



Unparalleled Property Services

Palermo at Venetian Golf & River Club POA

07/31/2017

Financial Statements

For Management Purposes Only

Prepared by:
Castle Management, LLC.
12270 SW 3rd Street, Suite 200
Plantation FL 33325

PO Box 550098
Fort Lauderdale FL 33355-0098

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Plantation FL 33325

ASSETS

CURRENT ASSETS

100010	Popular Community Bank - Operating	70,161.44
100032	Popular Community Bank - Cap. Contrib.	100.00

	TOTAL CURRENT ASSETS	70,261.44
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OTHER ASSETS

110010	Maintenance Fees Receivable	2,790.00
150000	Prepaid Insurance	677.32

	TOTAL OTHER ASSETS	3,467.32
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TOTAL ASSETS

73,728.76

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LIABILITIES & EQUITY

LIABILITIES

210031	Accrued Expenses	7,685.04
220000	Prepaid Assessments	3,973.45
250100	Deferred Maintenance Fees	<u>24,180.00</u>

TOTAL LIABILITIES 35,838.49

HOME OWNERS' EQUITY

350055	Capital Contribution	3,400.00
350200	Prior Year Adjustments	5,175.00
360000	Prior Years Surplus/(Deficit)	(1,335.85)
	Current Surplus/(Deficit)	<u>30,651.12</u>

TOTAL HOME OWNER'S EQUITY 37,890.27

TOTAL LIABILITIES & EQUITY

73,728.76

P1 Palermo at Venetian Golf & River Club POA
 Income Statement
 07/31/2017

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Description	----- Actual	Current Period Budget	----- Variance	----- Actual	Year To Date Budget	----- Variance	Yearly Budget	Remaining Budget
Total Expenses	9,127.94	12,089	2,961.06	56,337.23	84,623	28,285.77	145,062	88,725.08
Net Income/(Loss)	<u>2,963.29</u>	<u>0</u>	<u>2,963.29</u>	<u>30,651.12</u>	<u>0</u>	<u>30,651.12</u>	<u>0</u>	<u>(30,651.12)</u>