

**JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM
ASSOCIATION, INC.
FINANCIAL REPORTS
June 30, 2021**

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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 June 30, 2021

07/23/21

	Jun 30, 21
ASSETS	
Current Assets	
Checking/Savings	
OPERATING	
1011 · Centennial OP 7180	91,570.44
Total OPERATING	91,570.44
RESERVES	
1012 · Centennial MM 7199	62,113.02
Total RESERVES	62,113.02
Total Checking/Savings	153,683.46
Accounts Receivable	
1200 · Accounts Receivable	(29,058.80)
Total Accounts Receivable	(29,058.80)
Other Current Assets	
1400 · Prepaid Insurance	128,736.67
Total Other Current Assets	128,736.67
Total Current Assets	253,361.33
TOTAL ASSETS	253,361.33
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2001 · *Accounts Payable	4,810.42
Total Accounts Payable	4,810.42
Other Current Liabilities	
2035 · Note Payable-IPFS/Insurance	128,979.51
Total Other Current Liabilities	128,979.51
Total Current Liabilities	133,789.93
Total Liabilities	133,789.93
Equity	
3525.01 · Capital Assets	62,113.02
3600 · Beg Fund Bal - Operating	39,675.23
3900 · Retained Earnings	17,494.50
Net Income	288.65
Total Equity	119,571.40
TOTAL LIABILITIES & EQUITY	253,361.33

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

June 2021

	Jun 21	Budget	\$ Over Budget	Jan - Jun 21	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
4000 · Maintenance Fees	18,294.83	18,295.08	(0.25)	109,769.00	109,770.52	(1.52)	219,541.00
4240 · Interest Income	15.59	0.00	15.59	294.65	0.00	294.65	0.00
4280 · Misc. Income	0.00	0.00	0.00	843.10	0.00	843.10	0.00
4300 · Surplus Carry Forward	522.25	522.25	0.00	3,133.50	3,133.50	0.00	6,267.00
Total Income	18,832.67	18,817.33	15.34	114,040.25	112,904.02	1,136.23	225,808.00
Gross Profit	18,832.67	18,817.33	15.34	114,040.25	112,904.02	1,136.23	225,808.00
Expense							
5010 · Legal Fees	0.00	250.00	(250.00)	4,165.00	1,500.00	2,665.00	3,000.00
5011 · Accounting	0.00	20.83	(20.83)	250.00	125.02	124.98	250.00
5020 · Management Fees	1,050.00	1,050.00	0.00	6,300.00	6,300.00	0.00	12,600.00
5100 · Administrative	159.63	191.67	(32.04)	1,405.57	1,149.98	255.59	2,300.00
5200 · Insurance	12,121.72	9,833.33	2,288.39	57,725.18	59,000.02	(1,274.84)	118,000.00
5201 · Insurance Appraisal	0.00	54.17	(54.17)	600.00	324.98	275.02	650.00
5202 · Hurricane MIT Forms	0.00	87.50	(87.50)	1,050.00	525.00	525.00	1,050.00
5300 · Division Fees	0.00	24.00	(24.00)	288.00	144.00	144.00	288.00
5310 · Licenses/Fees	0.00	43.58	(43.58)	486.60	261.52	225.08	523.00
6000 · Maintenance/Repairs General	0.00	250.00	(250.00)	435.00	1,500.00	(1,065.00)	3,000.00
6001 · Paint Villas	0.00	0.00	0.00	826.08	0.00	826.08	0.00
6040 · Pest Control - Interior	0.00	245.00	(245.00)	1,470.00	1,470.00	0.00	2,940.00
6041 · Rodent Control	40.00	65.00	(25.00)	280.00	390.00	(110.00)	780.00
6100.01 · Lawn/Shrub/Irrigation Contract	3,441.00	3,441.00	0.00	20,646.00	20,646.00	0.00	41,292.00
6100.03 · Landscape Replacement/Supplies	0.00	100.00	(100.00)	57.45	600.00	(542.55)	1,200.00
6100.04 · Palm Trees over 15'	0.00	295.83	(295.83)	0.00	1,775.02	(1,775.02)	3,550.00
6100.05 · Misc.Tree Trimming	0.00	83.33	(83.33)	0.00	500.02	(500.02)	1,000.00
6100.06 · Common Area Mulch	0.00	104.17	(104.17)	1,250.00	624.98	625.02	1,250.00
6100.07 · Repair Lamp Poles	0.00	58.33	(58.33)	0.00	350.02	(350.02)	700.00
6100.09 · Irrigation Repairs	15.98	250.00	(234.02)	390.98	1,500.00	(1,109.02)	3,000.00
6101.01 · Tree Replacement	0.00	83.33	(83.33)	0.00	500.02	(500.02)	1,000.00
6101.03 · Drip Lines in Common Areas	0.00	533.33	(533.33)	6,015.00	3,200.02	2,814.98	6,400.00
6200.01 · Pool Contract/Repairs	496.80	383.33	113.47	4,438.57	2,300.02	2,138.55	4,600.00
6200.03 · Pool Heater Contract	0.00	25.00	(25.00)	0.00	150.00	(150.00)	300.00
6200.05 · Pool Cabana Cleaning	160.00	175.00	(15.00)	1,000.00	1,050.00	(50.00)	2,100.00
7100 · Water/Sewer	134.31	156.25	(21.94)	727.96	937.50	(209.54)	1,875.00
7200 · Electricity	239.71	416.67	(176.96)	2,710.56	2,499.98	210.58	5,000.00
7700 · Interest Expense-Insurance Loan	238.25	233.33	4.92	1,227.80	1,400.02	(172.22)	2,800.00
7900 · Contingency	0.00	363.33	(363.33)	0.00	2,180.02	(2,180.02)	4,360.00
Total Expense	18,097.40	18,817.31	(719.91)	113,745.75	112,904.14	841.61	225,808.00
Net Ordinary Income	735.27	0.02	735.25	294.50	(0.12)	294.62	0.00
Other Income/Expense							
Other Income							
8050 · Reserve Interest	5.10	0.00	5.10	38.71	0.00	38.71	0.00
8530.01 · Pool Reserve	0.00	0.00	0.00	8,311.00	8,311.00	0.00	16,622.00
Total Other Income	5.10	0.00	5.10	8,349.71	8,311.00	38.71	16,622.00
Other Expense							
9599.00 · Reserves Contribution Transfer	5.10	0.00	5.10	8,355.56	8,311.00	44.56	16,622.00
Total Other Expense	5.10	0.00	5.10	8,355.56	8,311.00	44.56	16,622.00
Net Other Income	0.00	0.00	0.00	(5.85)	0.00	(5.85)	0.00
Net Income	735.27	0.02	735.25	288.65	(0.12)	288.77	0.00