6,400.00
6200.01 · Pool Contract/Repairs	382.00	383.33	(1.33)	761.60	766.70	(5.10)	4,600.00
6200.03 · Pool Heater Contract	0.00	25.00	(25.00)	0.00	50.00	(50.00)	300.00
6200.05 · Pool Cabana Cleaning	160.00	173.33	(13.33)	320.00	346.70	(26.70)	2,080.00
7100 · Water/Sewer	103.40	156.25	(52.85)	195.52	312.50	(116.98)	1,875.00
7200 · Electricity	483.05	450.00	33.05	1,118.83	900.00	218.83	5,400.00
7700 · Interest Expense-Insurance Loan	233.83	233.33	0.50	467.66	466.70	0.96	2,800.00
7800 · Bad Debt Expense	724.86	0.00	724.86	724.86	0.00	724.86	0.00
7900 · Contingency	0.00	64.00	(64.00)	0.00	128.00	(128.00)	768.00
Total Expense	15,938.20	18,493.72	(2,555.52)	31,972.42	36,987.80	(5,015.38)	221,925.00
Net Ordinary Income	2,902.85	0.03	2,902.82	5,362.41	(0.27)	5,362.68	0.00
Other Income/Expense							
Other Income							
8050 · Reserve Interest	17.75	0.00	17.75	35.00	0.00	35.00	0.00
8530.01 · Pool Reserve	0.00	0.00	0.00	4,093.00	4,093.00	0.00	16,372.00
Total Other Income	17.75	0.00	17.75	4,128.00	4,093.00	35.00	16,372.00
Other Expense							
9599.00 · Reserves Contribution Transfer	17.75	0.00	17.75	4,128.00	4,093.00	35.00	16,372.00
Total Other Expense	17.75	0.00	17.75	4,128.00	4,093.00	35.00	16,372.00
Net Other Income	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Net Income	2,902.85	0.03	2,902.82	5,362.41	(0.27)	5,362.68	0.00