Country Club Tower - Operating Fund

Balance Sheet

As of January 31, 2022

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
1000 - Cash	
01 - Operating Accounts	
Cash on hand	552.92
City National Bank - Operating 2 Account (5498) CLOSED	0.00
City National Bank - Operating Account (6229) CLOSED	7,571.33
Valley Bank - Operating Account (0333)	209,520.77
Total 01 - Operating Accounts	**217,645.02**
03 - Leasehold Account	0.00
NY Community Bank - Leasehold Account (6991)	102,679.79
Total 03 - Leasehold Account	**102,679.79**
Total 1000 - Cash	**320,324.81**
Total Bank Accounts	**$320,324.81**
Accounts Receivable	
1100 - Accounts Receivable (A/R)	385.76
Maintenance Receivable	-41,396.86
Special Assessment Receivable	0.00
Total 1100 - Accounts Receivable (A/R)	**-41,011.10**
Total Accounts Receivable	**$ -41,011.10**
Other Current Assets	
1200 - Prepaid Expenses	
Prepaid Income Taxes	0.00
Prepaid Insurance	0.00
Total 1200 - Prepaid Expenses	**0.00**
1300 - Other Current Assets	
1310 - Employee Loan Receivable	650.00
Total 1300 - Other Current Assets	**650.00**
1400 - Undeposited Funds	-4,911.03
Uncategorized Asset	-150.00
Total Other Current Assets	**$ -4,411.03**
Total Current Assets	**$274,902.68**
TOTAL ASSETS	**$274,902.68**
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 - Accounts Payable (A/P)	0.00
Accounts Payable	2,104.00
Total 2000 - Accounts Payable (A/P)	**2,104.00**

Country Club Tower - Operating Fund

Balance Sheet

As of January 31, 2022

	TOTAL
Total Accounts Payable	**$2,104.00**
Credit Cards	
2200 - Credit Cards	
AmTrust Bank - Visa CS (3021)	189.54
AmTrust Bank - Visa HV (3336)	5,033.28
AmTrust Bank - Visa JR (3575)	1,274.23
Home Depot - Commercial Charge (4310)	1,854.17
Total 2200 - Credit Cards	**8,351.22**
Total Credit Cards	**$8,351.22**
Other Current Liabilities	
2240 Deposits Antenna	0.00
2251 Income Tax Payable	0.00
2300 - Other Current Liabilities	
2252 Insurance Payable	0.00
Deferred Income - Cable Contract	4,000.00
FICA Payable	0.00
Withholding Payable	0.00
Total 2300 - Other Current Liabilities	**4,000.00**
Total Other Current Liabilities	**$4,000.00**
Total Current Liabilities	**$14,455.22**
Long-Term Liabilities	
2500 - Notes Payable	
2260 SBA Hurricane Loan (6008)	352,058.62
Total 2500 - Notes Payable	**352,058.62**
2600 - Tenant Security Deposits Held	55,866.85
Total Long-Term Liabilities	**$407,925.47**
Total Liabilities	**$422,380.69**
Equity	
3340 Retained Earnings	-262,599.43
3350 Fund Balance	0.00
Reserve Fund Balance	0.00
3330 - Pooled Reserves	0.00
Total Reserve Fund Balance	**0.00**
Net Income	115,121.42
Total Equity	**$ -147,478.01**
TOTAL LIABILITIES AND EQUITY	**$274,902.68**

Country Club Tower - Operating Fund

Profit and Loss

January 2022

	TOTAL
Income	
4000 - Maintenance Income	231,093.39
4010 - Bulk Cable/Internet Income	42,115.59
4020 - Antenna Rental Income	763.96
4060 - Late Fees	1,092.47
4070 - Sales & Lease Fees	3,290.00
4080 - Miscellaneous Income	630.00
4090 - Interest Income	
01 - Operating Accounts	
City National Bank (6229) Interest	4.85
Total 01 - Operating Accounts	**4.85**
03 - Leasehold Account	
NY Community Bank (6991) Interest	0.83
Total 03 - Leasehold Account	**0.83**
Total 4090 - Interest Income	**5.68**
Total Income	**$278,991.09**
GROSS PROFIT	**$278,991.09**
Expenses	
6020 - Bank Charges	40.00
6100 - Bulk Cable/Internet Expense	14,038.54
6300 - Insurance Expenses	
Package Insurance	39,341.30
Workers' Comp Insurance	2,816.00
Total 6300 - Insurance Expenses	**42,157.30**
6470 - Lawncare Expenses	
01 - Monthly Contract	1,180.00
Total 6470 - Lawncare Expenses	**1,180.00**
6500 - Miscellaneous Expenses	19,849.38
6540 - Office Expenses	
01 - Office Expenses	371.71
02 - Postage & Lease Fees	406.22
03 - Application Expense	200.00
04 - Licenses & Permits	70.00
Total 6540 - Office Expenses	**1,047.93**
6560 - Payroll Expenses	
01 - Salaries / Wages	
Administrative Assistant	4,027.50
Maintenance	10,740.39
Maintenance Supervisor	3,696.00
Security	11,642.47
Total 01 - Salaries / Wages	**30,106.36**
02 - Payroll Taxes	2,513.89

Country Club Tower - Operating Fund

Profit and Loss

January 2022

	TOTAL
03 - Payroll Fees	457.26
Total 6560 - Payroll Expenses	**33,077.51**
6570 - Pest Control Expenses	
01 - Monthly Contract	112.00
Total 6570 - Pest Control Expenses	**112.00**
6600 - Professional Fees	
Accounting Expenses	29.95
Legal Expenses	2,279.18
Total 6600 - Professional Fees	**2,309.13**
6610 - Refuse Collection	
01 - Monthly Contract	530.95
02 - Refuse Collection	260.00
Total 6610 - Refuse Collection	**790.95**
6650 - Repairs & Maintenance (R&M) Expenses	
Elevator	832.32
Repairs	17,965.70
Total 6650 - Repairs & Maintenance (R&M) Expenses	**18,798.02**
6680 - Security Expenses	
Security & CCTV Equipment	10,124.08
Total 6680 - Security Expenses	**10,124.08**
6710 - Supplies Expense	
Cleaning Supplies	583.67
Covid-19 Supplies	486.10
Replacements	231.69
Uniforms	478.20
Total 6710 - Supplies Expense	**1,779.66**
6800 - Telephone & Internet Expenses	
01 - Telephone Expenses	539.14
Total 6800 - Telephone & Internet Expenses	**539.14**
6820 - Utilities Expenses	
Electricty Services (FP&L)	5,935.01
Water/Sewer Service	11,836.02
Total 6820 - Utilities Expenses	**17,771.03**
6870 - Water Tower Services	
01 - Monthly Contract	255.00
Total 6870 - Water Tower Services	**255.00**
Total Expenses	**$163,869.67**
NET OPERATING INCOME	**$115,121.42**
NET INCOME	**$115,121.42**

COUNTRY CLUB TOWER - REPLACEMENT FUND

Balance Sheet

As of January 31, 2022

	TOTAL
ASSETS	
Current Assets	
Bank Accounts	
1000 - Cash	
01 - Reserve Accounts	
Bank of America - Statutory Reserve Account (5539)	10,421.49
City National Bank - Contingency (0732) CLOSED	0.00
NY Community Bank - Contingency Reserve Account (7818)	10,361.76
Valley Bank - Contingency Reserve Account (0341)	50,893.06
Valley Bank - Contingency Reserve Account (0457)	269,896.48
Total 01 - Reserve Accounts	**341,572.79**
02 - Certificates of Deposit (CDs)	
Synchrony Bank - Commercial CD (0317) [Contingency Reserve]	85,917.55
Total 02 - Certificates of Deposit (CDs)	**85,917.55**
Total 1000 - Cash	**427,490.34**
Total Bank Accounts	**$427,490.34**
Total Current Assets	**$427,490.34**
TOTAL ASSETS	**$427,490.34**
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable (A/P)	0.00
Total Accounts Payable	**$0.00**
Total Current Liabilities	**$0.00**
Total Liabilities	**$0.00**
Equity	
3000 - Opening Balance Equity	427,463.05
Additional paid in capital	65,641.99
Retained Earnings	26.52
Net Income	-65,641.22
Total Equity	**$427,490.34**
TOTAL LIABILITIES AND EQUITY	**$427,490.34**

Country Club Tower - Operating Fund

Valley Bank - Operating Account (0333), Period Ending 01/31/2022

RECONCILIATION REPORT

Reconciled on: 03/18/2022

Reconciled by: Tammy Haynes

Any changes made to transactions after this date aren't included in this report.

Summary	USD
Statement beginning balance	0.00
Checks and payments cleared (17)	-62,952.82
Deposits and other credits cleared (3)	284,606.22
Statement ending balance	221,653.40
Uncleared transactions as of 01/31/2022	-12,132.63
Register balance as of 01/31/2022	209,520.77
Cleared transactions after 01/31/2022	0.00
Uncleared transactions after 01/31/2022	-134,637.31
Register balance as of 03/18/2022	74,883.46

Details

Checks and payments cleared (17)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
01/19/2022	Bill Payment	99	NOTICE THAT TEE, INC	-478.20
01/24/2022	Bill Payment	899	ORACLE ELEVATOR HOLDC…	-832.32
01/24/2022	Credit Card Payment		HOME DEPOT	-556.89
01/24/2022	Credit Card Payment			-102.13
01/24/2022	Credit Card Payment			-632.14
01/24/2022	Bill Payment	901	SCI ROOFING	-4,050.00
01/24/2022	Bill Payment	898	BECKER	-2,279.18
01/24/2022	Bill Payment	897	CHUTE CLEANERS	-798.00
01/24/2022	Bill Payment	ACH	AMTRUST NORTH AMERICA…	-1,408.00
01/24/2022	Bill Payment	ACH	PITNEY BOWES GLOBAL	-156.22
01/24/2022	Bill Payment	ACH	WASTE PRO	-530.95
01/24/2022	Bill Payment	ACH	BLUE STREAM	-14,038.54
01/24/2022	Bill Payment	ACH	FIRST Insurance Funding Corp,	-19,670.65
01/25/2022	Journal	CCS		-400.00
01/25/2022	Journal	CCS		-2.00
01/26/2022	Deposit			-15,137.10
01/27/2022	Bill Payment	903	T&A Electronic INC	-1,880.50
Total				-62,952.82

Deposits and other credits cleared (3)

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
01/18/2022	Transfer			170,000.00
01/24/2022	Deposit			48,964.23
01/27/2022	Transfer			65,641.99
Total				284,606.22

Additional Information

Uncleared checks and payments as of 01/31/2022

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
01/24/2022	Bill Payment	900	SHERWIN WILLIAMS	-188.83
01/24/2022	Bill Payment	896	US BANK	-107.78
01/31/2022	Bill Payment	ACH	CITY OF CORAL SPRINGS -…	-11,836.02
Total				-12,132.63

Uncleared checks and payments after 01/31/2022

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
02/01/2022	Bill Payment	907	IMPRESSIVE AIR	-6,000.00
02/01/2022	Bill Payment	908	JC & SONS SERVICES LLC	-525.00
02/01/2022	Bill Payment	909	DIAMOND PLUMBING	-434.94
02/01/2022	Bill Payment	910	FLORIDA PROPERTY SUPPLY	-3,716.02
02/01/2022	Bill Payment	911	HGI TECHNOLOGIES	-143.96
02/01/2022	Bill Payment	906	ORACLE ELEVATOR HOLDC…	-487.50
02/01/2022	Bill Payment	905	PLUMBING EXPERTS, INC	-2,962.87
02/01/2022	Bill Payment	904	ATIS Elevator Inspections, LLC	-695.00
02/01/2022	Bill Payment	ACH	FPL	-6,183.59
02/01/2022	Bill Payment	912	BUG OFF EXTERMINATOR	-487.00
02/07/2022	Bill Payment	1002	BECKER	-1,645.66
02/10/2022	Bill Payment	1004	SOUTHEASTERN CHILLER …	-4,450.00
02/10/2022	Bill Payment	1005	ORACLE ELEVATOR HOLDC…	-1,632.00
02/10/2022	Bill Payment	ACH	CITY OF CORAL SPRINGS -…	-11,091.44
02/10/2022	Bill Payment	1003	SANTOS'S LAWN SERVICE I…	-1,180.00
02/10/2022	Bill Payment	ACH	WASTE PRO	-530.95
02/10/2022	Bill Payment	ACH	SHERWIN WILLIAMS	-110.83
02/11/2022	Credit Card Payment			-5,033.28
02/11/2022	Credit Card Payment			-189.54
02/11/2022	Credit Card Payment			-974.38
02/14/2022	Expense		MICHAEL B MOSKOWITZ CPA	-325.00
02/15/2022	Expense		MICHAEL B MOSKOWITZ CPA	-350.00
02/16/2022	Journal	02/16/2022		-894.15
02/16/2022	Journal	02/16/2022		-3,275.69
02/16/2022	Journal	02/16/2022		-11,845.35
02/17/2022	Bill Payment	1006	T&A Electronic INC	-300.00
02/23/2022	Bill Payment	1011	US BANK	-107.78
02/23/2022	Bill Payment	1012	GENERAL RENTAL CENTER	-845.31
02/23/2022	Bill Payment	1013	RCI FIRE PUMPS INC.	-4,150.00
02/23/2022	Bill Payment	1010	PLUMBING EXPERTS, INC	-600.00
02/23/2022	Bill Payment	1009	ORACLE ELEVATOR HOLDC…	-832.32
02/23/2022	Bill Payment	1008	RAPID ROOTER	-450.00
02/23/2022	Bill Payment	1007	COASTAL DOORS, INC	-3,545.00
02/23/2022	Bill Payment	ACH	AT&T Phone	-530.54
02/23/2022	Bill Payment	ACH	SHERWIN WILLIAMS	-86.03
02/23/2022	Bill Payment	1014	NOTICE THAT TEE, INC	-259.79
02/23/2022	Bill Payment	ACH	BLUE STREAM	-14,038.54
02/23/2022	Bill Payment	ACH	FIRST Insurance Funding Corp,	-19,670.65
02/25/2022	Credit Card Payment		HOME DEPOT	-321.00
02/25/2022	Expense			-125.00
03/02/2022	Journal	03/02/2022		-11,477.33
03/02/2022	Expense		ADP	-756.35
03/02/2022	Journal	03/02/2022		-1,345.14
03/02/2022	Journal	03/02/2022		-3,251.54
03/04/2022	Expense		RAPID ROOTER	-588.79
03/07/2022	Bill Payment	1015	JUDY CORTEZ	-1,200.00
03/08/2022	Bill Payment	1016	FLORIDA PROPERTY SUPPLY	-1,179.68
03/08/2022	Bill Payment	1017	BUG OFF EXTERMINATOR	-112.00
03/08/2022	Bill Payment	1018	GLOBAL BACKGROUND AN…	-400.00
03/08/2022	Bill Payment	1019	DIAMOND PLUMBING	-382.50
03/08/2022	Bill Payment	1020	A-1 BALERS	-790.23
03/08/2022	Bill Payment	1021	CAVALIERE ELECTRIC & SO…	-593.95
03/08/2022	Bill Payment	1022	HGI TECHNOLOGIES	-73.14
03/08/2022	Bill Payment	1023	PLUMBING EXPERTS, INC	-719.99
03/08/2022	Bill Payment	1024	BECKER	-1,493.00
03/08/2022	Bill Payment	ACH	WASTE PRO	-530.95
03/08/2022	Bill Payment	ACH	SHERWIN WILLIAMS	-101.29
03/08/2022	Bill Payment	ACH	CITY OF CORAL SPRINGS -…	-10,647.33
03/08/2022	Bill Payment	1025	RICHARD'S LOCKSMITH	-244.93
03/08/2022	Bill Payment	1026	BASS UNITED FIRE & SECU…	-187.20
03/08/2022	Credit Card Payment			-50.00

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
03/10/2022	Check	1027	DR. DANIEL MASON	-270.00
03/11/2022	Expense			-174.51
03/14/2022	Bill Payment	1029	CABO BRICK AND STONE, I…	-2,025.00
03/14/2022	Bill Payment	1030	JUDY CORTEZ	-300.00
03/15/2022	Bill Payment	1031	VILLALONGA, HECTOR	-405.32
03/15/2022	Expense		MICHAEL B MOSKOWITZ CPA	-25.00
03/16/2022	Journal	03/16/2022		-11,580.58
03/16/2022	Journal	03/16/2022		-660.73
03/16/2022	Journal	03/16/2022		-3,072.77
03/16/2022	Bill Payment	1032	ACOSTA'S LEATHER OF W.P…	-695.50
03/16/2022	Bill Payment	1033	US BANK	-107.78
03/16/2022	Expense		ADP	-341.55
Total				-166,810.19

Uncleared deposits and other credits after 01/31/2022

DATE	TYPE	REF NO.	PAYEE	AMOUNT (USD)
02/09/2022	Deposit			16,810.48
02/10/2022	Deposit			613.00
02/17/2022	Deposit			2,611.09
02/24/2022	Deposit			475.00
03/01/2022	Transfer			7,571.33
03/02/2022	Deposit			2,703.02
03/10/2022	Deposit			1,388.96
Total				32,172.88