

COMMENTS ON THE FINANCE REPORT ENDING 31 JANUARY 2026

The Operating Balance is \$58,369.69

Total assets minus liabilities are \$1,463,190.18. All funds are on deposit with full FDIC \$250,000 insurance coverage in various accounts.

As all residents know, the budget is put together a year in advance as a best guess estimate and guide of what Management believes the expenses of Rolls Landing will be in the new year.

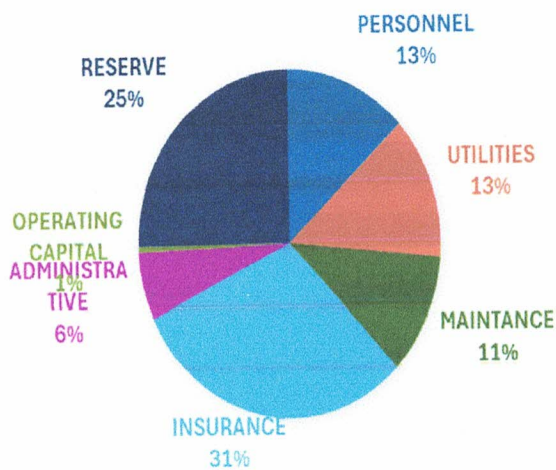
All budget lines are in line with planned expenditures.

The charts below show where the maintenance fees are allocated in the 2026 budget. Any questions please see the financials that are provided.

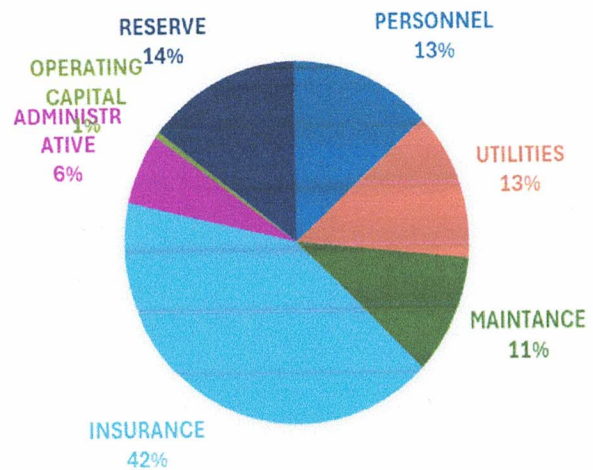
Respectfully submitted,

Harold Snead, Treasurer

CONDO A MONTHLY MAINTANCE FEES



BUILDING 10 MONTHLY MAINTENANCE FEES



Roll's Landing Condominium

FUND BALANCE SHEET

Consolidated

As of: 01/31/2026

Assets

Run Date: 03/24/2026

Run Time: 01:34 PM

Account	Operating	Reserves	Other	Total
00090 Synovus CD 5803 05/28/2026 3.344%		\$101,493.07		\$101,493.07
00100 Truist Operating	\$58,369.69			\$58,369.69
00120 Accounts Receivable-Owner	\$15,374.11			\$15,374.11
00130 Prepaid Insurance	\$219,379.31			\$219,379.31
00131 Prepaid Flood Insurance	\$95,960.25			\$95,960.25
00135 Prepaid Taxes	\$5,960.00			\$5,960.00
00172 Bank OZK (1696) 4.00% 6/21/2026 - 7 Months		\$82,138.71		\$82,138.71
00173 Bank OZK (1693) 4.00% 6/21/2026 7 Months		\$82,138.71		\$82,138.71
00176 Rolls Landing Social Club			\$6,354.82	\$6,354.82
00177 Dock Committee Account			\$8,316.15	\$8,316.15
00180 Synovus Reserve Checking		\$976.00		\$976.00
00181 Encore Reserve ICS		\$59,037.49		\$59,037.49
00182 Encore - Reserve		\$74,438.69		\$74,438.69
00183 Bank OZK CD (0835) 4.00% 6/30/2026		\$81,731.98		\$81,731.98
00184 Encore Bank Insurance MM	\$49,130.90			\$49,130.90
00186 Encore Insurance ICS MM	\$234,161.82			\$234,161.82
00187 Encore - Hurricane	\$37,620.31			\$37,620.31
00188 Encore CDARS 4 weeks (3297) 3/26/2026 3.25%	\$304,448.97			\$304,448.97
00191 Encore - Dock Savings	\$49,772.25			\$49,772.25
00192 Encore - Anderson House Repairs Account	\$48,802.45			\$48,802.45
00193 Encore - ICS Anderson House Repairs Account	\$79,540.82			\$79,540.82
00194 Encore - ICS Dock Saving Account	\$144,817.67			\$144,817.67
Total Assets	\$1,343,338.55	\$481,954.65	\$14,670.97	\$1,839,964.17

Liabilities

Account	Operating	Reserves	Other	Total
00205 Prepaid Assessments	\$16,590.62			\$16,590.62
00210 Accounts Payable	\$14,283.83			\$14,283.83
00216 Rolls Landing Social Club			\$6,354.82	\$6,354.82
00217 Dock Committee Account			\$8,316.15	\$8,316.15
00230 Accrued Expense	\$1,295.38			\$1,295.38
00231 Accrued Expense - CPA Fee	\$7,000.00			\$7,000.00
00240 Dock Rebuilding Project	\$194,589.92			\$194,589.92
00245 Anderson House Repair Fund	\$128,343.27			\$128,343.27
Total Liabilities	\$362,103.02	\$0.00	\$14,670.97	\$376,773.99

Equity

Account	Operating	Reserves	Other	Total
00261 Sirs A Components		\$260,316.91		\$260,316.91
00262 Condo A Components		\$66,377.78		\$66,377.78

Roll's Landing Condominium
As of: 01/31/2026

Account	Operating	Reserves	Other	Total
00263 Common Elements Components		\$123,339.61		\$123,339.61
00264 Bldg 10 Components		\$31,650.48		\$31,650.48
00285 Reserve Interest		\$269.87		\$269.87
00294 Prior Year Gain/Loss	\$13,551.62			\$13,551.62
00295 Fund Balance Bld 10	\$21,062.90			\$21,062.90
00296 Fund Balance Bld A	\$580,503.12			\$580,503.12
00299 Hurricane Ian Fund	\$341,927.72			\$341,927.72
Current Year Net Income/(Loss)	\$24,190.17	\$0.00	\$0.00	\$24,190.17
Total Equity	\$981,235.53	\$481,954.65	\$0.00	\$1,463,190.18
Total Liabilities & Equity	\$1,343,338.55	\$481,954.65	\$14,670.97	\$1,839,964.17

Roll's Landing Condominium

INCOME STATEMENT

Consolidated

Start: 01/01/2026 | End: 01/31/2026

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Income							
00301 Regular Assessment Fees	154,748.00	154,747.58	0.42	154,748.00	154,747.58	0.42	1,856,971.00
00306 Other Income	(18.32)	416.67	(434.99)	(18.32)	416.67	(434.99)	5,000.00
00309 Int Income- Ins Svgs AC	1,073.65	0.00	1,073.65	1,073.65	0.00	1,073.65	0.00
00312 Int Income- Reserves	281.87	333.33	(51.46)	281.87	333.33	(51.46)	4,000.00
00318 Operating Interest	1.09	0.00	1.09	1.09	0.00	1.09	0.00
00325 Hurricane Interest	1,908.25	250.00	1,658.25	1,908.25	250.00	1,658.25	3,000.00
00326 Dock Account Interest	822.50	0.00	822.50	822.50	0.00	822.50	0.00
Income Total	158,817.04	155,747.58	3,069.46	158,817.04	155,747.58	3,069.46	1,868,971.00
Total Income	158,817.04	155,747.58	3,069.46	158,817.04	155,747.58	3,069.46	1,868,971.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Personnel Expense							
00401 Wages-Maintenance	3,879.76	4,166.67	286.91	3,879.76	4,166.67	286.91	50,000.00
00402 Wages-Security	12,054.88	12,430.59	375.71	12,054.88	12,430.59	375.71	149,167.00
00410 Payroll Taxes	1,744.89	1,892.34	147.45	1,744.89	1,892.34	147.45	22,708.00
00412 Payroll Service	935.02	895.83	(39.19)	935.02	895.83	(39.19)	10,750.00
00415 Insurance-Workers Comp.	948.19	1,009.09	60.90	948.19	1,009.09	60.90	12,109.00
Personnel Expense Total	19,562.74	20,394.52	831.78	19,562.74	20,394.52	831.78	244,734.00
Utilities							
00501 Electricity	1,936.03	2,493.84	557.81	1,936.03	2,493.84	557.81	29,926.00
00505 Water & Sewer	9,861.72	11,049.33	1,187.61	9,861.72	11,049.33	1,187.61	132,592.00
00510 Cable T.V	6,206.94	6,474.92	267.98	6,206.94	6,474.92	267.98	77,699.00
00512 Telephone-Elevators (5 Lines)	0.00	439.67	439.67	0.00	439.67	439.67	5,276.00
00513 Telephone-Gate/Clbhse	82.51	125.00	42.49	82.51	125.00	42.49	1,500.00
Utilities Total	18,087.20	20,582.76	2,495.56	18,087.20	20,582.76	2,495.56	246,993.00

Maintenance

00515 Pest Control-Buildings Inter	301.25	301.33	0.08	301.25	301.33	0.08	3,616.00
00516 Pest Control-Grounds	0.00	433.33	433.33	0.00	433.33	433.33	5,200.00
00517 Pest Control-Termite Maint	2,070.00	250.00	(1,820.00)	2,070.00	250.00	(1,820.00)	3,000.00
00519 Janitorial Service	2,627.20	2,722.09	94.89	2,627.20	2,722.09	94.89	32,665.00
00520 Paper Supplies,Liners,Soap,Etc	347.38	83.34	(264.04)	347.38	83.34	(264.04)	1,000.00
00521 Lift Station Repairs	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00
00523 Maint Bldg Repairs/Supplies	17.60	2,916.66	2,899.06	17.60	2,916.66	2,899.06	35,000.00
00535 Elevator Maint&Inspec Contract	795.91	827.75	31.84	795.91	827.75	31.84	9,933.00
00536 Elevator Repairs Non Contract	0.00	333.33	333.33	0.00	333.33	333.33	4,000.00
00538 Fire Alarm & Sprinkler Inspec	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
00540 Fire Alarm Syst Monitor&Inspec	3,050.66	625.00	(2,425.66)	3,050.66	625.00	(2,425.66)	7,500.00
00543 Fire Sprinkler Inspec/Repair	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
00545 Lake Water Contract	250.00	260.00	10.00	250.00	260.00	10.00	3,120.00
00546 Fire Extinguisher Maint/Replac	2,638.20	166.67	(2,471.53)	2,638.20	166.67	(2,471.53)	2,000.00
00555 Maint.-Tennis & Shuffleboard	0.00	166.67	166.67	0.00	166.67	166.67	2,000.00

Roll's Landing Condominium
 Start: 01/01/2026 | End: 01/31/2026

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
00559 Pool/Spa Repairs	451.83	416.67	(35.16)	451.83	416.67	(35.16)	5,000.00
00560 Maint.Contract-Pool,Spa&Equip	550.00	588.00	38.00	550.00	588.00	38.00	7,056.00
00564 Landscape Contract	4,200.00	4,906.67	706.67	4,200.00	4,906.67	706.67	58,880.00
00565 Landscape Supplies	118.75	583.33	464.58	118.75	583.33	464.58	7,000.00
00566 Tree Maintenance/Removal	0.00	583.33	583.33	0.00	583.33	583.33	7,000.00
Maintenance Total	17,418.78	17,205.84	(212.94)	17,418.78	17,205.84	(212.94)	206,470.00
Insurance							
00570 Ins Flood Residential Building	10,426.33	11,588.42	1,162.09	10,426.33	11,588.42	1,162.09	139,061.00
00571 Insurance-Flood Common Area	1,436.09	1,929.17	493.08	1,436.09	1,929.17	493.08	23,150.00
00573 Hazard Wind/Hurricane	19,567.64	35,826.58	16,258.94	19,567.64	35,826.58	16,258.94	429,919.00
00574 Insurance-Umbrella	577.75	421.67	(156.08)	577.75	421.67	(156.08)	5,060.00
00579 Workman's Comp Volunteers	41.00	62.50	21.50	41.00	62.50	21.50	750.00
Insurance Total	32,048.81	49,828.34	17,779.53	32,048.81	49,828.34	17,779.53	597,940.00
Administrative Expenses							
00600 Management Fee	6,369.00	6,328.17	(40.83)	6,369.00	6,328.17	(40.83)	75,938.00
00603 Accounting-Review & Tax Prep	0.00	563.34	563.34	0.00	563.34	563.34	6,760.00
00610 Legal Services	207.90	500.00	292.10	207.90	500.00	292.10	6,000.00
00611 Office Phone//Fax/Internet	925.20	916.67	(8.53)	925.20	916.67	(8.53)	11,000.00
00615 Office Supplies & Postage	306.17	833.34	527.17	306.17	833.34	527.17	10,000.00
00620 Permits-Reports-Insp-Taxes	340.00	391.67	51.67	340.00	391.67	51.67	4,700.00
00641 Division Fees	0.00	44.00	44.00	0.00	44.00	44.00	528.00
00642 Background Check Expense	0.00	166.67	166.67	0.00	166.67	166.67	2,000.00
00647 Insurance Appraisal	0.00	60.41	60.41	0.00	60.41	60.41	725.00
Administrative Expenses Total	8,148.27	9,804.27	1,656.00	8,148.27	9,804.27	1,656.00	117,651.00
Operating Capital							
00700 Contingency	0.00	416.67	416.67	0.00	416.67	416.67	5,000.00
00701 Miscellaneous Expense	26.45	416.67	390.22	26.45	416.67	390.22	5,000.00
Operating Capital Total	26.45	833.34	806.89	26.45	833.34	806.89	10,000.00
Reserve Expense							
00775 Interest Allocated to Reserves	281.87	0.00	(281.87)	281.87	0.00	(281.87)	0.00
00780 Capital Reserve	36,322.00	36,322.00	0.00	36,322.00	36,322.00	0.00	435,864.00
00981 Dock Account Interest	822.50	0.00	(822.50)	822.50	0.00	(822.50)	0.00
00987 Hurricane Interest	1,908.25	0.00	(1,908.25)	1,908.25	0.00	(1,908.25)	0.00
Reserve Expense Total	39,334.62	36,322.00	(3,012.62)	39,334.62	36,322.00	(3,012.62)	435,864.00
Total Expense	134,626.87	154,971.07	20,344.20	134,626.87	154,971.07	20,344.20	1,859,652.00
Net Income	24,190.17	776.51	23,413.66	24,190.17	776.51	23,413.66	9,319.00

Roll's Landing Condominium

Run Date: 03/24/2026

Run Time: 01:38 PM

INCOME STATEMENT

Building A

Start: 01/01/2026 | End: 01/31/2026

Income

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
00301-020 Regular Assessment Fees	129,470.00	129,461.00	9.00	129,470.00	129,461.00	9.00	1,553,532.00
00306-020 Other Income	(71.44)	347.25	(418.69)	(71.44)	347.25	(418.69)	4,167.00
00309-020 Int Income- Ins Svgs AC	894.70	0.00	894.70	894.70	0.00	894.70	0.00
00312-020 Int Income-Reseves	234.89	277.75	(42.86)	234.89	277.75	(42.86)	3,333.00
00318-020 Operating Interest	0.91	0.00	0.91	0.91	0.00	0.91	0.00
00325-020 Hurricane Interest	1,590.20	208.33	1,381.87	1,590.20	208.33	1,381.87	2,500.00
00326-020 Dock Account Interest	685.42	0.00	685.42	685.42	0.00	685.42	0.00
Income Total	132,804.68	130,294.33	2,510.35	132,804.68	130,294.33	2,510.35	1,563,532.00
Total Income	132,804.68	130,294.33	2,510.35	132,804.68	130,294.33	2,510.35	1,563,532.00

Expense

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Personnel Expense							
00401-020 Wages-Maintenance	3,233.13	3,472.25	239.12	3,233.13	3,472.25	239.12	41,667.00
00402-020 Wages-Security	10,045.74	10,416.67	370.93	10,045.74	10,416.67	370.93	125,000.00
00410-020 Payroll Taxes	1,454.07	1,576.92	122.85	1,454.07	1,576.92	122.85	18,923.00
00412-020 Payroll Service	779.18	746.50	(32.68)	779.18	746.50	(32.68)	8,958.00
00415-020 Insurance-Workers Comp.	790.16	840.92	50.76	790.16	840.92	50.76	10,091.00
Personnel Expense Total	16,302.28	17,053.26	750.98	16,302.28	17,053.26	750.98	204,639.00
Utilities							
00501-020 Electricity	1,686.77	2,078.17	391.40	1,686.77	2,078.17	391.40	24,938.00
00505-020 Water & Sewer	8,218.09	9,207.75	989.66	8,218.09	9,207.75	989.66	110,493.00
00510-020 Cable T.V	5,172.45	5,395.75	223.30	5,172.45	5,395.75	223.30	64,749.00
00512-020 Telephone-Elevators (5 Lines)	0.00	439.67	439.67	0.00	439.67	439.67	5,276.00
00513-020 Telephone-Gate/Clbhse	68.76	104.17	35.41	68.76	104.17	35.41	1,250.00
Utilities Total	15,146.07	17,225.51	2,079.44	15,146.07	17,225.51	2,079.44	206,706.00

Maintenance

00515-020 Pest Control-Buildings Inter	251.04	251.08	0.04	251.04	251.08	0.04	3,013.00
00516-020 Pest Control-Grounds	0.00	361.08	361.08	0.00	361.08	361.08	4,333.00
00517-020 Pest Control-Termite Maint	2,070.00	208.33	(1,861.67)	2,070.00	208.33	(1,861.67)	2,500.00
00519-020 Janitorial Service	2,189.33	2,268.42	79.09	2,189.33	2,268.42	79.09	27,221.00
00520-020 Paper Supplies,Liners,Soap,Etc	289.48	69.42	(220.06)	289.48	69.42	(220.06)	833.00
00521-020 Lift Station Repairs	0.00	173.58	173.58	0.00	173.58	173.58	2,083.00
00522-020 Maint Bldg Repairs/Supplies	14.67	2,430.58	2,415.91	14.67	2,430.58	2,415.91	29,167.00
00535-020 Elevator Maint&Inspec Contract	795.91	827.75	31.84	795.91	827.75	31.84	9,933.00
00536-020 Elevator Repairs Non Contract	0.00	333.33	333.33	0.00	333.33	333.33	4,000.00
00538-020 Fire Alarm & Sprinkler Inspec	0.00	347.25	347.25	0.00	347.25	347.25	4,167.00
00540-020 Fire Alarm Syst Monitor&Inspec	2,542.23	520.83	(2,021.40)	2,542.23	520.83	(2,021.40)	6,250.00
00543-020 Fire Sprinkler Inspec/Repair	0.00	347.25	347.25	0.00	347.25	347.25	4,167.00
00545-020 Lake Water Contract	208.33	216.67	8.34	208.33	216.67	8.34	2,600.00
00546-020 Fire Extinguisher Maint/Replac	2,201.50	138.92	(2,062.58)	2,201.50	138.92	(2,062.58)	1,667.00
00555-020 Maint.-Tennis & Shuffleboard	0.00	138.92	138.92	0.00	138.92	138.92	1,667.00

Roll's Landing Condominium
 Start: 01/01/2026 | End: 01/31/2026

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
00559-020 Pool and Spa Repairs	376.52	347.25	(29.27)	376.52	347.25	(29.27)	4,167.00
00560-020 Maint.-Contract Pool,Spa&Equip	458.33	490.00	31.67	458.33	490.00	31.67	5,880.00
00564-020 Landscape Contract	3,500.00	4,088.92	588.92	3,500.00	4,088.92	588.92	49,067.00
00565-020 Landscape Supplies	98.95	486.08	387.13	98.95	486.08	387.13	5,833.00
00566-020 Tree Maintenance/Removal	0.00	486.08	486.08	0.00	486.08	486.08	5,833.00
Maintenance Total	14,996.29	14,531.74	(464.55)	14,996.29	14,531.74	(464.55)	174,381.00
Insurance							
00570-020 Ins Flood Residential Building	6,722.00	7,493.17	771.17	6,722.00	7,493.17	771.17	89,918.00
00571-020 Insurance-Flood Common Area	1,196.74	1,607.67	410.93	1,196.74	1,607.67	410.93	19,292.00
00573-020 Hazard Wind Hurricane	16,306.36	29,855.50	13,549.14	16,306.36	29,855.50	13,549.14	358,266.00
00574-020 Insurances-Umbrella	481.46	351.42	(130.04)	481.46	351.42	(130.04)	4,217.00
00579-020 Workman's Comp Volunteers	34.17	52.08	17.91	34.17	52.08	17.91	625.00
Insurance Total	24,740.73	39,359.84	14,619.11	24,740.73	39,359.84	14,619.11	472,318.00
Administrative Expenses							
00600-020 Management Fee	5,307.50	5,307.50	0.00	5,307.50	5,307.50	0.00	63,690.00
00603-020 Accounting-Review & Tax Prep	0.00	469.42	469.42	0.00	469.42	469.42	5,633.00
00610-020 Legal Services	173.25	416.67	243.42	173.25	416.67	243.42	5,000.00
00611-020 Office Phone//Fax/Internet	771.00	763.92	(7.08)	771.00	763.92	(7.08)	9,167.00
00615-020 Office Supplies & Postage	255.14	694.42	439.28	255.14	694.42	439.28	8,333.00
00620-020 Permits-Reports-Insp-Taxes	283.33	326.42	43.09	283.33	326.42	43.09	3,917.00
00641-020 Division Fees	0.00	36.67	36.67	0.00	36.67	36.67	440.00
00642-020 Background Check Expense	0.00	138.92	138.92	0.00	138.92	138.92	1,667.00
00647-020 Insurance Appraisal	0.00	50.33	50.33	0.00	50.33	50.33	604.00
Administrative Expenses Total	6,790.22	8,204.27	1,414.05	6,790.22	8,204.27	1,414.05	98,451.00
Operating Capital							
00700-020 Contingency	0.00	347.25	347.25	0.00	347.25	347.25	4,167.00
00701-020 Miscellaneous Expense	22.05	347.25	325.20	22.05	347.25	325.20	4,167.00
Operating Capital Total	22.05	694.50	672.45	22.05	694.50	672.45	8,334.00
Reserve Expense							
00775-020 Interest Allocated to Reserves	234.89	0.00	(234.89)	234.89	0.00	(234.89)	0.00
00780-020 Capital Reserve	32,670.00	32,670.00	0.00	32,670.00	32,670.00	0.00	392,040.00
00981-020 Dock Account Interest	685.42	0.00	(685.42)	685.42	0.00	(685.42)	0.00
00987-020 Hurricane Interest	1,590.20	0.00	(1,590.20)	1,590.20	0.00	(1,590.20)	0.00
Reserve Expense Total	35,180.51	32,670.00	(2,510.51)	35,180.51	32,670.00	(2,510.51)	392,040.00
Total Expense	113,178.15	129,739.12	16,560.97	113,178.15	129,739.12	16,560.97	1,556,869.00
Net Income	19,626.53	555.21	19,071.32	19,626.53	555.21	19,071.32	6,663.00

Roll's Landing Condominium

INCOME STATEMENT

Building 10

Start: 01/01/2026 | End: 01/31/2026

Income

Run Date: 03/24/2026
Run Time: 01:39 PM

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
00301-010 Regular Assessment Fees	25,278.00	25,286.58	(8.58)	25,278.00	25,286.58	(8.58)	303,439.00
00306-010 Other Income	53.12	69.42	(16.30)	53.12	69.42	(16.30)	833.00
00309-010 Int Income- Ins Svgs AC	178.95	0.00	178.95	178.95	0.00	178.95	0.00
00312-010 Int Income- Reserves	46.98	55.58	(8.60)	46.98	55.58	(8.60)	667.00
00318-010 Operating Interest	0.18	0.00	0.18	0.18	0.00	0.18	0.00
00325-010 Hurricane Interest	318.05	41.67	276.38	318.05	41.67	276.38	500.00
00326-010 Dock Account Interest	137.08	0.00	137.08	137.08	0.00	137.08	0.00
Income Total	26,012.36	25,453.25	559.11	26,012.36	25,453.25	559.11	305,439.00

Total Income	26,012.36	25,453.25	559.11	26,012.36	25,453.25	559.11	305,439.00
---------------------	------------------	------------------	---------------	------------------	------------------	---------------	-------------------

Expense

Account	Current			Year to Date			Yearly Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Personnel Expense							
00401-010 Wages-Maintenance	646.63	694.42	47.79	646.63	694.42	47.79	8,333.00
00402-010 Wages-Security	2,009.14	2,013.92	4.78	2,009.14	2,013.92	4.78	24,167.00
00410-010 Payroll Taxes	290.82	315.42	24.60	290.82	315.42	24.60	3,785.00
00412-010 Payroll Service	155.84	149.33	(6.51)	155.84	149.33	(6.51)	1,792.00
00415-010 Insurance-Workers Comp.	158.03	168.17	10.14	158.03	168.17	10.14	2,018.00
Personnel Expense Total	3,260.46	3,341.26	80.80	3,260.46	3,341.26	80.80	40,095.00
Utilities							
00501-010 Electricity	249.26	415.67	166.41	249.26	415.67	166.41	4,988.00
00505-010 Water & Sewer	1,643.63	1,841.58	197.95	1,643.63	1,841.58	197.95	22,099.00
00510-010 Cable T.V	1,034.49	1,079.17	44.68	1,034.49	1,079.17	44.68	12,950.00
00513-010 Telephone-Gate/Clbhse	13.75	20.83	7.08	13.75	20.83	7.08	250.00
Utilities Total	2,941.13	3,357.25	416.12	2,941.13	3,357.25	416.12	40,287.00

Maintenance

00515-010 Pest Control-Buildings Inter	50.21	50.25	0.04	50.21	50.25	0.04	603.00
00516-010 Pest Control-Grounds	0.00	72.25	72.25	0.00	72.25	72.25	867.00
00517-010 Pest Control-Termite Maint	0.00	41.67	41.67	0.00	41.67	41.67	500.00
00519-010 Janitorial Service	437.87	453.67	15.80	437.87	453.67	15.80	5,444.00
00520-010 Paper Supplies,Liners,Soap,Etc	57.90	13.92	(43.98)	57.90	13.92	(43.98)	167.00
00521-010 Lift Station Repairs	0.00	34.75	34.75	0.00	34.75	34.75	417.00
00525-010 Maint Bldg Repairs/Supplies	2.93	486.08	483.15	2.93	486.08	483.15	5,833.00
00538-010 Fire Alarm & Sprinkler Inspect	0.00	69.42	69.42	0.00	69.42	69.42	833.00
00540-010 Fire Alarm Syst Monitor&Inspec	508.43	104.17	(404.26)	508.43	104.17	(404.26)	1,250.00
00543-010 Fire Sprinkler Inspect/Repair	0.00	69.42	69.42	0.00	69.42	69.42	833.00
00545-010 Lake Water Contract	41.67	43.33	1.66	41.67	43.33	1.66	520.00
00546-010 Fire Extinguisher Maint/Replac	436.70	27.75	(408.95)	436.70	27.75	(408.95)	333.00
00555-010 Maint.-Tennis & Shuffleboard	0.00	27.75	27.75	0.00	27.75	27.75	333.00
00559-010 Pool and Spa Repairs	75.31	69.42	(5.89)	75.31	69.42	(5.89)	833.00
00560-010 Maint.-Contract Pool,Spa&Equip	91.67	98.00	6.33	91.67	98.00	6.33	1,176.00
00564-010 Landscape Contract	700.00	817.75	117.75	700.00	817.75	117.75	9,813.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
00565-010 Landscape Supplies	19.80	97.25	77.45	19.80	97.25	77.45	1,167.00
00566-010 Tree Maintenance/Removal	0.00	97.25	97.25	0.00	97.25	97.25	1,167.00
Maintenance Total	2,422.49	2,674.10	251.61	2,422.49	2,674.10	251.61	32,089.00
Insurance							
00570-010 Ins Flood Residential Building	3,704.33	4,095.25	390.92	3,704.33	4,095.25	390.92	49,143.00
00571-010 Insurance-Flood Common Area	239.35	321.50	82.15	239.35	321.50	82.15	3,858.00
00573-010 Hazard Wind/Hurricane	3,261.28	5,971.08	2,709.80	3,261.28	5,971.08	2,709.80	71,653.00
00574-010 Insurance-Umbrella	96.29	70.25	(26.04)	96.29	70.25	(26.04)	843.00
00579-010 Workman's Comp Volunteers	6.83	10.42	3.59	6.83	10.42	3.59	125.00
Insurance Total	7,308.08	10,468.50	3,160.42	7,308.08	10,468.50	3,160.42	125,622.00
Administrative Expenses							
00600-010 Management Fee	1,061.50	1,020.67	(40.83)	1,061.50	1,020.67	(40.83)	12,248.00
00603-010 Accounting-Review & Tax Prep	0.00	93.92	93.92	0.00	93.92	93.92	1,127.00
00610-010 Legal Services	34.65	83.33	48.68	34.65	83.33	48.68	1,000.00
00611-010 Office Phone//Fax/Internet	154.20	152.75	(1.45)	154.20	152.75	(1.45)	1,833.00
00615-010 Office Supplies & Postage	51.03	138.92	87.89	51.03	138.92	87.89	1,667.00
00620-010 Permits-Reports-Insp-Taxes	56.67	65.25	8.58	56.67	65.25	8.58	783.00
00641-010 Division Fees	0.00	7.33	7.33	0.00	7.33	7.33	88.00
00642-010 Background Check Expense	0.00	27.75	27.75	0.00	27.75	27.75	333.00
00647-010 Insurance Appraisal	0.00	10.08	10.08	0.00	10.08	10.08	121.00
Administrative Expenses Total	1,358.05	1,600.00	241.95	1,358.05	1,600.00	241.95	19,200.00
Operating Capital							
00700-010 Contingency	0.00	69.42	69.42	0.00	69.42	69.42	833.00
00701-010 Miscellaneous Expense	4.40	69.42	65.02	4.40	69.42	65.02	833.00
Operating Capital Total	4.40	138.84	134.44	4.40	138.84	134.44	1,666.00
Reserve Expense							
00775-010 Interest Allocated to Reserves	46.98	0.00	(46.98)	46.98	0.00	(46.98)	0.00
00780-010 Capital Reserve	3,652.00	3,652.00	0.00	3,652.00	3,652.00	0.00	43,824.00
00981-010 Dock Account Interest	137.08	0.00	(137.08)	137.08	0.00	(137.08)	0.00
00987-010 Hurricane Interest	318.05	0.00	(318.05)	318.05	0.00	(318.05)	0.00
Reserve Expense Total	4,154.11	3,652.00	(502.11)	4,154.11	3,652.00	(502.11)	43,824.00
Total Expense	21,448.72	25,231.95	3,783.23	21,448.72	25,231.95	3,783.23	302,783.00
Net Income	4,563.64	221.30	4,342.34	4,563.64	221.30	4,342.34	2,656.00