

**PORTOFINO AT SUN CITY CENTER POA**

Balance Sheet  
 As of 12/31/16

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
CASH					
101	IBERIA BANK - OP 8138	66,600.75			66,600.75
109	IBERIA BANK - RES 0186		9,869.27		9,869.27
		66,600.75	9,869.27	.00	76,470.02
ACCOUNTS RECEIVABLE					
112	A/R - OWNER ASSESSMENTS	578.00			578.00
	TOTAL ACCOUNTS RECEIVABLE	578.00	.00	.00	578.00
CURRENT ASSETS					
122	PREPAID INSURANCE	1,105.35			1,105.35
	TOTAL CURRENT ASSETS	1,105.35	.00	.00	1,105.35
	TOTAL ASSETS	68,284.10	9,869.27	.00	78,153.37
LIABILITIES & EQUITY					
CURRENT LIABILITIES					
207	PREPAID ASSESSMENTS	728.40			728.40
210	ACCOUNTS PAYABLE	3,136.83			3,136.83
239	DEFERRED ASSESSMENTS	18,433.33			18,433.33
	TOTAL CURRENT LIABILITIES	22,298.56	.00	.00	22,298.56
RESERVES					
301	RESERVE - SOD REPLACEMENT		9,709.16		9,709.16
302	RESERVE - UNALLOCATED INTEREST		160.11		160.11
	RESERVES	.00	9,869.27	.00	9,869.27
EQUITY:					
350	OPERATING FUND BALANCE	46,518.46			46,518.46
	Current Year Net Income/(Loss)	(532.92)	.00	.00	(532.92)
	Subtotal Equity	45,985.54	.00	.00	45,985.54
	TOTAL LIABILITIES & EQUITY	68,284.10	9,869.27	.00	78,153.37

**PORTOFINO AT SUN CITY CENTER POA**

Income/Expense Statement  
 Period: 12/01/16 to 12/31/16

Account	Description	Current Period			Year-To-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
INCOME								
00410	OPERATING ASSESSMENTS	9,216.67	9,216.67	.00	9,216.67	9,216.67	.00	110,600.00
00470	LATE CHARGES	25.00	.00	25.00	25.00	.00	25.00	.00
00498	INTEREST - RESERVES	1.25	.00	1.25	1.25	.00	1.25	.00
	Subtotal Income	9,242.92	9,216.67	26.25	9,242.92	9,216.67	26.25	110,600.00
EXPENSES								
ADMINISTRATIVE								
00500	CORPORATE ANNUAL REPORT	.00	.00	.00	.00	.00	.00	61.00
00502	LEGAL FEE	.00	125.00	125.00	.00	125.00	125.00	1,500.00
00504	MANAGEMENT FEE	625.00	625.00	.00	625.00	625.00	.00	7,500.00
00506	OFFICE EXPENSES	51.83	158.33	106.50	51.83	158.33	106.50	1,900.00
00508	TAX PREP-AUDIT	.00	.00	.00	.00	.00	.00	250.00
00510	CONTINGENCY	.00	125.00	125.00	.00	125.00	125.00	1,500.00
00512	SOCIAL HOA EVENTS	.00	29.17	29.17	.00	29.17	29.17	350.00
	ADMINISTRATIVE	676.83	1,062.50	385.67	676.83	1,062.50	385.67	13,061.00
INSURANCE								
00520	INSURANCE PACKAGE	165.30	133.33	(31.97)	165.30	133.33	(31.97)	1,600.00
	INSURANCE	165.30	133.33	(31.97)	165.30	133.33	(31.97)	1,600.00
GROUNDS MAINTENANCE								
00530	CONTRACT GROUNDS LABOR	5,234.46	5,340.42	105.96	5,234.46	5,340.42	105.96	64,085.00
00534	IRRIGATION REPAIRS/MAINT	921.50	375.00	(546.50)	921.50	375.00	(546.50)	4,500.00
00536	SIDEWALK CLEANING	.00	83.33	83.33	.00	83.33	83.33	1,000.00
00538	MULCH	.00	1,062.50	1,062.50	.00	1,062.50	1,062.50	12,750.00
00540	PLANT REPLACEMENT	2,776.50	41.67	(2,734.83)	2,776.50	41.67	(2,734.83)	500.00
00542	OAK EXPENSE	.00	675.33	675.33	.00	675.33	675.33	8,104.00
00544	PRUNE PALM	.00	416.67	416.67	.00	416.67	416.67	5,000.00
	GROUNDS MAINTENANCE	8,932.46	7,994.92	(937.54)	8,932.46	7,994.92	(937.54)	95,939.00

**PORTOFINO AT SUN CITY CENTER POA**

Income/Expense Statement  
 Period: 12/01/16 to 12/31/16

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
RESERVE FUNDING								
00910	RESERVE INTEREST DISTRIBUTIC	1.25	.00	(1.25)	1.25	.00	(1.25)	.00
	RESERVE FUNDING	1.25	.00	(1.25)	1.25	.00	(1.25)	.00
	TOTAL EXPENSES	9,775.84	9,190.75	(585.09)	9,775.84	9,190.75	(585.09)	110,600.00
	Current Year Net Income/(loss)	(532.92)	25.92	(558.84)	(532.92)	25.92	(558.84)	.00
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