

**ORCHID COVE
CONDOMINIUM ASSOCIATION, INC.**

FINANCIAL STATEMENTS
for the Period Ending December 31, 2017

Accountant: Julie Long
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Property Manager: H.John Yilmaz
941-894-8271 hasanjohn@argusmgmt.com

PREPARED BY ARGUS PROPERTY MANAGEMENT, INC.

Orchid Cove Condominium Association, Inc.

Balance Sheet

	<u>Dec 31, 17</u>
ASSETS	
Current Assets	
Checking/Savings	
1010 · Checking	144,891.94
1020 · Reserve Accounts	221,081.60
Total Checking/Savings	<u>365,973.54</u>
Accounts Receivable	
1040 · Assessment Receivable	652.00
Total Accounts Receivable	<u>652.00</u>
Other Current Assets	
1050 · Prepaid Insurance	13,762.73
Total Other Current Assets	<u>13,762.73</u>
Total Current Assets	<u>380,388.27</u>
TOTAL ASSETS	<u>380,388.27</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	853.54
Total Accounts Payable	<u>853.54</u>
Other Current Liabilities	
3015 · Accrued Expense	65.00
3040 · Prepaid Assessments	16,126.96
Total Other Current Liabilities	<u>16,191.96</u>
Total Current Liabilities	17,045.50
Long Term Liabilities	
3500 · Reserve Fund	221,081.60
Total Long Term Liabilities	<u>221,081.60</u>
Total Liabilities	238,127.10
Equity	
3990 · Operating Fund Balance	133,833.14
Net Income	8,428.03
Total Equity	<u>142,261.17</u>
TOTAL LIABILITIES & EQUITY	<u>380,388.27</u>

Orchid Cove Condominium Association, Inc.
Bank Account Report

	<u>Dec 17</u>
1010 · Checking	
1015 · Stonegate Oper .20% *5716	144,891.94
1019 · Due (to)/from Reserves	0.00
Total 1010 · Checking	<u>144,891.94</u>
1020 · Reserve Accounts	
1021a · Stonegate Res MM .35%*5724	41,959.51
1026 · Cadence CD 10/18/17*4248	27,076.76
1027 · Cadence CD 03/20/18*3134	152,045.33
1029 · Due (to)/from Operating	0.00
Total 1020 · Reserve Accounts	<u>221,081.60</u>
TOTAL	<u><u>365,973.54</u></u>

Orchid Cove Condominium Association, Inc.

Reserve Report

	<u>Dec 17</u>
3500 · Reserve Fund	
3610 · Pool	
3611 · Beg Bal - Pool	20,025.04
3612 · Allocation - Pool	2,139.00
3613 · Expense - Pool	0.00
3614 · Transfer - Pool	0.00
Total 3610 · Pool	<u>22,164.04</u>
3630 · Roofs	
3631 · Beg Bal - Roofs	137,654.29
3632 · Allocation - Roofs	13,158.96
3633 · Expense - Roofs	0.00
3634 · Roofs - Transfer	0.00
Total 3630 · Roofs	<u>150,813.25</u>
3640 · Pumps	
3641 · Beg. Bal. - Pumps	3,218.85
3642 · Allocation - Pumps	137.04
Total 3640 · Pumps	<u>3,355.89</u>
3650 · Paving	
3651 · Beg Bal - Paving	23,003.48
3652 · Allocation - Paving	4,625.04
3653 · Expense - Paving	(4,016.00)
3654 · Transfer - Paving	0.00
Total 3650 · Paving	<u>23,612.52</u>
3660 · Painting	
3661 · Beg Bal - Painting	50,924.93
3662 · Allocation - Painting	3,519.00
3663 · Expense - Painting	(54,055.89)
3664 · Transfer - Paint	0.00
Total 3660 · Painting	<u>388.04</u>
3670 · General Reserve	
3672 · Allocation - General Reserve	1,332.96
Total 3670 · General Reserve	<u>1,332.96</u>
3890 · Reserve Interest	
3891 · Beg. Bal. - Interest	16,903.66
3892 · Earned YTD - Interest	2,511.24
3893 · Transferred - Interest	0.00
Total 3890 · Reserve Interest	<u>19,414.90</u>
Total 3500 · Reserve Fund	<u>221,081.60</u>
TOTAL	<u><u>221,081.60</u></u>

Orchid Cove Condominium Association, Inc.

Profit & Loss Budget vs. Actual

	<u>Dec 17</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Income			
5010 · Assessments	8,356.00	8,342.75	13.25
5050 · Interest	10.11	0.00	10.11
Total Income	<u>8,366.11</u>	<u>8,342.75</u>	<u>23.36</u>
Expense			
7000 · Disbursements			
7100 · Grounds			
7110 · Grounds Contract	3,825.00	1,666.67	2,158.33
7130 · Mulch	0.00	375.00	(375.00)
7135 · Landscape Plants	350.00	333.33	16.67
7140 · Tree Trimming	0.00	83.33	(83.33)
7155 · Irrigation Repairs	0.00	166.67	(166.67)
Total 7100 · Grounds	<u>4,175.00</u>	<u>2,625.00</u>	<u>1,550.00</u>
7200 · Building Maintenance			
7210 · Repairs & Maintenance	0.00	916.67	(916.67)
7220 · Pest Control	300.00	150.00	150.00
7225 · Pressure Cleaning	0.00	166.67	(166.67)
7240 · Fire Alarm	0.00	175.00	(175.00)
7295 · Backflows	0.00	175.00	(175.00)
Total 7200 · Building Maintenance	<u>300.00</u>	<u>1,583.34</u>	<u>(1,283.34)</u>
7300 · Swimming Pool			
7310 · Pool Contract	265.00	265.00	0.00
7315 · Pool Repair	166.59	108.33	58.26
7320 · Pool Electric	231.98	208.33	23.65
7325 · Pool Water & Sewer	108.53	158.33	(49.80)
7330 · Pool Janitorial	65.00	130.00	(65.00)
7350 · Pool Heat	389.30	333.33	55.97
Total 7300 · Swimming Pool	<u>1,226.40</u>	<u>1,203.32</u>	<u>23.08</u>
7500 · Utilities			
7510 · Water/Sewer	16.69	41.67	(24.98)
7520 · Electric	191.05	216.67	(25.62)

Orchid Cove Condominium Association, Inc.

Profit & Loss Budget vs. Actual

	<u>Dec 17</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Total 7500 · Utilities	207.74	258.34	(50.60)
7800 · Administration			
7810 · Insurance - Property	1,518.31	1,493.33	24.98
7820 · Legal/Professional	0.00	216.67	(216.67)
7825 · Accounting Services	0.00	29.17	(29.17)
7830 · Division Fees	192.00	5.83	186.17
7835 · Fees, Dues, License	0.00	16.67	(16.67)
7840 · Income Tax	0.00	41.67	(41.67)
7850 · Bad Debt	0.00	25.00	(25.00)
7870 · Management Fee	734.42	734.42	0.00
7880 · Office Supplies, Postage, etc.	47.28	75.00	(27.72)
7881 · Storage	365.82	25.00	340.82
7885 · Bank Service Charge	0.00	8.33	(8.33)
7890 · Contingencies	0.00	1.67	(1.67)
Total 7800 · Administration	<u>2,857.83</u>	<u>2,672.76</u>	<u>185.07</u>
Total 7000 · Disbursements	<u>8,766.97</u>	<u>8,342.76</u>	<u>424.21</u>
Total Expense	<u>8,766.97</u>	<u>8,342.76</u>	<u>424.21</u>
Net Income	<u>(400.86)</u>	<u>(0.01)</u>	<u>(400.85)</u>

Orchid Cove Condominium Association, Inc.

Profit & Loss Budget vs. Actual

	<u>Jan - Dec 17</u>	<u>Budget</u>	<u>\$ Over Budget</u>
Income			
5010 · Assessments	100,272.00	100,113.00	159.00
5030 · Sales & Lease Fees	1,400.00	0.00	1,400.00
5040 · Other	0.31	0.00	0.31
5050 · Interest	147.65	0.00	147.65
Total Income	<u>101,819.96</u>	<u>100,113.00</u>	<u>1,706.96</u>
Expense			
7000 · Disbursements			
7100 · Grounds			
7110 · Grounds Contract	22,325.00	20,000.00	2,325.00
7130 · Mulch	5,500.00	4,500.00	1,000.00
7135 · Landscape Plants	1,100.00	4,000.00	(2,900.00)
7140 · Tree Trimming	1,650.00	1,000.00	650.00
7155 · Irrigation Repairs	2,171.53	2,000.00	171.53
Total 7100 · Grounds	<u>32,746.53</u>	<u>31,500.00</u>	<u>1,246.53</u>
7200 · Building Maintenance			
7210 · Repairs & Maintenance	7,663.34	11,000.00	(3,336.66)
7220 · Pest Control	2,100.00	1,800.00	300.00
7225 · Pressure Cleaning	1,994.00	2,000.00	(6.00)
7240 · Fire Alarm	610.84	2,100.00	(1,489.16)
7295 · Backflows	2,864.97	2,100.00	764.97
Total 7200 · Building Maintenance	<u>15,233.15</u>	<u>19,000.00</u>	<u>(3,766.85)</u>
7300 · Swimming Pool			
7310 · Pool Contract	3,180.00	3,180.00	0.00
7315 · Pool Repair	1,111.39	1,300.00	(188.61)
7320 · Pool Electric	2,612.57	2,500.00	112.57
7325 · Pool Water & Sewer	1,131.92	1,900.00	(768.08)
7330 · Pool Janitorial	1,430.00	1,560.00	(130.00)
7350 · Pool Heat	3,155.28	4,000.00	(844.72)
Total 7300 · Swimming Pool	<u>12,621.16</u>	<u>14,440.00</u>	<u>(1,818.84)</u>
7500 · Utilities			
7510 · Water/Sewer	377.15	500.00	(122.85)
7520 · Electric	2,268.95	2,600.00	(331.05)
Total 7500 · Utilities	<u>2,646.10</u>	<u>3,100.00</u>	<u>(453.90)</u>
7800 · Administration			
7810 · Insurance - Property	17,910.43	17,920.00	(9.57)
7820 · Legal/Professional	1,678.80	2,600.00	(921.20)

Orchid Cove Condominium Association, Inc.
Profit & Loss Budget vs. Actual

	Jan - Dec 17	Budget	\$ Over Budget
7825 · Accounting Services	225.00	350.00	(125.00)
7830 · Division Fees	192.00	70.00	122.00
7835 · Fees, Dues, License	195.00	200.00	(5.00)
7840 · Income Tax	0.00	500.00	(500.00)
7850 · Bad Debt	0.00	300.00	(300.00)
7870 · Management Fee	8,813.04	8,813.00	0.04
7880 · Office Supplies, Postage, etc.	441.09	900.00	(458.91)
7881 · Storage	641.82	300.00	341.82
7885 · Bank Service Charge	47.81	100.00	(52.19)
7890 · Contingencies	0.00	20.00	(20.00)
Total 7800 · Administration	30,144.99	32,073.00	(1,928.01)
 Total 7000 · Disbursements	 93,391.93	 100,113.00	 (6,721.07)
 Total Expense	 93,391.93	 100,113.00	 (6,721.07)
 Net Income	 8,428.03	 0.00	 8,428.03

Orchid Cove Condominium Association, Inc.
Profit & Loss Budget Performance

	Dec 17	Budget	Jan - Dec 17	YTD Budget	Annual Budget
Income					
5010 • Assessments	8,356.00	8,342.75	100,272.00	100,113.00	100,113.00
5030 • Sales & Lease Fees	0.00	0.00	1,400.00	0.00	0.00
5040 • Other	0.00	0.00	0.31	0.00	0.00
5050 • Interest	10.11	0.00	147.65	0.00	0.00
Total Income	8,366.11	8,342.75	101,819.96	100,113.00	100,113.00
Expense					
7000 • Disbursements					
7100 • Grounds					
7110 • Grounds Contract	3,825.00	1,666.67	22,325.00	20,000.00	20,000.00
7130 • Mulch	0.00	375.00	5,500.00	4,500.00	4,500.00
7135 • Landscape Plants	350.00	333.33	1,100.00	4,000.00	4,000.00
7140 • Tree Trimming	0.00	83.33	1,650.00	1,000.00	1,000.00
7155 • Irrigation Repairs	0.00	166.67	2,171.53	2,000.00	2,000.00
Total 7100 • Grounds	4,175.00	2,625.00	32,746.53	31,500.00	31,500.00
7200 • Building Maintenance					
7210 • Repairs & Maintenance	0.00	916.67	7,663.34	11,000.00	11,000.00
7220 • Pest Control	300.00	150.00	2,100.00	1,800.00	1,800.00
7225 • Pressure Cleaning	0.00	166.67	1,994.00	2,000.00	2,000.00
7240 • Fire Alarm	0.00	175.00	610.84	2,100.00	2,100.00
7295 • Backflows	0.00	175.00	2,864.97	2,100.00	2,100.00
Total 7200 • Building Maintenance	300.00	1,583.34	15,233.15	19,000.00	19,000.00
7300 • Swimming Pool					
7310 • Pool Contract	265.00	265.00	3,180.00	3,180.00	3,180.00
7315 • Pool Repair	166.59	108.33	1,111.39	1,300.00	1,300.00
7320 • Pool Electric	231.98	208.33	2,612.57	2,500.00	2,500.00
7325 • Pool Water & Sewer	108.53	158.33	1,131.92	1,900.00	1,900.00
7330 • Pool Janitorial	65.00	130.00	1,430.00	1,560.00	1,560.00
7350 • Pool Heat	389.30	333.33	3,155.28	4,000.00	4,000.00
Total 7300 • Swimming Pool	1,226.40	1,203.32	12,621.16	14,440.00	14,440.00
7500 • Utilities					
7510 • Water/Sewer	16.69	41.67	377.15	500.00	500.00
7520 • Electric	191.05	216.67	2,268.95	2,600.00	2,600.00
Total 7500 • Utilities	207.74	258.34	2,646.10	3,100.00	3,100.00
7800 • Administration					
7810 • Insurance - Property	1,518.31	1,493.33	17,910.43	17,920.00	17,920.00
7820 • Legal/Professional	0.00	216.67	1,678.80	2,600.00	2,600.00
7825 • Accounting Services	0.00	29.17	225.00	350.00	350.00
7830 • Division Fees	192.00	5.83	192.00	70.00	70.00
7835 • Fees, Dues, License	0.00	16.67	195.00	200.00	200.00
7840 • Income Tax	0.00	41.67	0.00	500.00	500.00
7850 • Bad Debt	0.00	25.00	0.00	300.00	300.00
7870 • Management Fee	734.42	734.42	8,813.04	8,813.00	8,813.00
7880 • Office Supplies, Postage, etc.	47.28	75.00	441.09	900.00	900.00
7881 • Storage	365.82	25.00	641.82	300.00	300.00
7885 • Bank Service Charge	0.00	8.33	47.81	100.00	100.00
7890 • Contingencies	0.00	1.67	0.00	20.00	20.00
Total 7800 • Administration	2,857.83	2,672.76	30,144.99	32,073.00	32,073.00
Total 7000 • Disbursements	8,766.97	8,342.76	93,391.93	100,113.00	100,113.00
Total Expense	8,766.97	8,342.76	93,391.93	100,113.00	100,113.00
Net Income	(400.86)	(0.01)	8,428.03	0.00	0.00

Orchid Cove Condominium Association, Inc.

Check Detail

December 2017

	Date	Num	Name	Memo	Account	Paid Amount
	12/01/2017	ACH	Argus Property Management Inc	Management fee	1015 - Stonegate Oper .20% *5716	
				Management fee	7870 - Management Fee	(734.42)
TOTAL						(734.42)
	12/01/2017	ACH	MCUD		1015 - Stonegate Oper .20% *5716	
	11/17/2017	111717-115619		Acct 147163-115619	7510 - Water/Sewer	(3.30)
	11/17/2017	111717-116144		Acct 147163-116144	7510 - Water/Sewer	(3.30)
	11/17/2017	111717-115620		Acct 147163-115620	7510 - Water/Sewer	(3.30)
	11/17/2017	111717-117371		Acct 147163-117371	7510 - Water/Sewer	(3.30)
	11/17/2017	111717-115696		Acct 147163-115696	7510 - Water/Sewer	(3.30)
TOTAL						(16.50)
	12/06/2017	2254	All Florida Fire Equipment CO.		1015 - Stonegate Oper .20% *5716	
	11/01/2017	65793		Certification of fire extinguisher and new fire 7240 - Fire Alarm		(210.52)
TOTAL						(210.52)
	12/06/2017	2255	Argus Property Management Inc	POST 103117	1015 - Stonegate Oper .20% *5716	
	11/01/2017	POST 103117		Oct mailing	7880 - Office Supplies, Postage, etc.	(3.00)
TOTAL						(3.00)
	12/06/2017	2256	Asphalt Repair Service		1015 - Stonegate Oper .20% *5716	
	11/01/2017	7997		Repair asphalt	3653 - Expense - Paving	(4,016.00)
TOTAL						(4,016.00)
	12/06/2017	2257	Florida Lawnpros Inc		1015 - Stonegate Oper .20% *5716	
	11/27/2017	IMOCOCT17		Irrigation repairs	7155 - Irrigation Repairs	(97.58)
	12/04/2017	OC1712		Monthly landscape maintenance	7110 - Grounds Contract	(1,400.00)
TOTAL						(1,497.58)
	12/06/2017	2258	Kim Loskota.	Reimbursement	1015 - Stonegate Oper .20% *5716	
	11/01/2017	110117 Reimburse		Reimburse for poster copies and welcome 7880 - Office Supplies, Postage, etc.		(12.46)
TOTAL						(12.46)
	12/06/2017	2259	MCUD		1015 - Stonegate Oper .20% *5716	
	11/17/2017	111717-115776		Acct 147163-115776	7325 - Pool Water & Sewer	(216.19)
TOTAL						(216.19)
	12/07/2017	ACH	FP & L		1015 - Stonegate Oper .20% *5716	
				pool electric	7320 - Pool Electric	(231.98)
TOTAL						(231.98)
	12/27/2017	ACH	FP & L		1015 - Stonegate Oper .20% *5716	
	12/07/2017	120717-94533		96813-94533 Bldg 6	7520 - Electric	(9.39)
	12/07/2017	120717-85533		88794-85533 Bldg 8	7520 - Electric	(10.05)
	12/07/2017	120717-71155		88245-71155 Bldg 9	7520 - Electric	(9.76)
	12/07/2017	120717-6584		82498-86584 Bldg 5	7520 - Electric	(9.29)
	12/07/2017	120717-98349		77402-98349 Bldg 4	7520 - Electric	(9.97)
	12/07/2017	120717-11152		76925-11152 Bldg 10	7520 - Electric	(10.17)
	12/07/2017	120717-97436		73869-97436 Bldg 1	7520 - Electric	(10.05)
	12/07/2017	120717-45532		71135-45532 Bldg 7	7520 - Electric	(9.22)
	12/07/2017	120717-04059		47310-04059 Bldg 12	7520 - Electric	(9.88)
	12/07/2017	120717-72344		39085-72344 Streetlights	7520 - Electric	(73.10)
	12/07/2017	120717-27437		32891-27437 Bldg 2	7520 - Electric	(9.76)
	12/07/2017	120717-12153		24591-12153 Bldg 3	7520 - Electric	(9.88)
	12/07/2017	120717-35037		11260-35037 Bldg 11	7520 - Electric	(10.53)
TOTAL						(191.05)
	12/27/2017	ACH	TECO		1015 - Stonegate Oper .20% *5716	

Orchid Cove Condominium Association, Inc.

Check Detail

December 2017

	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Account</u>	<u>Paid Amount</u>
	12/13/2017	121317		Acct#211003052514 Pool heat	7350 - Pool Heat	(389.30)
TOTAL						(389.30)
	12/27/2017	2260	Argus Property Management Inc	STOR 2017	1015 - Stonegate Oper .20% *5716	
	12/19/2017	STOR 2017		2017 Storage	7881 - Storage	(298.50)
TOTAL						(298.50)
	12/27/2017	2261	Department of Business & Professiona	2018 Annual Renewal Proj#PR1U02683	1015 - Stonegate Oper .20% *5716	
	12/27/2017	MA00025237-2018		2018 Annual renewal	7830 - Division Fees	(192.00)
TOTAL						(192.00)
	12/27/2017	2262	Florida Lawnpros Inc		1015 - Stonegate Oper .20% *5716	
	12/01/2017	3071		Remove Roayl Palm damaged by hurrica	7135 - Landscape Plants	(350.00)
	12/14/2017	3114		Monthly landscape maintenance	7110 - Grounds Contract	(2,425.00)
TOTAL						(2,775.00)
	12/27/2017	2263	Pools By Lowell, Inc		1015 - Stonegate Oper .20% *5716	
	12/12/2017	181777		Replaced broken high pressure air relief	7315 - Pool Repair	(70.40)
TOTAL						(70.40)

Orchid Cove Condominium Association, Inc.
Transaction Detail by Account
December 2017

	Type	Date	Num	Name	Memo	Debit	Credit	Balance
7000 · Disbursements								
7100 · Grounds								
7110 · Grounds Contract								
	Bill	12/04/2017	OC1712	Florida Lawnpros Inc	Monthly landscape maintenance	1,400.00		(1,400.00)
	Bill	12/14/2017	3114	Florida Lawnpros Inc	Monthly landscape maintenance	2,425.00		(3,825.00)
Total 7110 · Grounds Contract						3,825.00	0.00	(3,825.00)
7135 · Landscape Plants								
	Bill	12/01/2017	3071	Florida Lawnpros Inc	Remove Roayl Palm damaged by hurricane	350.00		(350.00)
Total 7135 · Landscape Plants						350.00	0.00	(350.00)
Total 7100 · Grounds						4,175.00	0.00	(4,175.00)
7200 · Building Maintenance								
7220 · Pest Control								
	Bill	12/26/2017	122617	Ace Pest Control of the Suncoast, Inc.	Pest control	300.00		(300.00)
Total 7220 · Pest Control						300.00	0.00	(300.00)
Total 7200 · Building Maintenance						300.00	0.00	(300.00)
7300 · Swimming Pool								
7310 · Pool Contract								
	Bill	12/01/2017	181250	Pools By Lowell, Inc	Monthly pool service	265.00		(265.00)
Total 7310 · Pool Contract						265.00	0.00	(265.00)
7315 · Pool Repair								
	Bill	12/12/2017	181777	Pools By Lowell, Inc	Replaced broken high pressure air relief valve	70.40		(70.40)
	Bill	12/18/2017	181858	Pools By Lowell, Inc	Repaired pool CHL feeder	96.19		(166.59)
Total 7315 · Pool Repair						166.59	0.00	(166.59)
7320 · Pool Electric								
	Check	12/07/2017	ACH	FP & L	pool electric	231.98		(231.98)
Total 7320 · Pool Electric						231.98	0.00	(231.98)
7325 · Pool Water & Sewer								
	Bill	12/18/2017	121817-115776	MCUD	Acct 147163-115776	108.53		(108.53)
Total 7325 · Pool Water & Sewer						108.53	0.00	(108.53)
7330 · Pool Janitorial								
	General Journal	12/31/2017			Dec janitorial	65.00		(65.00)
Total 7330 · Pool Janitorial						65.00	0.00	(65.00)
7350 · Pool Heat								
	Bill	12/13/2017	121317	TECO	Acct#211003052514 Pool heat	389.30		(389.30)
Total 7350 · Pool Heat						389.30	0.00	(389.30)
Total 7300 · Swimming Pool						1,226.40	0.00	(1,226.40)
7500 · Utilities								
7510 · Water/Sewer								
	Bill	12/18/2017	121817-116144	MCUD	Acct 147163-116144	3.30		(3.30)
	Bill	12/18/2017	121817-115620	MCUD	Acct 147163-115620	3.30		(6.60)
	Bill	12/18/2017	121817-115619	MCUD	Acct 147163-115619	3.30		(9.90)
	Bill	12/18/2017	121817-117371	MCUD	Acct 147163-117371	3.30		(13.20)
	Bill	12/18/2017	121817-115696	MCUD	Acct 147163-115696	3.30		(16.50)
	General Journal	12/31/2017			Correct water bill	0.19		(16.69)
Total 7510 · Water/Sewer						16.69	0.00	(16.69)

Orchid Cove Condominium Association, Inc.
Transaction Detail by Account
December 2017

	Type	Date	Num	Name	Memo	Debit	Credit	Balance
7520 · Electric								
	Bill	12/07/2017	120717-94533	FP & L	96813-94533 Bldg 6	9.39		(9.39)
	Bill	12/07/2017	120717-85533	FP & L	88794-85533 Bldg 8	10.05		(19.44)
	Bill	12/07/2017	120717-71155	FP & L	88245-71155 Bldg 9	9.76		(29.20)
	Bill	12/07/2017	120717-6584	FP & L	82498-86584 Bldg 5	9.29		(38.49)
	Bill	12/07/2017	120717-98349	FP & L	77402-98349 Bldg 4	9.97		(48.46)
	Bill	12/07/2017	120717-11152	FP & L	76925-11152 Bldg 10	10.17		(58.63)
	Bill	12/07/2017	120717-97436	FP & L	73869-97436 Bldg 1	10.05		(68.68)
	Bill	12/07/2017	120717-45532	FP & L	71135-45532 Bldg 7	9.22		(77.90)
	Bill	12/07/2017	120717-04059	FP & L	47310-04059 Bldg 12	9.88		(87.78)
	Bill	12/07/2017	120717-72344	FP & L	39085-72344 Streetlights	73.10		(160.88)
	Bill	12/07/2017	120717-27437	FP & L	32891-27437 Bldg 2	9.76		(170.64)
	Bill	12/07/2017	120717-12153	FP & L	24591-12153 Bldg 3	9.88		(180.52)
	Bill	12/07/2017	120717-35037	FP & L	11260-35037 Bldg 11	10.53		(191.05)
Total 7520 · Electric						<u>191.05</u>	<u>0.00</u>	<u>(191.05)</u>
Total 7500 · Utilities						207.74	0.00	(207.74)
7800 · Administration								
7810 · Insurance - Property								
	General Journal	12/31/2017			Adj PPD Insurance	<u>1,518.31</u>		<u>(1,518.31)</u>
Total 7810 · Insurance - Property						<u>1,518.31</u>	<u>0.00</u>	<u>(1,518.31)</u>
7830 · Division Fees								
	Bill	12/27/2017	MA00025237-2018	Department of Business & Professional R	2018 Annual renewal	<u>192.00</u>		<u>(192.00)</u>
Total 7830 · Division Fees						<u>192.00</u>	<u>0.00</u>	<u>(192.00)</u>
7870 · Management Fee								
	Check	12/01/2017	ACH	Argus Property Management Inc	Management fee	<u>734.42</u>		<u>(734.42)</u>
Total 7870 · Management Fee						<u>734.42</u>	<u>0.00</u>	<u>(734.42)</u>
7880 · Office Supplies, Postage, etc.								
	General Journal	12/31/2017			Coupon books	<u>47.28</u>		<u>(47.28)</u>
Total 7880 · Office Supplies, Postage, etc.						<u>47.28</u>	<u>0.00</u>	<u>(47.28)</u>
Total 7800 · Administration						<u>2,492.01</u>	<u>0.00</u>	<u>(2,492.01)</u>
Total 7000 · Disbursements						<u>8,401.15</u>	<u>0.00</u>	<u>(8,401.15)</u>
TOTAL						<u>8,401.15</u>	<u>0.00</u>	<u>(8,401.15)</u>

Orchid Cove Condominium Association, Inc.
Customer Balance Summary

	<u>Dec 31, 17</u>
7604Turgeon	(2,792.00)
7531Razmus	(1,350.00)
7610Benson	(1,304.00)
7515Walther	(798.00)
7618Portnow	(798.00)
7660Dalgaard	(698.00)
7512Velazquez	(698.00)
7506Semple	(698.00)
7544Cruz	(698.00)
7533Watson	(698.00)
7528Petras	(698.00)
7527Bernadic	(698.00)
7646Zigre	(698.00)
7522Rollo	(698.00)
7656Delucia	(698.00)
7634Davison	(698.00)
7558Taylor	(698.00)
7510Houlihan	(698.00)
7520Skyles	(5.96)
7654Chapman	(5.00)
7658Whyte	652.00
TOTAL	<u><u>(15,474.96)</u></u>