

Captains' Quarters Condo
Profit & Loss Budget vs. Actual
January through June 2025

TOTAL

Ordinary Income/Expense														
Income														
510 · Maintenance Fees	34,895.00	34,895.00	34,895.00	34,895.00	34,895.00	34,895.00	209,370.00	209,198.54	171.46	100.08%				
515 · Miscellaneous Income	0.00	0.00	399.00	0.00	0.00	0.00	399.00	500.02	-101.02	79.8%				
520 · Rental Commission	2,680.00	5,400.00	7,300.00	7,460.00	5,296.80	7,770.00	35,906.80	41,500.04	-5,593.24	86.52%				
525 · Rental Income - Manager's Unit	2,400.00	2,400.00	2,400.00	2,400.00	2,400.00	2,400.00	14,400.00	14,400.00	0.00	100.0%				
Total Income	39,975.00	42,695.00	44,994.00	44,755.00	42,591.80	45,065.00	260,075.80	265,598.60	-5,522.80	97.92%				
Gross Profit	39,975.00	42,695.00	44,994.00	44,755.00	42,591.80	45,065.00	260,075.80	265,598.60	-5,522.80	97.92%				
Expense														
602 · General Reserve Funding	6,750.00	3,022.72	3,022.72	0.00	0.00	0.00	12,795.44	21,863.60	-9,068.16	58.52%				
601 · SI Reserve Funding	0.00	3,727.27	3,727.27	0.00	0.00	0.00	7,454.54	18,636.35	-11,181.81	40.0%				
950 · Special Assessment Expenses	0.00	0.00	0.00	0.00	3,244.00	0.00	3,244.00							
ADMINISTRATIVE														
625 · Maintenance Payroll	1,260.00	1,715.00	1,720.00	1,980.00	2,080.00	1,520.00	10,275.00	13,650.00	-3,375.00	75.28%				
621 · Fees to Division of DPR	228.00	0.00	0.00	170.00	75.00	0.00	473.00	500.02	-27.02	94.6%				
610 · Accounting/Legal	648.99	0.00	0.00	640.00	6,875.00	0.00	8,163.99	6,600.00	1,563.99	123.7%				
612 · Automobile Expense	0.00	0.00	0.00	0.00	0.00	28.00	28.00	50.02	-22.02	55.98%				
615 · Bank Charges	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.0%				
620 · Licenses & Fees	0.00	61.25	0.00	0.00	0.00	475.35	536.60	500.02	36.58	107.32%				
630 · Management Payroll	3,930.48	3,930.48	3,930.48	3,930.48	4,913.10	3,930.48	24,565.50	25,548.52	-983.02	96.15%				
635 · Office Supplies	248.31	354.30	1,408.89	458.19	1,114.01	1,100.00	4,683.70	2,500.04	2,183.66	187.35%				
655 · Payroll Taxes	428.26	1,689.78	1,777.37	1,855.59	1,937.92	579.96	8,268.88	4,000.04	4,268.84	206.72%				
Total ADMINISTRATIVE	6,744.04	7,750.81	8,836.74	9,034.26	16,995.03	7,633.79	56,994.67	53,348.66	3,646.01	106.83%				
640 · Insurance Expense	11,083.12	11,083.12	7,765.97	11,631.68	11,631.68	11,468.68	64,664.25	75,000.00	-10,335.75	86.22%				
622 · PROPERTY TAXES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.0%				
Rental Expense														
Advertising and Promotion	1,671.17	0.00	0.00	0.00	0.00	0.00	1,671.17	100.00	-100.00	0.0%				
Association Fees Collected	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100.00						
Rental Program Support	287.64	2,240.00	0.00	0.00	0.00	0.00	2,527.64							
Total Rental Expense	1,958.81	2,240.00	0.00	0.00	0.00	0.00	4,198.81	100.00	4,098.81	4,198.81%				
REPAIRS & MAINTENANCE														
Building Maintenance														

Captains' Quarters Condo Profit & Loss Budget vs. Actual January through June 2025

January through June 2025											TOTAL
	Jan 25	Feb 25	Mar 25	Apr 25	May 25	Jun 25	Jan - Jun 25	Budget	\$ Over Budget	% of Budget	
800 - Association Unit	0.00	0.00	192.50	0.00	0.00	0.00	192.50	500.02	-307.52	38.5%	
805 - Other Building Maint	70.35	502.98	2,485.71	777.10	1,832.69	2,421.84	8,090.67	12,500.02	-4,409.35	64.73%	
Total Building Maintenance	70.35	502.98	2,678.21	777.10	1,832.69	2,421.84	8,283.17	13,000.04	-4,716.87	63.72%	
815 - Elevator	0.00	512.50	1,140.00	3,686.86	1,478.96	16,682.49	23,500.81	4,000.04	19,500.77	587.51%	
807 - Fire Alarm	79.88	0.00	79.88	79.88	79.88	79.88	399.40	750.00	-350.60	53.25%	
820 - Landscape/Irrigation	0.00	352.00	0.00	1,165.48	3,218.74	4,403.50	9,139.72	6,000.00	3,139.72	152.33%	
825 - Lawn Maint. Contract	4,880.14	0.00	2,440.07	2,440.07	2,440.07	2,440.07	14,640.42	15,000.00	-359.58	97.6%	
830 - Pest Control	186.38	186.38	772.13	186.38	186.38	186.38	1,704.03	1,450.04	253.99	117.52%	
835 - Pool	1,787.43	0.00	764.80	969.28	1,638.00	1,569.72	6,729.23	9,000.00	-2,270.77	74.77%	
Total REPAIRS & MAINTENANCE	7,004.18	1,553.86	7,875.09	9,305.05	10,874.72	27,783.88	64,396.78	49,200.12	15,196.66	130.89%	
Utilities											
900 - Cable	3,734.01	3,740.76	3,564.32	3,565.83	3,770.84	3,565.83	21,941.59	21,500.02	441.57	102.05%	
905 - Electricity	700.96	823.88	658.02	1,381.77	0.00	733.64	4,298.27	4,800.00	-501.73	89.55%	
915 - Telephone Expense	38.72	78.08	174.18	174.18	0.00	244.06	709.22	1,050.00	-340.78	67.55%	
920 - Trash Removal	412.68	439.16	644.94	116.66	356.66	356.66	2,326.76	3,000.00	-673.24	77.56%	
925 - Water & Sewer	2,151.28	2,259.05	0.00	2,279.20	4,771.74	2,227.72	13,688.99	15,000.00	-1,311.01	91.26%	
Total Utilities	7,037.65	7,340.93	5,041.46	7,517.64	8,899.24	7,127.91	42,964.83	45,350.02	-2,385.19	94.74%	
Total Expense	40,577.80	36,718.71	36,269.25	37,488.63	51,644.67	54,014.26	256,713.32	263,498.75	-6,785.43	97.43%	
Ordinary Income	-602.80	5,976.29	8,724.75	7,266.37	-9,052.87	-8,949.26	3,362.48	2,099.85	1,262.63	160.13%	
Other Income/Expense											
Interest Income	0.00	812.84	992.97	414.26	417.10	385.55	3,022.72				
Other Income	0.00	812.84	992.97	414.26	417.10	385.55	3,022.72				
Expense											
SIR Reserve	0.00	0.00	0.00	0.00	5,150.00	0.00	5,150.00				
Special Assessment	0.00	0.00	1,200.00	0.00	15,344.50	0.00	16,544.50				
Other Expense	0.00	0.00	1,200.00	0.00	20,494.50	0.00	21,694.50				
Income	0.00	812.84	-207.03	414.26	-20,077.40	385.55	-18,671.78				
Income	-602.80	6,789.13	8,517.72	7,680.63	-29,130.27	-8,563.71	-15,309.30				

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Accrual Basis

Captains' Quarters Condo

Balance Sheet

As of June 30, 2025

	Jun 30, 25
ASSETS	
Current Assets	
Checking/Savings	
125 • AMERIS BANK - RESERVE ACC	53,546.15
130 • AMERIS BANK - OPERATING	47,338.53
AMERIS BANK SPECIAL ASSESSM	72,468.83
Reserve Accounts	
Ozark Bank Reserves CD 0953	91,475.72
Ozark Bank Reserves CD 5495	50,345.62
SIR ACCOUNTS	
SIR Ameris Account	59,881.43
Ozark Bank SIRS CD 2625	50,551.37
Ozark Bank SIRS CD 2610	50,551.37
Ozark Bank SIRS CD 2634	50,551.37
Total SIR ACCOUNTS	211,535.54
Total Reserve Accounts	353,356.88
Total Checking/Savings	526,710.39
Accounts Receivable	
155 • Maintenance Fees Receivable	-4,611.80
Total Accounts Receivable	-4,611.80
Other Current Assets	
2120 • Payroll Asset	1,656.36
330 • Operating Due from Rental	-2,386.89
190 • Operating Due from Reserve Fund	23,119.00
185 • Prepaid Expenses	2,401.00
180 • Prepaid Insurance	28,738.00
Total Other Current Assets	53,527.47
Total Current Assets	575,626.06
TOTAL ASSETS	575,626.06
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
380 • Deferred Revenue Special Asses	285,686.00
340 • Replacement Due to Oper Fund	23,119.00
331 • Operating Due to Rental Fund	-14,457.30
320 • Insurance Payable	23,067.00
350 • Payroll Liabilities	5,693.90
352 • Prepaid Owners Assessments	10,051.03
370 • Tenant Security Deposits Held	2,070.00
Total Other Current Liabilities	335,229.63
Total Current Liabilities	335,229.63
Long Term Liabilities	
390 • Contract Liabilities	164,023.00
Total Long Term Liabilities	164,023.00
Total Liabilities	499,252.63
Equity	
420 • SIRS RESERVE	-2,069.40
438 • Reclass to Contract Liabilities	-164,023.00
441 • Interfund Transfers	-867.00
410 • Fund Balance - Operating	57,182.00

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Accrual Basis

Captains' Quarters Condo
Balance Sheet
As of June 30, 2025

	Jun 30, 25
430 • Fund Balance - Replacement Fund	
Replacement - Special Assessmen	692.94
430 • Fund Balance - Replacement Fund - Other	136,424.43
Total 430 • Fund Balance - Replacement Fund	137,117.37
415 • Prior Period Adjustments	64,142.76
Net Income	-15,309.30
Total Equity	76,373.43
TOTAL LIABILITIES & EQUITY	575,626.06