

**Balance Sheet (Accrual)**  
**The Martiniq at Tarpon Cove Condo Assn #1 (\$590 )**  
**January 31, 2017**

	<b>Total</b>
<b>ASSETS</b>	
<b>Cash - Operations</b>	
110100.0000 Cash - Operating Acct	26,011.73
<b>Total Cash For Operations</b>	<u>26,011.73</u>
<b>Cash for Reserves</b>	
112001.0000 Cash - Reserve Acct	94,275.97
<b>Total Cash For Reserves</b>	<u>94,275.97</u>
<b>Total Current Assets</b>	<u>120,287.70</u>
<b>Total Assets</b>	<u>120,287.70</u>
<b>LIABILITIES</b>	
<b>Current Liabilities</b>	
310100.0000 Accounts Payable	450.00
<b>Total Current Liabilities</b>	<u>450.00</u>
<b>Total Liabilities</b>	<u>450.00</u>
<b>EQUITY</b>	
Owners Equity	14,083.56
Current Year Income/(Loss)	11,478.17
Replacement Reserve Prior Years	94,259.96
Replacement Reserve Current Year	16.01
<b>Total Equity</b>	<u>119,837.70</u>
<b>Total Liabilities and Owners Equity</b>	<u>120,287.70</u>

**Accrual Income Statement**  
**The Martinique at Tarpon Cove Condo Assn #1 (\$590 )**  
**For the period ending January 31, 2017**

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
<b>Operating Income</b>								
605000.0000	Association Fee	16,514.56	16,565.88	(51.32)	16,514.56	16,565.88	(51.32)	66,263.50
605220.0000	Master Association Fees	16,882.27	16,903.80	(21.53)	16,882.27	16,903.80	(21.53)	67,615.20
602410.0000	Rental Application Fees	100.00	0.00	100.00	100.00	0.00	100.00	0.00
605730.0000	Reserve Income	2,363.17	2,290.34	72.83	2,363.17	2,290.34	72.83	9,161.34
<b>Sub-total Income</b>		<b>35,860.00</b>	<b>35,760.02</b>	<b>99.98</b>	<b>35,860.00</b>	<b>35,760.02</b>	<b>99.98</b>	<b>143,040.04</b>
681500.0000	Reserve Funding	0.00	(2,290.34)	2,290.34	0.00	(2,290.34)	2,290.34	(9,161.34)
<b>Total Operating Income</b>		<b>35,860.00</b>	<b>33,469.68</b>	<b>2,390.32</b>	<b>35,860.00</b>	<b>33,469.68</b>	<b>2,390.32</b>	<b>133,878.70</b>
<b>Operating Expenses</b>								
<b>Utilities</b>								
610100.0000	Electric	38.37	37.50	(0.87)	38.37	37.50	(0.87)	450.00
610300.0000	Water/Sewer	1,304.22	1,375.00	70.78	1,304.22	1,375.00	70.78	16,500.00
<b>Total Utilities</b>		<b>1,342.59</b>	<b>1,412.50</b>	<b>69.91</b>	<b>1,342.59</b>	<b>1,412.50</b>	<b>69.91</b>	<b>16,950.00</b>
<b>Maintenance</b>								
642760.0000	Termite Warranty	450.00	0.00	(450.00)	450.00	0.00	(450.00)	600.00
646600.0000	General Maintenance	1,965.43	833.33	(1,132.10)	1,965.43	833.33	(1,132.10)	10,000.00
649840.0000	Fire Alarm / Exting Service	894.86	250.00	(644.86)	894.86	250.00	(644.86)	1,000.00
649841.0000	Fire Equipment Repairs	0.00	620.00	620.00	0.00	620.00	620.00	1,500.00
<b>Total Maintenance</b>		<b>3,310.29</b>	<b>1,703.33</b>	<b>(1,606.96)</b>	<b>3,310.29</b>	<b>1,703.33</b>	<b>(1,606.96)</b>	<b>13,100.00</b>
<b>Administrative Expense</b>								
660200.0000	Legal	0.00	41.67	41.67	0.00	41.67	41.67	500.00
660281.0000	Division Filing Fees	96.00	96.00	0.00	96.00	96.00	0.00	125.00
660300.0000	Auditing & Accounting Fees	0.00	0.00	0.00	0.00	0.00	0.00	75.00
660370.0000	Office Expense	88.15	54.17	(33.98)	88.15	54.17	(33.98)	650.00
663050.0000	Website Expense	300.00	300.00	0.00	300.00	300.00	0.00	300.00
681400.0000	Insurance	0.00	0.00	0.00	0.00	0.00	0.00	24,000.00
681625.0000	Flood Insurance	2,341.00	2,300.00	(41.00)	2,341.00	2,300.00	(41.00)	6,000.00
681650.0000	Master / General Assoc Fees	16,903.80	16,903.80	0.00	16,903.80	16,903.80	0.00	67,615.20
681700.0000	Contingency	0.00	392.79	392.79	0.00	392.79	392.79	4,713.50
<b>Total Administrative</b>		<b>19,728.95</b>	<b>20,088.43</b>	<b>359.48</b>	<b>19,728.95</b>	<b>20,088.43</b>	<b>359.48</b>	<b>103,978.70</b>

Accrual Income Statement  
 The Martinique at Tarpon Cove Condo Assn #1 (\$590 )  
 For the period ending January 31, 2017

Account	Account Name	MTD Actual	MTD Budget	MTD \$ Variance	YTD Actual	YTD Budget	YTD \$ Variance	Annual Budget
<b>Total Operating Expenses</b>		24,381.83	23,204.26	(1,177.57)	24,381.83	23,204.26	(1,177.57)	134,028.70
<b>Net Operating Income/(Loss)</b>		11,478.17	10,265.42	1,212.75	11,478.17	10,265.42	1,212.75	(150.00)
<b>Net Income/(Loss)</b>		<u>11,478.17</u>	<u>10,265.42</u>	<u>1,212.75</u>	<u>11,478.17</u>	<u>10,265.42</u>	<u>1,212.75</u>	<u>(150.00)</u>

## Capital Reserve Summary Report

The Martinique at Tarpon Cove Condo Assn #1 (8590 )

Books = Accrual

For the period ending January 31, 2017

Account	Account #	Last Year Ending Balance	Prior Month Balance	Current Month Receipts	Current Month Expenses	Current Month Balance	YTD Expenses
Painting Expense	870000.4465	5,333.68	5,333.68	0.00	0.00	5,333.68	0.00
Roof	870000.4600	56,568.48	56,568.48	0.00	0.00	56,568.48	0.00
Roof (Garages)	870000.4603	19,750.78	19,750.78	0.00	0.00	19,750.78	0.00
Storage Expense	870000.4715	10,880.06	10,880.06	0.00	0.00	10,880.06	0.00
	Sub-Total:	92,533.00	92,533.00	0.00	0.00	92,533.00	0.00
Interest Income	870000.4995	1,726.96	1,726.96	16.01	0.00	1,742.97	0.00
	Grand Total:	94,259.96	94,259.96	16.01	0.00	94,275.97	0.00