

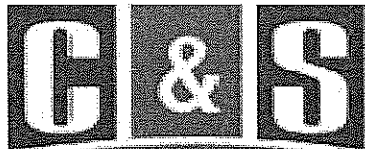
FINANCIAL REPORT

January 1, 2019 to December 31, 2019

For

Miramar

Prepared By:



C&S COMMUNITY MANAGEMENT
SERVICES, INC., AAMC

www.cscmsi.com

CSC GL Community Balance Sheet

Monday, February 3, 2020

10:18

Department Master Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1000 Oper	30,887.17
1001 ICS Sweep Account	138,891.38
Total Bank	<u>169,778.55</u>

Accounts Receivable

1100 Acct Receivable Members	16,071.69
1110 Allowance for Bad Debt	(3,300.87)
Total Accounts Receivable	<u>12,770.82</u>

Other Assets

1120 Prepaid Income Tax	4,065.00
1130 Prepaid Insurance	20,582.18
1140 Prepaid Management Expense	2,236.00
1152 Accumulated Depreciation	(7,063.20)
1160 Utility Deposits	2,290.78
1199 Geothermal Heater	52,974.00
Total Other Assets	<u>75,084.76</u>

Total Assets

257,634.13

Liabilities & Equity

Liability

2010 Accounts Payable	7,747.11
2015 Accrued Expense	204.89
2018 Loan-Geothermal Heater	11,820.14
2020 CY Loan Principal Pmts.	10,429.03
2100 Prepaid Member Assessment	88,462.90
Total Liability	<u>118,664.07</u>

Equity

3500 Oper Retained Earnings	98,858.20
Total Equity	<u>98,858.20</u>

Net Income

zzzzzzzz Net Income	40,111.86
Total Net Income	<u>40,111.86</u>
Total Liabilities & Equity	<u>257,634.13</u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Master Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	3,635.01
1001 ICS Sweep Account	56,302.66
Total Bank	<u>59,937.67</u>

Other Assets

1006 Rese CDAR M & LG II 4wk 1005	15,343.55
1305 Rese CDAR 6/18/20 26w 1.35%	26,036.87
1310 Rese CDAR 12/17/20 52w 1.35%	52,175.09
1315 Rese CDAR 4w 1.14%	25,543.10
Total Other Assets	<u>119,098.61</u>
Total Assets	<u><u>179,036.28</u></u>

Liabilities & Equity

Equity

3505 Rese Retained Earnings	150,908.78
Total Equity	<u>150,908.78</u>

Net Income

zzzzzzzz Net Income	28,127.50
Total Net Income	<u>28,127.50</u>
Total Liabilities & Equity	<u><u>179,036.28</u></u>

Miramar at Lakewood Ranch Income and Expense Report

Department Master Oper								
Period 12/1/2019 To 12/31/2019 11:59:00 PM								
Current Month Master Oper				Year to Date Master Oper				
	Actual	Budget	Variance	Actual	Budget	Variance	Annual	
REVENUES								
Assessment Revenue								
5000	Member Assessments	0.00	0.00	0.00	458,297.88	458,297.96	(0.08)	458,297.96
TOTAL Assessment Revenue		0.00	0.00	0.00	458,297.88	458,297.96	(0.08)	458,297.96
Other Revenue								
5010	Other Income	(414.39)	0.00	(414.39)	420.33	0.00	420.33	0.00
5030	Oper Interest Income	7.37	0.00	7.37	91.40	0.00	91.40	0.00
TOTAL Other Revenue		(407.02)	0.00	(407.02)	511.73	0.00	511.73	0.00
TOTAL REVENUES		(407.02)	0.00	(407.02)	458,809.61	458,297.96	511.65	458,297.96
EXPENSES								
Administrative								
6010	CPA Fees	0.00	25.00	25.00	195.00	300.00	105.00	300.00
6020	Postage & Printing	44.91	416.30	371.39	2,155.75	5,000.00	2,844.25	5,000.00
6030	Oper Bank Charges	430.00	83.70	(346.30)	992.65	1,000.00	7.35	1,000.00
6040	Attorney Fees	427.00	833.70	406.70	14,851.20	10,000.00	(4,851.20)	10,000.00
6050	Management Fees	2,236.00	2,236.00	0.00	26,832.00	26,832.00	0.00	26,832.00
6070	Misc. Admin/Office Supplies	0.00	166.30	166.30	380.39	2,000.00	1,619.61	2,000.00
6810a	Payroll-Admin	714.50	1,166.30	451.80	12,497.33	14,000.00	1,502.67	14,000.00
TOTAL Administrative		3,852.41	4,927.30	1,074.89	57,904.32	59,132.00	1,227.68	59,132.00
Grounds Expense								
6085	Holiday Decor Exp	0.00	458.70	458.70	4,340.00	5,500.00	1,160.00	5,500.00
6131	Backflow Inspection	0.00	416.30	416.30	5,776.08	5,000.00	(776.08)	5,000.00
6140	Grounds Maintenance	7,010.00	7,010.00	0.00	84,120.00	84,120.00	0.00	84,120.00
6143	Tree Trimming	0.00	1,166.30	1,166.30	19,307.00	14,000.00	(5,307.00)	14,000.00
6146	Mulch	0.00	1,500.00	1,500.00	0.00	18,000.00	18,000.00	18,000.00
6148	Plant and Flower Replacement	13,655.50	3,750.00	(9,905.50)	49,414.88	45,000.00	(4,414.88)	45,000.00
6151	Irrigation Repairs/Supplies	3,491.56	2,083.70	(1,407.86)	24,557.37	25,000.00	442.63	25,000.00
6160	Lake Maintenance	975.29	500.00	(475.29)	5,731.29	6,000.00	268.71	6,000.00
6161	Pool Fountain/Aerator	0.00	208.70	208.70	1,604.08	2,500.00	895.92	2,500.00
6180	Gate Maintenance	0.00	125.00	125.00	246.10	1,500.00	1,253.90	1,500.00
6182	Gate Repair	401.72	1,666.30	1,264.58	9,482.24	20,000.00	10,517.76	20,000.00
6184	Gate Database	0.00	41.30	41.30	406.44	500.00	93.56	500.00
6270	Lift Station Maintenance	1,095.00	1,250.00	155.00	6,535.00	15,000.00	8,465.00	15,000.00
TOTAL Grounds Expense		26,629.07	20,176.30	(6,452.77)	211,520.48	242,120.00	30,599.52	242,120.00
Other Expense								
6700	Filing & Licenses	688.00	112.90	(575.10)	1,812.25	1,357.00	(455.25)	1,357.00
6710	Income Taxes	0.00	8.70	8.70	138.59	100.00	(38.59)	100.00
6712	Property Taxes	0.00	83.70	83.70	869.46	1,000.00	130.54	1,000.00
6715	Depreciation Expense	294.30	0.00	(294.30)	3,531.60	0.00	(3,531.60)	0.00
6720	Insurance	2,573.00	2,273.48	(299.52)	27,350.61	27,286.38	(64.23)	27,286.38
6730	Bad Debts	0.00	400.00	400.00	2,136.45	4,800.00	2,663.55	4,800.00
6821	Committee Supplies	19.60	83.70	64.10	463.10	1,000.00	536.90	1,000.00
TOTAL Other Expense		3,574.90	2,962.48	(612.42)	36,302.06	35,543.38	(758.68)	35,543.38

Miramar at Lakewood Ranch Income and Expense Report

		Department Master Oper						
		Period 12/1/2019 To 12/31/2019 11:59:00 PM						
		Current Month Master Oper			Year to Date Master Oper			
		Actual	Budget	Variance	Actual	Budget	Variance	Annual
Pool Expense								
6200	Pool Maintenance	600.00	600.00	0.00	7,200.00	7,200.00	0.00	7,200.00
6203	Pool Repairs/Supplies	59.79	750.00	690.21	5,140.22	9,000.00	3,859.78	9,000.00
6212	Symbiont Maint.	0.00	38.20	38.20	465.00	465.00	0.00	465.00
6237	A/C Maintenance	0.00	50.00	50.00	3,038.91	600.00	(2,438.91)	600.00
TOTAL Pool Expense		<u>659.79</u>	<u>1,438.20</u>	<u>778.41</u>	<u>15,844.13</u>	<u>17,265.00</u>	<u>1,420.87</u>	<u>17,265.00</u>
Repairs and Maintenance								
6107a	Fire Alarm Monitor	0.00	62.50	62.50	350.00	750.00	400.00	750.00
6107b	Fire Alarm Svc. Agreement	0.00	108.70	108.70	610.00	1,300.00	690.00	1,300.00
6110	Fire Safety	0.00	178.80	178.80	2,013.02	2,150.00	136.98	2,150.00
6111	Fire Equipment Repair	373.43	0.00	(373.43)	373.43	0.00	(373.43)	0.00
6120	Pest Control	475.00	750.00	275.00	8,800.00	9,000.00	200.00	9,000.00
6219	Pressure Washing	0.00	303.80	303.80	1,250.00	3,650.00	2,400.00	3,650.00
6230	Building Repairs	454.69	833.70	379.01	10,018.00	10,000.00	(18.00)	10,000.00
6240	Lifestyle Center Cleaning	770.00	663.70	(106.30)	7,584.49	7,960.00	375.51	7,960.00
6241	Maintenance Supplies	0.00	166.30	166.30	215.33	2,000.00	1,784.67	2,000.00
6252	Gazebo Maintenance	0.00	166.30	166.30	0.00	2,000.00	2,000.00	2,000.00
6260	Lifestyle Center	0.00	250.00	250.00	817.84	3,000.00	2,182.16	3,000.00
6262	Window Cleaning	0.00	33.70	33.70	305.00	400.00	95.00	400.00
6263	Fitness Equipment Maintenance	0.00	250.00	250.00	196.61	3,000.00	2,803.39	3,000.00
6810b	Payroll-Maintenance	909.59	916.30	6.71	15,160.92	11,000.00	(4,160.92)	11,000.00
TOTAL Repairs and Maintenance		<u>2,982.71</u>	<u>4,683.80</u>	<u>1,701.09</u>	<u>47,694.64</u>	<u>56,210.00</u>	<u>8,515.36</u>	<u>56,210.00</u>
Utility Expense								
6610	Electricity	4,876.28	2,208.70	(2,667.58)	26,134.15	26,500.00	365.85	26,500.00
6620	Telephone/Internet	987.70	541.30	(446.40)	8,625.79	6,500.00	(2,125.79)	6,500.00
6630	Gas	37.10	25.00	(12.10)	225.75	300.00	74.25	300.00
6640	Water/Sewer	187.33	291.30	103.97	3,218.87	3,500.00	281.13	3,500.00
6713	Loan Exp-Prinicpal Reduction	889.58	830.40	(59.18)	10,429.03	9,963.70	(465.33)	9,963.70
6714	Loan Interest	46.05	105.50	59.45	798.53	1,263.80	465.27	1,263.80
TOTAL Utility Expense		<u>7,024.04</u>	<u>4,002.20</u>	<u>(3,021.84)</u>	<u>49,432.12</u>	<u>48,027.50</u>	<u>(1,404.62)</u>	<u>48,027.50</u>
TOTAL EXPENSES		<u>44,722.92</u>	<u>38,190.28</u>	<u>(6,532.64)</u>	<u>418,697.75</u>	<u>458,297.88</u>	<u>39,600.13</u>	<u>458,297.88</u>
Excess Revenue / Expense		<u>(45,129.94)</u>	<u>(38,190.28)</u>	<u>(6,939.66)</u>	<u>40,111.86</u>	<u>0.08</u>	<u>40,111.78</u>	<u>0.08</u>

Miramar Master Association

REPORT: Breakdown of Insurance Policies
 PERIOD ENDING: December 31, 2019

CARRIER/POLICY TYPE	Expired Term	Renew Date	Annual Premium	Monthly Expense	Amortized Premiums	Prepaid Balance 12/31/2019
All sites						
Property (Master portion c		09/10/	72,522			
General liability/Crime		09/10/	13,669			
Directors and Officers		09/10/	2,818			
Umbrella		09/10/	2,711			
Environmental Liability		09/10/	1,114			
Worker's Comp		09/10/	644			
Master Prepaid Insurance	4		30,874	2,573.00	10,292.00	20,582.00
Subs Property Insurances						
Links 1	4		12,058	1,004.81	4,019.25	8,038.51
Links 2	4		11,531	960.90	3,843.60	7,687.20
Links 3	4		11,094	924.47	3,697.89	7,395.78
Lagoons 1	4		10,153	846.12	3,384.48	6,768.96
Lagoons 2	4		10,153	846.12	3,384.48	6,768.96
Lagoons 3	4		7,615	634.59	2,538.36	5,076.72
Totals for Subs			62,604	5,217.02	20,868.06	41,736.13
Total Prepaid Insurance			93,478	7,790.02	31,160.06	62,318.13

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Master Rese

Year to Date Master Rese

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
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REVENUES

Assessment Revenue

3000 Reserve Member Assessment	0.00	0.00	0.00	31,660.04	31,660.01	0.03	31,660.01
TOTAL Assessment Revenue	0.00	0.00	0.00	31,660.04	31,660.01	0.03	31,660.01

Other Revenue

3010 Reserve Interest Income	1,791.44	0.00	1,791.44	2,330.26	0.00	2,330.26	0.00
TOTAL Other Revenue	1,791.44	0.00	1,791.44	2,330.26	0.00	2,330.26	0.00
TOTAL REVENUES	1,791.44	0.00	1,791.44	33,990.30	31,660.01	2,330.29	31,660.01

EXPENSES

Reserve Expense

7185a Reserve- LC Furniture	0.00	0.00	0.00	5,862.80	0.00	(5,862.80)	0.00
TOTAL Reserve Expense	0.00	0.00	0.00	5,862.80	0.00	(5,862.80)	0.00
TOTAL EXPENSES	0.00	0.00	0.00	5,862.80	0.00	(5,862.80)	0.00
Excess Revenue / Expense	1,791.44	0.00	1,791.44	28,127.50	31,660.01	(3,532.51)	31,660.01

Miramar at Lakewood Ranch Master Association, Inc.

Reserve Schedule

as of

December 31, 2019

Acct #	Description	Start of Year	Receipts	Adjustment*	Percentage	Expenses	Balance
7185b	Lifestyle Center Pain	3,361.31	1,436.44	0.00	0.04226	0.00	4,797.75
7016	Paving/Sealcoating/F	95,671.42	348.91	0.00	0.01026	0.00	96,020.33
7030	Guardhouse/Tiki Bar/Mail Kiosk Roof	4,409.16	502.43	0.00	0.01478	0.00	4,911.59
7185c	Lifestyle Center Roof	19,494.06	3,188.50	0.00	0.09381	0.00	22,682.56
7061	Pool Resurfacing	9,290.66	2,424.12	0.00	0.07132	0.00	11,714.78
7185a	Lifestyle Center Furn	4,530.27	8,571.38	0.00	0.25217	5,862.80	7,238.85
7021	Guardhouse Paint	437.01	165.33	0.00	0.00486	0.00	602.34
7011	Roof Pressure Wash	(92.74)	1,667.25	0.00	0.04905	0.00	1,574.51
7120	Gothermal Equipmer	2,481.52	2,542.21	0.00	0.07479	0.00	5,023.73
7026	Perimeter Wall- Paint /Pwash/Repair	5,315.90	6,684.03	0.00	0.19665	0.00	11,999.93
7145	Docks/Gazebos	5,740.58	2,984.52	0.00	0.08781	0.00	8,725.10
7205	Capital Improvement	148.34	2,142.85	0.00	0.06304	0.00	2,291.19
7105	Gate Equipment	121.29	1,332.30	0.00	0.03920	0.00	1,453.59
TOTAL		150,908.78	33,990.30	0.00	1.00000	5,862.80	179,036.25

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:36

Department Lagoons I Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets	
<u>Bank</u>	
1000 Oper	28,578.97
Total Bank	<u>28,578.97</u>
<u>Accounts Receivable</u>	
1110 Allowance for Bad Debt	(990.69)
Total Accounts Receivable	<u>(990.69)</u>
<u>Other Assets</u>	
1005 Oper CDAR 4w	10,293.57
1130 Prepaid Insurance	6,768.96
Total Other Assets	<u>17,062.53</u>
<i>Total Assets</i>	<u><u>44,650.81</u></u>
Liabilities & Equity	
<u>Equity</u>	
3500 Oper Retained Earnings	44,880.19
Total Equity	<u>44,880.19</u>
<u>Net Income</u>	
zzzzzzzz Net Income	(229.38)
Total Net Income	<u>(229.38)</u>
<i>Total Liabilities & Equity</i>	<u><u>44,650.81</u></u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:36

Department Lagoons I Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	8,931.96
1001 ICS Sweep Account	60,000.00
Total Bank	<u>68,931.96</u>

Other Assets

1305 Rese CDAR 6/18/20 26w 1.35%	52,073.74
1310 Rese CDAR 12/17/20 52w 1.35%	52,175.09
1315 Rese CDAR 4w 1.14%	30,651.71
Total Other Assets	<u>134,900.54</u>

<i>Total Assets</i>	<u><u>203,832.50</u></u>
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Liabilities & Equity

Equity

3505 Rese Retained Earnings	178,323.38
Total Equity	<u>178,323.38</u>

Net Income

zzzzzzzz Net Income	25,509.12
Total Net Income	<u>25,509.12</u>

<i>Total Liabilities & Equity</i>	<u><u>203,832.50</u></u>
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Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Lagoons | Oper

Year to Date Lagoons | Oper

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES							
<u>Assessment Revenue</u>							
5000 Member Assessments	0.00	0.00	0.00	19,376.80	19,377.44	(0.64)	19,377.44
TOTAL Assessment Revenue	0.00	0.00	0.00	19,376.80	19,377.44	(0.64)	19,377.44
<u>Other Revenue</u>							
5030 Oper Interest Income	105.74	0.00	105.74	105.74	0.00	105.74	0.00
TOTAL Other Revenue	105.74	0.00	105.74	105.74	0.00	105.74	0.00
TOTAL REVENUES	105.74	0.00	105.74	19,482.54	19,377.44	105.10	19,377.44
EXPENSES							
<u>Other Expense</u>							
6710 Income Taxes	0.00	0.00	0.00	580.00	0.00	(580.00)	0.00
6720 Insurance	846.12	754.80	(91.32)	9,420.48	9,055.40	(365.08)	9,055.40
6730 Bad Debts	0.00	109.80	109.80	990.69	1,322.00	331.31	1,322.00
TOTAL Other Expense	846.12	864.60	18.48	10,991.17	10,377.40	(613.77)	10,377.40
<u>Repairs and Maintenance</u>							
6111 Fire Equipment Repair	0.00	250.00	250.00	298.00	3,000.00	2,702.00	3,000.00
6230 Building Repairs	500.00	500.00	0.00	8,422.75	6,000.00	(2,422.75)	6,000.00
TOTAL Repairs and Maintenance	500.00	750.00	250.00	8,720.75	9,000.00	279.25	9,000.00
TOTAL EXPENSES	1,346.12	1,614.60	268.48	19,711.92	19,377.40	(334.52)	19,377.40
Excess Revenue / Expense	(1,240.38)	(1,614.60)	374.22	(229.38)	0.04	(229.42)	0.04

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Lagoons I Rese

Year to Date Lagoons I Rese

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES							
<u>Assessment Revenue</u>							
3000 Reserve Member Assessment	0.00	0.00	0.00	22,892.64	22,892.64	0.00	22,892.64
TOTAL Assessment Revenue	0.00	0.00	0.00	22,892.64	22,892.64	0.00	22,892.64
<u>Other Revenue</u>							
3010 Reserve Interest Income	2,113.44	0.00	2,113.44	2,616.48	0.00	2,616.48	0.00
TOTAL Other Revenue	2,113.44	0.00	2,113.44	2,616.48	0.00	2,616.48	0.00
TOTAL REVENUES	2,113.44	0.00	2,113.44	25,509.12	22,892.64	2,616.48	22,892.64
Excess Revenue / Expense	2,113.44	0.00	2,113.44	25,509.12	22,892.64	2,616.48	22,892.64

**Miramar Lagoons I
Reserve Schedule
as of
December 31, 2019**

Acct #	Description	Start of Year	Receipts	Adjustment	Percentage	Expenses	Balance
7010	Roofs	149,543.53	18,574.68	0.00	0.72816	0.00	168,118.21
7011	Roofs Pressure Washin:	(548.03)	2,507.23	0.00	0.09829	0.00	1,959.20
7020	Painting/Waterproofing	28,462.32	4,427.21	0.00	0.17355	0.00	32,889.53
7205	Capital Improvement	865.56	0.00	0.00	0.00000	0.00	865.56
	TOTAL	178,323.38	25,509.12	0.00	1.00000	0.00	203,832.50

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:36

Department Lagoons II Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets	
<u>Bank</u>	
1000 Oper	36,065.93
Total Bank	<u>36,065.93</u>
<u>Other Assets</u>	
1130 Prepaid Insurance	6,768.96
Total Other Assets	<u>6,768.96</u>
<i>Total Assets</i>	<u><u>42,834.89</u></u>
Liabilities & Equity	
<u>Equity</u>	
3500 Oper Retained Earnings	54,312.89
Total Equity	<u>54,312.89</u>
<u>Net Income</u>	
zzzzzzzz Net Income	(11,478.00)
Total Net Income	<u>(11,478.00)</u>
<i>Total Liabilities & Equity</i>	<u><u>42,834.89</u></u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:36

Department Lagoons II Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	8,136.18
1001 ICS Sweep Account	10,000.00
Total Bank	<u>18,136.18</u>

Other Assets

1006 Rese CDAR M & LG II 4wk 1005	46,535.23
1305 Rese CDAR 6/18/20 26w 1.35%	59,884.79
1310 Rese CDAR 12/17/20 52w 1.35%	62,610.11
1315 Rese CDAR 4w 1.14%	25,543.07
Total Other Assets	<u>194,573.20</u>

Total Assets

212,709.38

Liabilities & Equity

Equity

3505 Rese Retained Earnings	186,991.92
Total Equity	<u>186,991.92</u>

Net Income

zzzzzzzz Net Income	25,717.46
Total Net Income	<u>25,717.46</u>
<u>Total Liabilities & Equity</u>	<u>212,709.38</u>

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

	Current Month Lagoons II Oper			Year to Date Lagoons II Oper			Annual
	Actual	Budget	Variance	Actual	Budget	Variance	
REVENUES							
<u>Assessment Revenue</u>							
5000 Member Assessments	0.00	0.00	0.00	6,463.88	6,463.44	0.44	6,463.44
TOTAL Assessment Revenue	0.00	0.00	0.00	6,463.88	6,463.44	0.44	6,463.44
<u>Other Revenue</u>							
5010 Other Income	(25.00)	0.00	(25.00)	0.00	0.00	0.00	0.00
5050 Prior Year Surplus/Loss	0.00	791.30	(791.30)	0.00	9,500.00	(9,500.00)	9,500.00
TOTAL Other Revenue	(25.00)	791.30	(816.30)	0.00	9,500.00	(9,500.00)	9,500.00
TOTAL REVENUES	(25.00)	791.30	(816.30)	6,463.88	15,963.44	(9,499.56)	15,963.44
EXPENSES							
<u>Other Expense</u>							
6710 Income Taxes	0.00	0.00	0.00	640.00	0.00	(640.00)	0.00
6720 Insurance	846.12	754.80	(91.32)	9,420.48	9,055.40	(365.08)	9,055.40
6730 Bad Debts	0.00	75.30	75.30	0.00	908.00	908.00	908.00
TOTAL Other Expense	846.12	830.10	(16.02)	10,060.48	9,963.40	(97.08)	9,963.40
<u>Repairs and Maintenance</u>							
6111 Fire Equipment Repair	0.00	250.00	250.00	3,299.90	3,000.00	(299.90)	3,000.00
6230 Building Repairs	0.00	250.00	250.00	4,581.50	3,000.00	(1,581.50)	3,000.00
TOTAL Repairs and Maintenance	0.00	500.00	500.00	7,881.40	6,000.00	(1,881.40)	6,000.00
TOTAL EXPENSES	846.12	1,330.10	483.98	17,941.88	15,963.40	(1,978.48)	15,963.40
Excess Revenue / Expense	(871.12)	(538.80)	(332.32)	(11,478.00)	0.04	(11,478.04)	0.04

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Lagoons II Rese

Year to Date Lagoons II Rese

		Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES								
<u>Assessment Revenue</u>								
3000	Reserve Member Assessment	0.00	0.00	0.00	22,416.76	22,416.76	0.00	22,416.76
TOTAL Assessment Revenue		0.00	0.00	0.00	22,416.76	22,416.76	0.00	22,416.76
<u>Other Revenue</u>								
3010	Reserve Interest Income	2,844.22	0.00	2,844.22	3,300.70	0.00	3,300.70	0.00
TOTAL Other Revenue		2,844.22	0.00	2,844.22	3,300.70	0.00	3,300.70	0.00
TOTAL REVENUES		2,844.22	0.00	2,844.22	25,717.46	22,416.76	3,300.70	22,416.76
Excess Revenue / Expense		2,844.22	0.00	2,844.22	25,717.46	22,416.76	3,300.70	22,416.76

**Miramar Lagoons II
Reserve Schedule
as of
December 31, 2019**

Acct # Description	Start of Year	Receipts	Adjustment	Percentage	Expenses	Balance
7010 Roofs	161,540.77	17,981.69	0.00	0.69920	0.00	179,522.46
7011 Roof Pressure Washing	543.07	1,902.11	0.00	0.07396	0.00	2,445.18
7020 Painting/Waterproofing	23,017.47	5,833.67	0.00	0.22684	0.00	28,851.14
7205 Capital Improvements	1,890.61	0.00	0.00	0.00000	0.00	1,890.61
TOTAL	186,991.92	25,717.46	0.00	1.00000	0.00	212,709.39

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:44

Department Lagoons III Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets	
<u>Bank</u>	
1000 Oper	20,156.30
Total Bank	<u>20,156.30</u>
<u>Other Assets</u>	
1005 Oper CDAR 4w	30,806.36
1130 Prepaid Insurance	5,076.72
Total Other Assets	<u>35,883.08</u>
<i>Total Assets</i>	<u><u>56,039.38</u></u>
Liabilities & Equity	
<u>Liability</u>	
2010 Accounts Payable	1,076.75
Total Liability	<u>1,076.75</u>
<u>Equity</u>	
3500 Oper Retained Earnings	49,780.85
Total Equity	<u>49,780.85</u>
<u>Net Income</u>	
zzzzzzzz Net Income	5,181.78
Total Net Income	<u>5,181.78</u>
<i>Total Liabilities & Equity</i>	<u><u>56,039.38</u></u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Lagoons III Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	7,270.59
1001 ICS Sweep Account	30,000.00
Total Bank	<u>37,270.59</u>

Other Assets

1305 Rese CDAR 6/18/20 26w 1.35%	52,073.74
1315 Rese CDAR 4w 1.14%	25,543.08
Total Other Assets	<u>77,616.82</u>

<i>Total Assets</i>	<u><u>114,887.41</u></u>
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Liabilities & Equity

Equity

3505 Rese Retained Earnings	118,082.82
Total Equity	<u>118,082.82</u>

Net Income

zzzzzzzz Net Income	(3,195.41)
Total Net Income	<u>(3,195.41)</u>

<i>Total Liabilities & Equity</i>	<u><u>114,887.41</u></u>
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Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Lagoons III Oper

Year to Date Lagoons III Oper

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES							
<u>Assessment Revenue</u>							
5000 Member Assessments	0.00	0.00	0.00	17,151.40	17,151.60	(0.20)	17,151.60
TOTAL Assessment Revenue	0.00	0.00	0.00	17,151.40	17,151.60	(0.20)	17,151.60
<u>Other Revenue</u>							
5010 Other Income	25.04	0.00	25.04	0.00	0.00	0.00	0.00
5030 Oper Interest Income	316.45	0.00	316.45	316.45	0.00	316.45	0.00
TOTAL Other Revenue	341.49	0.00	341.49	316.45	0.00	316.45	0.00
TOTAL REVENUES	341.49	0.00	341.49	17,467.85	17,151.60	316.25	17,151.60
EXPENSES							
<u>Other Expense</u>							
6710 Income Taxes	0.00	0.00	0.00	370.00	0.00	(370.00)	0.00
6720 Insurance	634.59	565.58	(69.01)	7,066.36	6,791.58	(274.78)	6,791.58
6730 Bad Debts	0.00	113.70	113.70	0.00	1,360.00	1,360.00	1,360.00
TOTAL Other Expense	634.59	679.28	44.69	7,436.36	8,151.58	715.22	8,151.58
<u>Repairs and Maintenance</u>							
6111 Fire Equipment Repair	1,304.13	250.00	(1,054.13)	2,346.21	3,000.00	653.79	3,000.00
6230 Building Repairs	0.00	500.00	500.00	2,503.50	6,000.00	3,496.50	6,000.00
TOTAL Repairs and Maintenance	1,304.13	750.00	(554.13)	4,849.71	9,000.00	4,150.29	9,000.00
TOTAL EXPENSES	1,938.72	1,429.28	(509.44)	12,286.07	17,151.58	4,865.51	17,151.58
Excess Revenue / Expense	(1,597.23)	(1,429.28)	(167.95)	5,181.78	0.02	5,181.76	0.02

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Lagoons III Rese

Year to Date Lagoons III Rese

		Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES								
Assessment Revenue								
3000	Reserve Member Assessment	0.00	0.00	0.00	15,689.24	15,689.36	(0.12)	15,689.36
TOTAL Assessment Revenue		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>15,689.24</u>	<u>15,689.36</u>	<u>(0.12)</u>	<u>15,689.36</u>
Other Revenue								
3010	Reserve Interest Income	1,165.44	0.00	1,165.44	1,625.35	0.00	1,625.35	0.00
TOTAL Other Revenue		<u>1,165.44</u>	<u>0.00</u>	<u>1,165.44</u>	<u>1,625.35</u>	<u>0.00</u>	<u>1,625.35</u>	<u>0.00</u>
TOTAL REVENUES		<u>1,165.44</u>	<u>0.00</u>	<u>1,165.44</u>	<u>17,314.59</u>	<u>15,689.36</u>	<u>1,625.23</u>	<u>15,689.36</u>
EXPENSES								
Reserve Expense								
7020	Reserve-Painting/Sealing	0.00	0.00	0.00	20,510.00	0.00	(20,510.00)	0.00
TOTAL Reserve Expense		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>20,510.00</u>	<u>0.00</u>	<u>(20,510.00)</u>	<u>0.00</u>
TOTAL EXPENSES		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>20,510.00</u>	<u>0.00</u>	<u>(20,510.00)</u>	<u>0.00</u>
Excess Revenue / Expense		<u>1,165.44</u>	<u>0.00</u>	<u>1,165.44</u>	<u>(3,195.41)</u>	<u>15,689.36</u>	<u>(18,884.77)</u>	<u>15,689.36</u>

**Miramar Lagoons III
Reserve Schedule
as of
December 31, 2019**

Acct # Description	<u>Start of Year</u>	<u>Receipts</u>	<u>Adjustment</u>	<u>Percentage</u>	<u>Expenses</u>	<u>Balance</u>
7010 Roofs	78,655.61	11,891.79	0.00	0.68681	0.00	90,547.40
7011 Roof Pressure Washing	(441.69)	1,848.43	0.00	0.10676	0.00	1,406.74
7020 Painting/Waterproofing	29,779.43	3,574.38	0.00	0.20644	20,510.00	12,843.81
7205 Capital Improvement	10,089.47	0.00	0.00	0.00000	0.00	10,089.47
TOTAL	118,082.82	17,314.59	0.00	1.00000	20,510.00	114,887.42

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links I Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1000 Oper	29,263.53
Total Bank	<u>29,263.53</u>

Other Assets

1005 Oper CDAR 4w	25,733.95
1130 Prepaid Insurance	8,038.52
Total Other Assets	<u>33,772.47</u>

Total Assets

63,036.00

Liabilities & Equity

Equity

3500 Oper Retained Earnings	58,611.60
Total Equity	<u>58,611.60</u>

Net Income

zzzzzzzz Net Income	4,424.40
Total Net Income	<u>4,424.40</u>

Total Liabilities & Equity

63,036.00

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links I Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	10,640.49
1001 ICS Sweep Account	70,000.00
Total Bank	<u>80,640.49</u>

Other Assets

1305 Rese CDAR 6/18/20 26w 1.35%	65,092.16
1310 Rese CDAR 12/17/20 52w 1.35%	104,350.18
1315 Rese CDAR 4w 1.14%	25,543.09
Total Other Assets	<u>194,985.43</u>

<i>Total Assets</i>	<u><u>275,625.92</u></u>
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Liabilities & Equity

Equity

3505 Rese Retained Earnings	242,875.91
Total Equity	<u>242,875.91</u>

Net Income

zzzzzzzz Net Income	<u>32,750.01</u>
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Total Net Income	<u>32,750.01</u>
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<i>Total Liabilities & Equity</i>	<u><u>275,625.92</u></u>
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Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links I Oper

Year to Date Links I Oper

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
REVENUES							
<u>Assessment Revenue</u>							
5000 Member Assessments	0.00	0.00	0.00	20,531.80	20,532.16	(0.36)	20,532.16
TOTAL Assessment Revenue	0.00	0.00	0.00	20,531.80	20,532.16	(0.36)	20,532.16
<u>Other Revenue</u>							
5010 Other Income	(24.51)	0.00	(24.51)	0.00	0.00	0.00	0.00
5030 Oper Interest Income	264.34	0.00	264.34	264.34	0.00	264.34	0.00
TOTAL Other Revenue	239.83	0.00	239.83	264.34	0.00	264.34	0.00
TOTAL REVENUES	239.83	0.00	239.83	20,796.14	20,532.16	263.98	20,532.16
EXPENSES							
<u>Other Expense</u>							
6710 Income Taxes	0.00	0.00	0.00	880.00	0.00	(880.00)	0.00
6720 Insurance	1,004.81	896.20	(108.61)	11,187.24	10,752.20	(435.04)	10,752.20
6730 Bad Debts	0.00	148.70	148.70	0.00	1,780.00	1,780.00	1,780.00
TOTAL Other Expense	1,004.81	1,044.90	40.09	12,067.24	12,532.20	464.96	12,532.20
<u>Repairs and Maintenance</u>							
6110 Fire Safety	0.00	0.00	0.00	298.00	0.00	(298.00)	0.00
6230 Building Repairs	0.00	666.30	666.30	4,006.50	8,000.00	3,993.50	8,000.00
TOTAL Repairs and Maintenance	0.00	666.30	666.30	4,304.50	8,000.00	3,695.50	8,000.00
TOTAL EXPENSES	1,004.81	1,711.20	706.39	16,371.74	20,532.20	4,160.46	20,532.20
Excess Revenue / Expense	(764.98)	(1,711.20)	946.22	4,424.40	(0.04)	4,424.44	(0.04)

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links | Rese

Year to Date Links | Rese

		Current Month Links Rese			Year to Date Links Rese			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	
REVENUES								
<u>Assessment Revenue</u>								
3000	Reserve Member Assessment	0.00	0.00	0.00	29,010.28	29,010.28	0.00	29,010.28
TOTAL Assessment Revenue		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>29,010.28</u>	<u>29,010.28</u>	<u>0.00</u>	<u>29,010.28</u>
<u>Other Revenue</u>								
3010	Reserve Interest Income	3,175.60	0.00	3,175.60	3,739.73	0.00	3,739.73	0.00
TOTAL Other Revenue		<u>3,175.60</u>	<u>0.00</u>	<u>3,175.60</u>	<u>3,739.73</u>	<u>0.00</u>	<u>3,739.73</u>	<u>0.00</u>
TOTAL REVENUES		<u>3,175.60</u>	<u>0.00</u>	<u>3,175.60</u>	<u>32,750.01</u>	<u>29,010.28</u>	<u>3,739.73</u>	<u>29,010.28</u>
Excess Revenue / Expense		<u>3,175.60</u>	<u>0.00</u>	<u>3,175.60</u>	<u>32,750.01</u>	<u>29,010.28</u>	<u>3,739.73</u>	<u>29,010.28</u>

**Miramar Links I
Reserve Schedule
as of
December 31, 2019**

Acct #	Description	Start of Year	Receipts	Adjustment	Percentage	Expenses	Balance
7010	Roofs	188,116.90	24,030.23	0.00	0.73375	0.00	212,147.13
7011	Roof Pressure Washing	(820.50)	3,725.44	0.00	0.11375	0.00	2,904.94
7020	Painting/Waterproofing	34,309.16	4,994.35	0.00	0.15250	0.00	39,303.51
7205	Capital Improvements	21,270.35	0.00	0.00	0.00000	0.00	21,270.35
	TOTAL	242,875.91	32,750.01	0.00	1.00000	0.00	275,625.93

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links II Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets	
<u>Bank</u>	
1000 Oper	26,234.18
Total Bank	<u>26,234.18</u>
<u>Other Assets</u>	
1005 Oper CDAR 4w	10,290.74
1130 Prepaid Insurance	7,687.20
Total Other Assets	<u>17,977.94</u>
<i>Total Assets</i>	<u><u>44,212.12</u></u>
Liabilities & Equity	
<u>Equity</u>	
3500 Oper Retained Earnings	40,065.71
Total Equity	<u>40,065.71</u>
<u>Net Income</u>	
zzzzzzzz Net Income	4,146.41
Total Net Income	<u>4,146.41</u>
<i>Total Liabilities & Equity</i>	<u><u>44,212.12</u></u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links II Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	13,127.94
1001 ICS Sweep Account	60,000.00
Total Bank	<u>73,127.94</u>

Other Assets

1305 Rese CDAR 6/18/20 26w 1.35%	36,451.62
1310 Rese CDAR 12/17/20 52w 1.35%	114,785.19
Total Other Assets	<u>151,236.81</u>
<i>Total Assets</i>	<u><u>224,364.75</u></u>

Liabilities & Equity

Equity

3505 Rese Retained Earnings	193,902.21
Total Equity	<u>193,902.21</u>

Net Income

zzzzzzzz Net Income	30,462.54
Total Net Income	<u>30,462.54</u>
<i>Total Liabilities & Equity</i>	<u><u>224,364.75</u></u>

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links II Oper

Year to Date Links II Oper

		Current Month Links II Oper			Year to Date Links II Oper			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	
REVENUES								
<u>Assessment Revenue</u>								
5000	Member Assessments	0.00	0.00	0.00	19,983.32	19,983.76	(0.44)	19,983.76
TOTAL Assessment Revenue		0.00	0.00	0.00	19,983.32	19,983.76	(0.44)	19,983.76
<u>Other Revenue</u>								
5010	Other Income	(22.50)	0.00	(22.50)	0.00	0.00	0.00	0.00
5030	Oper Interest Income	105.71	0.00	105.71	105.71	0.00	105.71	0.00
TOTAL Other Revenue		83.21	0.00	83.21	105.71	0.00	105.71	0.00
TOTAL REVENUES		83.21	0.00	83.21	20,089.03	19,983.76	105.27	19,983.76
EXPENSES								
<u>Other Expense</u>								
6710	Income Taxes	0.00	0.00	0.00	730.00	0.00	(730.00)	0.00
6720	Insurance	960.90	856.73	(104.17)	10,699.60	10,283.73	(415.87)	10,283.73
6730	Bad Debts	0.00	141.30	141.30	0.00	1,700.00	1,700.00	1,700.00
TOTAL Other Expense		960.90	998.03	37.13	11,429.60	11,983.73	554.13	11,983.73
<u>Repairs and Maintenance</u>								
6110	Fire Safety	0.00	0.00	0.00	441.52	0.00	(441.52)	0.00
6230	Building Repairs	0.00	666.30	666.30	4,071.50	8,000.00	3,928.50	8,000.00
TOTAL Repairs and Maintenance		0.00	666.30	666.30	4,513.02	8,000.00	3,486.98	8,000.00
TOTAL EXPENSES		960.90	1,664.33	703.43	15,942.62	19,983.73	4,041.11	19,983.73
Excess Revenue / Expense		(877.69)	(1,664.33)	786.64	4,146.41	0.03	4,146.38	0.03

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links II Rese

Year to Date Links II Rese

	Actual	Budget	Variance	Actual	Budget	Variance	Annual
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REVENUES

Assessment Revenue

3000 Reserve Member Assessment	0.00	0.00	0.00	27,351.24	27,351.20	0.04	27,351.20
TOTAL Assessment Revenue	0.00	0.00	0.00	27,351.24	27,351.20	0.04	27,351.20

Other Revenue

3010 Reserve Interest Income	2,611.13	0.00	2,611.13	3,111.30	0.00	3,111.30	0.00
TOTAL Other Revenue	2,611.13	0.00	2,611.13	3,111.30	0.00	3,111.30	0.00
TOTAL REVENUES	2,611.13	0.00	2,611.13	30,462.54	27,351.20	3,111.34	27,351.20
Excess Revenue / Expense	2,611.13	0.00	2,611.13	30,462.54	27,351.20	3,111.34	27,351.20

**Miramar Links II
Reserve Schedule
as of
December 31, 2019**

Acct #	Description	Start of Year	Receipts	Adjustment	Percentage	Expenses	Balance
7010	Roofs	158,876.46	20,897.89	0.00	0.68602	0.00	179,774.35
7011	Roof Pressure Washing	(843.40)	3,675.28	0.00	0.12065	0.00	2,831.88
7020	Painting/Waterproofing	28,147.70	4,489.42	0.00	0.14737	0.00	32,637.12
7205	Capital Improvements	7,721.45	1,399.95	0.00	0.04596	0.00	9,121.40
	TOTAL	193,902.21	30,462.54	0.00	1.00000	0.00	224,364.75

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links III Oper

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets	
<u>Bank</u>	
1000 Oper	29,183.61
Total Bank	<u>29,183.61</u>
<u>Other Assets</u>	
1005 Oper CDAR 4w	46,281.09
1130 Prepaid Insurance	7,395.79
Total Other Assets	<u>53,676.88</u>
<i>Total Assets</i>	<u><u>82,860.49</u></u>
Liabilities & Equity	
<u>Equity</u>	
3500 Oper Retained Earnings	71,233.83
Total Equity	<u>71,233.83</u>
<u>Net Income</u>	
zzzzzzzz Net Income	11,626.66
Total Net Income	<u>11,626.66</u>
<i>Total Liabilities & Equity</i>	<u><u>82,860.49</u></u>

CSC GL Community Balance Sheet

Monday, January 27, 2020

11:37

Department Links III Rese

Posted 12/31/2019

Miramar at Lakewood Ranch

Assets

Bank

1300 Rese	8,561.26
1001 ICS Sweep Account	30,000.00
Total Bank	<u>38,561.26</u>

Other Assets

1305 Rese CDAR 6/18/20 26w 1.35%	31,244.24
1310 Rese CDAR 12/17/20 52w 1.35%	31,305.05
1315 Rese CDAR 4w 1.14%	30,651.71
Total Other Assets	<u>93,201.00</u>
<i>Total Assets</i>	<u><u>131,762.26</u></u>

Liabilities & Equity

Equity

3505 Rese Retained Earnings	157,943.48
Total Equity	<u>157,943.48</u>

Net Income

zzzzzzzz Net Income	(26,181.22)
Total Net Income	<u>(26,181.22)</u>
<i>Total Liabilities & Equity</i>	<u><u>131,762.26</u></u>

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links III Oper

Year to Date Links III Oper

Actual Budget Variance Actual Budget Variance Annual

REVENUES

Assessment Revenue

5000	Member Assessments	0.00	0.00	0.00	29,893.12	29,893.52	(0.40)	29,893.52
TOTAL Assessment Revenue		0.00	0.00	0.00	29,893.12	29,893.52	(0.40)	29,893.52

Other Revenue

5010	Other Income	(24.64)	0.00	(24.64)	0.00	0.00	0.00	0.00
5030	Oper Interest Income	475.41	0.00	475.41	475.41	0.00	475.41	0.00
TOTAL Other Revenue		450.77	0.00	450.77	475.41	0.00	475.41	0.00
TOTAL REVENUES		450.77	0.00	450.77	30,368.53	29,893.52	475.01	29,893.52

EXPENSES

Other Expense

6710	Income Taxes	0.00	0.00	0.00	460.00	0.00	(460.00)	0.00
6720	Insurance	924.47	824.02	(100.45)	10,293.88	9,893.52	(400.36)	9,893.52
6730	Bad Debts	0.00	250.00	250.00	0.00	3,000.00	3,000.00	3,000.00
TOTAL Other Expense		924.47	1,074.02	149.55	10,753.88	12,893.52	2,139.64	12,893.52

Repairs and Maintenance

6110	Fire Safety	0.00	0.00	0.00	1,051.49	0.00	(1,051.49)	0.00
6230	Building Repairs	0.00	1,416.30	1,416.30	6,936.50	17,000.00	10,063.50	17,000.00
TOTAL Repairs and Maintenance		0.00	1,416.30	1,416.30	7,987.99	17,000.00	9,012.01	17,000.00
TOTAL EXPENSES		924.47	2,490.32	1,565.85	18,741.87	29,893.52	11,151.65	29,893.52
Excess Revenue / Expense		(473.70)	(2,490.32)	2,016.62	11,626.66	0.00	11,626.66	0.00

Miramar at Lakewood Ranch Income and Expense Report

Period 12/1/2019 To 12/31/2019 11:59:00 PM

Current Month Links III Rese

Year to Date Links III Rese

		Current Month Links III Rese			Year to Date Links III Rese			Annual
		Actual	Budget	Variance	Actual	Budget	Variance	
REVENUES								
<u>Assessment Revenue</u>								
3000	Reserve Member Assessment	0.00	0.00	0.00	22,644.96	22,644.96	0.00	22,644.96
TOTAL Assessment Revenue		0.00	0.00	0.00	22,644.96	22,644.96	0.00	22,644.96
<u>Other Revenue</u>								
3010	Reserve Interest Income	1,427.82	0.00	1,427.82	2,158.82	0.00	2,158.82	0.00
TOTAL Other Revenue		1,427.82	0.00	1,427.82	2,158.82	0.00	2,158.82	0.00
TOTAL REVENUES		1,427.82	0.00	1,427.82	24,803.78	22,644.96	2,158.82	22,644.96
EXPENSES								
<u>Reserve Expense</u>								
7020	Reserve-Painting/Sealing	0.00	0.00	0.00	50,985.00	0.00	(50,985.00)	0.00
TOTAL Reserve Expense		0.00	0.00	0.00	50,985.00	0.00	(50,985.00)	0.00
TOTAL EXPENSES		0.00	0.00	0.00	50,985.00	0.00	(50,985.00)	0.00
Excess Revenue / Expense		1,427.82	0.00	1,427.82	(26,181.22)	22,644.96	(48,826.18)	22,644.96

**Miramar Links III
Reserve Schedule
as of
December 31, 2019**

Acct #	Description	Start of Year	Receipts	Adjustments	Percentage	Expenses	Balance
7010	Roofs	99,046.64	19,577.95	0.00	0.78931	0.00	118,624.59
7011	Roofs Pressure Washin	(922.81)	3,614.59	0.00	0.14573	0.00	2,691.78
7020	Painting/Waterproofing	54,700.45	(199.35)	0.00	(0.00804)	50,985.00	3,516.10
7205	Capital Improvements	5,119.20	1,810.58	0.00	0.07300	0.00	6,929.78
	TOTAL	157,943.48	24,803.78	0.00	1.00000	50,985.00	131,762.25