

# SAWGRASS CONDOMINIUM ASSOC

Balance Sheet  
As of 08/31/16

## ASSETS

Mutual of Omaha Bank Operating	\$ 28,703.55	
Mutual of Omaha - Reserve Acct	84,180.78	
Mutual of Omaha - Working Cap	16,161.77	
Reserve - RBC Wealth Mgmt CDL	310,593.00	
RBC Change in Asset Value	101,167.17	
Accounts Receivable	49,017.60	
Petty Cash	400.00	
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TOTAL ASSETS		\$ 590,223.87
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## LIABILITIES & EQUITY

### CURRENT LIABILITIES:

Accounts Payable	\$ 1,895.00	
Prepaid Assessments	13,005.89	
Suspense	3,666.59	
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Subtotal Current Liab.		\$ 18,567.48

### RESERVES:

Retained Earnings - Reserves	\$ 61,209.56	
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Subtotal Reserves		\$ 61,209.56

### EQUITY:

Retained Earnings - Operating	\$ 629,524.65	
Current Year Net Income/(Loss)	(119,077.82)	
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Subtotal Equity		\$ 510,446.83

TOTAL LIABILITIES & EQUITY		\$ 590,223.87
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# SAWGRASS CONDOMINIUM ASSOC

Income/Expense Statement  
Period: 08/01/16 to 08/31/16

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
<b>INCOME:</b>								
04000	Assessment Income	17,760.00	17,760.00	.00	142,080.00	142,080.00	.00	213,120.00
04020	Violation Income	.00	41.67	(41.67)	.00	333.36	(333.36)	500.00
04100	Late Charge Income	175.00	125.00	50.00	1,025.00	1,000.00	25.00	1,500.00
04400	Miscellaneous Income	20.00	.00	20.00	733.87	.00	733.87	.00
04450	Operating Interest Income	.91	.00	.91	8.84	.00	8.84	.00
04500	Reserve Income	1,833.34	.00	1,833.34	23,833.42	.00	23,833.42	.00
04600	Reserve Interest Income	14.80	20.00	(5.20)	152.51	160.00	(7.49)	240.00
04750	Insurance Claim Income	28,318.82	.00	28,318.82	28,318.82	.00	28,318.82	.00
	<b>Subtotal Income</b>	<b>48,122.87</b>	<b>17,946.67</b>	<b>30,176.20</b>	<b>196,152.46</b>	<b>143,573.36</b>	<b>52,579.10</b>	<b>215,360.00</b>
<b>EXPENSES</b>								
<b>Utilities Expense</b>								
05000	Electric/Gas	871.15	833.33	(37.82)	6,422.53	6,666.64	244.11	10,000.00
05100	Water/Sewer	4,170.01	4,583.33	413.32	34,130.62	36,666.64	2,536.02	55,000.00
05200	Telephone	382.50	375.00	(7.50)	2,666.39	3,000.00	333.61	4,500.00
05400	Trash Removal	647.00	533.33	(113.67)	4,341.04	4,266.64	(74.40)	6,400.00
	<b>Utilities Expense</b>	<b>6,070.66</b>	<b>6,324.99</b>	<b>254.33</b>	<b>47,560.58</b>	<b>50,599.92</b>	<b>3,039.34</b>	<b>75,900.00</b>
<b>Maintenance Expenses</b>								
06000	Building Maint.	.00	250.00	250.00	4,289.37	2,000.00	(2,289.37)	3,000.00
06100	Roof/Gutter Repairs	225.00	291.67	66.67	2,285.73	2,333.36	47.63	3,500.00
06200	Plumbing Repairs	.00	166.67	166.67	.00	1,333.36	1,333.36	2,000.00
06300	Painting	.00	.00	.00	92,100.00	.00	(92,100.00)	.00
06340	Fire Alarm Monitoring	420.00	140.00	(280.00)	1,260.00	1,120.00	(140.00)	1,680.00
06350	Fire Alarm and Sprinkler Main	.00	208.33	208.33	2,313.42	1,666.64	(646.78)	2,500.00
06400	Pest Control	95.00	58.33	(36.67)	95.00	466.64	371.64	700.00
06500	Landscape Contract	.00	.00	.00	845.00	.00	(845.00)	.00
06505	Grounds Maintenance	500.00	541.67	41.67	9,484.49	4,333.36	(5,151.13)	6,500.00
06525	Irrigation Repairs	.00	.00	.00	35.00	.00	(35.00)	.00
06530	Misc. Grounds	226.00	.00	(226.00)	1,556.00	.00	(1,556.00)	.00
06550	Plants/Trees	.00	50.00	50.00	.00	400.00	400.00	600.00
06700	Snow Removal	.00	333.33	333.33	3,485.00	2,666.64	(818.36)	4,000.00
06750	Common Area Lighting	327.96	291.67	(36.29)	1,939.71	2,333.36	393.65	3,500.00
06900	Contingency	.00	11.08	11.08	.00	88.64	88.64	133.00
	<b>Maintenance Expenses</b>	<b>1,793.96</b>	<b>2,342.75</b>	<b>548.79</b>	<b>119,688.72</b>	<b>18,742.00</b>	<b>(100,946.72)</b>	<b>28,113.00</b>
<b>Administrative/Business</b>								
07000	Management	1,500.00	1,500.00	.00	12,000.00	12,000.00	.00	18,000.00
07100	Administration	111.52	250.00	138.48	2,001.22	2,000.00	(1.22)	3,000.00

**SAWGRASS CONDOMINIUM ASSOC**

Income/Expense Statement  
 Period: 08/01/16 to 08/31/16

Account	Description	Current Period			Year-To-Date			Yearly
		Actual	Budget	Variance	Actual	Budget	Variance	Budget
07150	Plum Creek North Master	288.00	288.00	.00	2,304.00	2,304.00	.00	3,456.00
07200	Insurance	4,999.66	4,855.50	(144.16)	40,143.78	38,844.00	(1,299.78)	58,266.00
07300	Audit/Tax Return	.00	22.92	22.92	280.00	183.36	(96.64)	275.00
07400	Bank Charges	20.00	.00	(20.00)	20.00	20.00	.00	50.00
07500	Legal	7,120.00	41.67	(7,078.33)	14,803.34	333.36	(14,469.98)	500.00
07525	General Counsel	(4,340.00)	475.00	4,815.00	.00	3,800.00	3,800.00	5,700.00
07550	Reserve Study	.00	.00	.00	1,120.00	.00	(1,120.00)	.00
07600	Miscellaneous	.00	.00	.00	.00	.00	.00	100.00
07801	CD Architecture	.00	.00	.00	311.64	.00	(311.64)	.00
07805	CD Breezeway repairs	.00	.00	.00	59,799.48	.00	(59,799.48)	.00
07808	CD Landscape Renovation	.00	.00	.00	530.80	.00	(530.80)	.00
08000	Reserve Contributions	1,833.34	1,833.33	(.01)	14,666.72	14,666.64	(.08)	22,000.00
	Administrative/Business	11,532.52	9,266.42	(2,266.10)	147,980.98	74,151.36	(73,829.62)	111,347.00
	<b>TOTAL EXPENSES</b>	<b>19,397.14</b>	<b>17,934.16</b>	<b>(1,462.98)</b>	<b>315,230.28</b>	<b>143,493.28</b>	<b>(171,737.00)</b>	<b>215,360.00</b>
	Current Year Net Income/(loss)	28,725.73	12.51	28,713.22	(119,077.82)	80.08	(119,157.90)	.00