

#### **Balance Sheet - Operating**

Turtle Lake Golf Colony Condominium Association, Inc. End Date: 09/30/2023

Date: Time:

10/17/2023

3:59 pm Page:

Operating Funds   10.100.00   Petty Cash   10.100.00   10.1010-00   American Momentum Bank   180,451.90   10.1016-00   American Momentum Bank   180,451.90   1250,622.27   10.1031-00   American Momentum Laundry 5956   84,717.83   10.1041-00   Social Activities AMB '590   1,578.01   10.1041-00   Social Activities AMB '590   1,578.01   10.1041-00   Social Activities AMB '590   1,168.24   17.1081-00   The Throm Reserve   1,168.24   1.1081-00   Throm Reserve   1,168.24   1.1081-00   Throm Reserve   1.1081-00   Throm Operating	Assets		
10-1010-00 American Momentum Bank   180,451,90   10-1015-00 AMB Operating ICS   250,622.27   10-1031-00 American Momentum Laundry 5956   84,717.83   10-1041-00 Social Activities AMB *590   1,578.01   10-1061-00 Key Account - AMB   600.00   10-1070-00 Due To/From Reserve   1,168.24   Total Operating Funds:   \$519,238.25   11-110-00 American Momentum Bank   33,215.56   11-1112-00 AMB Reserve Inds   200,720.61   11-1113-00 AMB CDRS 9/28/23 4,688%   200,720.61   11-1113-00 AMB CDRS 9/28/23 4,688%   200,720.61   11-1150-00 Due To/From Operating   (1,168.24)   12-120-00 Assessments Account Receivable   17,144.29   12-1210-00 Prepaid Insurance   574,085.60   12-1220-00 Allowance for Uncollectible Ac   (757.40)   12-1210-00 Prepaid Insurance   (757.40)   12-1210-00 Allowance for Uncollectible Ac	Operating Funds		
10-1010-00 American Momentum Bank   180,451,90   10-1015-00 AMB Operating ICS   250,622.27   10-1031-00 American Momentum Laundry 5956   84,717.83   10-1041-00 Social Activities AMB *590   1,578.01   10-1061-00 Key Account - AMB   600.00   10-1070-00 Due To/From Reserve   1,168.24   Total Operating Funds:   \$519,238.25   11-110-00 American Momentum Bank   33,215.56   11-1112-00 AMB Reserve Inds   200,720.61   11-1113-00 AMB CDRS 9/28/23 4,688%   200,720.61   11-1113-00 AMB CDRS 9/28/23 4,688%   200,720.61   11-1150-00 Due To/From Operating   (1,168.24)   12-120-00 Assessments Account Receivable   17,144.29   12-1210-00 Prepaid Insurance   574,085.60   12-1220-00 Allowance for Uncollectible Ac   (757.40)   12-1210-00 Prepaid Insurance   (757.40)   12-1210-00 Allowance for Uncollectible Ac	10-1000-00 Petty Cash	\$100.00	
10-1015-00 AMB Operating ICS		2000 DO 100 DO 1	
10-1031-00 American Momentum Laundry 5956   84,717.83   10-1041-00 Social Activities AMB *590   1,578.01   1,578.01   10-1081-00 Key Account - AMB   600.00   1,168.24   1168.24   1168.24   170-1070-00 Due To/From Reserve   1,168.25   \$519,238.25   11-1170-00 American Momentum Bank   33,215.56   11-1170-00 American Momentum Bank   33,215.56   11-1170-00 AMB Reserve ICS 344   300,746.71   11-1170-00 AMB CDRS 9/28/23 4.688%   200,720.61   11-1150-00 Due To/From Operating   (1,168.24)   11-1150-00 Due To/From Operating   (1,168.24)   17-144.29   12-1200-00 Assessments Account Receivable   17,144.29   12-1200-00 Assessments Account Receivable   17,144.29   12-1210-00 Prepaid Insurance   574,085.60   12-1220-00 Allowance for Uncollectible Ac   (757.40)   15-104	10-1015-00 AMB Operating ICS	and the second s	
10-1061-00 Key Account - AMB 600.00 10-1070-00 Due To/From Reserve 1,168.24  Total Operatina Funds: \$519,238.25  Reserve Funds 33,215.56 11-1110-00 American Momentum Bank 33,215.56 11-1112-00 AMB Reserve ICS 344 300,746.71 11-1113-00 Due To/From Operating (1,168.24)  Total Reserve Funds (1,168.24)  Total Reserve Funds: \$533,514.64  Other Current Assets 12-1200-00 Assessments Account Receivable 17,144.29 12-1210-00 Prepaid Insurance 574,085.60 12-1220-00 Allowance for Uncollectible Ac (757.40)  Total Other Current Assets: \$590,472.49  Total Assets: \$590,472.49  Total Assets: \$1,643,225.38  Liabilities & Equity Liabilities 20,2000-00 Accounts Payable 45,892.81 4,083.11 20-2040-00 Note Payable 18urance 626,275.12 20-2042-00 Deferred Insurance Fund 100,000 00 20-2043-00 Deferred Insurance Fund 100,000 00 20-2043-00 Deferred Insurance Fund 100,000 00 20-2043-00 Deferred Insurance Fund 100,000 00 20-2045-00 Deferred Insurance Fend 100,750.00 20-2050-00 Prepaid Maintenance Fees 100,756.38 20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 555.00 Total Liabilities: \$1,054,537.42  Reserves 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Total Reserves: \$533,514.64  Total Liabilities: \$1,054,537.42  Reserves 39-3900-00 Retained Earnings (36,529.25)  Net Income Gain / Loss 91,702.57	10-1031-00 American Momentum Laundry 5956	7	
10-1061-00 Key Account - AMB   600.00   1,168.24   1,	10-1041-00 Social Activities AMB *590	1,578.01	
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11-1112-00 AMB Reserve ICS 344 11-1113-00 AMB CDRS 9/28/23 4,688% 11-11150-00 Due To/From Operating 11-1115-00 Due To/From Operating 11-1150-00 Deferred Insurance 11-1150-00 Assessments Account Receivable 11-120-00 Allowance for Uncollectible Ac 11-1150-00 Prepaid Insurance 11-1150-00 Prepaid Maintense Fund 11-1150-00 Prepaid Insurance 11-1150-00 Prepaid Maintenance Fees 1100,716.00 1100,750.00 1100,75	Reserve Funds		
11-1113-00 AMB CDRS 9/28/23 4.688%   200,720.61     11-1150-00 Due To/From Operating   (1,168.24)     Total Reserve Funds:   \$533,514.64     Total Reserve Funds:   \$533,514.64     Total Reserve Funds:   \$533,514.64     Total Cher Current Assets   12-1200-00 Assessments Account Receivable   17,144.29     12-1210-00 Prepaid Insurance   574,085.60     12-1220-00 Allowance for Uncollectible Ac   (757.40)     Total Other Current Assets:   \$590,472.49     Total Other Current Assets:   \$1,643,225.38     Liabilities & Equity     Liabilities & Equity     Liabilities & Equity     Liabilities & Equity   45,892.81     20-2021-00 American Momentum Social   4,083.11     20-2040-00 Note Payable Insurance   626,275.12     20-2042-00 Deferred Insurance Fund   100,000.00     20-2043-00 Deferred As Structural / Milestone   100,750.00     20-2043-00 Deferred Income - Blue Stream Cable   76,245.00     20-2050-00 Prepaid Maintenance Fees   100,716.38     20-2060-00 Rental Deposits   50.00     20-2070-00 Key Deposit   525.00     Total Liabilities:   \$1,054,537.42     Reserves   30-3000-00 Pooled Reserve   533,514.64     Total Reserves:   \$533,514.64     Total Reserves:   \$533,514.64     Total Reserves:   \$533,514.64     Total Fund Balance   (\$36,529.25)     Total Fund Balance:   (\$36,529.25)     Total Fund Balance:   (\$36,529.25)     Total Liabilities   \$50.00     \$50.00   \$50.00		33,215.56	
11-1150-00   Due To/From Operating   (1,168.24)		300,746.71	
Total Reserve Funds:         \$533,514.64           Other Current Assets         12-1200-00 Assessments Account Receivable         17,144.29           12-1210-00 Prepaid Insurance         574,085.60           12-12120-00 Allowance for Uncollectible Ac         (757.40)           Total Other Current Assets:         \$590,472.49           Total Assets:         \$1,643,225.38           Liabilities & Equity         \$1,643,225.38           Liabilities         45,892.81           20-2000-00 Accounts Payable         45,892.81           20-2004-00 More Payable Insurance         628,275.12           20-2040-00 Note Payable Insurance         628,275.12           20-2042-00 Deferred SA Structural / Milestone         100,700.00           20-2042-00 Deferred SA Structural / Milestone         100,750.00           20-2045-00 Deferred Income - Blue Stream Cable         76,245.00           20-2050-00 Prepaid Maintenance Fees         100,716.38           20-2060-00 Rental Deposits         50.00           20-2070-00 Key Deposit         525.00           Total Liabilities:         \$1,054,537.42           Reserves         \$33,514.64           Total Reserves:         \$533,514.64           Fund Balance         (\$36,529.25)           Net Income Gain / Loss         91,702.57		200,720.61	
12-1200-00   Assessments Account Receivable   17,144.29   12-1210-00   Prepaid Insurance   574,085.60   12-1220-00   Allowance for Uncollectible Ac   (757.40)     574,085.60     12-1220-00   Allowance for Uncollectible Ac   (757.40)     590,472.49	11-1150-00 Due To/From Operating	(1,168.24)	
Common	Total Reserve Funds:		\$533.514.64
12-1210-00 Prepaid Insurance       574,085.60         12-1220-00 Allowance for Uncollectible Ac       (757.40)         Total Other Current Assets:       \$590,472.49         Total Assets:       \$1,643,225.38         Liabilities & Equity       \$1,643,225.38         Liabilities & Equity       \$1,883.11         20-2000-00 Accounts Payable       45,892.81         20-2012-00 American Momentum Social       4,083.11         20-2040-00 Note Payable Insurance       626,275.12         20-2042-00 Deferred Insurance Fund       100,000.00         20-2043-00 Deferred Insurance Fund       100,000.00         20-2045-00 Deferred Income - Blue Stream Cable       76,245.00         20-2050-00 Prepaid Maintenance Fees       100,716.38         20-2050-00 Rental Deposits       50.00         20-2070-00 Key Deposit       525.00         Total Liabilities:       \$1,054,537.42         Reserves       \$33,514.64         Total Reserves:       \$533,514.64         Fund Balance       \$533,514.64         39-3900-00 Retained Earnings       (36,529.25)         Total Fund Balance:       (\$36,529.25)         Net Income Gain / Loss       \$91,702.57	Other Current Assets		
12-1220-00 Allowance for Uncollectible Ac       (757.40)         Total Other Current Assets:       \$590,472.49         Total Assets:       \$1,643,225.38         Liabilities & Equity       \$1,643,225.38         20-2000-00 Accounts Payable       45,892.81         20-2021-00 American Momentum Social       4,083.11         20-2040-00 Note Payable Insurance       626,275.12         20-2042-00 Deferred Insurance Fund       100,000.00         20-2043-00 Deferred SA Structural / Milestone       100,750.00         20-2045-00 Deferred Income - Blue Stream Cable       76,245.00         20-2050-00 Prepaid Maintenance Fees       100,716.38         20-2050-00 Rental Deposits       50.00         20-2070-00 Key Deposit       550.00         Total Liabilities:       \$1,054,537.42         Reserves       \$30-300-00 Pooled Reserve       \$533,514.64         Total Reserves:       \$533,514.64         Fund Balance       (\$36,529.25)         Net Income Gain / Loss       91,702.57	12-1200-00 Assessments Account Receivable	17,144.29	
Total Other Current Assets: \$590,472.49  Total Assets: \$1,643,225.38  Liabilities & Equity  Liabilities 20-2000-00 Accounts Payable 45,892.81 20-2021-00 American Momentum Social 4,083.11 20-2040-00 Note Payable Insurance 626,275.12 20-2042-00 Deferred Insurance Fund 100,000.00 20-2043-00 Deferred SA Structural / Milestone 100,750.00 20-2045-00 Deferred Income - Blue Stream Cable 76,245.00 20-2050-00 Prepaid Maintenance Fees 100,716.38 20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: \$1,054,537.42  Reserves 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Total Reserves: \$533,514.64  Total Fund Balance (\$36,529.25)  Total Fund Balance: (\$36,529.25)  Total Fund Balance: (\$36,529.25)	12-1210-00 Prepaid Insurance	574,085.60	
Total Assets: \$1,643,225.38  Liabilities & Equity  Liabilities  20-2000-00 Accounts Payable	12-1220-00 Allowance for Uncollectible Ac	(757.40)	
Liabilities & Equity  Liabilities  20-2000-00 Accounts Payable 20-2021-00 American Momentum Social 20-2021-00 American Momentum Social 20-2040-00 Note Payable Insurance 45,892.81 20-2040-00 Note Payable Insurance 626,275.12 20-2042-00 Deferred Insurance Fund 100,000.00 20-2043-00 Deferred SA Structural / Milestone 20-2045-00 Deferred Income - Blue Stream Cable 20-2050-00 Prepaid Maintenance Fees 100,716.38 20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: Reserves 30-3000-00 Pooled Reserve  30-3000-00 Pooled Reserve  Fund Balance 39-3900-00 Retained Earnings (36,529.25)  Total Fund Balance: (\$36,529.25)  Total Fund Balance:  Net Income Gain / Loss  \$91,702.57	Total Other Current Assets:		\$590,472.49
Liabilities  20-2000-00 Accounts Payable  20-2021-00 American Momentum Social  20-2021-00 American Momentum Social  20-2040-00 Note Payable Insurance  626,275.12  20-2042-00 Deferred Insurance Fund  100,000.00  20-2043-00 Deferred SA Structural / Milestone  20-2045-00 Deferred Income - Blue Stream Cable  20-2050-00 Prepaid Maintenance Fees  100,716.38  20-2060-00 Rental Deposits  50.00  20-2070-00 Key Deposit  525.00  Total Liabilities:  Reserves  30-3000-00 Pooled Reserve  30-3000-00 Pooled Reserve  533,514.64  Total Reserves:  Fund Balance  39-3900-00 Retained Earnings  (36,529.25)  Total Fund Balance:  (\$36,529.25)  Total Liabilities & 91,702.57	Total Assets:		\$1,643,225.38
20-2000-00 Accounts Payable 45,892.81 20-2021-00 American Momentum Social 4,083.11 20-2040-00 Note Payable Insurance 626,275.12 20-2042-00 Deferred Insurance Fund 100,000.00 20-2043-00 Deferred SA Structural / Milestone 100,750.00 20-2045-00 Deferred Income - Blue Stream Cable 76,245.00 20-2050-00 Prepaid Maintenance Fees 100,716.38 20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: \$1,054,537.42  Reserves 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Total Reserves: \$533,514.64  Total Fund Balance (\$36,529.25)  Total Fund Balance: (\$36,529.25)	Liabilities & Equity	:	
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20-2021-00 American Momentum Social 20-2040-00 Note Payable Insurance 20-2042-00 Deferred Insurance Fund 20-2043-00 Deferred Insurance Fund 20-2045-00 Deferred SA Structural / Milestone 20-2045-00 Deferred Income - Blue Stream Cable 20-2050-00 Prepaid Maintenance Fees 20-2060-00 Rental Deposits 20-2070-00 Key Deposit 30-2070-00 Key Deposit 525.00  Total Liabilities: Reserves 30-3000-00 Pooled Reserve 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: Fund Balance 39-3900-00 Retained Earnings (36,529.25)  Net Income Gain / Loss  Final Liabilities & Favity:  Net Income Gain / Loss  \$91,702.57	20-2000-00 Accounts Payable	45.892.81	
20-2040-00 Note Payable Insurance 626,275.12 20-2042-00 Deferred Insurance Fund 100,000.00 20-2043-00 Deferred SA Structural / Milestone 100,750.00 20-2045-00 Deferred Income - Blue Stream Cable 76,245.00 20-2050-00 Prepaid Maintenance Fees 100,716.38 20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: \$1,054,537.42  Reserves 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Total Reserves: \$533,514.64  Total Fund Balance (\$36,529.25)  Net Income Gain / Loss 91,702.57	20-2021-00 American Momentum Social		
20-2042-00 Deferred Insurance Fund 20-2043-00 Deferred SA Structural / Milestone 20-2045-00 Deferred Income - Blue Stream Cable 20-2050-00 Prepaid Maintenance Fees 20-2060-00 Rental Deposits 20-2070-00 Key Deposit 30-3000-00 Pooled Reserve 30-3000-00 Pooled Reserve  Total Reserves: Fund Balance 39-3900-00 Retained Earnings  Total Fund Balance:  Net Income Gain / Loss  100,716.38 100	20-2040-00 Note Payable Insurance		
20-2043-00 Deferred SA Structural / Milestone 20-2045-00 Deferred Income - Blue Stream Cable 20-2050-00 Prepaid Maintenance Fees 20-2060-00 Rental Deposits 20-2070-00 Key Deposit 30-3000-00 Pooled Reserve 30-3000-00 Pooled Reserve  Total Reserves: Fund Balance 39-3900-00 Retained Earnings  Total Fund Balance:  Net Income Gain / Loss  100,750.00 76,245.00 100,716.38 100,71	20-2042-00 Deferred Insurance Fund		
20-2045-00 Deferred Income - Blue Stream Cable 20-2050-00 Prepaid Maintenance Fees 20-2060-00 Rental Deposits 20-2070-00 Key Deposit 50.00 20-2070-00 Key Deposit 50.00 Total Liabilities:  Reserves 30-3000-00 Pooled Reserve 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: Fund Balance 39-3900-00 Retained Earnings Total Fund Balance:  Net Income Gain / Loss  S1,054,537.42  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64			
20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: \$1,054,537.42  Reserves 530,3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Fund Balance \$533,514.64  Fund Balance: (\$36,529.25)  Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57	20-2045-00 Deferred Income - Blue Stream Cable		
20-2060-00 Rental Deposits 50.00 20-2070-00 Key Deposit 525.00  Total Liabilities: \$1,054,537.42  Reserves 30-3000-00 Pooled Reserve 533,514.64  Total Reserves: \$533,514.64  Fund Balance \$533,514.64  Fund Balance: (\$36,529.25)  Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57	20-2050-00 Prepaid Maintenance Fees		
Total Liabilities: \$1,054,537.42  Reserves			
Reserves \$1,094,537.42  30-3000-00 Pooled Reserve \$533,514.64  Total Reserves: \$533,514.64  Fund Balance \$39-3900-00 Retained Earnings (36,529.25)  Total Fund Balance: \$91,702.57	20-2070-00 Key Deposit	525.00	
Reserves 30-3000-00 Pooled Reserve  Total Reserves: Fund Balance 39-3900-00 Retained Earnings  Total Fund Balance:  Net Income Gain / Loss  S33,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64  \$533,514.64	Total Liabilities:		\$1 054 537 42
Total Reserves: \$533,514.64 Fund Balance 39-3900-00 Retained Earnings (36,529.25) Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57	Reserves		Ψ1,001,001.42
Total Reserves: \$533,514.64  Fund Balance 39-3900-00 Retained Earnings (36,529.25)  Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57	30-3000-00 Pooled Reserve	533,514.64	
Fund Balance 39-3900-00 Retained Earnings  Total Fund Balance:  Net Income Gain / Loss  (\$36,529.25)  91,702.57  \$91,702.57	Total Reserves:		\$533 514 64
Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57  Total Liabilities & Favier.	Fund Balance		\$333,314.04
Total Fund Balance: (\$36,529.25)  Net Income Gain / Loss 91,702.57  Total Liabilities & Favier.	39-3900-00 Retained Earnings	(36.529.25)	
Net Income Gain / Loss 91,702.57  \$91,702.57		(**)***********************************	(\$36,529,25)
\$91,702.57 \$91,702.57	Net Income Gain / Loss	. 01 702 57	
Total Liabilities 9 Equitor		91,702.57	¥4.
Total Liabilities & Equity: \$1,643,225.38	T. (111.1.mm)	_	\$91,702.57
	iotal Liabilities & Equity:		\$1,643,225.38



### Income Statement - Operating

# Turtle Lake Golf Colony Condominium Association, Inc. 09/30/2023

Date: Time:

10/17/2023 3:59 pm

Page: 1

#### Branches Filtered:

		Current Period	THE SECTION		Year-to-date		Annu
escription	Actual	Budget	Variance	Actual	Budget	Variance	Budg
PERATING INCOME							
come 4000 Maintenance Fee Income			\$72.60	\$1 249 241 60	64 040 550 00	(2045.00)	04 775 440 0
4001 Sales Transfer Fees Income	\$160,901.60	\$160,829.00	\$83.33	\$1,248,341.60	\$1,248,556.98	(\$215.38)	\$1,775,140.0
4002 Lease Application Fee	\$750.00	\$666.67	(\$425.00)	\$4,167.00	\$6,000.03	(\$1,833.03)	\$8,000.0
Income	\$1,450.00	\$1,875.00	(\$425.00)	\$21,900.00	\$16,875.00	\$5,025.00	\$22,500.0
4003 Late Fee Income	\$450.00	\$108.33	\$341.67	\$4,555.42	\$974.97	\$3,580.45	\$1,300.0
4006 Laundry Income	\$9,640.00	\$6,250.00	\$3,390.00	\$66,604.00	\$56,250.00	\$10,354.00	\$75,000.0
4007 Laundry Interest Income	\$7.23	\$-	\$7.23	\$40.47	\$-	\$40.47	\$
4008 Operating Interest Earned	\$627.10	\$-	\$627.10	\$691.35	\$-	\$691.35	\$
4009 Miscellaneous Income	\$860.00	\$104.17	\$755.83	\$4,132.12	\$937.53	\$3,194.59	\$1,250.0
4014 Estoppel Fee Income	\$1,913.00	\$2,000.00	(\$87.00)	\$9,735.11	\$18,000.00	(\$8,264.89)	\$24,000.0
4015 Special Assessment	(\$435,002.00)	\$-	(\$435,002.00)	\$-	\$-	\$-	\$
Income							
4016 Badge Account Income	\$40.00	\$166.67	(\$126.67)	\$2,015.00	\$1,500.03	\$514.97	\$2,000.0
4017 Late Appl Processing Fee	\$100.00	\$250.00	(\$150.00)	\$950.00	\$2,250.00	(\$1,300.00)	\$3,000.
4018 Violation-Fine	\$-	\$-	\$-	\$1,550.00	\$-	\$1,550.00	\$
4019 Key Income	\$200.00	\$166.67	\$33.33	\$1,425.00	\$1,500.03	(\$75.03)	\$2,000.0
4020 Reserve Assessments	\$31,250.00	\$31,250.00	\$-	\$281,250.00	\$281,250.00	\$-	\$375,000.
4025 Deferred Reserve Transfer	(\$31,250.00)	(\$31,250.00)	\$-	(\$281,250.00)	(\$281,250.00)	\$-	(\$375,000.
4026 S/A Reserve Replenishment	\$-	\$-	\$-	(\$100,000.00)	\$-	(\$100,000.00)	\$
4030 Legal reimbursement	\$-	\$-	\$-	\$2,236.66	\$-	\$2,236.66	\$
4031 S/A 2022 Shortfall	\$115,002.00	\$-	\$115,002.00	\$115,002.00	\$-	\$115,002.00	9
4032 S/A Replenish Reserves	\$100,000.00	\$-	\$100,000.00	\$100,000.00	\$-	\$100,000.00	\$
4033 S/A Milestone /Structural	\$19,250.00	\$-	\$19,250.00	\$19,250.00	\$-	\$19,250.00	\$
4049 Reserve Income Recognition	\$5,369.30	\$-	\$5,369.30	\$139,806.56	\$-	\$139,806.56	\$
4050 Reserve Interest	\$1,468.29	\$-	\$1,468.29	\$1,825.92	\$-	\$1,825.92	\$
tal Income	(\$16,973.48)	\$172,416.51	(\$189,389.99)	\$1,644,228.21	\$1,352,844.57	\$291,383.64	\$1,914,190.0
tal OPERATING INCOME	(\$16,973.48)	\$172,416.51	(\$189,389.99)	\$1,644,228.21	\$1,352,844.57	\$291,383.64	\$1,914,190.
PERATING EXPENSE							
illding Maintenance							
5000 Bldg Maint/Supplies	\$1,811.47	\$1,416.67	(\$394.80)	\$11,876.49	\$12,750.03	\$873.54	\$17,000.
5005 Janitorial Service	\$4,205.56	\$4,500.00	\$294.44	\$37,850.04	\$40,500.00	\$2,649.96	\$54,000.
5010 Electrical Supplies/Repair	\$-	\$41.67	\$41.67	\$170.00	\$375.03	\$205.03	\$500.0
5015 Elevator Maint/Repairs	\$2,900.00	\$1,333.33	(\$1,566.67)	\$7,184.00	\$11,999.97	\$4,815.97	\$16,000.
5020 Janitorial Supplies	\$148.03	\$333.33	\$185.30	\$2,229.60	\$2,999.97	\$770.37	\$4,000.
5025 Bldg Pest Control	\$2,275.00	\$833.33	(\$1,441.67)	\$7,845.08	\$7,499.97	(\$345.11)	\$10,000.
5030 Plumbing/Sewer Repairs	\$-	\$666.67	\$666.67	\$2,907.26	\$6,000.03	\$3,092.77	\$8,000.
5035 Roof Repairs	\$988.00	\$1,250.00	\$262.00	\$19,642.75	\$11,250.00	(\$8,392.75)	\$15,000.
5040 Termite Control	\$-	\$208.33	\$208.33	\$3,309.00	\$1,874.97	(\$1,434.03)	\$2,500.0
5045 Washer/Dryer Repairs	\$818.75	\$166.67	(\$652.08)	\$4,095.09	\$1,500.03	(\$2,595.06)	\$2,000.0
5050 Water Pipe Replace/Repair	\$-	\$83.33	\$83.33	\$-	\$749.97	\$749.97	\$1,000.0
5055 S/A Milestone - Structural Integrity	\$-	\$-	\$-	\$19,250.00	\$-	(\$19,250.00)	\$
tal Building Maintenance	\$13,146.81	\$10,833.33	(\$2,313.48)	\$116 250 24	\$07,400,07	/\$19.050.04°	0400 000
	7.5,140.01	4.0,000.00	(42,010.40)	\$116,359.31	\$97,499.97	(\$18,859.34)	\$130,000.0
rety/Security/Emergency Response			64 000 00	647.044.60	00 000 02	(\$0.044.00)	640,000
fety/Security/Emergency Response 5500 Fire Equip Service/Repair	\$-	\$1,000.00	\$1,000.00	\$17,944.62	\$9,000.00	(\$0.944.02)	\$12,000.0
	\$- \$-	\$1,000.00 \$250.00	\$250.00	\$17,944.62	\$2,250.00	(\$8,944.62) \$1,748.96	\$12,000.0 \$3,000.0



#### Income Statement - Operating

### Turtle Lake Golf Colony Condominium Association, Inc.

#### 09/30/2023

#### Branches Filtered:

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		branche	es Filterea:				
Description		Durrent Period	Verland	Antural	Year-to-date		Annual
6000 Seasonal Flowers	Actual	Budget	Variance \$83.33	Actual \$-	8749.97	Variance \$749.97	Budget
6005 Golf Cart Maintenance	\$-	\$83.33	\$166.67	\$303.71	\$1,500.03	\$1,196.32	\$1,000.00 \$2,000.00
6025 Lawn Service	\$-	\$166.67	(\$161.15)	\$76,176.06	\$80,624.97	\$4,448.91	\$107,500.00
6030 Sprinkler Maint/Supplies	\$9,119.48	\$8,958.33	\$250.00	\$5,420.98	\$2,250.00	(\$3,170.98)	\$3,000.00
6040 Grounds Pest Control	\$- \$-	\$250.00 \$83.33	\$83.33	\$-	\$749.97	\$749.97	\$1,000.00
6045 Tree Removal	\$-		\$208.33	\$221.13	\$1,874.97	\$1,653.84	\$2,500.00
6050 Tree Trimming	\$974.13	\$208.33 \$833.33	(\$140.80)	\$8,963.13	\$7,499.97	(\$1,463.16)	\$10,000.00
6055 Tree Treatment			\$41.67	\$-	\$375.03	\$375.03	\$500.00
Total Grounds Maintenance	\$10,093.61	\$41.67					
Amenitles/Clubhouse	\$10,093.01	\$10,624.99	\$531.38	\$91,085.01	\$95,624.91	\$4,539.90	\$127,500.00
6200 Air Conditioner Repairs	\$-	\$83.33	\$83.33	\$200.00	\$749.97	\$549.97	\$1,000.00
6205 Gas Grills & Maintenance	\$-	\$208.33	\$208.33	\$1,299.40	\$1,874.97	\$575.57	\$2,500.00
6210 Billiards	\$-	\$16.67	\$16.67	\$-	\$150.03	\$150.03	\$200.00
6212 Social Activities	\$-	\$83.33	\$83.33	(\$688.55)	\$749.97	\$1,438.52	\$1,000.00
6215 Horseshoe/Bocci	\$- \$-	\$8.33	\$8.33	\$39.24	\$74.97	\$35.73	\$1,000.00
6220 Building Maint. & Supplies	\$552.94	\$166.67	(\$386.27)	\$2,292.27	\$1,500.03	(\$792.24)	\$2,000.00
6225 Club House Janitorial			\$224.39	\$10,521.39	\$12,112.47	250 250	
Services	\$1,121.44	\$1,345.83	<b>Q224.00</b>	\$10,021.00	\$12,112.47	\$1,591.08	\$16,150.00
6235 Janitorial Supplies	\$52.81	\$41.67	(\$11.14)	\$518.78	\$375.03	(\$143.75)	\$500.00
6240 Plumbing & Sewer Repairs	\$-	\$83.33	\$83.33	\$1,224.00	\$749.97	(\$474.03)	\$1,000.00
6245 Pool Furniture Replacement	\$-	\$166.67	\$166.67	\$49.42	\$1,500.03	\$1,450.61	\$2,000.00
6250 Pool Equipment Repairs	\$23.68	\$166.67	\$142.99	\$267.71	\$1,500.03	\$1,232.32	\$2,000.00
6255 Flowers Pool Area	\$-	\$83.33	\$83.33	\$-	\$749.97	\$749.97	\$1,000.00
6260 Pool Maintenance	\$2,089.00	\$1,000.00	(\$1,089.00)	\$7,942.19	\$9,000.00	\$1,057.81	\$12,000.00
6265 Sauna Repairs	\$-	\$16.67	\$16.67	\$-	\$150.03	\$150.03	\$200.00
6270 Shuffleboard Maintenance	\$-	\$8.33	\$8.33	\$196.80	\$74.97	(\$121.83)	\$100.00
6275 Tennis Court Maintenance	\$-	\$25.00	\$25.00	\$725.64	\$225.00	(\$500.64)	\$300.00
6280 Water & Sewer-Common Area	\$61.70	\$41.67	(\$20.03)	\$312.50	\$375.03	\$62.53	\$500.00
6285 Electric-Common Area	\$34.21	\$1,375.00	\$1,340.79	\$11,158.22	\$12,375.00	\$1,216.78	\$16,500.00
Total Amenities/Clubhouse	\$3,935.78	\$4,920.83	\$985.05	\$36,059.01	\$44,287.47	\$8,228.46	\$59,050.00
Utilities							-
6300 Electric	\$2,381.82	\$2,416.67	\$34.85	\$23,519.98	\$21,750.03	(\$1,769.95)	\$29,000.00
6305 Cable TV	\$24,847.56	\$24,583.33	(\$264.23)	\$214,177.08	\$221,249.97	\$7,072.89	\$295,000.00
6310 Trash Removal	\$2,916.80	\$4,166.67	\$1,249.87	\$34,716.89	\$37,500.03	\$2,783.14	\$50,000.00
6315 Recycling	\$565.76	\$583.33	\$17.57	\$5,657.60	\$5,249.97	(\$407.63)	\$7,000.00
6320 Water & Sewer	\$37,086.70	\$37,000.00	(\$86.70)	\$190,509.50	\$185,000.00	(\$5,509.50)	\$222,000.00
Total Utilities	\$67,798.64	\$68,750.00	\$951.36	\$468,581.05	\$470,750.00	\$2,168.95	\$603,000.00
hsurance 6520 INS-GenLiabilty,Wind, Hall,WorkersComp,Umbrella,	\$71,760.70	\$73,500.00	\$1,739.30	\$427,878.39	\$418,500.00	(\$9,378.39)	\$639,000.00
FidelityBond,Boiler&Machinery Total Insurance	674 760 70	672 500 00	04 700 00				
Administrative	\$71,760.70	\$73,500.00	\$1,739.30	\$427,878.39	\$418,500.00	(\$9,378.39)	\$639,000.00
7000 Management Services - Guardian	\$8,349.00	\$7,749.00	(\$600.00)	\$75,141.00	\$69,741.00	(\$5,400.00)	\$92,988.00
7005 Accounting Services - Guardian	\$3,321.00	\$3,321.00	\$-	\$33,495.90	\$29,889.00	(\$3,606.90)	\$39,852.00
7010 Accoounting - Non Guardian	\$-	\$416.67	\$416.67	\$5,000.00	\$3,750.03	(\$1,249.97)	\$5,000.00
7015 Florida Condo Fees	\$-	\$150.00	\$150.00	\$1,768.00	\$1,350.00	(\$418.00)	\$1,800.00
7020 Bank Charges	\$-	\$16.67	\$16.67	\$68.59	\$150.03	\$81.44	\$200.00



#### Income Statement - Operating

# Turtle Lake Golf Colony Condominium Association, Inc. 09/30/2023

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#### Branches Filtered:

	Current Period			Year-to-date			Annual		
Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget		
7025 Hardware/Software	\$30.77	\$83.33	\$52.56	\$1,823.77	\$749.97	(\$1,073.80)	\$1,000.00		
7030 Dues/Subscriptions	\$15.10	\$41.67	\$26.57	\$196.87	\$375.03	\$178.16	\$500.00		
7035 Legal Fees	\$-	\$541.67	\$541.67	\$9,731.15	\$4,875.03	(\$4,856.12)	\$6,500.00		
7045 Office Equipment Lease	\$35.00	\$83.33	\$48.33	\$626.09	\$749.97	\$123.88	\$1,000.00		
7050 Office Supplies	\$619.70	\$1,000.00	\$380.30	\$7,246.17	\$9,000.00	\$1,753.83	\$12,000.00		
7055 Licenses	\$-	\$41.67	\$41.67	\$500.00	\$375.03	(\$124.97)	\$500.00		
7060 Postage Expense	\$197.16	\$250.00	\$52.84	\$2,813.21	\$2,250.00	(\$563.21)	\$3,000.00		
7065 Telephone Expense	\$17.33	\$41.67	\$24.34	\$98.24	\$375.03	\$276.79	\$500.00		
7080 Auto Expense	\$-	\$25.00	\$25.00	\$-	\$225.00	\$225.00	\$300.00		
Total Administrative	\$12,585.06	\$13,761.68	\$1,176.62	\$138,508.99	\$123,855.12	(\$14,653.87)	\$165,140.00		
Salary and Benefits									
7200 Salary & Benefits - Secretary	\$3,557.47	\$4,833.33	\$1,275.86	\$27,057.53	\$43,499.97	\$16,442.44	\$58,000.00		
7201 Salary & Benefits Maintenance	\$4,893.20	\$4,833.33	(\$59.87)	\$41,966.60	\$43,499.97	\$1,533.37	\$58,000.00		
7202 Salaries-Second Maintenance	\$5,249.01	\$4,958.33	(\$290.68)	\$44,951.61	\$44,624.97	(\$326.64)	\$59,500.00		
Total Salary and Benefits	\$13,699.68	\$14,624,99	\$925.31	\$113,975.74	\$131,624.91	\$17,649,17	\$175,500.00		
Reserves			1.5.555.551.511	7.10,010.11	Q101,024.01	\$17,043.17	\$175,500.00		
8000 RSV - Gen. Deferred/Capt. Expe	\$-	\$-	\$-	\$29,366.00	\$-	(\$29,366.00)	\$-		
8005 RSV - Roofs	\$-	\$-	\$-	\$3,850.00	\$-	(\$3,850.00)	\$-		
8015 RSV - Painting - Exterior & Caulking	\$180.04	\$-	(\$180.04)	\$578.29	\$-	(\$578.29)	\$-		
8020 RSV - Concrete Restoration	\$54.14	\$-	(\$54.14)	\$18,703.53	\$-	(\$18,703.53)	\$-		
8025 RSV - Paving & Sealing	\$609.62	\$-	(\$609.62)	\$609.62	\$-	(\$609.62)	\$-		
8030 RSV - Pool Replacement	\$-	\$-	\$-	\$75,060.00	\$-	(\$75,060.00)	\$-		
8050 RSV - Elevator Upgrades	\$-	\$-	\$-	\$413.34	\$-	(\$413.34)	\$-		
8065 RSV - Misc - Power Washing - Stucco	\$91.14	\$-	(\$91.14)	\$401.35	\$-	(\$401.35)	\$-		
8075 RSV - Misc - Upgrade Entire Security System	\$5,902.65	\$-	(\$5,902.65)	\$12,650.35	\$-	(\$12,650.35)	\$-		
Total Reserves	\$6,837.59	\$-	(\$6,837.59)	\$141,632.48	\$-	(\$141,632.48)	\$-		
Total OPERATING EXPENSE	\$199,857.87	\$198,265.82	(\$1,592.05)	\$1,552,525.64	\$1,393,392.38	(\$159,133.26)	\$1,914,190.00		
Net Income:	(\$216,831.35)	(\$25,849.31)	(\$190,982.04)	\$91,702.57	(\$40,547.81)	\$132,250.38	\$0.00		