



Jupiter Lakes Villas Condo Assn

Monthly Financial Statement

For the Period Ending
May 31, 2026

Prepared by:

Triton Property Management
900 E. Indiantown Road, Suite 210
Jupiter, FL 33477

Jupiter Lakes Villas Condominium Association, Inc.

Run Date: 06/01/2026

Run Time: 11:42 AM

FUND BALANCE SHEET

As of: 05/31/2026

Assets

Account	Operating	Reserves	Special Assessment	Total
Assets				
1000 SouthState Op 7848	\$38,937.36	\$0.00	\$0.00	\$38,937.36
1010 SouthState SA 7857	\$0.00	\$0.00	\$13,899.92	\$13,899.92
1125 SouthState Resv 7854	\$0.00	\$727,688.85	\$0.00	\$727,688.85
1150 Accounts Receivable	\$9,105.81	\$0.00	\$0.00	\$9,105.81
1151 Accounts Receivable SA	\$0.00	\$0.00	\$4,269.14	\$4,269.14
1155 Allowance for Bad Debt	(\$17,000.00)	\$0.00	\$0.00	(\$17,000.00)
1160 Prepaid Insurance	\$160,327.70	\$0.00	\$0.00	\$160,327.70
1170 Unbilled S/A 2022-23	\$0.00	\$0.00	\$71,744.40	\$71,744.40
Assets Total	\$191,370.87	\$727,688.85	\$89,913.46	\$1,008,973.18
Total Assets:	\$191,370.87	\$727,688.85	\$89,913.46	\$1,008,973.18

Liabilities

Account	Operating	Reserves	Special Assessment	Total
Liabilities				
3056 Accrued Expenses	\$2,458.35	\$0.00	\$0.00	\$2,458.35
3065 Security Deposits	\$1,250.00	\$0.00	\$0.00	\$1,250.00
3070 Prepaid Owner Assessments	\$23,683.53	\$0.00	\$0.00	\$23,683.53
3072 Prepaid Special Assessments	\$0.00	\$0.00	\$204.40	\$204.40
3075 Unearned Maintenance	\$48,238.29	\$0.00	\$0.00	\$48,238.29
3076 Roof SA 2021 Billed	\$0.00	\$0.00	\$89,709.06	\$89,709.06
Liabilities Total	\$75,630.17	\$0.00	\$89,913.46	\$165,543.63
Total Liabilities:	\$75,630.17	\$0.00	\$89,913.46	\$165,543.63

Equity

Account	Operating	Reserves	Special Assessment	Total
Reserves				
3502 Reserve - Interest	\$0.00	\$36,762.19	\$0.00	\$36,762.19
3503 Reserve - Roof	\$0.00	\$88,018.66	\$0.00	\$88,018.66
3504 Reserve - Painting	\$0.00	\$162,036.24	\$0.00	\$162,036.24
3505 Reserve - Road	\$0.00	\$142,055.92	\$0.00	\$142,055.92
3506 Reserve - Contingency	\$0.00	\$252,182.71	\$0.00	\$252,182.71
3507 Reserve - Lake	\$0.00	\$29,966.32	\$0.00	\$29,966.32
3509 Reserve - Parking Lot	\$0.00	\$16,666.81	\$0.00	\$16,666.81
Reserves Total	\$0.00	\$727,688.85	\$0.00	\$727,688.85
Members Equity				
3600 Operating Fund Balance	\$103,122.71	\$0.00	\$0.00	\$103,122.71

Account	Operating	Reserves	Special Assessment	Total
Members Equity Total	\$103,122.71	\$0.00	\$0.00	\$103,122.71
Current Year Net Income/(Loss)	\$12,617.99	\$0.00	\$0.00	\$12,617.99
Total Equity:	\$115,740.70	\$727,688.85	\$0.00	\$843,429.55
Total Liabilities & Equity	\$191,370.87	\$727,688.85	\$89,913.46	\$1,008,973.18

Jupiter Lakes Villas Condominium Association, Inc.

Run Date: 06/01/2026

Run Time: 11:40 AM

INCOME STATEMENT

Start: 05/01/2026 | End: 05/31/2026

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
4000 Member Assessments	31,340.96	31,340.91	0.05	156,704.82	156,704.55	0.27	376,090.93
4005 Reserve Member Assessments	16,897.33	16,897.33	0.00	84,486.65	84,486.65	0.00	202,768.00
4020 Attorney Fees- Owner Exp.	0.00	0.00	0.00	789.80	0.00	789.80	0.00
4025 Late Charge Interest	35.99	0.00	35.99	1,014.52	0.00	1,014.52	0.00
4040 Application Fees Income	294.45	0.00	294.45	1,554.40	0.00	1,554.40	0.00
4090 Prior Year Surplus	6,666.67	6,666.67	0.00	33,333.35	33,333.35	0.00	80,000.00
Income Total	55,235.40	54,904.91	330.49	277,883.54	274,524.55	3,358.99	658,858.93
Total Income	55,235.40	54,904.91	330.49	277,883.54	274,524.55	3,358.99	658,858.93

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	
Expenses							
6020 Property Management	2,407.60	2,479.81	72.21	12,038.00	12,399.05	361.05	29,757.73
6030 Legal/Professional Fees	3,445.00	833.33	(2,611.67)	5,260.00	4,166.65	(1,093.35)	10,000.00
6040 Office Expense	0.00	250.00	250.00	996.95	1,250.00	253.05	3,000.00
6050 License/Taxes/Permits	0.00	45.33	45.33	0.00	226.65	226.65	544.00
6051 Reserve Study	0.00	266.67	266.67	0.00	1,333.35	1,333.35	3,200.00
6076 Audit/Taxes	491.67	483.33	(8.34)	2,458.35	2,416.65	(41.70)	5,800.00
6080 Property Insurance	17,814.18	18,333.33	519.15	91,592.90	91,666.65	73.75	220,000.00
6157 Landscape Contract	4,100.00	4,161.60	61.60	20,500.00	20,808.00	308.00	49,939.20
6170 Termite	0.00	0.00	0.00	0.00	0.00	0.00	3,550.00
6171 Landscape Extras	0.00	416.67	416.67	617.50	2,083.35	1,465.85	5,000.00
6172 Rust	350.00	350.00	0.00	1,750.00	1,750.00	0.00	4,200.00
6175 Pond Contract	0.00	150.00	150.00	0.00	750.00	750.00	1,800.00
6200 Building Repairs & Replace	0.00	1,250.00	1,250.00	1,450.00	6,250.00	4,800.00	15,000.00
6205 Common Area R&M	0.00	250.00	250.00	855.00	1,250.00	395.00	3,000.00
6210 Pressure Washing	0.00	250.00	250.00	0.00	1,250.00	1,250.00	3,000.00
6215 Pond R&M	0.00	150.00	150.00	0.00	750.00	750.00	1,800.00
6225 Irrigation R&M	0.00	166.67	166.67	1,364.00	833.35	(530.65)	2,000.00
6280 Internet TV Services	7,833.82	7,500.00	(333.82)	39,189.09	37,500.00	(1,689.09)	90,000.00
6290 Electricity	554.16	375.00	(179.16)	2,707.11	1,875.00	(832.11)	4,500.00
Expenses Total	36,996.43	37,711.74	715.31	180,778.90	188,558.70	7,779.80	456,090.93
Reserves							
7005 Reserves- Roof	4,872.50	4,872.50	0.00	24,362.50	24,362.50	0.00	58,470.00
7010 Reserves -Painting	3,750.00	3,750.00	0.00	18,750.00	18,750.00	0.00	45,000.00
7015 Reserves - Road	1,111.08	1,111.08	0.00	5,555.40	5,555.40	0.00	13,333.00
7017 Reserves - Parking Lot	980.42	980.42	0.00	4,902.10	4,902.10	0.00	11,765.00
7020 Reserves - Lake	625.00	625.00	0.00	3,125.00	3,125.00	0.00	7,500.00
7030 Reserves - Contingency	5,558.33	5,558.33	0.00	27,791.65	27,791.65	0.00	66,700.00
Reserves Total	16,897.33	16,897.33	0.00	84,486.65	84,486.65	0.00	202,768.00
Total Expense	53,893.76	54,609.07	715.31	265,265.55	273,045.35	7,779.80	658,858.93
Net Income	1,341.64	295.84	1,045.80	12,617.99	1,479.20	11,138.79	0.00



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Statement Ending 05/29/2026

JUPITER LAKES VILLAS

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Account Number: XXXXXXXXXXXXXXX7848

JUPITER LAKES VILLAS CONDOMINIUM
ASSOCIATION INC
OPERATING
C/O TRITON PROPERTY MANAGEMENT
900 E INDIANTOWN RD STE 210
JUPITER FL 33477-5153

Managing Your Accounts

	Association Prime (877) 417-2265, option 2
	Email Address APSupport@associationprime.com
	Mailing Address P.O Box 9602 Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION CHECKING	XXXXXXXXXXXX7848	\$42,435.08

ASSOCIATION CHECKING - XXXXXXXXXXXXXXX7848

Account Summary

Date	Description	Amount
05/01/2026	Beginning Balance	\$71,365.79
	13 Credit(s) This Period	\$8,538.04
	6 Debit(s) This Period	\$37,468.75
05/29/2026	Ending Balance	\$42,435.08

Deposits

Date	Description	Amount
05/04/2026	027726 ACCOUNT TRANSFER FROM ASSOCIATION MMA 485417857 12:14	\$1.52
05/04/2026	REMOTE CAPTURE DEPOSIT	\$600.00
05/04/2026	LOCKBOX DEPOSIT	\$1,064.08
05/05/2026	LOCKBOX DEPOSIT	\$1,064.08
05/08/2026	REMOTE CAPTURE DEPOSIT	\$600.00
05/08/2026	LOCKBOX DEPOSIT	\$1,017.16
6 item(s) totaling		\$4,346.84

Other Credits

Date	Description	Amount
05/04/2026	PROPAY TRANSFER XXXXX3982	\$355.00
05/05/2026	PROPAY TRANSFER XXXXX2882	\$1,111.00
05/06/2026	PROPAY TRANSFER XXXXX6502	\$1,300.00
05/11/2026	PROPAY TRANSFER XXXXX8286	\$360.00
05/12/2026	PROPAY TRANSFER XXXXX6936	\$400.00
05/18/2026	PROPAY TRANSFER XXXXX0995	\$370.75
05/26/2026	TENANT EVALUATIO CREDITS PID8401	\$294.45
7 item(s) totaling		\$4,191.20

Electronic Debits

Date	Description	Amount
05/01/2026	JUPITER LAK7848 Mgmt Fee -SETT-A455TNAV	\$2,407.60
05/01/2026	750007 ACCOUNT TRANSFER TO ASSOCIATION MMA 485417854 18:27	\$16,897.33
05/05/2026	SUNSHINECOMMUNIC WEBPAYMENT	\$7,833.82
3 item(s) totaling		\$27,138.75

Member FDIC
NMLS# 403455



ASSOCIATION CHECKING - XXXXXXXXXXXXXXX7848 (continued)**Checks Cleared**

Check Nbr	Date	Amount	Check Nbr	Date	Amount
100134	05/05/2026	\$4,450.00	100137	05/26/2026	\$1,430.00
100136*	05/19/2026	\$4,450.00			

* Indicates skipped check number

3 item(s) totaling \$10,330.00

Daily Balances

Date	Amount	Date	Amount	Date	Amount
05/01/2026	\$52,060.86	05/08/2026	\$46,889.88	05/19/2026	\$43,570.63
05/04/2026	\$54,081.46	05/11/2026	\$47,249.88	05/26/2026	\$42,435.08
05/05/2026	\$43,972.72	05/12/2026	\$47,649.88		
05/06/2026	\$45,272.72	05/18/2026	\$48,020.63		

Jupiter Lakes Villas Condominium Association, Inc. 505 E. Indiantown Road, #210 Jupiter, FL 33477		TECHNICAL 100134 DATE: 05/13/2026
PAY TO: Whigen Natura Cells		\$ 14,450.00
THE ORDER OF: Four Thousand Four Hundred Fifty Dollars and Nine Cents		DOLLARS
MEMO: 100134		

#100134

\$4,450.00

Jupiter Lakes Villas Condominium Association, Inc. 505 E. Indiantown Road, #210 Jupiter, FL 33477		TECHNICAL 100136 DATE: 05/09/2026
PAY TO: Whigen Natura Cells		\$ 4,450.00
THE ORDER OF: Four Thousand Four Hundred Fifty Dollars and Nine Cents		DOLLARS
MEMO: 100137		

#100136

\$4,450.00

Jupiter Lakes Villas Condominium Association, Inc. 505 E. Indiantown Road, #210 Jupiter, FL 33477		TECHNICAL 100137 DATE: 05/04/2026
PAY TO: Charles S. Pacheco, LLC		\$ 1,430.00
THE ORDER OF: One Thousand Four Hundred Thirty Dollars and Zero Cents		DOLLARS
MEMO: All Records Inc. 318		

#100137

\$1,430.00



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Statement Ending 05/29/2026

JUPITER LAKES VILLAS

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Account Number: XXXXXXXXXXXXXXX7857

JUPITER LAKES VILLAS CONDOMINIUM
ASSOCIATION INC
SPECIAL ASSESSMENT
C/O TRITON PROPERTY MANAGEMENT
900 E INDIANTOWN RD STE 210
JUPITER FL 33477-5153

Managing Your Accounts

	Association Prime (877) 417-2265, option 2
	Email Address APSupport@associationprime.com
	Mailing Address P.O Box 9602 Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION MMA	XXXXXXXXXXXX7857	\$12,971.36

ASSOCIATION MMA - XXXXXXXXXXXXXXX7857

Account Summary

Date	Description	Amount
05/01/2026	Beginning Balance	\$12,947.17
	1 Credit(s) This Period	\$25.71
	1 Debit(s) This Period	\$1.52
05/29/2026	Ending Balance	\$12,971.36

Interest Summary

Description	Amount
Interest Earned From 05/01/2026 Through 05/29/2026	
Annual Percentage Yield Earned	2.53%
Interest Days	29
Interest Earned	\$25.71
Interest Paid This Period	\$25.71
Interest Paid Year-to-Date	\$117.44
Minimum Balance	\$12,945.65
Average Available Balance	\$12,945.80

Other Credits

Date	Description	Amount
05/29/2026	INTEREST	\$25.71
		1 item(s) totaling \$25.71

Electronic Debits

Date	Description	Amount
05/04/2026	027726 ACCOUNT TRANSFER TO ASSOCIATION CHECKING 485417848 12:14	\$1.52
		1 item(s) totaling \$1.52

Daily Balances

Date	Amount	Date	Amount
05/04/2026	\$12,945.65	05/29/2026	\$12,971.36

Member FDIC
NMLS# 403455





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Statement Ending 05/29/2026

JUPITER LAKES VILLAS

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Account Number: XXXXXXXXXXXXXXX7854

JUPITER LAKES VILLAS CONDOMINIUM
ASSOCIATION INC
RESERVE
C/O TRITON PROPERTY MANAGEMENT
900 E INDIANTOWN RD STE 210
JUPITER FL 33477-5153

Managing Your Accounts

	Association Prime (877) 417-2265, option 2
	Email Address APsupport@associationprime.com
	Mailing Address P.O Box 9602 Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION MMA	XXXXXXXXXXXX7854	\$727,688.85

ASSOCIATION MMA - XXXXXXXXXXXXXXX7854

Account Summary

Date	Description	Amount
05/01/2026	Beginning Balance	\$709,348.98
	2 Credit(s) This Period	\$18,339.87
	0 Debit(s) This Period	\$0.00
05/29/2026	Ending Balance	\$727,688.85

Interest Summary

Description	Amount
Interest Earned From 05/01/2026 Through 05/29/2026	
Annual Percentage Yield Earned	2.53%
Interest Days	29
Interest Earned	\$1,442.54
Interest Paid This Period	\$1,442.54
Interest Paid Year-to-Date	\$6,618.09
Minimum Balance	\$726,246.31
Average Available Balance	\$726,246.31

Deposits

Date	Description	Amount
05/01/2026	750007 ACCOUNT TRANSFER FROM ASSOCIATION CHECKING 485417848 18:27	\$16,897.33
		1 item(s) totaling \$16,897.33

Other Credits

Date	Description	Amount
05/29/2026	INTEREST	\$1,442.54
		1 item(s) totaling \$1,442.54

Daily Balances

Date	Amount	Date	Amount
05/01/2026	\$726,246.31	05/29/2026	\$727,688.85

Member FDIC
NMLS# 403455



Jupiter Lakes Villas Condominium Association, Inc.

Run Date: 06/01/2026

Run Time: 11:41 AM

GENERAL LEDGER DETAIL

As of: Start: 05/01/2026 | End: 05/31/2026

Account				Balance Forward	Debits	Credits	Ending Balance
1000 SouthState Op 7848				\$66,917.31	\$8,536.52	\$36,516.47	\$38,937.36
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	AP 894629 External Che...	300209	BroadStar - BroadSta...		\$0.00	\$7,833.82	
5/1/2026	AP 894630 External Che...	300210	Triton Property Mana...		\$0.00	\$2,407.60	
5/1/2026	GL 905389 Journal Entr...		Reserve Transfer	Reserve Tran...	\$0.00	\$16,897.33	
5/4/2026	AR 893828 Cash Receipt...	1480			\$600.00	\$0.00	
5/4/2026	AR 894760 Cash Receipt...	0000000...			\$1,419.08	\$0.00	
5/5/2026	AR 895295 Cash Receipt...	0146664...			\$2,175.08	\$0.00	
5/6/2026	AR 895873 Cash Receipt...	0146984...			\$1,300.00	\$0.00	
5/8/2026	AR 897425 Cash Receipt...	1638			\$600.00	\$0.00	
5/8/2026	AP 897772 External Che...	100136	WNC - When Nature Ca...		\$0.00	\$4,450.00	
5/8/2026	AP 897773 External Che...	100137	Fields & B - Fields ...		\$0.00	\$1,430.00	
5/8/2026	AR 898027 Cash Receipt...	0000000...			\$1,017.16	\$0.00	
5/11/2026	AR 898847 Cash Receipt...	0147116...			\$360.00	\$0.00	
5/12/2026	AR 899653 Cash Receipt...	0147196...			\$400.00	\$0.00	
5/18/2026	AR 902976 Cash Receipt...	0147374...			\$370.75	\$0.00	
5/26/2026	GL 910608 Journal Entr...		Tenant Evaluation Cr...	Tenant Evalu...	\$294.45	\$0.00	
5/29/2026	AP 906566 External Che...	300212	FPL*		\$0.00	\$37.57	
5/29/2026	AP 906568 External Che...	300214	FPL*		\$0.00	\$66.14	
5/29/2026	AP 906569 External Che...	300215	FPL*		\$0.00	\$37.67	
5/29/2026	AP 906570 External Che...	300216	FPL*		\$0.00	\$74.98	
5/29/2026	AP 906571 External Che...	300217	FPL*		\$0.00	\$181.51	
5/29/2026	AP 909866 External Che...	100138	Fields & B - Fields ...		\$0.00	\$2,015.00	
5/30/2026	AP 906567 External Che...	300213	FPL*		\$0.00	\$156.29	
5/31/2026	GL 910602 Journal Entr...		Bank Transfer	Bank Transfe...	\$0.00	\$928.56	
1010 SouthState SA 7857				\$12,945.65	\$954.27	\$0.00	\$13,899.92
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/31/2026	GL 910596 Journal Entr...		Interest SS 7857	Interest SS ...	\$25.71	\$0.00	
5/31/2026	GL 910602 Journal Entr...		Bank Transfer	Bank Transfe...	\$928.56	\$0.00	
1125 SouthState Resv 7854				\$709,348.98	\$18,339.87	\$0.00	\$727,688.85
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 905389 Journal Entr...		Reserve Transfer	Reserve Tran...	\$16,897.33	\$0.00	
5/31/2026	GL 910605 Journal Entr...		Interest SS 7854	Interest SS ...	\$1,442.54	\$0.00	
1150 Accounts Receivable				\$12,679.22	\$49.44	\$3,622.85	\$9,105.81
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	AR 898348 Adjustment				\$0.00	\$13.45	
5/4/2026	AR 893828 Cash Receipt...	1480			\$0.00	\$464.08	
5/4/2026	AR 894760 Cash Receipt...	0000000...			\$0.00	\$1,064.08	
5/5/2026	AR 895295 Cash Receipt...	0000000...			\$0.00	\$1,064.08	
5/8/2026	AR 898027 Cash Receipt...	0000000...			\$0.00	\$1,017.16	
5/31/2026	AR 910344 Apply Intere...				\$49.44	\$0.00	
1151 Accounts Receivable SA				\$5,197.70	\$0.00	\$928.56	\$4,269.14
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/4/2026	AR 893828 Cash Receipt...	1480			\$0.00	\$135.92	

Account				Balance Forward	Debits	Credits	Ending Balance
5/6/2026 AR 895873 Cash Receipt... 0146984...					\$0.00	\$192.64	
5/8/2026 AR 897425 Cash Receipt... 1638					\$0.00	\$600.00	
1155 Allowance for Bad Debt				(\$17,000.00)	\$0.00	\$0.00	(\$17,000.00)
1160 Prepaid Insurance				\$178,141.88	\$0.00	\$17,814.18	\$160,327.70
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892971 Journal Entr...		Insurance Allocation	Insurance Al...	\$0.00	\$17,814.18	
1170 Unbilled S/A 2022-23				\$71,744.40	\$0.00	\$0.00	\$71,744.40
3050 Accounts Payable				\$0.00	\$18,690.58	\$18,690.58	\$0.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	AP 894628 Enter Bill		BroadStar - BroadSta...		\$0.00	\$7,833.82	
5/1/2026	AP 894629 External Che...	300209	BroadStar - BroadSta...		\$7,833.82	\$0.00	
5/1/2026	AP 894630 External Che...	300210	Triton Property Mana...		\$2,407.60	\$0.00	
5/4/2026	AP 894627 Enter Bill		Triton Property Mana...		\$0.00	\$2,407.60	
5/4/2026	AP 897770 Enter Bill		Fields & B - Fields ...		\$0.00	\$1,430.00	
5/6/2026	AP 897771 Enter Bill		WNC - When Nature Ca...		\$0.00	\$4,450.00	
5/8/2026	AP 897772 External Che...	100136	WNC - When Nature Ca...		\$4,450.00	\$0.00	
5/8/2026	AP 897773 External Che...	100137	Fields & B - Fields ...		\$1,430.00	\$0.00	
5/13/2026	AP 909865 Enter Bill		Fields & B - Fields ...		\$0.00	\$2,015.00	
5/26/2026	AP 906560 Enter Bill		FPL*		\$0.00	\$156.29	
5/26/2026	AP 906561 Enter Bill		FPL*		\$0.00	\$37.67	
5/26/2026	AP 906562 Enter Bill		FPL*		\$0.00	\$181.51	
5/26/2026	AP 906563 Enter Bill		FPL*		\$0.00	\$74.98	
5/26/2026	AP 906564 Enter Bill		FPL*		\$0.00	\$66.14	
5/26/2026	AP 906565 Enter Bill		FPL*		\$0.00	\$37.57	
5/29/2026	AP 906566 External Che...	300212	FPL*		\$37.57	\$0.00	
5/29/2026	AP 906568 External Che...	300214	FPL*		\$66.14	\$0.00	
5/29/2026	AP 906569 External Che...	300215	FPL*		\$37.67	\$0.00	
5/29/2026	AP 906570 External Che...	300216	FPL*		\$74.98	\$0.00	
5/29/2026	AP 906571 External Che...	300217	FPL*		\$181.51	\$0.00	
5/29/2026	AP 909866 External Che...	100138	Fields & B - Fields ...		\$2,015.00	\$0.00	
5/30/2026	AP 906567 External Che...	300213	FPL*		\$156.29	\$0.00	
3056 Accrued Expenses				(\$1,966.68)	\$0.00	\$491.67	(\$2,458.35)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893344 Journal Entr...		Accrued Audit Fee	Accrued Audi...	\$0.00	\$491.67	
3065 Security Deposits				(\$1,250.00)	\$0.00	\$0.00	(\$1,250.00)
3070 Prepaid Owner Assessments				(\$19,979.42)	\$2,128.16	\$5,832.27	(\$23,683.53)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/4/2026	AR 894760 Cash Receipt...	0146585...			\$0.00	\$355.00	
5/5/2026	AR 895295 Cash Receipt...	0146664...			\$0.00	\$1,111.00	
5/6/2026	AR 895873 Cash Receipt...	0146984...			\$0.00	\$1,107.36	
5/11/2026	AR 898847 Cash Receipt...	0147116...			\$0.00	\$360.00	
5/12/2026	AR 899653 Cash Receipt...	0147196...			\$0.00	\$400.00	
5/18/2026	AR 902976 Cash Receipt...	0147374...			\$0.00	\$370.75	
3072 Prepaid Special Assessments				(\$204.40)	\$0.00	\$0.00	(\$204.40)
3075 Unearned Maintenance				(\$96,476.58)	\$48,238.29	\$0.00	(\$48,238.29)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
5/1/2026	GL 905392	Journal Entr...	Deferred Maintenance	Deferred Mai...	\$48,238.29	\$0.00	
3076 Roof SA 2021 Billed				(\$89,683.35)	\$0.00	\$25.71	(\$89,709.06)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/31/2026	GL 910596	Journal Entr...	Interest SS 7857	Interest SS ...	\$0.00	\$25.71	
3502 Reserve - Interest				(\$35,319.65)	\$0.00	\$1,442.54	(\$36,762.19)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/31/2026	GL 910605	Journal Entr...	Interest SS 7854	Interest SS ...	\$0.00	\$1,442.54	
3503 Reserve - Roof				(\$83,146.16)	\$0.00	\$4,872.50	(\$88,018.66)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$4,872.50	
3504 Reserve - Painting				(\$158,286.24)	\$0.00	\$3,750.00	(\$162,036.24)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$3,750.00	
3505 Reserve - Road				(\$140,944.84)	\$0.00	\$1,111.08	(\$142,055.92)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$1,111.08	
3506 Reserve - Contingency				(\$246,624.38)	\$0.00	\$5,558.33	(\$252,182.71)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$5,558.33	
3507 Reserve - Lake				(\$29,341.32)	\$0.00	\$625.00	(\$29,966.32)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$625.00	
3509 Reserve - Parking Lot				(\$15,686.39)	\$0.00	\$980.42	(\$16,666.81)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346	Journal Entr...	Reserve Accrual	Reserve Accr...	\$0.00	\$980.42	
3600 Operating Fund Balance				(\$109,789.38)	\$6,666.67	\$0.00	(\$103,122.71)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892939	Journal Entr...	Prior Year Surplus	Prior Year S...	\$6,666.67	\$0.00	
4000 Member Assessments				(\$125,363.86)	\$16,897.33	\$48,238.29	(\$156,704.82)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892937	Journal Entr...	Recl Reserve Assessm...	Recl Reserve...	\$16,897.33	\$0.00	
5/1/2026	GL 905392	Journal Entr...	Deferred Maintenance	Deferred Mai...	\$0.00	\$48,238.29	
4005 Reserve Member Assessments				(\$67,589.32)	\$0.00	\$16,897.33	(\$84,486.65)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892937	Journal Entr...	Recl Reserve Assessm...	Recl Reserve...	\$0.00	\$16,897.33	
4020 Attorney Fees- Owner Exp.				(\$789.80)	\$0.00	\$0.00	(\$789.80)
4025 Late Charge Interest				(\$978.53)	\$13.45	\$49.44	(\$1,014.52)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	AR 898348	Adjustment			\$13.45	\$0.00	
5/31/2026	AR 910344	Apply Intere...			\$0.00	\$49.44	
4040 Application Fees Income				(\$1,259.95)	\$0.00	\$294.45	(\$1,554.40)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/26/2026	GL 910608	Journal Entr...	Tenant Evaluation Cr...	Tenant Evalu...	\$0.00	\$294.45	
4090 Prior Year Surplus				(\$26,666.68)	\$0.00	\$6,666.67	(\$33,333.35)

Account				Balance Forward	Debits	Credits	Ending Balance
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892939 Journal Entr...		Prior Year Surplus	Prior Year S...	\$0.00	\$6,666.67	
6020 Property Management				\$9,630.40	\$2,407.60	\$0.00	\$12,038.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/4/2026	AP 894627 Enter Bill		Triton Property Mana...		\$2,407.60	\$0.00	
6030 Legal/Professional Fees				\$1,815.00	\$3,445.00	\$0.00	\$5,260.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/4/2026	AP 897770 Enter Bill		Fields & B - Fields ...		\$1,430.00	\$0.00	
5/13/2026	AP 909865 Enter Bill		Fields & B - Fields ...		\$2,015.00	\$0.00	
6040 Office Expense				\$996.95	\$0.00	\$0.00	\$996.95
6076 Audit/Taxes				\$1,966.68	\$491.67	\$0.00	\$2,458.35
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893344 Journal Entr...		Accrued Audit Fee	Accrued Audi...	\$491.67	\$0.00	
6080 Property Insurance				\$73,778.72	\$17,814.18	\$0.00	\$91,592.90
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 892971 Journal Entr...		Insurance Allocation	Insurance Al...	\$17,814.18	\$0.00	
6157 Landscape Contract				\$16,400.00	\$4,100.00	\$0.00	\$20,500.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/6/2026	AP 897771 Enter Bill		WNC - When Nature Ca...		\$4,100.00	\$0.00	
6171 Landscape Extras				\$617.50	\$0.00	\$0.00	\$617.50
6172 Rust				\$1,400.00	\$350.00	\$0.00	\$1,750.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/6/2026	AP 897771 Enter Bill		WNC - When Nature Ca...		\$350.00	\$0.00	
6200 Building Repairs & Replace				\$1,450.00	\$0.00	\$0.00	\$1,450.00
6205 Common Area R&M				\$855.00	\$0.00	\$0.00	\$855.00
6225 Irrigation R&M				\$1,364.00	\$0.00	\$0.00	\$1,364.00
6280 Internet TV Services				\$31,355.27	\$7,833.82	\$0.00	\$39,189.09
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	AP 894628 Enter Bill		BroadStar - BroadSta...		\$7,833.82	\$0.00	
6290 Electricity				\$2,152.95	\$554.16	\$0.00	\$2,707.11
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/26/2026	AP 906560 Enter Bill		FPL*		\$156.29	\$0.00	
5/26/2026	AP 906561 Enter Bill		FPL*		\$37.67	\$0.00	
5/26/2026	AP 906562 Enter Bill		FPL*		\$181.51	\$0.00	
5/26/2026	AP 906563 Enter Bill		FPL*		\$74.98	\$0.00	
5/26/2026	AP 906564 Enter Bill		FPL*		\$66.14	\$0.00	
5/26/2026	AP 906565 Enter Bill		FPL*		\$37.57	\$0.00	
7005 Reserves- Roof				\$19,490.00	\$4,872.50	\$0.00	\$24,362.50
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$4,872.50	\$0.00	
7010 Reserves -Painting				\$15,000.00	\$3,750.00	\$0.00	\$18,750.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$3,750.00	\$0.00	
7015 Reserves - Road				\$4,444.32	\$1,111.08	\$0.00	\$5,555.40
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	

Account				Balance Forward	Debits	Credits	Ending Balance
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$1,111.08	\$0.00	
7017 Reserves - Parking Lot				\$3,921.68	\$980.42	\$0.00	\$4,902.10
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$980.42	\$0.00	
7020 Reserves - Lake				\$2,500.00	\$625.00	\$0.00	\$3,125.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$625.00	\$0.00	
7030 Reserves - Contingency				\$22,233.32	\$5,558.33	\$0.00	\$27,791.65
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
5/1/2026	GL 893346 Journal Entr...		Reserve Accrual	Reserve Accr...	\$5,558.33	\$0.00	
Total:				\$0.00	\$174,408.34	\$174,408.34	\$0.00