

Brickell 25, A Condo Assoc.

Balance Sheet  
As of 06/30/14

ASSETS

CURRENT ASSETS

10100	Operating-BB&T	\$	26,456.69
11000	Accounts Receivable		1,878.88
12000	Prepaid Insurance		66,462.45
12140	Prepaid Expenses		804.61
	Subtotal Current Assets		\$ 95,602.63

RESERVE ASSETS

12500	Reserve-BB&T	\$	722.33
	Subtotal Deferred Assets		\$ 722.33

OTHER ASSETS

14100	Capital Improvement	\$	22,490.28
14500	Accumulated Depreciation		(18,668.88)
	Subtotal Other Assets		\$ 3,821.40

TOTAL ASSETS \$ 100,146.36

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LIABILITIES & EQUITY

CURRENT LIABILITIES

31050	Accrued Expenses	\$	320.00
33000	Notes Payable Insurance		56,662.88
36000	Prepaid Assessment		9,965.50
	Subtotal Current Liabilities		\$ 66,948.38

RESERVES

42000	Reserve-Roof Replacement	\$	721.68
46000	Reserve-Interest		.65
	Subtotal Reserves		\$ 722.33

EQUITY

55000	Member's Equity	\$	40,972.02
	Current Year Net Income/(Loss)		(8,496.37)
	Subtotal Equity		\$ 32,475.65

TOTAL LIABILITIES & EQUITY \$ 100,146.36

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**Brickell 25, A Condo Assoc.**  
 Income/Expense Statement  
 Period: 06/01/14 to 06/30/14

Account	Description	Current Period			Year-to-Date			Yearly Budget
		Actual	Budget	Variance	Actual	Budget	Variance	
<b>INCOME</b>								
60100	Maintenance Fee	20,635.00	21,054.50	(419.50)	123,810.00	126,327.00	(2,517.00)	252,654.00
	Subtotal Income	20,635.00	21,054.50	(419.50)	123,810.00	126,327.00	(2,517.00)	252,654.00
<b>Other Income</b>								
60500	Late Fees Income	25.00	15.00	10.00	25.00	90.00	(65.00)	180.00
60600	Interest Income	1.24	.00	1.24	8.62	.00	8.62	.00
60900	Screenings Income	.00	40.00	(40.00)	40.00	240.00	(200.00)	480.00
61900	Delinquent Action Admin Chrg	25.00	.00	25.00	(18.13)	.00	(18.13)	.00
67000	Miscellaneous Income	.00	.00	.00	70.00	.00	70.00	.00
67010	Gate Cards Income	.00	30.00	(30.00)	60.00	180.00	(120.00)	360.00
67020	Taxation	.00	(40.00)	40.00	.00	(240.00)	240.00	(480.00)
67030	Keys Income	.00	10.00	(10.00)	.00	60.00	(60.00)	120.00
67040	Laundry/Tokens Income	.00	400.00	(400.00)	3,182.50	2,400.00	782.50	4,800.00
	Subtotal Other Income	51.24	455.00	(403.76)	3,367.99	2,730.00	637.99	5,460.00
	<b>TOTAL INCOME</b>	<b>20,686.24</b>	<b>21,509.50</b>	<b>(823.26)</b>	<b>127,177.99</b>	<b>129,057.00</b>	<b>(1,879.01)</b>	<b>258,114.00</b>
<b>EXPENSES</b>								
<b>Administrative</b>								
70110	Management Fee	948.00	948.17	.17	5,688.00	5,689.02	1.02	11,378.00
70130	Legal & Professional	252.21	30.00	(222.21)	675.76	180.00	(495.76)	360.00
70140	Insurance General Liability	282.90	300.00	17.10	1,715.12	1,800.00	84.88	3,600.00
70145	Insurance Property	556.68	681.00	124.32	3,262.47	4,086.00	823.53	8,172.00
70150	Insurance Umbrella	133.19	150.00	16.81	834.63	900.00	65.37	1,800.00
70155	Insurance Finance/Taxes	107.11	105.00	(2.11)	651.16	630.00	(21.16)	1,260.00
70160	Insurance Windstorm	3,224.22	3,500.00	275.78	16,113.33	21,000.00	4,886.67	42,000.00
70165	Insurance Flood	1,893.29	2,000.00	106.71	11,514.50	12,000.00	485.50	24,000.00
70170	Insurance Workers Compensatio	169.07	176.00	6.93	1,020.04	1,056.00	35.96	2,112.00
70180	Insurance D & O	60.20	137.50	77.30	644.05	825.00	180.95	1,650.00
70190	Insurance Fidelity	43.30	44.00	.70	271.30	264.00	(7.30)	528.00
70195	Insurance Glass	155.59	167.17	11.58	980.94	1,003.02	22.08	2,006.00
70210	Depreciation Expense	125.98	.00	(125.98)	755.88	.00	(755.88)	.00
70240	Dues & License	.00	65.00	65.00	473.50	390.00	(83.50)	780.00
70270	ADP Fees	135.28	138.00	2.72	935.32	828.00	(107.32)	1,656.00
70275	Taxes & Audit Fees	.00	350.00	350.00	3,575.00	2,100.00	(1,475.00)	4,200.00
70276	ADP Payroll Taxes	401.82	463.00	61.18	3,062.83	2,778.00	(284.83)	5,556.00
70277	Federal Income Taxes	.00	.00	.00	431.00	.00	(431.00)	.00
70280	Postage & Printing	15.42	116.00	100.58	840.16	696.00	(144.16)	1,392.00
71010	Salaries - General	1,843.02	2,205.00	361.98	13,108.64	13,230.00	121.36	26,460.00



**Brickell 25, A Condo Assoc.**  
 Income/Expense Statement  
 Period: 06/01/14 to 06/30/14

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
	TOTAL EXPENSES	20,629.21	21,509.51	880.30	135,674.36	129,057.06	(6,617.30)	258,114.00
	NET INCOME/(LOSS)	57.03	(.01)	57.04	(8,496.37)	(.06)	(8,496.31)	.00
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