

Nob Hill Business Center Condo Association

Monthly Financial Statements

Month Ending:

April 30, 2023

3:41 PM

05/04/23

Accrual Basis

Nob Hill Business Center Condo Association Inc

Balance Sheet

As of April 30, 2023

	Apr 30, 23
ASSETS	
Current Assets	
Checking/Savings	
Regions Checking	111,484.72
Total Checking/Savings	111,484.72
Accounts Receivable	
Accounts Receivable Operations	
DA Medical Warehouse	-7,288.40
PAAL Technologies Inc	-797.94
Pulice Land Suveyors	1,011.29
Spiritual Warfare Church	3,033.87
Total Accounts Receivable Operations	-4,041.18
Total Accounts Receivable	-4,041.18
Total Current Assets	107,443.54
TOTAL ASSETS	107,443.54
LIABILITIES & EQUITY	
Equity	
Opening Balance Equity	24,080.65
Retained Earnings	79,875.66
Net Income	3,487.23
Total Equity	107,443.54
TOTAL LIABILITIES & EQUITY	107,443.54

3:43 PM

Nob Hill Business Center Condo Association Inc

05/04/23

Profit & Loss

Accrual Basis

January through April 2023

	Jan - Apr 23
Income	
HOA Income	51,709.40
Total Income	51,709.40
Gross Profit	51,709.40
Expense	
Annual Corporate Fee	61.25
Bank Fees	326.89
Insurance Expense	11,943.12
Landscaping	2,200.00
Management Fees	5,250.00
Miscellaneous	0.00
Postage and Delivery	33.27
Professional Fees- Legal	50.00
Professional Fees- Tax Return	500.00
Recycling	6,231.14
Repairs and Maintenance	4,896.00
Utilities	16,730.50
Total Expense	48,222.17
Net Income	3,487.23

Nob Hill Business Center Condo Association Inc

05/04/23

Profit & Loss

Accrual Basis

January through April 2023

	Jan 23	Feb 23	Mar 23	Apr 23	TOTAL
Income					
HOA Income	12,927.35	12,927.35	12,927.35	12,927.35	51,709.40
Total Income	12,927.35	12,927.35	12,927.35	12,927.35	51,709.40
Gross Profit	12,927.35	12,927.35	12,927.35	12,927.35	51,709.40
Expense					
Annual Corporate Fee	0.00	61.25	0.00	0.00	61.25
Bank Fees	30.89	127.99	85.14	82.87	326.89
Insurance Expense	2,985.78	2,985.78	2,985.78	2,985.78	11,943.12
Landscaping	550.00	550.00	550.00	550.00	2,200.00
Management Fees	1,312.50	1,312.50	1,312.50	1,312.50	5,250.00
Miscellaneous	0.00	0.00	0.00	0.00	0.00
Postage and Delivery	33.27	0.00	0.00	0.00	33.27
Professional Fees- Legal	0.00	0.00	0.00	50.00	50.00
Professional Fees- Tax Return	0.00	500.00	0.00	0.00	500.00
Recycling	1,603.53	1,551.56	1,553.18	1,522.87	6,231.14
Repairs and Maintenance	2,000.00	2,496.00	0.00	400.00	4,896.00
Utilities	4,175.64	4,151.03	4,061.25	4,342.58	16,730.50
Total Expense	12,691.61	13,736.11	10,547.85	11,246.60	48,222.17
Net Income	235.74	-808.76	2,379.50	1,680.75	3,487.23

3:46 PM

Nob Hill Business Center Condo Association Inc

05/04/23

Profit & Loss

Accrual Basis

April 2023

	Apr 23
Income	
HOA Income	12,927.35
Total Income	12,927.35
Gross Profit	12,927.35
Expense	
Bank Fees	82.87
Insurance Expense	2,985.78
Landscaping	550.00
Management Fees	1,312.50
Miscellaneous	0.00
Professional Fees- Legal	50.00
Recycling	1,522.87
Repairs and Maintenance	400.00
Utilities	4,342.58
Total Expense	11,246.60
Net Income	1,680.75

3:49 PM

05/04/23

Accrual Basis

Nob Hill Business Center Condo Association Inc

Profit & Loss Detail

April 2023

Type	Date	Num	Name	Memo	Amount
Income					
HOA Income					
Invoice	04/01/2023	2072CA	American Top Team of Sunrise	HOA Assessment	911.05
Invoice	04/01/2023	2072CA	Ameeb Investments Realty	HOA Assessment	475.67
Invoice	04/01/2023	2072CA	Auto Depot Center	HOA Assessment	1,127.00
Invoice	04/01/2023	2071CA	B&B Business Center	HOA Assessment	1,490.54
Invoice	04/01/2023	2070CA	DA Medical Warehouse	HOA Assessment	911.05
Invoice	04/01/2023	2070CA	DRP Property Holdings	HOA Assessment	1,822.12
Invoice	04/01/2023	31	MAC Advisors LLC	HOA Assessment	912.81
Invoice	04/01/2023	33	PAAL Technologies Inc	HOA Assessment	797.94
Invoice	04/01/2023	2072CA	Pulice Land Surveyors	HOA Assessment	1,011.29
Invoice	04/01/2023	2071CA	Pullattu Properties	HOA Assessment	535.62
Invoice	04/01/2023	2075CA	Spiritual Warfare Church	HOA Assessment	1,011.29
Invoice	04/01/2023	2078CA	State Contracting & Engineering	HOA Assessment	1,202.97
Invoice	04/01/2023	26	State Contracting & Engineering	HOA Assessment- Unit 5397	444.98
Invoice	04/01/2023	5409	Susie's Scrumptious Sweets	HOA Assessment	273.02
Total HOA Income					12,927.35
Total Income					12,927.35
Gross Profit					12,927.35
Expense					
Bank Fees					
Check	04/10/2023		Regions Bank	April 2023	30.74
Check	04/12/2023	1288	GMS, LLC	Bank Analysis Fees 2/1/23 - 2/28/23	52.13
Total Bank Fees					82.87
Insurance Expense					
Check	04/05/2023		MacNeil Group, Inc	April 2023	2,985.78
Total Insurance Expense					2,985.78
Landscaping					
Check	04/04/2023		Sharp Blades Landscaping LLC	April 2023	550.00
Total Landscaping					550.00
Management Fees					
Check	04/12/2023	1289	CALM LLC	Management Fees - April 2023	1,312.50
Total Management Fees					1,312.50
Miscellaneous					
Deposit	04/28/2023		Cash	Deposited into wrong account	-8,968.16
Check	04/28/2023	1292	Nob Hill Reserve	Apply to Spiritual Church	8,968.16
Total Miscellaneous					0.00
Professional Fees- Legal					
Check	04/12/2023	1287	Peters & Peters Attorney at Law PA	Legal Fees - April 2023	50.00
Total Professional Fees- Legal					50.00
Recycling					
Check	04/17/2023		Republic Services Inc #695	April 2023	1,522.87
Total Recycling					1,522.87
Repairs and Maintenance					
Check	04/28/2023	1291	Storm Shield Roofing & Windows	Susies Scrumptious Sweets Assess & Inspect area for leak	400.00
Total Repairs and Maintenance					400.00
Utilities					
Check	04/11/2023		FPL	April 2023	268.72
Check	04/13/2023		City of Sunrise	April 2023	4,073.86
Total Utilities					4,342.58
Total Expense					11,246.60
Net Income					1,680.75

3:49 PM

05/04/23

Nob Hill Business Center Condo Association Inc

A/R Aging Summary

As of April 30, 2023

	<u>Current</u>	<u>1 - 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>> 90</u>	<u>TOTAL</u>
DA Medical Warehouse	0.00	0.00	0.00	0.00	-7,288.40	-7,288.40
PAAL Technologies Inc	0.00	-797.94	0.00	0.00	0.00	-797.94
Pulice Land Surveyors	0.00	1,011.29	0.00	0.00	0.00	1,011.29
Spiritual Warfare Church	0.00	1,011.29	1,011.29	1,011.29	0.00	3,033.87
TOTAL	0.00	1,224.64	1,011.29	1,011.29	-7,288.40	-4,041.18

3:37 PM

05/04/23

Nob Hill Business Center Condo Association Inc
Reconciliation Summary
Regions Checking, Period Ending 04/30/2023

	Apr 30, 23
Beginning Balance	113,650.41
Cleared Transactions	
Checks and Payments - 9 items	-10,846.60
Deposits and Credits - 6 items	18,049.07
	<hr/>
Total Cleared Transactions	7,202.47
	<hr/>
Cleared Balance	120,852.88
	<hr/>
Uncleared Transactions	
Checks and Payments - 2 items	-9,368.16
	<hr/>
Total Uncleared Transactions	-9,368.16
	<hr/>
Register Balance as of 04/30/2023	111,484.72
	<hr/>
Ending Balance	111,484.72

Nob Hill Business Center Condo Association Inc

Reconciliation Detail

Regions Checking, Period Ending 04/30/2023

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						113,650.41
Cleared Transactions						
Checks and Payments - 9 items						
Check	04/04/2023		Sharp Blades Landsc...	X	-550.00	-550.00
Check	04/05/2023		MacNeil Group, Inc	X	-2,985.78	-3,535.78
Check	04/10/2023		Regions Bank	X	-30.74	-3,566.52
Check	04/11/2023		FPL	X	-268.72	-3,835.24
Check	04/12/2023	1289	CALM LLC	X	-1,312.50	-5,147.74
Check	04/12/2023	1288	GMS, LLC	X	-52.13	-5,199.87
Check	04/12/2023	1287	Peters & Peters Attor...	X	-50.00	-5,249.87
Check	04/13/2023		City of Sunrise	X	-4,073.86	-9,323.73
Check	04/17/2023		Republic Services In...	X	-1,522.87	-10,846.60
Total Checks and Payments					-10,846.60	-10,846.60
Deposits and Credits - 6 items						
Check	03/08/2023	1284	Storm Shield Roofing...	X	0.00	0.00
Deposit	04/10/2023			X	1,822.12	1,822.12
Deposit	04/14/2023			X	4,120.30	5,942.42
Deposit	04/21/2023			X	1,490.54	7,432.96
Deposit	04/21/2023			X	1,647.95	9,080.91
Deposit	04/28/2023		Cash	X	8,968.16	18,049.07
Total Deposits and Credits					18,049.07	18,049.07
Total Cleared Transactions					7,202.47	7,202.47
Cleared Balance					7,202.47	120,852.88
Uncleared Transactions						
Checks and Payments - 2 items						
Check	04/28/2023	1292	Nob Hill Reserve		-8,968.16	-8,968.16
Check	04/28/2023	1291	Storm Shield Roofing...		-400.00	-9,368.16
Total Checks and Payments					-9,368.16	-9,368.16
Total Uncleared Transactions					-9,368.16	-9,368.16
Register Balance as of 04/30/2023					-2,165.69	111,484.72
Ending Balance					-2,165.69	111,484.72