

Green Cove Resort I Owners Association
Balance Sheet
As of September 30, 2021

	<u>Sep 30, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
Checking Commodore Perry FCU	34,227.24
Shares Paid Ahead Dues C P FCU	11,541.61
Boat Dock Rent Account	20,953.29
Reserves Commodore Perry FCU	179,188.49
Total Checking/Savings	<u>245,910.63</u>
Accounts Receivable	
Dues Receivable	1,589.00
Total Accounts Receivable	<u>1,589.00</u>
Total Current Assets	<u>247,499.63</u>
Fixed Assets	
Pavilion	37,506.00
Depreciation of Pavilion	-37,505.00
Golf Cart	1,400.00
Depreciation of Golf Cart	-1,399.00
Total Fixed Assets	<u>2.00</u>
Other Assets	
Teal Bend Condo	44,000.00
Total Other Assets	<u>44,000.00</u>
TOTAL ASSETS	<u>291,501.63</u>
LIABILITIES & EQUITY	
Equity	
Retained Earnings	60,595.68
Reserve Fund	179,188.49
Net Income	51,717.46
Total Equity	<u>291,501.63</u>
TOTAL LIABILITIES & EQUITY	<u>291,501.63</u>

Green Cove Resort 1 Owners' Association
Approved Spending Plan

<u>Income</u>	<u>2021</u>	<u>September</u>
Membership Dues	416,700	312,525
Late Fees		350
Interest Income		5
Renters \$ 1 a day		493
Misc Income		
Dock Rental		22,250
Total Income	416,700	335,623
<u>Expenses</u>		
Operations / Utilities		
Dock Install / Winterizing / Dock Mgr	8,900	5,340
Exterminating	3,500	2,488
Lawn Care / Landscaping	10,000	7,053
Property Manager Labor	32,000	24,377
Maintenance Labor / vendors	45,300	26,475
Maintenance Labor / water damage	32,951	20,874
Maintenance Supplies	10,000	7,331
Rental of Equipment / Dumpsters	8,400	6,126
Snow Removal / salting	3,000	1,925
Utilities-Electric	2,000	1,058
Utilities-Sewer	37,000	33,494
Utilities-Water	37,000	28,367
Operations Total	230,051	164,908
General Administration		
Accounting Fees	12,050	9,101
Office Supplies / bank charges	900	1,805
Postage	595	753
Telephone	2,550	2,106
D & O / Property Insurance	40,000	37,990
Legal Fee- Attorney fees	600	3,635
General Admin. Total	56,695	55,390
Other misc Expenses		
Group Fees	72,000	53,919
Federal Income Tax	150	275
Green Cove condo expenses		3,334
Owners' meeting	400	1,879
Other misc Total	72,550	59,407
Improvement Projects		
Siding & trim & plumbing	17,400	21,593
Dock Replacements / Repair	13,000	3,395
Reserve Fund	53,004	39,753
Repairs from Reserve Fund	-26,000	-60,540
Improvement Projects	57,404	4,201
Total Expenses	416,700	283,906
Net Income/Shortfall	0	51,717