Lakeridge Condominium Association, Inc

Balance Sheet

04/30/2025

Assets

Accounts Receivable	**7,642.65**
Automated cash handling	**3,160.00**
Petty cash	**300.00**
Truist Operating *********5670	**21,185.90**
Truist Savings*******5719**	**6,294.19**
Truist Savings *********5751	**17,422.73**
Regions Reserves ******2694	**275,016.81**
Prepaid expenses	**27,573.12**
Water Deposit	**1,001.00**
Due from(to) Reserve Fund	**(94,807.00)**
Total Assets	**264,789.40**

Liabilities

Accounts Payable - Net Total	**96,546.17**
Due from (to) Operating Fund	**(94,807.00)**
Total Liabilities	**1,739.17**

Net Worth

Current Operation Fund	**(12,623.64)**
Net Income	**(56,986.12)**
Reserves	
Reserves	**296,775.99**
TOTAL Reserves	**296,775.99**
Structural Reserves	
Roof Recoat	**22,424.00**
Fire Pump	**3,256.00**
Waterproofing / Painting	**6,456.00**
Plumbing	**1,348.00**
Windows & Doors	**788.00**
Fire Prevention Systems	**1,612.00**
TOTAL Structural Reserves	**35,884.00**

Lakeridge Condominium Association, Inc

Balance Sheet

04/30/2025

Total Net Worth	**263,050.23**
Total Net Worth and Liabilities	**264,789.40**

Lakeridge Condominium Association, Inc

Revenues and Expenses Statement

From 04/01/2025 to 04/30/2025

	Actual Current Period
Revenues	
Common fees	52,535.00
Estoppel Fees	500.00
Operating account Interest	0.26
Savings account Interest	19.30
Reserves Account Interest	1,203.34
Car Charging Station	108.54
Rooftop Lease	2,981.02
Total Revenue	**57,347.46**
Expenses	
Administrative	
Community Relations	380.52
Income Taxes	19,174.00
Legal Fees	165.00
Manager	7,846.17
Office Computer Software	99.90
Payroll Pkg.	135.00
Payroll Taxes	600.21
Postage	20.40
TOTAL Administrative	28,421.20
Reserve Contribution	14,973.00
Building Maintenance	
Cleaning Service	593.20
Elevator Maintenance	2,592.18
Elevator Monitoring	417.30
Exterior Building & Grounds Maint./Repairs	138.19
Maintenance Repairs/Supplies	386.26
Plumbing Repairs/Supplies	295.00
Pool Maintenance	650.00
TOTAL Building Maintenance	5,072.13
Grounds Maintenance	
Fertilization/pest/weed control	500.00
Lawn Maintenance	1,300.00

Lakeridge Condominium Association, Inc

Revenues and Expenses Statement

From 04/01/2025 to 04/30/2025

	Actual Current Period
TOTAL Grounds Maintenance	1,800.00
Utilities	
Cable	5,328.73
Electricity (building)	1,335.13
Electricity (street lights)	169.06
Electric Service (charging station)	80.76
Gas	1,787.97
Telephone and Internet	156.18
Water/Sewer	2,711.28
TOTAL Utilities	11,569.11

Total Expense	**61,835.44**

Net Income	**(4,487.98)**

Lakeridge Condominium Association, Inc

Income and Expense Comparative Statement

From 04/01/2025 to 04/30/2025

	April 2025		January to April			Yearly Budgets	
	Actual	Budget	Actual	Budget	Var. $	Current	Last Year
Revenues							
Common fees	52,535	52,572	210,140	210,288	148	630,861	657,654
Miscellaneous incomes			91		(91)		
Estoppel Fees	500		500		(500)		
Operating account Interest			1		(1)		
Savings account Interest	19		92		(92)		
Reserves Account Interest	1,203		6,643		(6,643)		
Car Charging Station	109		405		(405)		
Rooftop Lease	2,981	2,917	11,924	11,668	(256)	35,000	34,000
Total Revenues	57,347	55,489	229,796	221,956	(7,840)	665,861	691,654
Expenses							
Administrative							
Bank Fees		66	55	264	209	790	790
Community Relations	381	167	381	668	287	2,000	2,000
Contingency		2,917		11,668	11,668	35,000	18,000
CPA Fees		542		2,168	2,168	6,500	6,000
Division Fees/Corp. Report		31	377	124	(253)	377	377
Income Taxes	19,174	1,250	19,174	5,000	(14,174)	15,000	12,000
Legal Fees	165	83	2,205	332	(1,873)	1,000	1,000
Licenses and Permits		21		84	84	250	250
Manager	7,846	5,167	23,539	20,668	(2,871)	62,000	60,000
Professional Services			600		(600)		
Office Supplies		42	8	168	160	500	500
Office Computer Software	100	117	294	468	174	1,400	1,200
Office Equipment		83		332	332	1,000	1,000
Payroll Pkg.	135	142	685	568	(117)	1,700	1,700
Payroll Taxes	600	417	1,850	1,668	(182)	5,000	5,000
Postage	20	42	206	168	(38)	500	400
Website		33	425	132	(293)	400	400
TOTAL Administrative	28,421	11,120	49,799	44,480	(5,319)	133,417	110,617
Reserve Contribution	14,973	14,973	59,892	59,892		179,680	254,887
Insurance							

	April 2025		January to April			Yearly Budgets	
	Actual	Budget	Actual	Budget	Var. $	Current	Last Year
D&O Ins.		117	1,398	468	(930)	1,400	1,800
Fidelity Bond		79	993	316	(677)	944	800
Gen Liability Ins.		858	11,275	3,432	(7,843)	10,300	12,000
Property Ins.		11,167	89,313	44,668	(44,645)	134,000	110,000
Umbrella Ins.		106	1,270	424	(846)	1,270	7,500
Workmans Comp. Ins.		67	794	268	(526)	800	800
TOTAL Insurance	0	12,394	105,043	49,576	(55,467)	148,714	132,900
Building Maintenance							
Charging Station Maintenance		83	1,414	332	(1,082)	1,000	1,000
Cleaning Service	593	667	2,125	2,668	543	8,000	8,000
Elevator Maintenance	2,592	833	5,184	3,332	(1,852)	10,000	9,000
Elevator Monitoring	417	108	753	432	(321)	1,300	1,100
Exterior Building & Grounds Maint./Repairs	138	500	969	2,000	1,031	6,000	6,000
Interior Building Maint./Repairs		417		1,668	1,668	5,000	5,000
Maintenance Repairs/Supplies	386	667	1,889	2,668	779	8,000	8,000
Plumbing Repairs/Supplies	295	417	295	1,668	1,373	5,000	5,000
Pool Maintenance	650	650	2,600	2,600		7,800	7,500
Window Washing		417		1,668	1,668	5,000	
TOTAL Building Maintenance	5,071	4,759	15,229	19,036	3,807	57,100	50,600
Grounds Maintenance							
Fertilization/pest/weed control	500	325	1,225	1,300	75	3,900	3,900
Lawn Maintenance	1,300	1,300	4,900	5,200	300	15,600	14,400
TOTAL Grounds Maintenance	1,800	1,625	6,125	6,500	375	19,500	18,300
Utilities							
Cable	5,329	5,250	21,265	21,000	(265)	63,000	61,000
Electricity (building)	1,335	1,250	5,059	5,000	(59)	15,000	15,000
Electricity (street lights)	169	175	675	700	25	2,100	2,000
Electric Service (charging station)	81	29	293	116	(177)	350	350
Gas	1,788	1,083	9,798	4,332	(5,466)	13,000	13,000
Telephone and Internet	156	333	854	1,332	478	4,000	3,000
Water/Sewer	2,711	2,500	12,751	10,000	(2,751)	30,000	30,000
TOTAL Utilities	11,569	10,620	50,695	42,480	(8,215)	127,450	124,350
Total Expenses	61,834	55,491	286,783	221,964	(64,819)	665,861	691,654

	April 2025		January to April			Yearly Budgets	
	Actual	Budget	Actual	Budget	Var. $	Current	Last Year
Net Income	(4,487)	(2)	(56,987)	(8)	(56,979)	0	0

Lakeridge Condominium Association, Inc

Summary Receivables Aging Report

As of : 04/30/2025

Account	Unit	Name	Flags	Current	31-60	61-90	Over 90	Total
104.00	104	Gelsleichter, Paul		29.00			(694.00)	(665.00)
204.00	204	Wright, Karen					(835.00)	(835.00)
206.00	206	Terwilliger, Susan					(440.00)	(440.00)
20703.00	207	Jarrett, Lisa		665.00		1,330.00	12,045.00	14,040.00
30803.00	308	Rolon, Myriam & Rosario, Danny		29.00			(694.00)	(665.00)
40203.00	402	Arevalo, Jose		606.94			(694.00)	(87.06)
40701.00	407	David & Carolyn Velegol		(665.00)				(665.00)
50902.00	509	McHenry, Joanie		665.00		19.71		684.71
60101.00	601	Hammonds, Richard & Lisa		(1,330.00)				(1,330.00)
70101.00	701	Hosegood, Ann		29.00			(694.00)	(665.00)
70301.00	703	Richardson, Dale & Cecelia		29.00			(694.00)	(665.00)
70604.00	706	Boesch, Ruth		29.00			(694.00)	(665.00)
150502.00	502	Clifford & Carol Hall					(400.00)	(400.00)
Totals	**13**			86.94	0.00	1,349.71	6,206.00	7,642.65

Number	Amount	Details
2	14,724.71	= Total of Receivables (Debit)
11	(7,082.06)	= Total paid in advance (Credit) or zero
		= Net total of selected accounts

Lakeridge Condominium Association, Inc

Asset Accounts

From 04/01/2025 to 04/30/2025

Debit	Credit	Balance	Date	Trx	Invoice	Ch. #	Description
100200.00 - **Truist Operating *********5670**							21,185.90
3,114.05		3,114.05	04/01/2025				Beginning Balance
2,660.00		5,774.05	04/01/2025	14138			Deposit 100200.00 - Truist Operating *********5670
	417.30	5,356.75	04/02/2025	14144	2985468	DP-1469	Direct payment - Kings III of America, LLC
1,995.00		7,351.75	04/03/2025	14153			Lockbox deposit
	2,815.46	4,536.29	04/03/2025	14154	PPD 3/21-4/3	DP-1470	Direct payment - ADP Payroll Service
43,890.00		48,426.29	04/04/2025	14223			Lockbox deposit
	20.72	48,405.57	04/04/2025	14224	305-165-164 2-020314-5 APR 25	DP-1471	Direct payment - Frontier Communications Internet # 863-299-1993-10071
	2,592.18	45,813.39	04/07/2025	14225	5133672 APR 25	DP-1472	Direct payment - TK Elevator # 5133672
2,981.02		48,794.41	04/07/2025	14228			Deposit 100200.00 - Truist Operating *********5670
	156.18	48,638.23	04/08/2025	14232	863-299-199 3-100715-5 APR 25	DP-1473	Direct payment - Frontier Communications Office # 863-299-1993-100715-
665.00		49,303.23	04/08/2025	14233			Deposit 100200.00 - Truist Operating *********5670
694.01		49,997.24	04/10/2025	14235			Lockbox deposit
	14,973.00	35,024.24	04/10/2025	14236	APRIL 2025	1826	Check - Lakeridge Condominium Association Reserves
	315.00	34,709.24	04/10/2025	14237	200	1827	Check - Deeman's Property Maintenance
	165.00	34,544.24	04/10/2025	14238	MARCH 2025	1828	Check - Boswell & Dunlap, LLP Trust Account
	161.57	34,382.67	04/10/2025	14239	33430717 APR 25	1829	Check - Orkin # 33430717
	650.00	33,732.67	04/10/2025	14240	B13585	1830	Check - Complete Pool Care Inv# B13585
	160.00	33,572.67	04/10/2025	14241	178964	1831	Check - C D Doorshop, Inc.
	278.20	33,294.47	04/10/2025	14242	38494285,38 494284,3849 4282,384942 83	1832	Check - OCS Commerical Cleaning Service, Inc. Inv# 38494282,83,84,85
	295.00	32,999.47	04/10/2025	14243	15004	1833	Check - Brother's Plumbing Inc. Inv# 15004
	1,438.19	31,561.28	04/10/2025	14244	20456,20556	1834	Check - Rupertan Inv# 20456,20556
	380.52	31,180.76	04/10/2025	14246	APRIL 2025	1835	Check - Cecelia Richardson
	67.50	31,113.26	04/11/2025	14247	CHK DATE 4/4	DP-1474	Direct payment - ADP Payroll Service
	12,393.00	18,720.26	04/11/2025	14249			Insurance Transfer
	600.00	18,120.26	04/11/2025	14250			Chargepoint / CPA Reserve
	2,917.00	15,203.26	04/11/2025	14251			Contingency Transfer
	1,000.00	14,203.26	04/11/2025	14252			Federal Income Taxes Transfer
665.00		14,868.26	04/14/2025	14254			Lockbox deposit
19,174.00		34,042.26	04/14/2025	14255			Bank transfer from 100300.00 to 100200.00
	1,068.72	32,973.54	04/16/2025	14257	20000009289 6 APR 25	DP-1475	Direct payment - Central Florida Gas Co. # 200000092896
108.54		33,082.08	04/17/2025	14260			Deposit 100200.00 - Truist Operating *********5670
	719.25	32,362.83	04/17/2025	14261	2727769538 APR 25	DP-1476	Direct payment - Gas South # 2727769538
	2,815.46	29,547.37	04/17/2025	14262	PPD 4/4-417	DP-1477	Direct payment - ADP Payroll Service
665.00		30,212.37	04/18/2025	14265			Lockbox deposit
	2,711.28	27,501.09	04/21/2025	14267	176923 APR 25	DP-1478	Direct payment - City Of Winter Haven # 176923
	169.06	27,332.03	04/21/2025	14268	21101178574 1 APR 25	DP-1479	Direct payment - Tampa Electric Company # 211011126136
	80.76	27,251.27	04/21/2025	14269	22100773769 7 APR 25	DP-1480	Direct payment - Tampa Electric Company # 221007737697
	1,335.13	25,916.14	04/21/2025	14270	21101112613 6 APR 25	DP-1481	Direct payment - Tampa Electric Company # 211011126136
665.00		26,581.14	04/22/2025	14272			Lockbox deposit
	67.50	26,513.64	04/25/2025	14277	CHK DATE 4/18	DP-1482	Direct payment - ADP Payroll Service
	684.99	25,828.65	04/28/2025	14278	************33 10 APR 25	DP-1483	Direct payment - Truist Financial # ************3310
	5,308.01	20,520.64	04/28/2025	14279	321-178-211 5-120613-5 APR 25	DP-1484	Direct payment - Frontier Communications Bulk Acct. # 321-178-2115-120
665.00		21,185.64	04/29/2025	14288			Lockbox deposit

Lakeridge Condominium Association, Inc

Asset Accounts

From 04/01/2025 to 04/30/2025

Debit	Credit	Balance	Date	Trx	Invoice	Ch. #	Description
0.26		21,185.90	04/30/2025	14317			Interest 100200.00 - Truist Operating *********5670
77,941.88	56,755.98	21,185.90					
77,941.88	56,755.98	21,185.90	**Grand Total**				

Lakeridge Condominium Association, Inc

Bank Reconciliation : 04/30/2025

Truist # **xxx5670**
100200.00 - Truist Operating *********5670

Balance on the bank statement as of 04/30/2025:	21,185.90
PLUS: Deposits not yet cleared at the bank as of this date	0.00
MINUS: Checks not yet cleared at the bank as of this date	0.00
Adjusted bank account balance as of the same date	21,185.90
Balance of the account in our books as of the same date	21,185.90
Difference:	**0.00**

Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
04/01/2025	Dep. # 1092	14138		2,660.00	Deposit 100200.00 - Truist Operating *********5670
04/02/2025	DP-1469	14144	417.30		Direct payment - Kings III of America, LLC
04/03/2025	DP-1470	14154	2,815.46		Direct payment - ADP Payroll Service
04/03/2025	Dep. # 1093	14153		1,995.00	Lockbox deposit
04/04/2025	DP-1471	14224	20.72		Direct payment - Frontier Communications Internet # 863-299-1993-10071
04/04/2025	Dep. # 1094	14223		43,890.00	Lockbox deposit
04/07/2025	DP-1472	14225	2,592.18		Direct payment - TK Elevator # 5133672
04/07/2025	Dep. # 1095	14228		2,981.02	Deposit 100200.00 - Truist Operating *********5670
04/08/2025	DP-1473	14232	156.18		Direct payment - Frontier Communications Office # 863-299-1993-100715-
04/08/2025	Dep. # 1096	14233		665.00	Deposit 100200.00 - Truist Operating *********5670
04/10/2025	1826	14236	14,973.00		Check - Lakeridge Condominium Association Reserves
04/10/2025	1834	14244	1,438.19		Check - Rupertan Inv# 20456,20556
04/10/2025	1830	14240	650.00		Check - Complete Pool Care Inv# B13585
04/10/2025	1835	14246	380.52		Check - Cecelia Richardson
04/10/2025	1827	14237	315.00		Check - Deeman's Property Maintenance
04/10/2025	1833	14243	295.00		Check - Brother's Plumbing Inc. Inv# 15004
04/10/2025	1832	14242	278.20		Check - OCS Commerical Cleaning Service, Inc. Inv# 38494282,83,84,85
04/10/2025	1828	14238	165.00		Check - Boswell & Dunlap, LLP Trust Account
04/10/2025	1829	14239	161.57		Check - Orkin # 33430717
04/10/2025	1831	14241	160.00		Check - C D Doorshop, Inc.
04/10/2025	Dep. # 1097	14235		694.01	Lockbox deposit
04/11/2025		14249	12,393.00		Insurance Transfer
04/11/2025		14251	2,917.00		Contingency Transfer
04/11/2025		14252	1,000.00		Federal Income Taxes Transfer
04/11/2025		14250	600.00		Chargepoint / CPA Reserve
04/11/2025	DP-1474	14247	67.50		Direct payment - ADP Payroll Service
04/14/2025	Dep. # 1098	14254		665.00	Lockbox deposit
04/14/2025		14255		19,174.00	Bank transfer from 100300.00 to 100200.00
04/16/2025	DP-1475	14257	1,068.72		Direct payment - Central Florida Gas Co. # 200000092896
04/17/2025	DP-1477	14262	2,815.46		Direct payment - ADP Payroll Service
04/17/2025	DP-1476	14261	719.25		Direct payment - Gas South # 2727769538
04/17/2025	Dep. # 1099	14260		108.54	Deposit 100200.00 - Truist Operating *********5670
04/18/2025	Dep. # 1100	14265		665.00	Lockbox deposit
04/21/2025	DP-1478	14267	2,711.28		Direct payment - City Of Winter Haven # 176923
04/21/2025	DP-1481	14270	1,335.13		Direct payment - Tampa Electric Company # 211011126136
04/21/2025	DP-1479	14268	169.06		Direct payment - Tampa Electric Company # 211011126136
04/21/2025	DP-1480	14269	80.76		Direct payment - Tampa Electric Company # 221007737697
04/22/2025	Dep. # 1101	14272		665.00	Lockbox deposit
04/25/2025	DP-1482	14277	67.50		Direct payment - ADP Payroll Service
04/28/2025	DP-1484	14279	5,308.01		Direct payment - Frontier Communications Bulk Acct. # 321-178-2115-120

Lakeridge Condominium Association, Inc

Bank Reconciliation : 04/30/2025

Truist # **xxx5670**

100200.00 - Truist Operating *********5670

04/28/2025	DP-1483	14278	684.99		Direct payment - Truist Financial # ************3310
04/29/2025	Dep. # 1103	14288		665.00	Lockbox deposit
04/30/2025		14317		0.26	Interest 100200.00 - Truist Operating *********5670

Totals	Checks	Deposits	Number
	56 755.98	74 827.83	43

Lakeridge Condominium Association, Inc

Bank Reconciliation : 04/30/2025

Truist	#	**xxx5670**
100200.00 - Truist Operating *********5670		

Checks and Deposits still outstanding (not cleared at the bank yet)

Date	Ch. #	Trx	Check	Deposits	Description
		0			None

Totals	Checks	Deposits	Number
			0

Lakeridge Condominium Association, Inc

Asset Accounts

From 04/01/2025 to 04/30/2025

Debit	Credit	Balance	Date	Trx	Invoice	Ch. #	Description
100300.00 - **Truist Savings*********5719**							6,294.19
20,941.61		20,941.61	04/01/2025				Beginning Balance
600.00		21,541.61	04/11/2025	14250			Chargepoint / CPA Reserve
2,917.00		24,458.61	04/11/2025	14251			Contingency Transfer
1,000.00		25,458.61	04/11/2025	14252			Federal Income Taxes Transfer
	19,174.00	6,284.61	04/14/2025	14255			Bank transfer from 100300.00 to 100200.00
9.58		6,294.19	04/30/2025	14318			Interest 100300.00 - Truist Savings*********5719
25,468.19	19,174.00	6,294.19					

25,468.19	19,174.00	6,294.19	**Grand Total**

Lakeridge Condominium Association, Inc

Asset Accounts

From 04/01/2025 to 04/30/2025

Debit	Credit	Balance	Date	Trx	Invoice	Ch. #	Description
100400.00 - **Truist Savings *********5751**							17,422.73
5,020.01		5,020.01	04/01/2025				Beginning Balance
12,393.00		17,413.01	04/11/2025	14249			Insurance Transfer
9.72		17,422.73	04/30/2025	14319			Interest 100400.00 - Truist Savings *********5751
17,422.73	0.00	17,422.73					
17,422.73		17,422.73	**Grand Total**				