

**SAWGRASS CONDOMINIUM ASSOC**

Balance Sheet  
As of 08/31/17

ASSETS

Mutual of Omaha Bank Operating	\$ (13,938.80)	
Mutual of Omaha - Reserve Acct	54,863.86	
Mutual of Omaha - Working Cap	6,956.10	
Reserve - RBC Wealth Mgmt CDL	289,140.18	
RBC Change in Asset Value	101,167.17	
Accounts Receivable	11,473.38	
Petty Cash	400.00	
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TOTAL ASSETS		\$ 450,061.89
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LIABILITIES & EQUITY

CURRENT LIABILITIES:

Accounts Payable	\$ 39,963.54	
Prepaid Assessments	13,418.81	
Suspense	3,666.69	
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Subtotal Current Liab.		\$ 57,049.04

RESERVES:

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

EQUITY:

Retained Earnings - Operating	\$ 446,641.66	
Current Year Net Income/(Loss)	(114,838.37)	
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Subtotal Equity		\$ 331,803.29

TOTAL LIABILITIES & EQUITY		\$ 450,061.89
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# SAWGRASS CONDOMINIUM ASSOC

Income/Expense Statement  
Period: 08/01/17 to 08/31/17

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>INCOME:</b>								
04000	Assessment Income	20,160.00	20,160.00	.00	161,280.00	161,280.00	.00	241,920.00
04100	Late Charge Income	150.00	125.00	25.00	950.00	1,000.00	(50.00)	1,500.00
04400	Miscellaneous Income	400.00	.00	400.00	26,484.00	.00	26,484.00	.00
04450	Operating Interest Income	.86	.00	.86	6.44	.00	6.44	.00
04500	Reserve Income	.00	.00	.00	(6,600.00)	.00	(6,600.00)	.00
04600	Reserve Interest Income	.00	8.33	(8.33)	17.09	66.64	(49.55)	100.00
04750	Insurance Claim Income	.00	.00	.00	79,830.90	.00	79,830.90	.00
	<b>Subtotal Income</b>	<b>20,710.86</b>	<b>20,293.33</b>	<b>417.53</b>	<b>261,968.43</b>	<b>162,346.64</b>	<b>99,621.79</b>	<b>243,520.00</b>
<b>EXPENSES</b>								
<b>Utilities Expense</b>								
05000	Electric/Gas	871.16	816.67	(54.49)	7,091.26	6,533.36	(557.90)	9,800.00
05100	Water/Sewer	4,918.68	4,708.33	(210.35)	35,064.51	37,666.64	2,602.13	56,500.00
05200	Telephone	385.60	341.67	(43.93)	3,065.30	2,733.36	(331.94)	4,100.00
05400	Trash Removal	508.10	628.25	120.15	3,597.24	5,026.00	1,428.76	7,539.00
	<b>Utilities Expense</b>	<b>6,683.54</b>	<b>6,494.92</b>	<b>(188.62)</b>	<b>48,818.31</b>	<b>51,959.36</b>	<b>3,141.05</b>	<b>77,939.00</b>
<b>Maintenance Expenses</b>								
06000	Building Maint.	.00	416.67	416.67	8,022.07	3,333.36	(4,688.71)	5,000.00
06004	Building Repairs - Plumbing	.00	.00	.00	16,530.99	.00	(16,530.99)	.00
06006	Building Repairs - Other	.00	.00	.00	3,065.07	.00	(3,065.07)	.00
06100	Roof/Gutter Repairs	.00	375.00	375.00	89,831.00	3,000.00	(86,831.00)	4,500.00
06340	Fire Alarm Monitoring	.00	140.00	140.00	1,550.00	1,120.00	(430.00)	1,680.00
06350	Fire Alarm and Sprinkler Main	141.00	258.33	117.33	280.00	2,066.64	1,786.64	3,100.00
06400	Pest Control	.00	41.67	41.67	.00	333.36	333.36	500.00
06500	Landscape Contract	.00	666.67	666.67	645.00	5,333.36	4,688.36	8,000.00
06505	Grounds Maintenance	249.00	541.67	292.67	2,364.00	4,333.36	1,969.36	6,500.00
06510	Fertilization/Weed/Insect	.00	.00	.00	95.00	.00	(95.00)	.00
06525	Irrigation Repairs	.00	.00	.00	209.00	.00	(209.00)	.00
06530	Misc. Grounds	.00	.00	.00	330.00	.00	(330.00)	.00
06550	Plants/Trees	.00	50.00	50.00	45.00	400.00	355.00	600.00
06700	Snow Removal	.00	416.67	416.67	2,200.00	3,333.36	1,133.36	5,000.00
06750	Common Area Lighting	.00	291.67	291.67	1,911.84	2,333.36	421.52	3,500.00
06900	Contingency	.00	31.67	31.67	.00	253.36	253.36	380.00
	<b>Maintenance Expenses</b>	<b>390.00</b>	<b>3,230.02</b>	<b>2,840.02</b>	<b>127,078.97</b>	<b>25,840.16</b>	<b>(101,238.81)</b>	<b>38,760.00</b>
<b>Administrative/Business</b>								
07000	Management	1,545.00	1,545.00	.00	12,360.00	12,360.00	.00	18,540.00
07100	Administration	210.90	250.00	39.10	2,414.62	2,000.00	(414.62)	3,000.00

# SAWGRASS CONDOMINIUM ASSOC

Income/Expense Statement  
 Period: 08/01/17 to 08/31/17

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	5,191.57	4,958.33	(233.24)	43,156.56	39,666.64	(3,489.92)	59,500.00
07300	Audit/Tax Return	.00	.00	.00	275.00	275.00	.00	275.00
07350	Bad Debt	.00	.00	.00	42,260.49	.00	(42,260.49)	.00
07400	Bank Charges	.00	.00	.00	.00	20.00	20.00	50.00
07500	Legal	.00	41.67	41.67	3,577.19	333.36	(3,243.83)	500.00
07525	General Counsel	.00	1,250.00	1,250.00	34,975.03	10,000.00	(24,975.03)	15,000.00
07600	Miscellaneous	.00	.00	.00	.00	.00	.00	100.00
07700	Reserve Expense	.00	.00	.00	19,990.36	.00	(19,990.36)	.00
07808	CD Landscape Renovation	.00	.00	.00	46,285.84	.00	(46,285.84)	.00
08000	Reserve Contributions	.00	2,200.00	2,200.00	(6,600.00)	17,600.00	24,200.00	26,400.00
08100	Reserve Interest Income	(11.12)	.00	11.12	(89.57)	.00	89.57	.00
	Administrative/Business	7,224.35	10,533.00	3,308.65	200,909.52	84,559.00	(116,350.52)	126,821.00
	TOTAL EXPENSES	14,297.89	20,257.94	5,960.05	376,806.80	162,358.52	(214,448.28)	243,520.00
	Current Year Net Income/(loss)	6,412.97	35.39	6,377.58	(114,838.37)	(11.88)	(114,826.49)	.00