



Financial Report Package (unaudited)

May 2021

Prepared for

**Country Creek Homeowners Association of
Manatee, Inc**

**Balance Sheet**

Country Creek Homeowners Association of Manatee, Inc
End Date: 05/31/2022

Date: 6/17/2022
Time: 3:21 pm
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	Operating	Reserve	Total
Assets			
Operating Accounts			
Operating - SSB	\$ 28,256.98	\$ -	\$ 28,256.98
Total: Operating Accounts	\$ 28,256.98	\$ -	\$ 28,256.98
Reserve Accounts			
Reserve MM - SSB	-	23,278.25	23,278.25
Total: Reserve Accounts	\$ -	\$ 23,278.25	\$ 23,278.25
Accounts Receivable			
Accounts Receivable	4,478.04	-	4,478.04
Total: Accounts Receivable	\$ 4,478.04	\$ -	\$ 4,478.04
Other Current Assets			
Prepaid Insurance	3,119.18	-	3,119.18
Prepaid Website	383.11	-	383.11
Total: Other Current Assets	\$ 3,502.29	\$ -	\$ 3,502.29
Total: Assets	\$ 36,237.31	\$ 23,278.25	\$ 59,515.56
Liabilities & Equity			
Accounts Payable			
Accounts Payable	104.78	-	104.78
Total: Accounts Payable	\$ 104.78	\$ -	\$ 104.78
Other Current Liabilities			
Deferred Assessments	8,322.00	-	8,322.00
Prepaid Assessments	1,658.03	-	1,658.03
Accrued Expense	1,108.00	-	1,108.00
Total: Other Current Liabilities	\$ 11,088.03	\$ -	\$ 11,088.03
Reserve Fund - Interest			
Earned YTD - MM Interest	-	13.63	13.63
Total: Reserve Fund - Interest	\$ -	\$ 13.63	\$ 13.63
Reserve Fund - Allocation			
Beq Balance - Pooled Reserves	-	10,123.62	10,123.62
Allocation - Pooled Reserves	-	14,641.00	14,641.00
Total: Reserve Fund - Allocation	\$ -	\$ 24,764.62	\$ 24,764.62
Reserve Fund - Expenses			
Roofs	-	(1,500.00)	(1,500.00)
Total: Reserve Fund - Expenses	\$ -	\$(1,500.00)	\$(1,500.00)
Retained Earnings			
Previous Years' Surplus/(Loss)	18,975.71	-	18,975.71
Total: Retained Earnings	\$ 18,975.71	\$ -	\$ 18,975.71
Net Income Gain/Loss	-	-	-
Net Income Gain/Loss	6,068.79	-	6,068.79
Total: Liabilities & Equity	\$ 36,237.31	\$ 23,278.25	\$ 59,515.56



Income Statement - Operating

Country Creek Homeowners Association of Manatee, Inc
5/1/2022 - 5/31/2022

Date: 6/17/2022
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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
Income							
4010-00 Assessments	\$7,486.00	\$7,467.50	\$18.50	\$82,346.00	\$82,142.50	\$203.50	\$89,610.00
4020-00 Sales & Lease Applications	100.00	-	100.00	900.00	-	900.00	-
4030-00 Bank Interest Income - Operating	0.30	-	0.30	5.36	-	5.36	-
4040-00 Late Fees/Interest	24.17	-	24.17	735.88	-	735.88	-
4050-00 NSF/Bank Fees	-	-	-	50.00	-	50.00	-
4060-00 Fines/Violations	-	-	-	(5,000.00)	-	(5,000.00)	-
4080-00 Collection fee	-	-	-	482.00	-	482.00	-
Total Income	\$7,610.47	\$7,467.50	\$142.97	\$79,519.24	\$82,142.50	(\$2,623.26)	\$89,610.00
Total OPERATING INCOME	\$7,610.47	\$7,467.50	\$142.97	\$79,519.24	\$82,142.50	(\$2,623.26)	\$89,610.00
OPERATING EXPENSE							
Administration							
5010-00 Insurance	571.32	300.00	(271.32)	4,221.94	3,300.00	(921.94)	3,600.00
5012-00 Dues/Licenses/Permits	-	5.17	5.17	61.25	56.87	(4.38)	62.00
5015-00 Legal Fees	-	1,000.00	1,000.00	1,457.50	11,000.00	9,542.50	12,000.00
5016-00 Accounting/Audit	-	14.58	14.58	185.00	160.38	(24.62)	175.00
5018-00 Meeting Room	-	25.00	25.00	-	275.00	275.00	300.00
5019-00 Website/Portal	7.51	4.17	(3.34)	67.59	45.87	(21.72)	50.00
5020-00 Office	99.78	166.67	66.89	1,722.92	1,833.37	110.45	2,000.00
Supplies/Postage/Printing/Misc							
5021-00 Records Storage	6.00	4.17	(1.83)	66.00	45.87	(20.13)	50.00
5023-00 Management Fees	1,254.00	1,283.33	29.33	13,794.00	14,116.63	322.63	15,400.00
5036-00 Legal Fees - Collections	5.00	-	(5.00)	950.00	-	(950.00)	-
Total Administration	\$1,943.61	\$2,803.09	\$859.48	\$22,526.20	\$30,833.99	\$8,307.79	\$33,637.00
Grounds							
7010-00 Landscape Contract	2,897.30	2,666.67	(230.63)	28,912.80	29,333.37	420.57	32,000.00
7013-00 Landscaping & Groundskeeping	625.00	333.33	(291.67)	2,113.85	3,666.63	1,552.78	4,000.00
7016-00 Tree Trimming & Removal	-	125.00	125.00	2,400.00	1,375.00	(1,025.00)	1,500.00
7019-00 Repair/Replace/Misc	-	125.00	125.00	205.78	1,375.00	1,169.22	1,500.00
7020-00 Lake Maintenance	1,108.00	1,083.33	(24.67)	11,768.00	11,916.63	148.63	13,000.00
7022-00 Irrigation Repairs	-	27.25	27.25	472.99	299.75	(173.24)	327.00
Total Grounds	\$4,630.30	\$4,360.58	(\$269.72)	\$45,873.42	\$47,966.38	\$2,092.96	\$52,327.00
Building Maintenance							
8018-00 Non-Building Maintenance/Repairs	-	33.33	33.33	-	366.63	366.63	400.00
Total Building Maintenance	\$-	\$33.33	\$33.33	\$-	\$366.63	\$366.63	\$400.00
Utilities							
8510-00 Utilities - Electric	468.49	458.33	(10.16)	5,050.83	5,041.63	(9.20)	5,500.00
Total Utilities	\$468.49	\$458.33	(\$10.16)	\$5,050.83	\$5,041.63	(\$9.20)	\$5,500.00
Total OPERATING EXPENSE	\$7,042.40	\$7,655.33	\$612.93	\$73,450.45	\$84,208.63	\$10,758.18	\$91,864.00
Net Income:	\$568.07	(\$187.83)	\$755.90	\$6,068.79	(\$2,066.13)	\$8,134.92	(\$2,254.00)



Income Statement - Reserve

Country Creek Homeowners Association of Manatee, Inc
5/1/2022 - 5/31/2022

Date: 6/17/2022

Time: 3:21 pm

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Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
RESERVE INCOME							
Income							
4013-00 Assessments - Reserves	\$836.00	\$854.50	(\$18.50)	\$9,196.00	\$9,399.50	(\$203.50)	\$10,254.00
Total Income	\$836.00	\$854.50	(\$18.50)	\$9,196.00	\$9,399.50	(\$203.50)	\$10,254.00
Total RESERVE INCOME	\$836.00	\$854.50	(\$18.50)	\$9,196.00	\$9,399.50	(\$203.50)	\$10,254.00
RESERVE EXPENSE							
Reserve Expense							
5100-00 Reserve Expense	836.00	666.67	(169.33)	9,196.00	7,333.37	(1,862.63)	8,000.00
Total Reserve Expense	\$836.00	\$666.67	(\$169.33)	\$9,196.00	\$7,333.37	(\$1,862.63)	\$8,000.00
Total RESERVE EXPENSE	\$836.00	\$666.67	(\$169.33)	\$9,196.00	\$7,333.37	(\$1,862.63)	\$8,000.00
Net Reserve:	\$0.00	\$187.83	(\$187.83)	\$0.00	\$2,066.13	(\$2,066.13)	\$2,254.00

**Reserve Schedule**

Country Creek Homeowners Association of Manatee, Inc
05/01/2022 To 05/31/2022

Date: 6/17/2022
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Description	Prior Balance	Contribution	Expenditure	Transfer	Interest	Ending Balance
Reserve MM - SSB	(\$22,442.05)	\$0.00	\$0.00	\$0.00	\$0.00	(\$23,278.25)
Earned YTD - MM Interest	\$13.43	\$0.00	\$0.00	\$0.00	\$0.20	\$13.63
Beg Balance - Pooled Reserves	\$10,123.62	\$0.00	\$0.00	\$0.00	\$0.00	\$10,123.62
Allocation - Pooled Reserves	\$13,805.00	\$836.00	\$0.00	\$0.00	\$0.00	\$14,641.00
Roofs	(\$1,500.00)	\$0.00	\$0.00	\$0.00	\$0.00	(\$1,500.00)
Assessments - Reserves	\$8,360.00	\$836.00	\$0.00	\$0.00	\$0.00	\$9,196.00
Reserve Expense	(\$8,360.00)	\$0.00	\$836.00	\$0.00	\$0.00	(\$9,196.00)
	\$0.00	\$1,672.00	\$836.00	\$0.00	\$0.20	\$0.00



Homeowner Aging Report

Country Creek Homeowners Association of Manatee, Inc
End Date: 05/31/2022

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Description	Current	Over 30	Over 60	Over 90	Balance
CCH318 - Walter & Amanda Abourezk Attorney 14027 1st Ave E Lot 318				Collection Status: Collections - Attorney Collection Attorney: Lori M Dorman, P.A.	
Total:	\$12.56	\$12.56	\$0.00	\$3,602.15	\$3,627.27
CCH330 - Dustin & Christy Beres Attorney 324 141st Ct NE Lot 330				Last Payment: \$492.91 on 05/17/2021 Collection Status: Collections - Attorney Collection Attorney: Mankin Law Group	
Total:	\$6.57	\$6.57	\$0.00	\$498.41	\$511.55
CCH248 - Marilyn Foster-Mendez Owner 14706 1st Ave E Lot 248				Last Payment: \$448.00 on 09/03/2021	
Total:	(\$5.00)	\$0.00	\$0.00	\$0.00	(\$5.00)
CCH367 - Invitation Homes Owner 123 141st Ct NE Lot 367				Last Payment: \$399.00 on 12/29/2021	
Total:	(\$399.00)	\$0.00	\$0.00	\$0.00	(\$399.00)
CCH104 - IH5 Property Florida, LP Owner 716 147th St E Lot 104				Last Payment: \$482.28 on 02/03/2022 Collection Attorney: Mankin Law Group	
Total:	(\$397.34)	\$0.00	\$0.00	\$0.00	(\$397.34)
CCH262 - IH6 Property Florida, LP Owner 15124 3rd Dr E Lot 262				Last Payment: \$493.94 on 02/22/2022 Collection Attorney: Mankin Law Group	
Total:	(\$399.00)	\$0.00	\$0.00	\$0.00	(\$399.00)
CCH112 - David & Laura Logan Owner 606 147th St E Lot 112				Last Payment: \$438.00 on 08/23/2021	
Total:	(\$9.69)	\$0.00	\$0.00	\$0.00	(\$9.69)
CCH160 - Mark & Cristina McCrone Owner 119 Mill Run E Lot 160				Last Payment: \$485.85 on 02/17/2022 Collection Attorney: Mankin Law Group	
Total:	(\$448.00)	\$0.00	\$0.00	\$0.00	(\$448.00)
CCH137 - SRP, SUB LLC Attorney 14814 7th Ave E Lot 137				Last Payment: \$399.00 on 01/11/2022 Collection Status: Collections - Attorney Collection Attorney: Mankin Law Group	
Total:	\$1.66	\$1.66	\$0.00	\$96.60	\$99.92
CCH210 - THR Florida, LP Attorney 210 147th St E Lot 210				Last Payment: \$399.00 on 12/30/2021 Collection Status: Collections - Attorney Collection Attorney: Mankin Law Group	
Total:	\$1.33	\$1.33	\$0.00	\$92.70	\$95.36
CCH237 - THR Florida, LP Attorney 14750 1st Ave E Lot 237				Last Payment: \$399.00 on 01/11/2022 Collection Status: Collections - Attorney Collection Attorney: Mankin Law Group	
Total:	\$1.66	\$1.66	\$0.00	\$98.60	\$101.92
CCH111 - Gary & Tina Young Board To Approve Attorney Collections 610 147th St E Lot 111				Last Payment: \$460.00 on 02/08/2022 Collection Status: Board To Approve Attorney Collections	
Total:	\$0.39	\$5.39	\$5.00	\$31.24	\$42.02
Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
Country Creek Homeowners Association of Manatee, Inc	(\$1,633.86)	\$29.17	\$5.00	\$4,419.70	\$2,820.01



Homeowner Aging Report

Country Creek Homeowners Association of Manatee, Inc
End Date: 05/31/2022

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Description	Current	Over 30	Over 60	Over 90	Balance
Description	Total				
Assessment (Delinquent Fee) 2020	\$25.00				
Assessment (Delinquent Interest) 2020	\$153.59				
Assessment (Delinquent Interest) 2021	\$108.55				
Assessment 2019	\$1,054.47				
Assessment 2020	\$399.00				
Assessment 2021	\$977.27				
Assessment - Reserves (Delinquent Interest) 2021	\$17.67				
Assessment - Reserves 2021	\$201.85				
Legal Fees - Collection 2018	\$485.64				
Legal Fees - Collection 2020	\$1,010.00				
Payment Reminder 2021	\$30.00				
Payment Reminder 2022	\$15.00				
PrePaid	(\$1,658.03)				
		AR Total:	\$4,478.04		



Payables Aging Report

Country Creek Homeowners Association of Manatee, Inc
As Of 5/31/2022

Date: 6/17/2022
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Vendor	Current	Over 30	Over 60	Over 90	Balance
Gulf Coast Community Management, LLC	\$104.78	\$0.00	\$0.00	\$0.00	\$104.78
Totals:	<u>\$104.78</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$104.78</u>

**Cash Disbursement**Country Creek Homeowners Association of Manatee, Inc
5/1/2022 - 5/31/2022Date: 6/17/2022
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Date	Check #	Payee	Amount	
10-1010-00 Operating - SSB				
05/05/2022	0	Gulf Coast Community Management, LLC	\$1,260.00	
		50-5021-00 Monthly Management Fee	\$6.00	
		50-5023-00 Monthly Management Fee	\$1,254.00	
05/20/2022			\$836.00	
		12-1210-00 Transfer to SouthState Bank - RES - 1281; Monthly Reserve Income	\$836.00	
05/23/2022	300062	FPL	\$18.33	
		Invoice #: 051222-6065		
		85-8510-00 55723-06065-FPL	\$18.33	
05/23/2022	300063	FPL	\$15.19	
		Invoice #: 051222-5204		
		85-8510-00 51199-15204-FPL	\$15.19	
05/23/2022	300064	FPL	\$367.67	
		Invoice #: 051222-0155		
		85-8510-00 33402-20155-FPL	\$367.67	
05/23/2022	300065	FPL	\$28.33	
		Invoice #: 051222-1003		
		85-8510-00 26196-11003-FPL	\$28.33	
05/23/2022	300066	FPL	\$38.97	
		Invoice #: 051222-9081		
		85-8510-00 81067-49081-FPL	\$38.97	
05/24/2022	100123	Green Thumb Landscape Management, Inc	\$3,522.30	
		Invoice #: 00035412		
		70-7010-00 Green Thumb Landscape Management, Inc	\$2,897.30	
		70-7013-00 Green Thumb Landscape Management, Inc	\$625.00	
		Account Totals	# Checks: 7	\$6,086.79
		Association Totals	# Checks: 7	\$6,086.79



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Statement Ending 05/31/2022

COUNTRY CREEK HOMEOWNERS

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Account Number: XXXXXXXXXXXXXXX1278

COUNTRY CREEK HOMEOWNERS ASSOCIATION OF
MANATEE INC
OPERATING
C/O GULF COAST COMMUNITY MANAGEMENT LLC
9040 TOWN CENTER PKWY
LAKEWOOD RANCH FL 34202-4101

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 INT CHK	XXXXXXXXXXXXXXXX1278	\$31,840.53

ASSOCIATION INT CHK-XXXXXXXXXXXXXXXX1278

Account Summary

Date	Description	Amount
04/30/2022	Beginning Balance	\$35,874.33
	3 Credit(s) This Period	\$1,542.50
	10 Debit(s) This Period	\$5,576.30
05/31/2022	Ending Balance	\$31,840.53

Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.01%
Interest Days	32
Interest Earned	\$0.30
Interest Paid This Period	\$0.30
Interest Paid Year-to-Date	\$1.82
Minimum Balance	\$31,840.23
Average Available Balance	\$34,367.18

Deposits

Date	Description	Amount
05/02/2022	CORP ICL/RDC DEPOSIT	\$1,442.20
05/13/2022	CORP ICL/RDC DEPOSIT	\$100.00
		2 item(s) totaling \$1,542.20

Other Credits

Date	Description	Amount
05/31/2022	INTEREST	\$0.30
		1 item(s) totaling \$0.30

Electronic Debits

Date	Description	Amount
05/06/2022	Country Creek Ho Vendor Pay 1616	\$1,260.00
05/23/2022	Country Creek Ho CincXfer D1840	\$836.00
05/24/2022	FPL DIRECT DEBIT ELEC PYMT XXXXXX5204 PPDA	\$15.19
05/24/2022	FPL DIRECT DEBIT ELEC PYMT XXXXXX6065 PPDA	\$18.33
05/24/2022	FPL DIRECT DEBIT ELEC PYMT XXXXXX1003 PPDA	\$28.33
05/24/2022	FPL DIRECT DEBIT ELEC PYMT XXXXXX9081 PPDA	\$38.97
05/24/2022	FPL DIRECT DEBIT ELEC PYMT XXXXXX0155 PPDA	\$367.67
		7 item(s) totaling \$2,564.49

Member FDIC
NMLS# 403455



ASSOCIATION INT CHK-XXXXXXXXXXXX1278 (continued)**Checks Cleared**

Check Nbr	Date	Amount	Check Nbr	Date	Amount
100119	05/16/2022	\$2,824.55	100122*	05/13/2022	\$84.51
100120	05/24/2022	\$102.75			

* Indicates skipped check number

3 item(s) totaling \$3,011.81

Daily Balances

Date	Amount	Date	Amount	Date	Amount
05/02/2022	\$37,316.53	05/16/2022	\$33,247.47	05/31/2022	\$31,840.53
05/06/2022	\$36,056.53	05/23/2022	\$32,411.47		
05/13/2022	\$36,072.02	05/24/2022	\$31,840.23		

Country Creek Homeowners Association of Minnie 2251 J.R. Lane Community Management 5945 Town Center Way Lakewood Ranch, FL 34202		MEMBER NO. 5551 100100119 ISSUED 04/01	DATE 04/28/2022
PAY TO Green Thumb Landcare Management, Inc.		\$ 2,824.55	
THE ORDER OF Green Thumb Landcare Management, Inc. (Landscape Maintenance)		DOLLARS	

#000100119

\$2,824.55

Country Creek Homeowners Association of Minnie 2251 J.R. Lane Community Management 5945 Town Center Way Lakewood Ranch, FL 34202		MEMBER NO. 5551 100100120 ISSUED 04/01	DATE 04/28/2022
PAY TO 3688 SWB		\$ 102.75	
THE ORDER OF One Hundred Two Dollars and Sixty-Five Cents		DOLLARS	

#000100120

\$102.75

Country Creek Homeowners Association of Minnie 2251 J.R. Lane Community Management 5945 Town Center Way Lakewood Ranch, FL 34202		MEMBER NO. 5551 100100122 ISSUED 04/01	DATE 04/28/2022
PAY TO Gold Coast Community Management, LLC		\$ 84.51	
THE ORDER OF Eighty-Four Dollars and Fifty-One Cents		DOLLARS	

#000100122

\$84.51



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Statement Ending 05/31/2022

COUNTRY CREEK HOMEOWNERS

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Account Number: XXXXXXXXXXXXXXX1281

COUNTRY CREEK HOMEOWNERS ASSOCIATION OF
MANATEE INC
RESERVE
C/O GULF COAST COMMUNITY MANAGEMENT LLC
9040 TOWN CENTER PKWY
LAKEWOOD RANCH FL 34202-4101

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	XXXXXXXXXXXXXXXX1281	\$23,278.25

ASSOCIATION MMA-XXXXXXXXXXXXXXXX1281

Account Summary

Date	Description	Amount
04/30/2022	Beginning Balance	\$22,442.05
	2 Credit(s) This Period	\$836.20
	0 Debit(s) This Period	\$0.00
05/31/2022	Ending Balance	\$23,278.25

Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.01%
Interest Days	32
Interest Earned	\$0.20
Interest Paid This Period	\$0.20
Interest Paid Year-to-Date	\$0.86
Minimum Balance	\$22,442.05
Average Available Balance	\$22,677.17

Other Credits

Date	Description	Amount
05/23/2022	Country Creek Ho CincXfer C1840	\$836.00
05/31/2022	INTEREST	\$0.20
		2 item(s) totaling \$836.20

Daily Balances

Date	Amount	Date	Amount
05/23/2022	\$23,278.05	05/31/2022	\$23,278.25

Member FDIC
NMLS# 403455





Bank Account Reconciliation
Country Creek Homeowners Association of Manatee, Inc
SouthState Bank - OP - 1278 (End: 05/31/2022)

Date: 6/17/2022
Time: 3:21 pm
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Date	Reconciled	Description	Check Number	Transaction Amount
Uncleared Items				
04/28/2022		Florida Department of State	100121	(\$61.25)
05/24/2022		Green Thumb Landscape Management, Inc	100123	(\$3,522.30)
			Total Uncleared	(\$3,583.55)

SouthState Bank - OP - 1278 Summary	
Ending Account Balance:	\$ 28,256.98
Uncleared Items:	(\$3,583.55)
Adjusted Balance:	\$ 31,840.53
Bank Ending Balance:	\$ 31,840.53
Difference:	\$-



Bank Account Reconciliation
Country Creek Homeowners Association of Manatee, Inc
SouthState Bank - RES - 1281 (End: 05/31/2022)

Date: 6/17/2022
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Date	Reconciled	Description	Check Number	Transaction Amount
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SouthState Bank - RES - 1281 Summary			
Ending Account Balance:			\$ 23,278.25
Uncleared Items:			\$-
Adjusted Balance:			\$ 23,278.25
Bank Ending Balance:			\$ 23,278.25
Difference:			\$-



General Ledger Trial Balance with Details

Country Creek Homeowners Association of Manatee, Inc
Accts: 10-1010-00 To: 91-9190-00 Dates: 5/1/2022 - 5/31/2022

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Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
10-1010-00	Operating - SSB	\$32,801.27	\$1,542.50	\$6,086.79	\$28,256.98
Date	GL Ref #	Debit	Credit	Description	
05/02/2022	108156	\$ 1,442.20	\$ -	Deposit from batch 12755	
05/05/2022	108602	-	1,260.00	Operating - SSB; Gulf Coast Community Management, LLC Chk # 0	
05/13/2022	110000	100.00	-	Deposit from batch 12926	
05/20/2022	110619	-	836.00	Monthly Reserve Income	
05/23/2022	110949	-	18.33	Operating - SSB; FPL Chk # 300062	
05/23/2022	110951	-	15.19	Operating - SSB; FPL Chk # 300063	
05/23/2022	110953	-	367.67	Operating - SSB; FPL Chk # 300064	
05/23/2022	110955	-	28.33	Operating - SSB; FPL Chk # 300065	
05/23/2022	110957	-	38.97	Operating - SSB; FPL Chk # 300066	
05/24/2022	111138	-	3,522.30	Operating - SSB; Green Thumb Landscape Management, Inc Chk # 100123	
05/31/2022	111934	0.30	-	Interest	
12-1210-00	Reserve MM - SSB	22,442.05	836.20	-	23,278.25
Date	GL Ref #	Debit	Credit	Description	
05/20/2022	110619	\$ 836.00	\$ -	Monthly Reserve Income	
05/31/2022	111936	0.20	-	Interest	
13-1300-00	Accounts Receivable	5,896.07	124.17	1,542.20	4,478.04
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	108295	\$ 21.14	\$ -	Assessment - Batch 12763	
05/01/2022	108297	3.03	-	Assessment - Reserves - Batch 12763	
05/02/2022	108156	-	399.00	Deposit from batch 12755	
05/02/2022	108156	-	393.82	Deposit from batch 12755	
05/02/2022	108156	-	25.00	Deposit from batch 12755	
05/02/2022	108156	-	394.00	Deposit from batch 12755	
05/02/2022	108156	-	125.79	Deposit from batch 12755	
05/02/2022	108156	-	25.97	Deposit from batch 12755	
05/02/2022	108156	-	30.00	Deposit from batch 12755	
05/02/2022	108156	-	44.00	Deposit from batch 12755	
05/02/2022	108156	-	4.62	Deposit from batch 12755	
05/12/2022	109933	100.00	-	Application Fees - Batch 12925	
05/13/2022	110000	-	100.00	Deposit from batch 12926	
14-1410-00	Prepaid Insurance	3,690.50	-	571.32	3,119.18
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	115202	\$ -	\$ 54.69	Allocate monthly Ins - Umbrella thru 11/22	
05/01/2022	115204	-	465.30	Allocate Prop, GL, Crime & D&O thru 11/22	
05/01/2022	115206	-	51.33	Allocate monthly W/C Ins thru 5/22	
14-1480-00	Prepaid Website	390.62	-	7.51	383.11
Date	GL Ref #	Debit	Credit	Description	
05/31/2022	111776	\$ -	\$ 7.51	Prepaid Website through 9/2026	
20-2000-00	Accounts Payable	-	5,250.79	5,355.57	(104.78)
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	108511	\$ -	\$ 1,260.00	Accounts Payable	
05/01/2022	110940	-	3,522.30	Accounts Payable Inv # 00035412	
05/05/2022	108602	1,260.00	-	Accounts Payable; Gulf Coast Community Management, LLC Chk # 0	
05/05/2022	114802	-	104.78	Accounts Payable Inv # 244191	
05/12/2022	110936	-	18.33	Accounts Payable Inv # 051222-6065	
05/12/2022	110938	-	15.19	Accounts Payable Inv # 051222-5204	
05/12/2022	110943	-	38.97	Accounts Payable Inv # 051222-9081	
05/12/2022	110945	-	28.33	Accounts Payable Inv # 051222-1003	
05/12/2022	110947	-	367.67	Accounts Payable Inv # 051222-0155	
05/23/2022	110949	18.33	-	Accounts Payable Inv # 051222-6065; FPL Chk # 300062	
05/23/2022	110951	15.19	-	Accounts Payable Inv # 051222-5204; FPL Chk # 300063	
05/23/2022	110953	367.67	-	Accounts Payable Inv # 051222-0155; FPL Chk # 300064	
05/23/2022	110955	28.33	-	Accounts Payable Inv # 051222-1003; FPL Chk # 300065	
05/23/2022	110957	38.97	-	Accounts Payable Inv # 051222-9081; FPL Chk # 300066	
05/24/2022	111138	3,522.30	-	Accounts Payable Inv # 00035412; Green Thumb Landscape Management, Inc Chk # 1001	



General Ledger Trial Balance with Details

Country Creek Homeowners Association of Manatee, Inc
Accts: 10-1010-00 To: 91-9190-00 Dates: 5/1/2022 - 5/31/2022

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Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
21-2110-00	Deferred Assessments	(\$16,644.00)	\$8,322.00	\$-	(\$8,322.00)
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	115208	\$ 8,322.00	\$ -	Monthly Deferred Income	
21-2120-00	Prepaid Assessments	(1,658.03)	-	-	(1,658.03)
Date	GL Ref #	Debit	Credit	Description	
21-2125-00	Accrued Expense	-	-	1,108.00	(1,108.00)
Date	GL Ref #	Debit	Credit	Description	
05/31/2022	115211	\$ -	\$ 1,108.00	Monthly Accrued Expenses	
31-3140-00	Earned YTD - MM Interest	(13.43)	-	0.20	(13.63)
Date	GL Ref #	Debit	Credit	Description	
05/31/2022	111936	\$ -	\$ 0.20	Interest	
32-3210-00	Beg Balance - Pooled Reserves	(10,123.62)	-	-	(10,123.62)
Date	GL Ref #	Debit	Credit	Description	
32-3220-00	Allocation - Pooled Reserves	(13,805.00)	-	836.00	(14,641.00)
Date	GL Ref #	Debit	Credit	Description	
05/20/2022	110621	\$ -	\$ 836.00	Allocation - Pooled Reserves	
33-3302-00	Roofs	1,500.00	-	-	1,500.00
Date	GL Ref #	Debit	Credit	Description	
39-3900-00	Previous Years' Surplus/(Loss)	(18,975.71)	-	-	(18,975.71)
Date	GL Ref #	Debit	Credit	Description	
40-4010-00	Assessments	(74,860.00)	-	7,486.00	(82,346.00)
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	115208	\$ -	\$ 7,486.00	Monthly Deferred Income	
40-4013-00	Assessments - Reserves	(8,360.00)	-	836.00	(9,196.00)
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	115208	\$ -	\$ 836.00	Monthly Deferred Income	
40-4020-00	Sales & Lease Applications	(800.00)	-	100.00	(900.00)
Date	GL Ref #	Debit	Credit	Description	
05/12/2022	109933	\$ -	\$ 100.00	Application Fees - Batch 12925	
40-4030-00	Bank Interest Income - Operating	(5.06)	-	0.30	(5.36)
Date	GL Ref #	Debit	Credit	Description	
05/31/2022	111934	\$ -	\$ 0.30	Interest	
40-4040-00	Late Fees/Interest	(711.71)	-	24.17	(735.88)
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	108295	\$ -	\$ 21.14	Assessment - Batch 12763	
05/01/2022	108297	-	3.03	Assessment - Reserves - Batch 12763	
40-4050-00	NSF/Bank Fees	(50.00)	-	-	(50.00)
Date	GL Ref #	Debit	Credit	Description	
40-4060-00	Fines/Violations	5,000.00	-	-	5,000.00
Date	GL Ref #	Debit	Credit	Description	
40-4080-00	Collection fee	(482.00)	-	-	(482.00)
Date	GL Ref #	Debit	Credit	Description	
50-5010-00	Insurance	3,650.62	571.32	-	4,221.94
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	115202	\$ 54.69	\$ -	Allocate monthly Ins - Umbrella thru 11/22	
05/01/2022	115204	465.30	-	Allocate Prop, GL, Crime & D&O thru 11/22	
05/01/2022	115206	51.33	-	Allocate monthly W/C Ins thru 5/22	
50-5012-00	Dues/Licenses/Permits	61.25	-	-	61.25
Date	GL Ref #	Debit	Credit	Description	
50-5015-00	Legal Fees	1,457.50	-	-	1,457.50
Date	GL Ref #	Debit	Credit	Description	
50-5016-00	Accounting/Audit	185.00	-	-	185.00
Date	GL Ref #	Debit	Credit	Description	
50-5019-00	Website/Portal	60.08	7.51	-	67.59
Date	GL Ref #	Debit	Credit	Description	



General Ledger Trial Balance with Details

Country Creek Homeowners Association of Manatee, Inc
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Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
05/31/2022	111776 \$ 7.51 \$ - Prepaid Website through 9/2026				
50-5020-00	Office Supplies/Postage/Printing/Misc	1,623.14	99.78	-	1,722.92
Date	GL Ref #	Debit	Credit	Description	
05/05/2022	114802 \$ 99.78 \$ - Gulf Coast Community Management, LLC				
50-5021-00	Records Storage	60.00	6.00	-	66.00
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	108511 \$ 6.00 \$ - Records Storage				
50-5023-00	Management Fees	12,540.00	1,254.00	-	13,794.00
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	108511 \$ 1,254.00 \$ - Management Fees				
50-5036-00	Legal Fees - Collections	945.00	5.00	-	950.00
Date	GL Ref #	Debit	Credit	Description	
05/05/2022	114802 \$ 5.00 \$ - Gulf Coast Community Management, LLC				
51-5100-00	Reserve Expense	8,360.00	836.00	-	9,196.00
Date	GL Ref #	Debit	Credit	Description	
05/20/2022	110621 \$ 836.00 \$ - Reserve Expense				
70-7010-00	Landscape Contract	26,015.50	2,897.30	-	28,912.80
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	110940 \$ 2,897.30 \$ - Green Thumb Landscape Management, Inc				
70-7013-00	Landscaping & Groundskeeping	1,488.85	625.00	-	2,113.85
Date	GL Ref #	Debit	Credit	Description	
05/01/2022	110940 \$ 625.00 \$ - Green Thumb Landscape Management, Inc				
70-7016-00	Tree Trimming & Removal	2,400.00	-	-	2,400.00
Date	GL Ref #	Debit	Credit	Description	
70-7019-00	Repair/Replace/Misc	205.78	-	-	205.78
Date	GL Ref #	Debit	Credit	Description	
70-7020-00	Lake Maintenance	10,660.00	1,108.00	-	11,768.00
Date	GL Ref #	Debit	Credit	Description	
05/31/2022	115211 \$ 1,108.00 \$ - Monthly Accrued Expenses				
70-7022-00	Irrigation Repairs	472.99	-	-	472.99
Date	GL Ref #	Debit	Credit	Description	
85-8510-00	Utilities - Electric	4,582.34	468.49	-	5,050.83
Date	GL Ref #	Debit	Credit	Description	
05/12/2022	110936 \$ 18.33 \$ - 55723-06065-FPL				
05/12/2022	110938 15.19 - 51199-15204-FPL				
05/12/2022	110943 38.97 - 81067-49081-FPL				
05/12/2022	110945 28.33 - 26196-11003-FPL				
05/12/2022	110947 367.67 - 33402-20155-FPL				
Totals:		\$0.00	\$23,954.06	\$23,954.06	\$0.00