

Baycrest Homeowners Association, INC.

Balance Sheet
As of 12/31/21

ASSETS

CASH ACCOUNTS

1012	Operating Valley National Bank	\$	107,455.10	
	Total Operating Accounts			\$ 107,455.10

1114	Reserves TIAA Bank	\$	39,924.90	
1116	Reserves Valley National Bank		90,263.86	
	Total Reserve Accounts			\$ 130,188.76

ACCOUNTS RECEIVABLE

1310	A/R Assessments	\$	775.00	
	Total Accounts Receivable			\$ 775.00

OTHER ASSETS

1420	Prepaid Insurance	\$	1,414.08	
	Total Other Assests			\$ 1,414.08
	Total Assets			\$ 239,832.94

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LIABILITIES & EQUITY

LIABILITIES

ACCOUNTS PAYABLE

3010	Accounts Payable	\$	1,244.20	
3023	Other Accruals Reserves		38,788.33	
3026	A/P FPL Auto Pays		871.64	
	Total Accounts Payable			\$ 40,904.17

Baycrest Homeowners Association, INC.Balance Sheet
As of 12/31/21

UNEARNED INCOME

3120	Prepaid Owner Assessments	\$	25,785.01	
3129	Lessee Security Deposits		11,000.00	
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	Total Unearned Income		\$	36,785.01
	Total Liabilities		\$	77,689.18
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EQUITY

RESERVES

5190	Reserves - General Fund	\$	91,128.97	
5490	Reserves - Earned Interest		271.46	
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	Total Reserves		\$	91,400.43

CAPITAL IMPROVEMENTS

5610	Capital Improvements	\$	9,404.17	
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	Total Capital Improvements		\$	9,404.17

OTHER EQUITY

5510	Prior Year Surplus/(Deficit)	\$	42,169.75	
	Current Year Net Income		19,169.41	
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	Total Other Equity		\$	61,339.16
	Total Equity		\$	162,143.76
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	Total Liabilities & Equity		\$	239,832.94

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Baycrest Homeowners Association, INC.

Income/Expense Statement

Period: 12/01/21 to 12/31/21

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
INCOME:								
06010	Owner Maintenance Income	23,250.00	23,250.00	.00	279,000.00	279,000.00	.00	279,000.00
06040	Late Charges	.00	.00	.00	179.46	.00	179.46	.00
06060	Bank Interest - Operating	19.84	.00	19.84	213.26	.00	213.26	.00
06210	Application Fees	100.00	.00	100.00	900.00	.00	900.00	.00
	Subtotal Income	23,369.84	23,250.00	119.84	280,292.72	279,000.00	1,292.72	279,000.00
EXPENSES								
General & Administrative								
07010	Legal	200.00	166.66	(33.34)	4,023.62	2,000.00	(2,023.62)	2,000.00
07020	Filing Fees - State of Florid	.00	.00	.00	61.25	61.00	(.25)	61.00
07030	Accounting Fees	.00	.00	.00	4,350.00	4,300.00	(50.00)	4,300.00
07050	Management Fees	1,516.00	1,561.50	45.50	18,192.00	18,738.00	546.00	18,738.00
07140	Office Expense	196.00	211.91	15.91	2,352.00	2,543.00	191.00	2,543.00
07170	Misc Administrative Expense	50.00	104.16	54.16	538.35	1,250.00	711.65	1,250.00
	General & Administrative	1,962.00	2,044.23	82.23	29,517.22	28,892.00	(625.22)	28,892.00
Insurance								
07510	Insurance - General Liability	(1,414.08)	1,769.95	3,184.03	9,338.82	11,334.00	1,995.18	11,334.00
	Insurance	(1,414.08)	1,769.95	3,184.03	9,338.82	11,334.00	1,995.18	11,334.00
Utilities								
07620	Water - Irrigation	533.24	833.33	300.09	7,608.00	10,000.00	2,392.00	10,000.00
07630	Sewer & Water	78.19	125.00	46.81	1,411.18	1,500.00	88.82	1,500.00
07640	Electricity	871.64	708.33	(163.31)	9,157.85	8,500.00	(657.85)	8,500.00
07670	Cable TV	27.83	13.91	(13.92)	167.46	167.00	(.46)	167.00
	Utilities	1,510.90	1,680.57	169.67	18,344.49	20,167.00	1,822.51	20,167.00
Amenities Center								
07810	Amenities Repair	.00	166.66	166.66	1,725.97	2,000.00	274.03	2,000.00
08010	Pool/Spa Maintenance Contract	660.00	660.00	.00	7,920.00	7,920.00	.00	7,920.00
08020	Pool/Spa Repairs	434.48	416.66	(17.82)	4,059.93	5,000.00	940.07	5,000.00
08030	Pool/Spa Permits	.00	.00	.00	250.00	250.00	.00	250.00
08090	Misc Pool/Spa Expense	.00	62.50	62.50	.00	750.00	750.00	750.00
	Amenities Center	1,094.48	1,305.82	211.34	13,955.90	15,920.00	1,964.10	15,920.00

Baycrest Homeowners Association, INC.

Income/Expense Statement

Period: 12/01/21 to 12/31/21

		Current Period			Year-To-Date			Yearly
Account	Description	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Maintenance								
08140	Pressure Washing	.00	45.00	45.00	280.00	325.00	45.00	325.00
08180	Fire Equipment	.00	904.66	904.66	595.34	1,500.00	904.66	1,500.00
08220	Janitorial Supplies	.00	29.16	29.16	89.66	350.00	260.34	350.00
08230	Janitorial Services	206.00	206.00	.00	2,472.00	2,472.00	.00	2,472.00
08290	Misc Maintenance Expense	421.17	541.66	120.49	10,408.44	6,500.00	(3,908.44)	6,500.00
	Maintenance	627.17	1,726.48	1,099.31	13,845.44	11,147.00	(2,698.44)	11,147.00
Landscaping								
08310	Landscape Maintenance Contract	7,703.00	7,703.00	.00	92,436.00	92,436.00	.00	92,436.00
08320	Plants/Shrubs/Sod	.00	554.83	554.83	6,791.39	6,658.00	(133.39)	6,658.00
08330	Mulch	.00	16,348.00	16,348.00	.00	16,348.00	16,348.00	16,348.00
08350	Irrigation Repairs	497.20	833.33	336.13	9,356.01	10,000.00	643.99	10,000.00
08410	Tree Trimming	.00	.00	.00	9,983.00	9,838.00	(145.00)	9,838.00
08490	Misc Landscaping Expense	700.00	83.33	(616.67)	2,857.44	1,000.00	(1,857.44)	1,000.00
	Landscaping	8,900.20	25,522.49	16,622.29	121,423.84	136,280.00	14,856.16	136,280.00
Pest Control								
08520	Building Pest Control	.00	350.00	350.00	3,637.60	4,200.00	562.40	4,200.00
	Pest Control	.00	350.00	350.00	3,637.60	4,200.00	562.40	4,200.00
Other								
	Other	.00	.00	.00	.00	.00	.00	.00
Reserves								
09190	Reserves - General Fund	.00	.00	.00	51,060.00	51,060.00	.00	51,060.00
	Reserves	.00	.00	.00	51,060.00	51,060.00	.00	51,060.00
TOTAL EXPENSES								
	TOTAL EXPENSES	12,680.67	34,399.54	21,718.87	261,123.31	279,000.00	17,876.69	279,000.00
Current Year Net Income/(loss)								
	Current Year Net Income/(loss)	10,689.17	(11,149.54)	21,838.71	19,169.41	.00	19,169.41	00

Baycrest Homeowners Association, INC.

Reserve Statement
As of 12/31/21

		BEGINNING OF YEAR	YTD ALLOCATION	YTD DISBURSEMENT	AVAILABLE BALANCE
RESERVES:					
5190	Reserves - General Fund	91,128.97	0.00	0.00	91,128.97
5490	Reserves - Earned Interest	271.46	0.00	0.00	271.46
Subtotal Reserves		91,400.43	0.00	0.00	91,400.43
TOTAL RESERVES		91,400.43	0.00	0.00	91,400.43
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A / P O P E N I T E M D E T A I L

Starting vendor: "First" Ending vendor: "Last"
Cut off date: 12/31/21

Vendor		Vchr #	Invoice	Reference	Date	Amount
BAY CR	BAY CREEK CDD	3958	DECEMBER 21	11/30-12/29 050-0360-02	12/29/21	533.24
BSU	BONITA SPRINGS UTILITIES	3950	DEC 21	L012912-C0049245	12/30/21	78.19
GREEN	GREENSCAPES	3948	50481	Irrigation	12/31/21	198.29
POOL	POOL DOCTOR SERVICE	3946	TW100084	Spa Repair	12/28/21	104.36
		3951	TW99092	Pool repair	12/29/21	330.12
		Total:				434.48
Grand total:						1,244.20

CASH DISBURSEMENTS

Starting Check Date: 12/01/21 Cash account #: 1012
 Ending Check Date: 12/31/21

Check-date	Check-#	Vend-#	Vendor Name		Check-amount	Reference		
12/02/21	2308	BSU	BONITA SPRINGS UTILITIES		53.16	L012919-C0049245		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3922	NOVEMBER 21	11/24/21	7630	11/24/21	53.16	L012919-C0049245
12/02/21	2309	GREEN	GREENSCAPES		445.38			
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3920	43577	11/22/21	8350	11/22/21	56.89	Irrigation
		3921	43579	11/22/21	8350	11/22/21	55.48	Irrigation
		3923	43564	11/22/21	8350	11/22/21	130.00	Irrigation
		3924	43578	11/22/21	8350	11/22/21	55.96	Irrigation
		3925	43750	11/24/21	8350	11/24/21	147.05	Irrigation
		Totals:					445.38	
12/09/21	2310	HOTWIR	HOTWIRE COMMUNICATION		27.83	24602315-0		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3927	DECEMBER 21	12/01/21	7670	12/01/21	27.83	24602315-0
12/09/21	2311	PEMERS	PATRICIA EMERSON		317.48	Bookcases for Poolhouse		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3928	DECEMBER 21	12/06/21	8290	12/06/21	317.48	Bookcases for Poolhouse
12/16/21	2312	BAY CR	BAY CREEK CDD		1,003.57	10/27-11/30 050-0360-02		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3929	NOVEMBER21	11/30/21	7620	11/30/21	1,003.57	10/27-11/30 050-0360-02
12/16/21	2313	GREEN	GREENSCAPES		7,920.35			
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3930	47368	12/13/21	8350	12/13/21	100.09	Irrigation
		3931	44564	12/01/21	8310	12/01/21	7,703.00	December Services
		3932	47369	12/13/21	8350	12/13/21	117.26	Irrigation
		Totals:					7,920.35	
12/16/21	2314	POOL	POOL DOCTOR SERVICE		660.00	December Services		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3934	733859	12/01/21	8010	12/01/21	660.00	December Services
12/22/21	2315	BECKER	BECKER		200.00	2022 Annual Retainer		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3940	4240583	12/21/21	7010	12/21/21	200.00	2022 Annual Retainer
12/22/21	2316	GBMS	GULF BREEZE MANAGEMENT SVC INC		2,071.69			

CASH DISBURSEMENTS

Starting Check Date: 12/01/21 Cash account #: 1012
 Ending Check Date: 12/31/21

Check-date	Check-#	Vend-#	Vendor Name		Check-amount	Reference		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3941	97015	12/01/21	7050	12/01/21	1,516.00	DEC Services
		3941	97015	12/01/21	8230	12/01/21	206.00	
		3941	97015	12/01/21	7140	12/01/21	196.00	
		3942	96958	12/01/21	8110	12/01/21	103.69	Ordered&InstalledSign
		3943	97042	12/01/21	7170	12/01/21	50.00	25462Galashields-App

						Totals:	2,071.69	
12/22/21	2317	GREEN	GREENSCAPES		81.56			
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3935	48363	12/20/21	8350	12/20/21	32.50	Irrigation repairs
		3936	48338	12/20/21	8350	12/20/21	49.06	Irrigation repairs

						Totals:	81.56	
12/22/21	2318	JTS	JOHNSON'S TREE SERVICE & STUMP		700.00			
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3937	8116AR	12/01/21	8490	12/01/21	200.00	Arborist Inspection
		3938	8116	12/20/21	8490	12/20/21	500.00	Trees Removal

						Totals:	700.00	
12/22/21	2319	D&G	D&G SEALCOATING & STRIPING INC		8,350.00	Sealcoating		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3939	19020	None	5610	12/17/21	8,350.00	Sealcoating
12/29/21	2320	LEFF	MARTIN J. & JUDITH C. LEFF		500.00	Sec. Deposit Refund		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		3944	DECEMBER 21	12/22/21	3129	12/22/21	500.00	Sec. Deposit Refund
						Totals:	22,331.02	

AGED OWNER BALANCES: AS OF Dec. 31, 2021
LOT/UNIT NUMBER SEQUENCE

* - Previous Owner or Renter

UNIT #	ACCOUNT #	NAME	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL	STATUS
48	25292	Bill & Andrea Douglas	0.00	0.00	0.00	775.00	775.00	Late Notice
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		TOTAL:	0.00	0.00	0.00	775.00	775.00	

AGED OWNER BALANCES: AS OF Dec. 31, 2021
LOT/UNIT NUMBER SEQUENCE

* - Previous Owner or Renter

UNIT #	ACCOUNT #	NAME	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL	STATUS
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REPORT SUMMARY

CODE	N/A	DESCRIPTION	ACCOUNT #	CURRENT	OVER 30	OVER 60	OVER 90	TOTAL
A1		Maintenance Fee	1310	0.00	0.00	0.00	775.00	775.00
GRAND TOTAL:				0.00	0.00	0.00	775.00	775.00

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	DELINQUENCY AMOUNT
01310	A/R Assessments	775.00
TOTAL		\$775.00

PREPAYS AS OF Dec. 31, 2021
Lot/Unit Number Sequence

* - Previous Owner or Renter

NAME ADDRESS	LOT NUMBER	ACCOUNT NUMBER	CODE	PREPAID AMOUNT
CURRENT OWNERS				
Joe & Virginia P. Foster 25460 Galashields Circle	02	25460	PP	275.01
John A. & Kathleen Karpovich 25450 Galashields Circle	05	25450	PP	825.00
Dr. Ehsan & Camille Afshani 25432 Galashields Circle	10	25432	PP	825.00
James E. Hodge, Trustee 25422 Galashields Circle	13	25422	PP	825.00
Bob & Robin Shepherd 25414 Galashields Circle	15	25414	PP	825.00
Timothy & Michelle Shepherd 25412 Galashields Circle	16	25412	PP	825.00
Robert J. & Miriam K. Shepherd 25410 Galashields Circle	17	25410	PP	825.00
Gerard Gausselin 25400 Galashields Circle	20	25400	PP	825.00
Donald A. & Agnes E. Sass 25380 Galashields Circle	25	25380	PP	825.00
Glenn & Jane M. Sciotti 25364 Galashields Circle	29	25364	PP	860.00
Fredrick S. & Cheryl D. Nye 25350 Galashields Circle	34	25350	PP	825.00
David Emerson Gow, Trustee 25330 Galashields Circle	39	25330	PP	825.00
Thomas & Florence Gallucci 25284 Galashields Circle	50	25284	PP	825.00

PREPAYS AS OF Dec. 31, 2021
Lot/Unit Number Sequence

* - Previous Owner or Renter

NAME ADDRESS	LOT NUMBER	ACCOUNT NUMBER	CODE	PREPAID AMOUNT
Joseph & Andrea Hahn, Trust 25282 Galashields Circle	51	25282	PP	825.00
Joseph & Susan Hammerman 25272 Galashields Circle	54	25272	PP	825.00
Edward P. & Amy M. Spiegel 25262 Galashields Circle	56	25262	PP	825.00
Terri J. Wesselman, Trustee 25252 Galashields Circle	58	25252	PP	825.00
Peggy J. Whelan 25242 Galashields Circle	61	25242	PP	825.00
Robert T. & Mary D. Kelly 25240 Galashields Circle	62	25240	PP	825.00
Peggy J. Whelan, Trustee 25230 Galashields Circle	65	25230	PP	825.00
Don R. & Mary L. Hannigan 25224 Galashields Circle	66	25224	PP	825.00
Creighton W. Phillips, III 25220 Galashields Circle	68	25220	PP	825.00
Henriette Eifler 25202 Galashields Circle	71	25202	PP	825.00
Terry L. Donna 25411 Galashields Circle	75	25411	PP	1,550.00
Sidor & Agrio Hadgis 25257 Galashields Circle	77	25257	PP	825.00
Laurie Ann Rubio 25383 Galashields Circle	80	25383	PP	825.00
Richard L. Hayes, Trustee	81	25381	PP	825.00

PREPAYS AS OF Dec. 31, 2021
Lot/Unit Number Sequence

* - Previous Owner or Renter

NAME ADDRESS	LOT NUMBER	ACCOUNT NUMBER	CODE	PREPAID AMOUNT
25381 Galashields Circle				
Jonathan P. & Doris F. Everin 25279 Galashields Circle	83	25279	PP	825.00
Michael V. Picciano 25281 Galashields Circle	84	25281	PP	825.00
Thomas & Jacquie Nastro, TTE 25357 Galashields Circle	86	25357	PP	825.00
Wanda Ciarkowski 25355 Galashields Circle	87	25355	PP	825.00
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TOTAL HOMES:	31	TOTAL PREPAYS		25,785.01
		TOTAL DISTR: PP		25,785.01

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
1010	Operating Capital CLOSED			.00	.00	.00	.00	.00
1011	Operating IronStone CLOSED			.00	.00	.00	.00	.00
1012	Operating Valley National Bank			119,096.20	11,479.84	23,120.94	11,641.10CR	107,455.10
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION		A/P REFERENCE
	12/02/21	AP8074	2308		53.16	BONITA SPRINGS UTILITIES		L012919-C0049245
	12/02/21	AP8074	2309		445.38	GREENSCAPES		Irrigation
	12/06/21	AR0327	AR-327	120.00		Owner Cash Receipts		
	12/08/21	AR0328	AR-328	240.00		Owner Cash Receipts		
	12/09/21	AP8111	2310		27.83	HOTWIRE COMMUNICATION		24602315-0
	12/09/21	AP8111	2311		317.48	PATRICIA EMERSON		Bookcases for Poolhouse
	12/09/21	RJ0021	REVERSE		789.92	FPL 10/27/21 - 11/27/21		
	12/13/21	AR0000	AR04	1,650.00		Owner Cash Receipts		
	12/14/21	AR0000	AR04	1,100.00		Owner Cash Receipts		
	12/15/21	AR0000	2583	100.00		Speed-LeaseApp		
	12/16/21	AP8123	2312		1,003.57	BAY CREEK CDD		10/27-11/30 050-0360-02
	12/16/21	AP8123	2313		7,920.35	GREENSCAPES		Irrigation
	12/16/21	AP8123	2314		660.00	POOL DOCTOR SERVICE		December Services
	12/22/21	AP2223	2319		8,350.00	D&G SEALCOATING & STRIPIN		Sealcoating
	12/22/21	AP8153	2315		200.00	BECKER		2022 Annual Retainer
	12/22/21	AP8153	2316		2,071.69	GULF BREEZE MANAGEMENT SV		DEC Services
	12/22/21	AP8153	2317		81.56	GREENSCAPES		Irrigation repairs
	12/22/21	AP8153	2318		700.00	JOHNSON'S TREE SERVICE &		Arborist Inspection
	12/24/21	AR0000	AR04	1,650.00		Owner Cash Receipts		
	12/27/21	AR0000	AR04	3,300.00		Owner Cash Receipts		
	12/29/21	AP6401	2320		500.00	MARTIN J. & JUDITH C. LEF		Sec. Deposit Refund
	12/30/21	AR0000	AR04	1,650.00		Owner Cash Receipts		
	12/31/21	AR0000	AR04	1,650.00		Owner Cash Receipts		
	12/31/21	CR0000	ADJUST	19.84		Dec 21 Interest Income		
1030	Operating MM IronStone Bank			.00	.00	.00	.00	.00
1110	Reserves TIB Bank CLOSED			.00	.00	.00	.00	.00
1111	Reserves IronStone CLOSED			.00	.00	.00	.00	.00
1112	Reserves First Citizens CLOSED			.00	.00	.00	.00	.00
1113	Reserves SunCoast CLOSED			.00	.00	.00	.00	.00
1114	Reserves TIAA Bank			44,771.83	8,351.61	13,198.54	4,846.93CR	39,924.90
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION		A/P REFERENCE
	12/09/21	AP8111	1056		4,848.54	GREENSCAPES		Irrigation
	12/22/21	AP0000	1057	8,350.00		Void chk, D&G SEALCOATING		PerProperty manager
	12/22/21	AP8153	1057		8,350.00	D&G SEALCOATING & STRIPIN		Sealcoating

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description	Begin-balance	Total-DR	Total-CR	Net-change	End-balance
12/31/21	CR0000 ADJUST	1.61		Dec 21 Interest Income		
1115	Reserves CNL Bank CLOSED	.00	.00	.00	.00	.00
1116	Reserves Valley National Bank	90,245.46	18.40	.00	18.40	90,263.86
DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
12/31/21	CR0000	ADJUST	18.40		Dec 21 Interest Income	
1120	CD Bk FL #3714 2.616% CLOSED		.00	.00	.00	.00
1121	CD SunCst #2720 3.92% CLOSED		.00	.00	.00	.00
1122	CD Ever #6326 1.32% CLOSED		.00	.00	.00	.00
1123	CD CNL #0723 2.47% CLOSED		.00	.00	.00	.00
1124	CD Ever #8014 2.927% CLOSED		.00	.00	.00	.00
1125	CD Valley #0988 1.35% CLOSED		.00	.00	.00	.00
1126	CD Ever 2.30% CLOSED		.00	.00	.00	.00
1127	CD 5/3 #0982 03/17/21 1.98%		.00	.00	.00	.00
1128	CD First Internet Bank CLOSED		.00	.00	.00	.00
1129	CD Syn #3400 2.55% CLOSED		.00	.00	.00	.00
1150	CD Redeemed Baycrest		.00	.00	.00	.00
1310	A/R Assessments	775.00	.00	.00	.00	775.00
1316	A/R Roof Cleaning 2007	.00	.00	.00	.00	.00
1321	A/R Tree Placement Jun 07	.00	.00	.00	.00	.00
1322	A/R Association	.00	.00	.00	.00	.00
1323	A/R Mailbox 2018	.00	.00	.00	.00	.00
1330	A/R - Other	.00	.00	.00	.00	.00
1331	A/R Vendor/Supplier	.00	.00	.00	.00	.00
1332	Prepaid Expense	.00	.00	.00	.00	.00
1334	A/R Working Capital	.00	.00	.00	.00	.00

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
1335	A/R CNL Bank			.00	.00	.00	.00	.00
1336	A/R Capital Bank			.00	.00	.00	.00	.00
1339	A/R SA Hurricane Irma 2017			.00	.00	.00	.00	.00
1340	Due From Operating			.00	.00	.00	.00	.00
1345	Due From Reserves			.00	.00	.00	.00	.00
1350	Due DO NOT USE			.00	.00	.00	.00	.00
1385	A/R GBMS			.00	.00	.00	.00	.00
1386	A/R Owner			.00	.00	.00	.00	.00
1395	A/R Allow Doubtful Accounts			.00	.00	.00	.00	.00
1420	Prepaid Insurance			.00	1,414.08	.00	1,414.08	1,414.08
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	GJ0777	AJE#1	1,414.08		P. Emerson Insurance		
1422	Insurance Refund			.00	.00	.00	.00	.00
1440	Prepaid FPL Auto Pays			.00	.00	.00	.00	.00
1442	Prepaid FPL			.00	.00	.00	.00	.00
1444	Prepaid BSU			.00	.00	.00	.00	.00
1446	Prepaid CenturyLink Auto Pays			.00	.00	.00	.00	.00
1510	Security Deposits			.00	.00	.00	.00	.00
1520	Utility Deposits			.00	.00	.00	.00	.00
1522	Foreclosure Deposits			.00	.00	.00	.00	.00
3010	Accounts Payable			1,502.11CR	35,529.56	35,271.65	257.91	1,244.20CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0888	VH3926		4,848.54	GREENSCAPES	Irrigation	
	12/01/21	AP0888	VH3927		27.83	HOTWIRE COMMUNICATION	24602315-0	
	12/01/21	AP0903	VH3931		7,703.00	GREENSCAPES	December Services	
	12/01/21	AP0903	VH3934		660.00	POOL DOCTOR SERVICE	December Services	
	12/01/21	AP0930	VH3937		200.00	JOHNSON'S TREE SERVICE &	Arborist Inspection	

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description		Begin-balance	Total-DR	Total-CR	Net-change	End-balance
	12/01/21	AP0930 VH3941		1,918.00	GULF BREEZE MANAGEMENT SV	DEC Services	
	12/01/21	AP0930 VH3942		103.69	GULF BREEZE MANAGEMENT SV	Ordered&InstalledSign	
	12/01/21	AP0930 VH3943		50.00	GULF BREEZE MANAGEMENT SV	25462Galashields-App	
	12/02/21	AP8074 2308	53.16		BONITA SPRINGS UTILITIES	L012919-C0049245	
	12/02/21	AP8074 2309	445.38		GREENSCAPES	Irrigation	
	12/06/21	AP0888 VH3928		317.48	PATRICIA EMERSON	Bookcases for Poolhouse	
	12/09/21	AP8111 1056	4,848.54		GREENSCAPES	Irrigation	
	12/09/21	AP8111 2310	27.83		HOTWIRE COMMUNICATION	24602315-0	
	12/09/21	AP8111 2311	317.48		PATRICIA EMERSON	Bookcases for Poolhouse	
	12/13/21	AP0903 VH3930		100.09	GREENSCAPES	Irrigation	
	12/13/21	AP0903 VH3932		117.26	GREENSCAPES	Irrigation	
	12/16/21	AP8123 2312	1,003.57		BAY CREEK CDD	10/27-11/30 050-0360-02	
	12/16/21	AP8123 2313	7,920.35		GREENSCAPES	Irrigation	
	12/16/21	AP8123 2314	660.00		POOL DOCTOR SERVICE	December Services	
	12/17/21	AP0930 VH3939		8,350.00	D&G SEALCOATING & STRIPIN	Sealcoating	
	12/20/21	AP0930 VH3935		32.50	GREENSCAPES	Irrigation repairs	
	12/20/21	AP0930 VH3936		49.06	GREENSCAPES	Irrigation repairs	
	12/20/21	AP0930 VH3938		500.00	JOHNSON'S TREE SERVICE &	Trees Removal	
	12/21/21	AP0930 VH3940		200.00	BECKER	2022 Annual Retainer	
	12/22/21	AP0000 1057		8,350.00	Void chk, D&G SEALCOATING	Per Property manager	
	12/22/21	AP0932 VH3944		500.00	MARTIN J. & JUDITH C. LEF	Sec. Deposit Refund	
	12/22/21	AP2223 2319	8,350.00		D&G SEALCOATING & STRIPIN	Sealcoating	
	12/22/21	AP8153 1057	8,350.00		D&G SEALCOATING & STRIPIN	Sealcoating	
	12/22/21	AP8153 2315	200.00		BECKER	2022 Annual Retainer	
	12/22/21	AP8153 2316	2,071.69		GULF BREEZE MANAGEMENT SV	DEC Services	
	12/22/21	AP8153 2317	81.56		GREENSCAPES	Irrigation repairs	
	12/22/21	AP8153 2318	700.00		JOHNSON'S TREE SERVICE &	Arborist Inspection	
	12/28/21	AP7838 VH3946		104.36	POOL DOCTOR SERVICE	Spa Repair	
	12/29/21	AP2233 VH3958		533.24	BAY CREEK CDD	11/30-12/29 050-0360-02	
	12/29/21	AP6401 2320	500.00		MARTIN J. & JUDITH C. LEF	Sec. Deposit Refund	
	12/29/21	AP7838 VH3951		330.12	POOL DOCTOR SERVICE	Pool repair	
	12/30/21	AP7838 VH3950		78.19	BONITA SPRINGS UTILITIES	L012912-C0049245	
	12/31/21	AP7838 VH3948		198.29	GREENSCAPES	Irrigation	
3011	Accounts Payable Reserves		.00	.00	.00	.00	.00
3015	Inter-Company		.00	.00	.00	.00	.00
3020	Other A/P		.00	.00	.00	.00	.00
3022	A/P Association		.00	.00	.00	.00	.00
3023	Other Accruals Reserves		.00	.00	38,788.33	38,788.33CR	38,788.33CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/31/21	GJ0777	AJE#2		38,788.33	P. Emerson Greenscapes	
3024	A/P GBMS		.00	.00	.00	.00	.00

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
3025	Other Accruals			.00	.00	.00	.00	.00
3026	A/P FPL Auto Pays			789.92CR	789.92	871.64	81.72CR	871.64CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/09/21	RJ0021	REVERSE	789.92		FPL 10/27/21 - 11/27/21		
	12/31/21	RJ0014	AUTO PAY		871.64	FPL Monthly Auto Pays		
3031	A/P Vendor/Supplier			.00	.00	.00	.00	.00
3032	A/P Owners			.00	.00	.00	.00	.00
3040	Due To Reserves			.00	.00	.00	.00	.00
3045	Due To Operating			.00	.00	.00	.00	.00
3050	Due DO NOT USE			.00	.00	.00	.00	.00
3110	Deferred Owner Assessments			23,250.00CR	23,250.00	.00	23,250.00	.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	RJ0036	21 MONTH	23,250.00		2021 Monthly Allocation		
3111	Deferred Reserve Assessments			.00	.00	.00	.00	.00
3115	Deferred TIB Bank			.00	.00	.00	.00	.00
3120	Prepaid Owner Assessments			14,425.01CR	.00	11,360.00	11,360.00CR	25,785.01CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/06/21	AR0327	AR-327		120.00	Owner Cash Receipts		
	12/08/21	AR0328	AR-328		240.00	Owner Cash Receipts		
	12/13/21	AR0000	AR04		1,650.00	Owner Cash Receipts		
	12/14/21	AR0000	AR04		1,100.00	Owner Cash Receipts		
	12/24/21	AR0000	AR04		1,650.00	Owner Cash Receipts		
	12/27/21	AR0000	AR04		3,300.00	Owner Cash Receipts		
	12/30/21	AR0000	AR04		1,650.00	Owner Cash Receipts		
	12/31/21	AR0000	AR04		1,650.00	Owner Cash Receipts		
3121	Deferred Tree Replcemnt Jun 07			.00	.00	.00	.00	.00
3122	Deferred Pre Washing Mar 2008			.00	.00	.00	.00	.00
3123	Deferred Tree Replcemnt May 08			.00	.00	.00	.00	.00
3124	Deferred Lattice Repairs			.00	.00	.00	.00	.00

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
3129	Lessee Security Deposits			11,500.00CR	500.00	.00	500.00	11,000.00CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/22/21	AP0932	VH3944	500.00		MARTIN J. & JUDITH C. LEF	Sec. Deposit Refund	
3133	Deferred Mailbox 2018			.00	.00	.00	.00	.00
3139	Deferred SA Hurricane Irma 17			.00	.00	.00	.00	.00
5020	Reserves - Painting			.00	.00	.00	.00	.00
5030	Reserves - Pavement			.00	.00	.00	.00	.00
5040	Reserves - Pool			.00	.00	.00	.00	.00
5042	Reserves - Pool Furniture			.00	.00	.00	.00	.00
5070	Reserves - Clubhouse Remodel			.00	.00	.00	.00	.00
5110	Reserves - Landscape			.00	.00	.00	.00	.00
5140	Reserves - Insurance Proceeds			.00	.00	.00	.00	.00
5190	Reserves - General Fund			134,765.84CR	43,636.87	.00	43,636.87	91,128.97CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0888	VH3926	4,848.54		GREENSCAPES	Irrigation	
	12/31/21	GJ0777	AJE#2	38,788.33		P. Emerson Greenscapes		
5490	Reserves - Earned Interest			251.45CR	.00	20.01	20.01CR	271.46CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	CR0000	ADJUST		18.40	Dec 21 Interest Income		
	12/31/21	CR0000	ADJUST		1.61	Dec 21 Interest Income		
5491	Reserves - Accrued Interest			.00	.00	.00	.00	.00
5510	Prior Year Surplus/(Deficit)			42,169.75CR	.00	19,169.41	19,169.41CR	61,339.16CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	YD1231			19,169.41	Retaind earnings 12/31/21		
5520	Current Year Surplus/(Deficit)			.00	.00	.00	.00	.00
5610	Capital Improvements			17,754.17CR	8,350.00	.00	8,350.00	9,404.17CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/17/21	AP0930	VH3939	8,350.00		D&G SEALCOATING & STRIPIN	Sealcoating	

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
6010	Owner Maintenance Income			255,750.00CR	.00	23,250.00	23,250.00CR	279,000.00CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	RJ0036	21 MONTH		23,250.00	2021 Monthly Allocation		
6040	Late Charges			179.46CR	.00	.00	.00	179.46CR
6060	Bank Interest - Operating			193.42CR	.00	19.84	19.84CR	213.26CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	CR0000	ADJUST		19.84	Dec 21 Interest Income		
6210	Application Fees			800.00CR	.00	100.00	100.00CR	900.00CR
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/15/21	AR0000	2583		100.00	Speed-LeaseApp		
7010	Legal			3,823.62	200.00	.00	200.00	4,023.62
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/21/21	AP0930	VH3940	200.00		BECKER	2022 Annual Retainer	
7020	Filing Fees - State of Florida			61.25	.00	.00	.00	61.25
7030	Accounting Fees			4,350.00	.00	.00	.00	4,350.00
7050	Management Fees			16,676.00	1,516.00	.00	1,516.00	18,192.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0930	VH3941	1,516.00		GULF BREEZE MANAGEMENT SV	DEC Services	
7140	Office Expense			2,156.00	196.00	.00	196.00	2,352.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0930	VH3941	196.00		GULF BREEZE MANAGEMENT SV	DEC Services	
7170	Misc Administrative Expense			488.35	50.00	.00	50.00	538.35
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0930	VH3943	50.00		GULF BREEZE MANAGEMENT SV	25462Galashields-App	
7510	Insurance - General Liability			10,752.90	.00	1,414.08	1,414.08CR	9,338.82
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	GJ0777	AJE#1		1,414.08	P. Emerson Insurance		
7620	Water - Irrigation			7,074.76	533.24	.00	533.24	7,608.00

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description		Begin-balance	Total-DR	Total-CR	Net-change	End-balance
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/29/21	AP2233	VH3958	533.24		BAY CREEK CDD	11/30-12/29 050-0360-02
7630	Sewer & Water			1,332.99	78.19	.00	78.19 1,411.18
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/30/21	AP7838	VH3950	78.19		BONITA SPRINGS UTILITIES	L012912-C049245
7640	Electricity			8,286.21	871.64	.00	871.64 9,157.85
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/31/21	RJ0014	AUTO PAY	600.87		FPL 11/19/21 - 12/20/21	
	12/31/21	RJ0014	AUTO PAY	247.05		FPL 11/27/21 - 12/28/21	
	12/31/21	RJ0014	AUTO PAY	23.72		FPL 11/19/21 - 12/20/21	
7670	Cable TV			139.63	27.83	.00	27.83 167.46
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/01/21	AP0888	VH3927	27.83		HOTWIRE COMMUNICATION	24602315-0
7810	Amenities Repair			1,725.97	.00	.00	.00 1,725.97
8010	Pool/Spa Maintenance Contract			7,260.00	660.00	.00	660.00 7,920.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/01/21	AP0903	VH3934	660.00		POOL DOCTOR SERVICE	December Services
8020	Pool/Spa Repairs			3,625.45	434.48	.00	434.48 4,059.93
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/28/21	AP7838	VH3946	104.36		POOL DOCTOR SERVICE	Spa Repair
	12/29/21	AP7838	VH3951	330.12		POOL DOCTOR SERVICE	Pool repair
8030	Pool/Spa Permits			250.00	.00	.00	.00 250.00
8110	Building Repair			.00	103.69	103.69	.00 .00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE
	12/01/21	AP0930	VH3942	103.69		GULF BREEZE MANAGEMENT SV	Ordered&InstalledSign
	12/01/21	GJ0775	RECLASS		103.69	CK#2316 GBMS	
8140	Pressure Washing			280.00	.00	.00	.00 280.00
8180	Fire Equipment			595.34	.00	.00	.00 595.34
8220	Janitorial Supplies			89.66	.00	.00	.00 89.66

GENERAL LEDGER TRIAL BALANCE

Starting account #: "First"
 Ending account #: "Last"
 *** Not a standard period ***

Starting date: 12/01/21
 Ending date: 12/31/21

Acct-#	Description			Begin-balance	Total-DR	Total-CR	Net-change	End-balance
8230	Janitorial Services			2,266.00	206.00	.00	206.00	2,472.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0930	VH3941	206.00		GULF BREEZE MANAGEMENT SV	DEC Services	
8290	Misc Maintenance Expense			9,987.27	421.17	.00	421.17	10,408.44
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	GJ0775	RECLASS	103.69		CK#2316 GBMS		
	12/06/21	AP0888	VH3928	317.48		PATRICIA EMERSON	Bookcases for Poolhouse	
8310	Landscape Maintenance Contract			84,733.00	7,703.00	.00	7,703.00	92,436.00
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0903	VH3931	7,703.00		GREENSCAPES	December Services	
8320	Plants/Shrubs/Sod			6,791.39	.00	.00	.00	6,791.39
8350	Irrigation Repairs			8,858.81	497.20	.00	497.20	9,356.01
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/13/21	AP0903	VH3930	100.09		GREENSCAPES	Irrigation	
	12/13/21	AP0903	VH3932	117.26		GREENSCAPES	Irrigation	
	12/20/21	AP0930	VH3935	32.50		GREENSCAPES	Irrigation repairs	
	12/20/21	AP0930	VH3936	49.06		GREENSCAPES	Irrigation repairs	
	12/31/21	AP7838	VH3948	198.29		GREENSCAPES	Irrigation	
8410	Tree Trimming			9,983.00	.00	.00	.00	9,983.00
8490	Misc Landscaping Expense			2,157.44	700.00	.00	700.00	2,857.44
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/01/21	AP0930	VH3937	200.00		JOHNSON'S TREE SERVICE &	Arborist Inspection	
	12/20/21	AP0930	VH3938	500.00		JOHNSON'S TREE SERVICE &	Trees Removal	
8520	Building Pest Control			3,637.60	.00	.00	.00	3,637.60
8890	Miscellaneous/Contingency			.00	.00	.00	.00	.00
9190	Reserves - General Fund			51,060.00	.00	.00	.00	51,060.00
9999	Year End Suspense			.00	19,169.41	.00	19,169.41	19,169.41
	DATE	SOURCE	REFERENCE	DR-AMOUNT	CR-AMOUNT	DESCRIPTION	A/P REFERENCE	
	12/31/21	YD1231		19,169.41		Retaind earnings 12/31/21		
Gnd Total:				.00	166,688.13	166,688.13	.00	.00

RECONCILIATION

Bank #: 10 Operating Valley National Bank 1012 Operating Valley National
G/L Acct Bal: 107,455.10
Bank Balance: 108,875.10
Statement date: 12/31/21

Chk-#	Date	Reference	Clr-date	Uncleared Checks	Uncleared Deposits
OUTSTANDING ITEMS:					
2272	09/23/21	MARTIN J. & JUDITH C. LEF		720.00	
2315	12/22/21	BECKER		200.00	
2320	12/29/21	MARTIN J. & JUDITH C. LEF		500.00	
Total Outstanding				1,420.00	.00

Bank Reconciliation Summary

=====

Checkbook Balance	107,455.10	Reconciling Balance	108,875.10
Uncleared Checks, Credits	1,420.00+	Bank Stmt. Balance	108,875.10
Uncleared Deposits, Debits	0.00	Difference	0.00



0136836 SP 1001 -C01-P38909-I
BAYCREST HOMEOWNERS ASSOCIATION INC
OPERATING ACCOUNT
C/O GULF BREEZE MNGT SVCS OF SW FL LLC
8910 TERRENE CT STE 200
BONITA SPRINGS FL 34135



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Account Statement

For the Period Ending: 12/31/21 | Page 1 of 5

1st HOA Business Cking PlusNow - XXXXXXXX9520

SUMMARY FOR THE PERIOD: 12/01/21 - 12/31/21

Beginning Balance	+	Deposits	+	Interest Paid	-	Withdrawals	-	Service Charge	=	Ending Balance
\$119,850.44		\$11,460.00		\$19.84		\$22,455.18		\$0.00		\$108,875.10

TRANSACTIONS

Date	Description	Debits	Credits	Balance
	Beginning Balance			\$119,850.44
12/01	FPL DIRECT DEBIT ELEC PYMT ID: 1320467283 PPDA	-\$18.71		\$119,831.73
12/01	FPL DIRECT DEBIT ELEC PYMT ID: 1499561429 PPDA	-\$524.16		\$119,307.57
12/06	Deposit		\$120.00	\$119,427.57
12/08	Deposit		\$240.00	\$119,667.57
12/08	Check Number 2308	-\$53.16		\$119,614.41
12/08	Check Number 2309	-\$445.38		\$119,169.03
12/09	FPL DIRECT DEBIT ELEC PYMT ID: 1173152297 PPDA	-\$247.05		\$118,921.98
12/10	Check Number 2305	-\$34.24		\$118,887.74
12/13	LOCKBOX DEPOSIT		\$1,650.00	\$120,537.74
12/13	Check Number 2311	-\$317.48		\$120,220.26
12/14	LOCKBOX DEPOSIT		\$1,100.00	\$121,320.26
12/15	Deposit		\$100.00	\$121,420.26

Have Questions? 800-522-4100

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0136836-0077577-0000001 of 0000008-C01-m1-1001-36809

1st HOA Business Cking PlusNow - XXXXXXXX9520 (continued)**TRANSACTIONS** (continued)

Date	Description	Debits	Credits	Balance
12/15	Check Number 2310	-\$27.83		\$121,392.43
12/22	Check Number 2312	-\$1,003.57		\$120,388.86
12/22	Check Number 2313	-\$7,920.35		\$112,468.51
12/22	Check Number 2314	-\$660.00		\$111,808.51
12/23	Check Number 2316	-\$2,071.69		\$109,736.82
12/24	LOCKBOX DEPOSIT		\$1,650.00	\$111,386.82
12/27	LOCKBOX DEPOSIT		\$3,300.00	\$114,686.82
12/28	Check Number 2319	-\$8,350.00		\$106,336.82
12/29	Check Number 2317	-\$81.56		\$106,255.26
12/30	LOCKBOX DEPOSIT		\$1,650.00	\$107,905.26
12/30	Check Number 2318	-\$700.00		\$107,205.26
12/31	LOCKBOX DEPOSIT		\$1,650.00	\$108,855.26
12/31	Interest Credited Deposit		\$19.84	\$108,875.10
Ending Balance				\$108,875.10

CHECKS IN ORDER

Date	Number	Amount	Date	Number	Amount
12/10	2305	\$34.24	12/22	2313	\$7,920.35
	*		12/22	2314	\$660.00
12/08	- 2308	\$53.16		*	
12/08	2309	\$445.38	12/23	2316	\$2,071.69
12/15	2310	\$27.83	12/29	2317	\$81.56
12/13	2311	\$317.48	12/30	2318	\$700.00
12/22	2312	\$1,003.57	12/28	2319	\$8,350.00

[*] Check Number Missing or Check Converted to Electronic Transaction and Listed under the Transaction section.

RATE SUMMARY

As of 12/01	\$0 - \$2,499	\$2,500 - \$49,999	\$50,000 - \$99,999	\$100,000+
Interest Rate	0.000%	0.030%	0.070%	0.200%

Interest Rate Calculations

Avg Stmt Collected Bal: \$116,774.84

Annual % Yield Earned: 0.200%

Interest Earned: \$19.84

Year-to-Date Interest Paid: \$213.26

The vendor who prints our statements is experiencing technical difficulties. As a result, this statement looks a little different from the one you usually receive. We apologize for the inconvenience.

1st HOA Business Cking PlusNow - XXXXXXXX9520 (continued)

POSTED CHECKS

For more details and bigger images.log on to your account at valley.com

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002305

Date: 11/23/21

Pay To The Order Of: THIRTY-FOUR AND 34/100 DOLLARS

To The Order Of: DESIGN & WOODWORK
1330 Redwood Blvd #1
Naples, FL 34110

Amount: \$34.24

Signature: [Handwritten Signature]

Microprint: *002305* 10212013831 0043019520*

12/10 Check#: 0000002305 Amount: \$34.24

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002308

Date: 12/08/21

Pay To The Order Of: FIFTY-THREE AND 18/100 DOLLARS

To The Order Of: BONITA SPRING UTILITIES
PO Box 11898
Naples, FL 34101-1898

Amount: \$53.18

Signature: [Handwritten Signature]

Microprint: *002308* 10212013831 0043019520*

12/08 Check#: 0000002308 Amount: \$53.18

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002309

Date: 12/08/21

Pay To The Order Of: FOUR HUNDRED FORTY-FIVE AND 36/100 DOLLARS

To The Order Of: GREENSCAPE
14700 Cedar Blvd
Naples, FL 34110

Amount: \$445.36

Signature: [Handwritten Signature]

Microprint: *002309* 10212013831 0043019520*

12/08 Check#: 0000002309 Amount: \$445.38

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002310

Date: 12/09/21

Pay To The Order Of: TWENTY-SEVEN AND 83/100 DOLLARS

To The Order Of: NOTWIRE COMMUNICATION
PO Box 11898
Naples, FL 34101-1898

Amount: \$27.83

Signature: [Handwritten Signature]

Microprint: *002310* 10212013831 0043019520*

12/15 Check#: 0000002310 Amount: \$27.83

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002311

Date: 12/09/21

Pay To The Order Of: THREE HUNDRED SEVENTEEN AND 48/100 DOLLARS

To The Order Of: PATRICIA GIBSON
2312 Sabalwood Circle
Bonita Springs, FL 34135

Amount: \$317.48

Signature: [Handwritten Signature]

Microprint: *002311* 10212013831 0043019520*

12/13 Check#: 0000002311 Amount: \$317.48

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002312

Date: 12/16/21

Pay To The Order Of: ONE THOUSAND THREE AND 87/100 DOLLARS

To The Order Of: RAY GREEN LTD
10300 NW 11th Street
Coast Springs, FL 34507

Amount: \$1,003.57

Signature: [Handwritten Signature]

Microprint: *002312* 10212013831 0043019520*

12/22 Check#: 0000002312 Amount: \$1,003.57

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002313

Date: 12/16/21

Pay To The Order Of: SEVEN THOUSAND NINE HUNDRED TWENTY AND 80/100 DOLLARS

To The Order Of: GREENSCAPE
14700 Cedar Blvd
Naples, FL 34110

Amount: \$7,920.35

Signature: [Handwritten Signature]

Microprint: *002313* 10212013831 0043019520*

12/22 Check#: 0000002313 Amount: \$7,920.35

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002314

Date: 12/16/21

Pay To The Order Of: SIX HUNDRED SIXTY AND 00/100 DOLLARS

To The Order Of: PAUL DOTSON SERVICE
2104 Oak Forest Blvd
Cape Coral, FL 33904

Amount: \$660.00

Signature: [Handwritten Signature]

Microprint: *002314* 10212013831 0043019520*

12/22 Check#: 0000002314 Amount: \$660.00

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002315

Date: 12/23/21

Pay To The Order Of: TWO THOUSAND SEVENTY-ONE AND 89/100 DOLLARS

To The Order Of: GULF STREAM MANAGEMENT Svc
8910 Terra Vista Blvd 200
Bonita Springs, FL 34135

Amount: \$2,071.69

Signature: [Handwritten Signature]

Microprint: *002315* 10212013831 0043019520*

12/23 Check#: 0000002315 Amount: \$2,071.69

Baymont Homeowners Assoc.
c/o Gulf Stream Management Svc
8910 Terra Vista Blvd 200
Bonita Springs FL 34135

Valley National Bank
Bonita Springs, FL

002316

Date: 12/29/21

Pay To The Order Of: EIGHTY-ONE AND 81/100 DOLLARS

To The Order Of: GREENSCAPE
14700 Cedar Blvd
Naples, FL 34110

Amount: \$81.56

Signature: [Handwritten Signature]

Microprint: *002316* 10212013831 0043019520*

12/29 Check#: 0000002317 Amount: \$81.56

POSTED CHECKS (continued)

Buyers: Hestermeyer Associates
c/o Gulf Stream Management Svcs
9910 Tannock Ct. Bldg 200
Miami Springs FL 33158

Invoice Number: 002318
Invoice Date: 12/23/71
Invoice To: 00-102078

Pay To: ☐ Cash
Payee: EIGHT THOUSAND THREE HUNDRED FIFTY AND 00/100 DOLLARS *****
Amount:

To The
Order Of: DSC SEAL COATING & STRIPING INC
17882 Neumiller Circle
Fort Myers, FL 33807

Ralph W. Wicks, Manager

⑈00 2 3 1 8 ⑈ ⑈00 2 6 2 0 1 3 8 5 ⑈ ⑈00 1 0 1 5 2 0 ⑈

12/28 Check#: 0000002319 Amount: \$8,350.00

0136836-0077578-0000004 of 0000006-C01-m1-1001-36909

To Reconcile Your Account

1. Compare the checks listed as paid on your statement with the entries appearing in your checkbook to insure that they have been properly charged to your account.
2. Create a list of all checks that have been issued by you but have not been paid by Valley (Check(s) Outstanding).
3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
2 Add deposits recorded in your checkbook but not shown on this statement.	
3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

Finance Charge Computation For Personal Line Of Credit

The Finance Charge that accrues in any monthly billing period is determined on each day in the monthly billing cycle by multiplying the Daily Periodic Rate by the outstanding principal balance (after subtracting payments and adding advances posted that day); then we add the results of these calculations for the number of days in the billing cycle. The Daily Periodic Rate is the Annual Percentage Rate in effect during the monthly billing cycle divided by 365.

In Case Of Errors Or Questions About Your Personal Line Of Credit Transactions

A. Pursuant To The Federal Fair Credit Billing Act

If you think your statement is wrong or if you need more information about checking transactions on your statement which did not arise from an electronic transfer, write us as soon as possible at Valley National Bank, Attn: Customer Care, 1445 Valley Road, Wayne, NJ 07470-2088, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. You can contact us at 800-522-4100, but doing so will not preserve your rights. In your letter, give us your name and account number and the dollar amount of the suspected error. Describe the error and explain, if you

can, why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

B. Under Applicable State Law

If you rely upon the 3 months period provided by state law, you may lose important rights that could be preserved by action more promptly under the federal law described in the first paragraph in this section. State law provisions apply only after expiration of the time period for submitting a proper written notice of a billing error under federal law.

In Case Of Error Or Questions About Your Electronic Transfers (Pursuant to the Electronic Fund Transfer Act. Applicable to personal accounts only; does not pertain to wire transfers.)

If you think your statement or receipt is wrong or if you need more information about an electronic transfer on the statement or receipt, please contact us at 800-522-4100; write us at Valley National Bank, Attn: Customer Care, 1445 Valley Road, Wayne, NJ 07470-2088, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. Tell us your name and account number and the dollar amount of the suspected error. Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe it is an error or why you need more information. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this or 20 business days if your notice of error involves an electronic fund transfer to or from the account within 30 days after the first deposit to the account was made, we will provisionally credit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

For Additional Terms And Conditions Applicable To Your Account Statement, Please Reference Our "All About Your Accounts" Booklet.



0138838-007579-00000008 of 00000008-C01-m1-1001-38909

RECONCILIATION

Bank #: 09 Reserves TIAA Bank 1114 Reserves TIAA Bank
G/L Acct Bal: 39,924.90
Bank Balance: 39,924.90
Statement date: 12/31/21

Chk-#	Date	Reference	Clr-date	Uncleared Checks	Uncleared Deposits
-------	------	-----------	----------	---------------------	-----------------------

OUTSTANDING ITEMS:

Total Outstanding				.00	.00
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Bank Reconciliation Summary

=====

Checkbook Balance	39,924.90	Reconciling Balance	39,924.90
Uncleared Checks, Credits	0.00 +	Bank Stmt. Balance	39,924.90
Uncleared Deposits, Debits	0.00	Difference	0.00

Statement of Account
0960056688

000002918 MD02201231nonI524866 01 000000 070427 002 0

**BAY CREST HOMEOWNERS ASSOC INC**
8910 TERRENE CT SUITE 200
BONITA SPRINGS FL 34135-9514December 31, 2021
Days in stmt period: 31
(0)
Page 1 of 2Direct Inquiries to:
888-882-3837TIAA Bank
1185 Immokalee RD.
Naples, FL 34110**Summary of Account Balance**

<i>Account</i>	<i>Number</i>	<i>Ending Balance</i>
Business Money Market	0960056688	\$39,924.90

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17MCM5722.07

Statement of Account
 0960056688
 Bay Crest Homeowners Assoc Inc
 Page 2 of 2

Business Money Market 0960056688

Interest paid year to date \$20.76

Date	Description	Additions	Subtractions	Balance	Number	Date	Amount
11-30	Beginning balance			\$49,620.37	1054	12-01	4,848.54
12-01	Check 1054		-4,848.54	44,771.83	1056 *	12-15	4,848.54
12-15	Check 1056		-4,848.54	39,923.29	* Skip in check sequence		
12-31	#Interest Credit	1.61		39,924.90			
12-31	Ending totals	1.61	-9,697.08	\$39,924.90			

Annual percentage yield earned 0.05 %
 Interest-bearing days 31
 Average balance for APY \$42,112.95
 Interest earned \$1.61

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

00002816 05635 00014002 DD02201231mon1524880 001 00070427

RECONCILIATION

Bank #: 12 Reserves Valley National Bank 1116 Reserves Valley National B
G/L Acct Bal: 90,263.86
Bank Balance: 90,263.86
Statement date: 12/31/21

Chk-#	Date	Reference	Clr-date	Uncleared Checks	Uncleared Deposits
-------	------	-----------	----------	---------------------	-----------------------

OUTSTANDING ITEMS:

Total Outstanding				.00	.00
-------------------	--	--	--	-----	-----

Bank Reconciliation Summary

=====

Checkbook Balance	90,263.86	Reconciling Balance	90,263.86
Uncleared Checks, Credits	0.00 +	Bank Stmt. Balance	90,263.86
Uncleared Deposits, Debits	0.00	Difference	0.00



0125380 SP 2001 -C01-P25430-I
BAYCREST HOMEOWNERS ASSOCIATION INC
C/O GULF BREEZE MNGT SVCS OF SW FL LLC
8910 TERRENE CT STE 200
BONITA SPRINGS FL 34135



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Account Statement

For the Period Ending: 12/31/21 | Page 1 of 2

Valley Business Choice MMA - XXXXXXXX6928

SUMMARY FOR THE PERIOD: 12/01/21 - 12/31/21

Beginning Balance	+	Deposits	+	Interest Paid	-	Withdrawals	-	Service Charge	=	Ending Balance
\$90,245.46		\$0.00		\$18.40		\$0.00		\$0.00		\$90,263.86

TRANSACTIONS

Date	Description	Debits	Credits	Balance
	Beginning Balance			\$90,245.46
12/31	Interest Credited Deposit		\$18.40	\$90,263.86
	Ending Balance			\$90,263.86

RATE SUMMARY

As of 12/01	\$0 - \$9,999	\$10,000 - \$4,999,999	\$5,000,000+
Interest Rate	0.100%	0.240%	0.200%

Interest Rate Calculations

Avg Stmt Collected Bal: \$90,245.46

Annual % Yield Earned: 0.240%

Interest Earned: \$18.40

Year-to-Date Interest Paid: \$250.70

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3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
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3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

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In Case Of Errors Or Questions About Your Personal Line Of Credit Transactions

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For Additional Terms And Conditions Applicable To Your Account Statement, Please Reference Our "All About Your Accounts" Booklet.

