

**Strand Master Property Owners  
BALANCE SHEET  
As of 11/30/18**

**ASSETS**

<b>CURRENT ASSETS:</b>	
106	Cash Operating-Fifth Third \$ 119,163.28
108	Special Assessment-Hurricane 707,079.68
109	Opr Cash MM & Res Cap Contrib 68,871.42
111	Cash Reserves-Iberia Bank 114,199.77
112	Executive National Bank MM 101,126.78
114	FCB MM Account-Reserves 214,722.27
118	CD-TIAA Bank 10/20/17 12 Month 101,858.91
119	CD-TIAA Bank 10/20/17 18 Month 152,931.13
120	Accounts Receivable \$ 79,339.22
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	Total Operating Assets \$ 1,659,292.46
<b>OTHER ASSETS:</b>	
124	Security Deposits \$ 5,183.98
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	Total Other Assets \$ 5,183.98
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	<b>TOTAL ASSETS</b> \$ <u>1,664,476.44</u>

**LIABILITIES & EQUITY**

<b>CURRENT LIABILITIES:</b>	
210	Accounts Payable \$ 15,868.16
225	New Construction Deposit 7,000.00
240	Deferred Maintenance Fees 116,241.68
250	Equity Carried Forward 4,083.37
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	Total Current Liabilities \$ 143,193.21
<b>RESERVE FUND</b>	
340	Reserve For Future Maintenance \$ 215,326.55
344	Reserve MM - FCB 214,722.27
345	Reserve Capital Contributions 47,634.50
347	Reserve CDs - Everbank 254,790.04
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<b>OPERATING FUND</b>	
350	Adjusted Equity 32,920.01
	Net Income (Loss) 755,889.86
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	<b>TOTAL FUND BAL &amp; MEMBER EQUITY</b> \$ 1,521,283.23
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	<b>TOTAL LIABILITIES &amp; EQUITY</b> \$ <u>1,664,476.44</u>

**Strand Master Property Owners**  
**Income/Expense Statement**  
 Period: 11/Q1/18 to 11/30/18

Description		Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
<b>INCOME</b>								
00411	Maintenance Income	116,241.66	116,241.67	(.01)	1,278,658.32	1,278,658.37	(.05)	1,394,900.00
00417	Special Assessment-Hurricane	.00	.00	.00	1,040,810.00	.00	1,040,810.00	.00
00430	Carry Forward Previous Year	4,083.33	4,083.33	.00	44,916.63	44,916.63	.00	49,000.00
00454	Miscellaneous Income	.00	.00	.00	200.00	.00	200.00	.00
00455	Interest Income	7.25	.00	7.25	33.58	.00	33.58	.00
<b>TOTAL REVENUE</b>		<b>120,332.24</b>	<b>120,325.00</b>	<b>7.24</b>	<b>2,364,618.53</b>	<b>1,323,575.00</b>	<b>1,041,043.53</b>	<b>1,443,900.00</b>
<b>EXPENSES</b>								
<b>MAINTENANCE &amp; OPERATIONS</b>								
00504	Primary Road Irrigation	.00	833.33	833.33	9,426.65	9,166.63	(260.02)	10,000.00
00505	Public Road Irrigation	23.23	250.00	226.77	300.94	2,750.00	2,449.06	3,000.00
00508	Cable Television	64,970.38	64,939.25	(31.13)	704,482.76	714,331.75	9,848.99	779,271.00
00509	Christmas Decor	6,000.00	1,083.33	(4,916.67)	12,000.00	11,916.63	(83.37)	13,000.00
00510	Signage	.00	41.67	41.67	477.00	458.37	(18.63)	500.00
00540	Primary Road Tree Trimming	.00	1,510.42	1,510.42	12,089.00	16,614.62	4,525.62	18,125.00
00541	Primary Rd Sidewalk Power Was	.00	516.67	516.67	12,810.00	5,683.37	(7,126.63)	6,200.00
00542	Primary Road ROW Maintenance	13,695.07	14,467.75	772.68	150,748.27	159,145.25	8,396.98	173,613.00
00543	Public Up-lighting	75.93	250.00	174.07	2,332.04	2,750.00	417.96	3,000.00
00545	Public Road ROW Maintenance	2,418.36	2,783.92	365.56	30,861.68	30,623.12	(238.56)	33,407.00
00546	Public Road Tree Trimming	.00	436.67	436.67	2,508.00	4,803.37	2,295.37	5,240.00
00547	Public Rd Sidewalk Power Wash	.00	183.33	183.33	3,780.00	2,016.63	(1,763.37)	2,200.00
00551	Primary Road Street Lighting	2,487.47	2,750.00	262.53	27,583.27	30,250.00	2,666.73	33,000.00
00553	Primary Road Street Sweeping	.00	150.00	150.00	.00	1,650.00	1,650.00	1,800.00
00554	Public Road Street Lighting	89.10	166.67	77.57	988.89	1,833.37	844.48	2,000.00
00555	Landscape Replacement	.00	833.33	833.33	2,583.00	9,166.63	6,583.63	10,000.00
00556	Landscape (not shared)	.00	583.33	583.33	3,330.87	6,416.63	3,085.76	7,000.00
00558	Electric (Non Shared)	18.13	50.00	31.87	198.16	550.00	351.84	600.00
00559	Billing of Shared Expenses	(7,957.37)	(6,917.83)	1,039.54	(71,906.91)	(76,096.13)	(4,189.22)	(83,014.00)
<b>TOTAL MAINT &amp; OPER EXPENSE</b>		<b>81,820.30</b>	<b>84,911.84</b>	<b>3,091.54</b>	<b>904,593.62</b>	<b>934,030.24</b>	<b>29,436.62</b>	<b>1,018,942.00</b>
<b>ENVIRONMENTAL MANAGEMENT</b>								
00606	Lakes & Water Management	2,800.00	3,467.33	667.33	32,300.00	38,140.63	5,840.63	41,608.00
00607	Irrigation Electric/Reporting	581.50	1,062.50	481.00	10,796.66	11,687.50	890.84	12,750.00
00618	Preserves Maintenance Incl I7	.00	2,166.67	2,166.67	23,500.00	23,833.37	333.37	26,000.00
00619	Berm Maint - Eden, Trophy	.00	458.33	458.33	4,150.00	5,041.63	891.63	5,500.00
00669	Billing of Shared Expenses	(1,540.00)	(2,759.58)	(1,219.58)	(26,765.00)	(30,355.38)	(3,590.38)	(33,115.00)
<b>TOTAL ENVIRONMENTAL EXPENSE</b>		<b>1,841.50</b>	<b>4,395.25</b>	<b>2,553.75</b>	<b>43,981.66</b>	<b>48,347.75</b>	<b>4,366.09</b>	<b>52,743.00</b>
<b>WALL &amp; FENCE REPAIR</b>								
00673	Wall Installation	.00	.00	.00	429,727.50	.00	(429,727.50)	.00
00675	I-75 & Eden Berm Clearing	.00	.00	.00	5,700.00	.00	(5,700.00)	.00
00678	All Other Contingency	.00	.00	.00	4,000.00	.00	(4,000.00)	.00
00679	Billing of Shared Expenses	.00	.00	.00	(158,560.38)	.00	158,560.38	.00
<b>TOTAL WALL &amp; FENCE REPAIR</b>		<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>280,867.12</b>	<b>.00</b>	<b>(280,867.12)</b>	<b>.00</b>

**Strand Master Property Owners**  
**Income/Expense Statement**  
 Period: 11/01/18 to 11/30/18

Description	Actual	Current Period Budget	Variance	Actual	Year-To-Date Budget	Variance	Yearly Budget
<b>HURRICANE CLEANUP EXPENSE</b>							
00690 Primary Rd Hurricane Cleanup	.00	.00	.00	21,698.00	.00	(21,698.00)	.00
00691 Public Rd Hurricane Cleanup	.00	.00	.00	8,701.50	.00	(8,701.50)	.00
00693 Back Gate Hurricane Prep	.00	.00	.00	1,198.66	.00	(1,198.66)	.00
00694 Street Signs Hurricane Repair	.00	.00	.00	1,754.30	.00	(1,754.30)	.00
00695 Gate House Hurricane Repairs	.00	.00	.00	2,784.79	.00	(2,784.79)	.00
00696 Environmental Hurricane Exp	.00	.00	.00	4,680.00	.00	(4,680.00)	.00
00699 Billing of Shared Expenses	.00	.00	.00	(11,031.91)	.00	11,031.91	.00
<b>TOTAL HURRICANE CLEANUP EXP</b>	<b>.00</b>	<b>.00</b>	<b>.00</b>	<b>29,785.34</b>	<b>.00</b>	<b>(29,785.34)</b>	<b>.00</b>
<b>SECURITY EXPENSE</b>							
00702 Water/Sewer - Guardhouse	.00	83.33	83.33	1,442.10	916.63	(525.47)	1,000.00
00705 Telephone - Guardhouse	243.73	229.17	(14.56)	2,619.32	2,520.87	(98.45)	2,750.00
00707 Custodial - Guardhouse	100.00	116.67	16.67	1,100.00	1,283.37	183.37	1,400.00
00710 Pest Control - Guardhouse	81.00	41.67	(39.33)	324.00	458.37	134.37	500.00
00720 Security Contract	14,056.66	15,212.50	1,155.84	153,958.04	167,337.50	13,379.46	182,550.00
00740 Electricity - Guardhouse	152.47	187.50	35.03	1,607.15	2,062.50	455.35	2,250.00
00745 Guardhouse Supplies	57.39	208.33	150.94	2,062.85	2,291.63	228.78	2,500.00
00746 Gate Access Software	.00	83.33	83.33	.00	916.63	916.63	1,000.00
00750 Guardhouse Structural Repair	199.89	166.67	(33.22)	1,068.89	1,833.37	764.48	2,000.00
00752 Non-Shared Gate Repairs	.00	208.33	208.33	4,010.18	2,291.63	(1,718.55)	2,500.00
00753 Gate Repairs	425.48	541.67	116.19	4,902.83	5,958.37	1,055.54	6,500.00
00775 Bar Code Decals	.00	250.00	250.00	1,755.28	2,750.00	994.72	3,000.00
00799 Billing of Shared Expenses	(1,502.33)	(1,653.75)	(151.42)	(14,409.94)	(18,191.25)	(3,781.31)	(19,845.00)
<b>TOTAL SECURITY EXPENSE</b>	<b>13,814.29</b>	<b>15,675.42</b>	<b>1,861.13</b>	<b>160,440.70</b>	<b>172,429.62</b>	<b>11,988.92</b>	<b>188,105.00</b>
<b>ADMINISTRATIVE EXPENSE</b>							
00803 Miscellaneous Expense	(358.97)	500.00	858.97	8,355.99	5,500.00	(2,855.99)	6,000.00
00804 Postage	9.73	25.00	15.27	215.41	275.00	59.59	300.00
00809 Legal Fees	2,994.75	208.33	(2,786.42)	20,116.00	2,291.63	(17,824.37)	2,500.00
00810 Engineering Fees	500.00	83.33	(416.67)	500.00	916.63	416.63	1,000.00
00814 Management Fees	3,593.53	3,593.53	.00	39,006.44	39,006.44	.00	42,600.00
00815 Cable Consultant Fee	1,702.66	1,690.25	(12.41)	18,530.90	18,592.75	61.85	20,283.00
00820 Insurance Property/Casualty	.00	625.00	625.00	23,766.82	6,875.00	(16,891.82)	7,500.00
00825 Billing Shared Exp Insurance	.00	.00	.00	(4,367.33)	.00	4,367.33	.00
00840 Taxes	.00	20.83	20.83	436.00	229.13	(206.87)	250.00
00899 Contingency	.00	1,139.75	1,139.75	.00	12,537.25	12,537.25	13,677.00
00900 Reserve Contribution	7,500.00	7,500.00	.00	82,500.00	82,500.00	.00	90,000.00
<b>TOTAL ADMINISTRATIVE EXPENSE</b>	<b>15,941.70</b>	<b>15,386.02</b>	<b>(555.68)</b>	<b>189,060.23</b>	<b>168,723.83</b>	<b>(20,336.40)</b>	<b>184,110.00</b>
<b>TOTAL EXPENSES</b>	<b>113,417.79</b>	<b>120,368.53</b>	<b>6,950.74</b>	<b>1,608,728.67</b>	<b>1,323,531.44</b>	<b>(285,197.23)</b>	<b>1,443,900.00</b>
<b>NET INCOME/(LOSS)</b>	<b>6,914.45</b>	<b>(43.53)</b>	<b>6,957.98</b>	<b>755,889.86</b>	<b>43.56</b>	<b>755,846.30</b>	<b>.00</b>

Strand Master Property Owners  
Reserve Statement  
As of 11/30/18

	BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENTS	AVAILABLE BALANCE
<b>RESERVES:</b>				
340 Reserve For Future Maintenance	136,816.34	83,913.21	5,403.00	215,326.55
344 Reserve MM - FCB	0.00	214,722.27	0.00	214,722.27
345 Reserve Capital Contributions	19,134.50	28,500.00	0.00	47,634.50
346 Reserve CDs - FCB	211,592.99	3,029.67	214,622.66	0.00
347 Reserve CDs - Everbank	250,608.26	4,181.78	0.00	254,790.04
<b>Subtotal Reserves</b>	<b>618,152.09</b>	<b>334,346.93</b>	<b>220,025.66</b>	<b>732,473.36</b>
<b>TOTAL RESERVES</b>	<b>618,152.09</b>	<b>334,346.93</b>	<b>220,025.66</b>	<b>732,473.36</b>