

**GREENBRIAR OF CITRUS HILLS OWNERS'  
ASSOCIATION, INC**

**FINANCIAL STATEMENTS AND**

**BUDGET COMPARISON**

**NOVEMBER 30, 2023**

Michelle's Accounting & Tax Svc, Inc  
2535 N Reston Terrace  
Hernando, FL 34442  
352-746-1855

Greenbriar of Citrus Hills Owners' Assoc, Inc  
2541 N Reston Terrace  
Hernando, FL 34442

We have prepared the accompanying balance sheet of Greenbriar of Citrus Hills Owners' Assoc, Inc as of November 30, 2023, and the related statement of revenue and expenses vs budget for the one month and 11 months then ended. This compilation is limited to presenting, in the form of financial statements, information that is the representation of management. We have not audited or reviewed the accompanying financial statements and accordingly do not express an opinion or any other form of assurance on them.

Michelle's Accounting & Tax Svc, Inc  
December 5, 2023

# Greenbriar of Citrus Hills

Run Date: 12/05/2023

Run Time: 06:10 PM

## FUND BALANCE SHEET

As of: 11/30/2023

### Assets

Account	Operating	Reserves	Total
01040 Petty Cash	\$210.28		\$210.28
01042 Alliance Ckg #8423	\$102,706.46		\$102,706.46
01043 Alliance MM #7294	\$189,409.01		\$189,409.01
01044 Alliance Petty Cash x4856	\$500.06		\$500.06
01046 Alliance Petty Cash x8651	\$152.00		\$152.00
01074 Capital City Rese #5247		\$106,446.40	\$106,446.40
01105 Assessment Receivable	\$26,914.29		\$26,914.29
01106 Allowance for Bad Debt	(\$12,843.03)		(\$12,843.03)
01108 Accounts Receivable-GBriar Two	\$2,330.99		\$2,330.99
01110 Special Assmt AR	\$15,168.15		\$15,168.15
01300 Deposit Duke Energy	\$370.00		\$370.00
01350 Prepaid Insurance 10/11	\$212,917.99		\$212,917.99
01365 Prepaid Pest	\$10,930.50		\$10,930.50
<b>Total Assets</b>	<b>\$548,766.70</b>	<b>\$106,446.40</b>	<b>\$655,213.10</b>

### Liabilities

Account	Operating	Reserves	Total
02010 Accounts Payable	\$663.00		\$663.00
02020 Prepaid Assessments	\$34,749.71		\$34,749.71
02025 Payroll Tax Liability	\$1,065.26		\$1,065.26
02035 Capital City Bk Roof Loan		\$325,563.31	\$325,563.31
02036 Capital City Loan x0136		\$309,305.44	\$309,305.44
02040 Insurance Finance Loan Property	\$151,836.00		\$151,836.00
<b>Total Liabilities</b>	<b>\$188,313.97</b>	<b>\$634,868.75</b>	<b>\$823,182.72</b>

### Equity

Account	Operating	Reserves	Total
03005 Reserves - Capital Funds		(\$145,423.69)	(\$145,423.69)
03006 Reserve Distributions		(\$382,998.66)	(\$382,998.66)
03510 Prior Years Earnings	\$283,807.00		\$283,807.00
Current Year Net Income/(Loss)	\$76,645.73	\$0.00	\$76,645.73
<b>Total Equity</b>	<b>\$360,452.73</b>	<b>(\$528,422.35)</b>	<b>(\$167,969.62)</b>
<b>Total Liabilities &amp; Equity</b>	<b>\$548,766.70</b>	<b>\$106,446.40</b>	<b>\$655,213.10</b>

# Greenbriar of Citrus Hills

Run Date: 12/05/2023  
Run Time: 06:10 PM

## INCOME STATEMENT

Start: 11/01/2023 | End: 11/30/2023

### Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
04010 Assessment Income	70,350.00	70,350.00	0.00	773,850.00	773,850.00	0.00	844,200.00
04020 Special Assmt Income	0.00	0.00	0.00	105,000.00	0.00	105,000.00	0.00
04065 Interest on Delq Balance	247.83	0.00	247.83	3,341.68	0.00	3,341.68	0.00
04180 Interest on Operating Acct	56.61	0.00	56.61	405.60	0.00	405.60	0.00
04220 Miscellaneous Income	0.00	0.00	0.00	500.00	0.00	500.00	0.00
<b>Total</b>	<b>70,654.44</b>	<b>70,350.00</b>	<b>304.44</b>	<b>883,097.28</b>	<b>773,850.00</b>	<b>109,247.28</b>	<b>844,200.00</b>

### Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
06010 Management Fees	2,771.35	2,903.33	131.98	30,484.85	31,936.63	1,451.78	34,840.00
06020 Accounting Fees / Tax Prep	0.00	75.00	75.00	5,625.00	1,475.00	(4,150.00)	1,550.00
06030 Website Maintenance	0.00	83.33	83.33	243.08	916.63	673.55	1,000.00
06040 Legal Fees	220.00	666.67	446.67	(1,853.65)	7,333.37	9,187.02	8,000.00
06050 Annual Meeting Rental Fee	0.00	0.00	0.00	742.00	750.00	8.00	750.00
06080 Bank Charges	10.50	8.33	(2.17)	1.50	91.63	90.13	100.00
06100 Insurance General Liability	22,276.29	20,863.33	(1,412.96)	252,037.55	229,496.63	(22,540.92)	250,360.00
06150 Insurance Workmans Comp.	0.00	91.67	91.67	(1,409.00)	1,008.37	2,417.37	1,100.00
06160 Employee Salaries	5,047.50	5,000.00	(47.50)	40,168.70	55,000.00	14,831.30	60,000.00
06165 Employee Payroll Tax Exp	386.13	500.00	113.87	3,275.41	5,500.00	2,224.59	6,000.00
06170 Office Supplies / Postage	506.45	166.67	(339.78)	4,486.39	1,833.37	(2,653.02)	2,000.00
06220 Corporate Report/DBPR	0.00	0.00	0.00	61.25	62.00	0.75	62.00
06260 Bad Debt	(1,282.59)	600.00	1,882.59	(968.48)	6,600.00	7,568.48	7,200.00
06290 Miscellaneous	0.00	0.00	0.00	2,895.00	0.00	(2,895.00)	0.00
06510 Grounds Maintenance	4,665.00	4,508.33	(156.67)	51,315.00	49,591.63	(1,723.37)	54,100.00
06511 Ground Maint Pest Control	1,561.50	1,583.33	21.83	17,176.50	17,416.63	240.13	19,000.00
06515 Mulch / Sod / Plants	0.00	500.00	500.00	4,271.67	5,500.00	1,228.33	6,000.00
06520 Erosion Control	0.00	0.00	0.00	7,300.00	0.00	(7,300.00)	0.00
06570 Tree Trimming / Removal	0.00	833.33	833.33	9,500.00	9,166.63	(333.37)	10,000.00
06580 Termites	0.00	250.00	250.00	3,109.12	2,750.00	(359.12)	3,000.00
06600 Extermination	426.00	216.67	(209.33)	2,343.00	2,383.37	40.37	2,600.00
06610 Irrigation Repairs / Maint	123.92	416.67	292.75	9,285.36	4,583.37	(4,701.99)	5,000.00
06615 Equipment Maintenance	170.63	250.00	79.37	3,866.24	2,750.00	(1,116.24)	3,000.00
06625 Vehicle Reimbursement	228.60	0.00	(228.60)	228.60	0.00	(228.60)	0.00
06650 Water Well Maint / Water Plant	190.00	833.33	643.33	16,200.23	9,166.63	(7,033.60)	10,000.00
06700 Signage	0.00	83.33	83.33	13,718.39	916.63	(12,801.76)	1,000.00
06910 Repairs	402.13	2,500.00	2,097.87	37,264.92	27,500.00	(9,764.92)	30,000.00
06920 Contracted Maintenance	0.00	333.33	333.33	0.00	3,666.63	3,666.63	4,000.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
07010 Pool Expenses	2,715.72	1,166.67	(1,549.05)	14,956.68	12,833.37	(2,123.31)	14,000.00
07020 Pool License	0.00	0.00	0.00	250.00	250.00	0.00	250.00
07820 Trash Removal	781.14	1,175.00	393.86	10,564.15	12,925.00	2,360.85	14,100.00
07830 Electricity	1,628.76	1,666.67	37.91	18,900.24	18,333.37	(566.87)	20,000.00
07840 Sewer Maint. - Waste Water	574.07	2,916.67	2,342.60	29,806.67	32,083.37	2,276.70	35,000.00
07850 Telephone	305.47	308.33	2.86	3,355.18	3,391.63	36.45	3,700.00
08005 Reserves Capital Fund	19,750.00	19,750.00	0.00	217,250.00	217,250.00	0.00	237,000.00
<b>Total</b>	<b>63,458.57</b>	<b>70,249.99</b>	<b>6,791.42</b>	<b>806,451.55</b>	<b>774,461.89</b>	<b>(31,989.66)</b>	<b>844,712.00</b>
<b>Net Income</b>	<b>7,195.87</b>	<b>100.01</b>	<b>7,095.86</b>	<b>76,645.73</b>	<b>(611.89)</b>	<b>77,257.62</b>	<b>(512.00)</b>

# Greenbriar of Citrus Hills

Run Date: 12/05/2023  
Run Time: 06:10 PM

## GENERAL LEDGER DETAIL

As of: Start: 11/01/2023 | End: 11/30/2023

Account					Balance Forward	Debits	Credits	Ending Balance
01040 Petty Cash					\$210.28	\$0.00	\$0.00	\$210.28
01042 Alliance Ckg #8423					\$78,922.67	\$75,452.79	\$51,669.00	\$102,706.46
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits		
11/1/2023	AP 219136 - Print Check	1951	VANS - VANS LAWN MAINTENANCE INC	November Lawn Maint	\$0.00	\$2,865.00		
11/1/2023	AP 219136 - Print Check	1952	VANS - VANS LAWN MAINTENANCE INC	November shrub bed maint	\$0.00	\$1,800.00		
11/1/2023	AP 224953 - Print Check	1955	HARMON - DOUGLAS HARMON	October waste water plant operator	\$0.00	\$1,500.00		
11/1/2023	AP 224953 - Print Check	1956	HARMON - DOUGLAS HARMON	water plant operator October	\$0.00	\$190.00		
11/1/2023	AP 224953 - Print Check	1957	Waste Pro of Florida Inc	November trash service	\$0.00	\$781.14		
11/1/2023	AP 225073 - Print Check	1958	VSC - VILLAGES SERVICES INC.	November management	\$0.00	\$2,832.96		
11/1/2023	AR 225498 - Cash Receipts - Lockbox	40299065			\$4,690.00	\$0.00		
11/2/2023	GL 224944 - Journal Entry		Giovanni Cologna	Giovanni Cologna	\$0.00	\$661.08		
11/2/2023	GL 224945 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$656.45		
11/2/2023	AR 225574 - Cash Receipts - Manual	5275			\$9,424.21	\$0.00		
11/2/2023	AR 225614 - Cash Receipts - Lockbox	40456973			\$1,675.00	\$0.00		
11/3/2023	AR 225636 - Cash Receipts - Lockbox	40502073			\$1,340.00	\$0.00		
11/6/2023	AR 226472 - Cash Receipts - Lockbox	40558052			\$2,010.00	\$0.00		
11/7/2023	AP 219111 - Hand Written Check	ach	DUKE - DUKE ENERGY	Lift by tower	\$0.00	\$54.42		
11/7/2023	AP 219112 - Hand Written Check	ach	DUKE - DUKE ENERGY	lift	\$0.00	\$17.59		
11/7/2023	AP 219113 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 1	\$0.00	\$30.79		
11/7/2023	AP 219114 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 2	\$0.00	\$30.79		
11/7/2023	AP 219115 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 3	\$0.00	\$30.79		
11/7/2023	AP 219116 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 4	\$0.00	\$30.79		
11/7/2023	AP 219117 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 5	\$0.00	\$30.79		
11/7/2023	AP 219118 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 6	\$0.00	\$30.79		
11/7/2023	AP 219119 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 7	\$0.00	\$30.79		
11/7/2023	AP 219120 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 8	\$0.00	\$30.79		
11/7/2023	AP 219121 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 9	\$0.00	\$30.79		
11/7/2023	AP 219122 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 10	\$0.00	\$30.79		
11/7/2023	AP 219123 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 11	\$0.00	\$30.79		
11/7/2023	AP 219124 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 12	\$0.00	\$30.79		
11/7/2023	AP 219125 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 13	\$0.00	\$4.20		

Account				Balance Forward	Debits	Credits	Ending Balance
11/7/2023	AP 219126 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 14	\$0.00	\$30.79	
11/7/2023	AP 219127 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 15	\$0.00	\$30.79	
11/7/2023	AP 219128 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 16	\$0.00	\$30.79	
11/7/2023	AP 219129 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 17	\$0.00	\$30.79	
11/7/2023	AP 219130 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 18	\$0.00	\$32.93	
11/7/2023	AP 219131 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 19	\$0.00	\$30.79	
11/7/2023	AP 219132 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 20	\$0.00	\$30.79	
11/7/2023	AP 219133 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 21	\$0.00	\$30.79	
11/7/2023	AR 226710 - Cash Receipts - Lockbox	40645771			\$1,675.00	\$0.00	
11/7/2023	AP 253918 - Hand Written Check	ach	verizon - Verizon	phone service	\$0.00	\$54.04	
11/8/2023	AR 226777 - Cash Receipts - Manual	1908			\$19,424.93	\$0.00	
11/8/2023	AP 226798 - Print Check	1960	MICHEL - MICHELLE'S ACCOUNTING & TAX IN	October printing/copies	\$0.00	\$34.32	
11/8/2023	AP 226798 - Print Check	1959	WAUGH - Waugh Grant PLLC	Peach collections	\$0.00	\$220.00	
11/9/2023	AR 228966 - Cash Receipts - Manual	1065			\$836.67	\$0.00	
11/9/2023	AR 229291 - Cash Receipts - Lockbox	40677213			\$670.00	\$0.00	
11/10/2023	AP 223097 - Hand Written Check	ach	DUKE - DUKE ENERGY	pool electric	\$0.00	\$610.04	
11/10/2023	AP 223098 - Hand Written Check	ach	DUKE - DUKE ENERGY	well electric	\$0.00	\$396.58	
11/13/2023	AP 236044 - Print Check	1961	Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool furniture	\$0.00	\$828.35	
11/13/2023	AP 236044 - Print Check	1962	Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool umbrella	\$0.00	\$213.07	
11/13/2023	AP 236044 - Print Check	1963	United - United Refrigeration	pool heater repair	\$0.00	\$1,224.30	
11/13/2023	AP 239201 - Print Check	1964	GCocogna - Giovanni Cocogna	mileage reimb for supply runs May 16 - Oct 4	\$0.00	\$228.60	
11/14/2023	AR 243487 - Cash Receipts - Manual	1992			\$6,526.67	\$0.00	
11/14/2023	AR 244234 - Cash Receipts - Lockbox	102750962			\$335.00	\$0.00	
11/15/2023	AP 224389 - Hand Written Check	ach	DUKE - DUKE ENERGY	lift	\$0.00	\$657.35	
11/15/2023	AP 224946 - Hand Written Check	ach	USTREA - U.S. TREASURY	October 941 payroll taxes	\$0.00	\$793.90	
11/15/2023	GL 226741 - Journal Entry		Reserve Funding	RJE16	\$0.00	\$19,750.00	
11/16/2023	GL 236039 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$714.08	
11/16/2023	GL 236040 - Journal Entry		Giovanni Cologna	Giovanni Cologna	\$0.00	\$838.25	
11/16/2023	AP 244509 - Print Check	1966	BCOVEL - B Covell Automation & Design Services LLC	auto dialer for WW plant Nov	\$0.00	\$125.00	
11/16/2023	AP 244509 - Print Check	1967	Florida Pest Conrol	rodent control October	\$0.00	\$213.00	
11/16/2023	AP 244509 - Print Check	1965	advsep - Advanced Septic, Portable Toilets	portable toilet Nov 10 - Dec 7	\$0.00	\$100.70	
11/16/2023	AR 244528 - Cash Receipts - Manual	1232			\$5,394.02	\$0.00	
11/17/2023	AR 247170 - Cash Receipts - Lockbox	40768081			\$335.00	\$0.00	

Greenbriar of Citrus Hills  
 As of: Start: 11/01/2023 | End: 11/30/2023

Account			Balance Forward		Debits	Credits	Ending Balance	
11/20/2023	AR 248222 - Cash	0000005262			\$2,860.69	\$0.00		
	Receipts - Manual							
11/20/2023	AR 253886 - Cash	040783048			\$335.00	\$0.00		
	Receipts - Manual							
11/20/2023	AR 253915 - Cash	040690974			\$335.00	\$0.00		
	Receipts - Manual							
11/21/2023	AP 235996 - Hand	ach	CENTUR - CENTURY LINK*	phone service	\$0.00	\$189.82		
	Written Check							
11/21/2023	AR 248790 - Cash	0000005292			\$4,451.41	\$0.00		
	Receipts - Manual							
11/21/2023	AR 249585 - Cash	40792936			\$166.67	\$0.00		
	Receipts - Lockbox							
11/22/2023	AP 249611 - Print	1970	PUTCH - MICHAEL PUTCH LLC	roto till ponds	\$0.00	\$450.00		
	Check			November				
11/22/2023	AP 249611 - Print	1969	VSC - VILLAGES SERVICES INC.	copies, postage,	\$0.00	\$765.44		
	Check			cones, tires				
11/22/2023	AP 249611 - Print	1968	GOLDXP - GOLDEN X PLUMBING	irrigation parts	\$0.00	\$123.92		
	Check							
11/22/2023	AR 250159 - Cash	40801683			\$101.34	\$0.00		
	Receipts - Lockbox							
11/24/2023	AR 250161 - Cash	40807271			\$206.67	\$0.00		
	Receipts - Lockbox							
11/27/2023	AR 250503 - Cash	2318			\$6,622.35	\$0.00		
	Receipts - Manual							
11/27/2023	AR 250552 - Cash	40816405			\$1,005.00	\$0.00		
	Receipts - Lockbox							
11/28/2023	AP 235997 - Hand	ach	LOWES - LOWE'S	maintenance	\$0.00	\$255.36		
	Written Check			supplies				
11/28/2023	AR 250713 - Cash	1202			\$3,020.03	\$0.00		
	Receipts - Manual							
11/28/2023	AR 250741 - Cash	40847846			\$335.00	\$0.00		
	Receipts - Lockbox							
11/29/2023	AP 250794 - Print	1975	MICHEL - MICHELLE'S ACCOUNTING & TAX IN	November	\$0.00	\$24.09		
	Check			printing/copies				
11/29/2023	AP 250832 - Print	1976	GEM - Green Gem Pest Management LLC	pest control Jan	\$0.00	\$9,369.00		
	Check			thru June 2024				
11/29/2023	AR 250890 - Cash	00100218			\$335.00	\$0.00		
	Receipts - Manual							
11/29/2023	AR 250912 - Cash	40863473			\$335.00	\$0.00		
	Receipts - Lockbox							
11/30/2023	GL 250646 - Journal		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$663.52		
	Entry							
11/30/2023	GL 250647 - Journal		Giovanni Cologna	Giovanni	\$0.00	\$845.49		
	Entry			Cologna				
11/30/2023	AR 252129 - Cash	40894479			\$1,005.00	\$0.00		
	Receipts - Lockbox							
11/30/2023	GL 253914 - Journal		Operating Interest	RJE14	\$2.13	\$0.00		
	Entry							
01043 Alliance MM #7294					\$189,354.54	\$54.47	\$0.00	\$189,409.01
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits		
11/30/2023	GL 253914 - Journal		Operating Interest	RJE14	\$54.47	\$0.00		
	Entry							
01044 Alliance Petty Cash x4856					\$500.05	\$0.01	\$0.00	\$500.06
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits		
11/30/2023	GL 253914 - Journal		Operating Interest	RJE14	\$0.01	\$0.00		
	Entry							
01046 Alliance Petty Cash x8651					\$152.00	\$0.00	\$0.00	\$152.00
01074 Capital City Rese #5247					\$102,417.48	\$19,750.00	\$15,721.08	\$106,446.40
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits		
11/15/2023	GL 226397 - Journal		loan #2 payment	loan #2 payment	\$0.00	\$6,934.39		
	Entry							
11/15/2023	GL 226741 - Journal		Reserve Funding	RJE16	\$19,750.00	\$0.00		
	Entry							

Greenbriar of Citrus Hills  
 As of: Start: 11/01/2023 | End: 11/30/2023

Account				Balance Forward	Debits	Credits	Ending Balance
11/15/2023	GL 250909 - Journal Entry		Loan Payment	RJELOAN	\$0.00	\$8,786.69	
01105 Assessment Receivable				\$26,418.49	\$70,615.34	\$70,119.54	\$26,914.29
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AR 225203 - Apply Charges				\$70,350.00	\$0.00	
11/1/2023	AR 225204 - Apply PrePays				\$0.00	\$31,534.51	
11/1/2023	AR 225498 - Cash Receipts - Lockbox	40299065			\$0.00	\$3,959.40	
11/2/2023	AR 225547 - Apply PrePays				\$0.00	\$402.00	
11/2/2023	AR 225574 - Cash Receipts - Manual	0099349768			\$0.00	\$7,326.37	
11/2/2023	AR 225614 - Cash Receipts - Lockbox	40456973			\$0.00	\$1,478.00	
11/3/2023	AR 225636 - Cash Receipts - Lockbox	40502073			\$0.00	\$1,340.00	
11/6/2023	AR 226472 - Cash Receipts - Lockbox	40558053			\$0.00	\$1,340.00	
11/7/2023	AR 226710 - Cash Receipts - Lockbox	40645771			\$0.00	\$1,107.33	
11/8/2023	AR 226777 - Cash Receipts - Manual	1909			\$0.00	\$15,202.85	
11/9/2023	AR 228966 - Cash Receipts - Manual	1065			\$0.00	\$670.00	
11/9/2023	AR 229291 - Cash Receipts - Lockbox	40677213			\$0.00	\$670.00	
11/14/2023	AR 243487 - Cash Receipts - Manual	4714			\$0.00	\$1,005.00	
11/14/2023	AR 243506 - Apply PrePays				\$0.00	\$672.50	
11/14/2023	AR 244234 - Cash Receipts - Lockbox	102750962			\$0.00	\$335.00	
11/15/2023	AR 244379 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244381 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244383 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244385 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244387 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244389 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244391 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244393 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244395 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244397 - Adjustment				\$5.03	\$0.00	
11/15/2023	AR 244399 - Adjustment				\$5.03	\$0.00	
11/15/2023	AR 244401 - Adjustment				\$5.03	\$0.00	
11/15/2023	AR 244403 - Adjustment				\$2.50	\$0.00	
11/15/2023	AR 244405 - Adjustment				\$10.05	\$0.00	
11/15/2023	AR 244407 - Adjustment				\$10.44	\$0.00	
11/15/2023	AR 244409 - Adjustment				\$12.55	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
11/15/2023	AR 244411 - Adjustment				\$12.55	\$0.00	
11/15/2023	AR 244413 - Adjustment				\$12.55	\$0.00	
11/15/2023	AR 244415 - Adjustment				\$42.70	\$0.00	
11/15/2023	AR 244417 - Adjustment				\$124.41	\$0.00	
11/20/2023	AR 248222 - Cash Receipts - Manual	0000005261			\$0.00	\$26.00	
11/20/2023	AR 253915 - Cash Receipts - Manual	040690974			\$0.00	\$335.00	
11/21/2023	AR 248790 - Cash Receipts - Manual	0102			\$0.00	\$700.05	
11/22/2023	AR 250159 - Cash Receipts - Lockbox	40801683			\$0.00	\$101.34	
11/24/2023	AR 250161 - Cash Receipts - Lockbox	40810983			\$0.00	\$35.00	
11/27/2023	AR 250325 - Adjustment				\$0.00	\$17.51	
11/27/2023	AR 250503 - Cash Receipts - Manual	116			\$0.00	\$1,020.02	
11/27/2023	AR 250552 - Cash Receipts - Lockbox	40816406			\$0.00	\$2.50	
11/28/2023	AR 250713 - Cash Receipts - Manual	1202			\$0.00	\$337.50	
11/30/2023	AR 252129 - Cash Receipts - Lockbox	40897366			\$0.00	\$501.66	
01106	Allowance for Bad Debt			(\$14,125.62)	\$1,602.00	\$319.41	(\$12,843.03)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 253919 - Journal Entry		bad debt allowance	bad debt allowance	\$1,602.00	\$319.41	
01108	Accounts Receivable-GBriar Two			\$4,725.68	\$2,330.99	\$4,725.68	\$2,330.99
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/16/2023	AR 244528 - Cash Receipts - Manual	1560			\$0.00	\$4,725.68	
11/30/2023	AR 250916 - Adjustment				\$2,330.99	\$0.00	
01110	Special Assmt AR			\$24,888.00	\$0.00	\$9,719.85	\$15,168.15
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/2/2023	AR 225574 - Cash Receipts - Manual	110			\$0.00	\$1,424.21	
11/8/2023	AR 226777 - Cash Receipts - Manual	1908			\$0.00	\$1,998.11	
11/9/2023	AR 228966 - Cash Receipts - Manual	343			\$0.00	\$166.67	
11/14/2023	AR 243487 - Cash Receipts - Manual	22			\$0.00	\$986.99	
11/16/2023	AR 244528 - Cash Receipts - Manual	1232			\$0.00	\$500.00	
11/20/2023	AR 248222 - Cash Receipts - Manual	0000005261			\$0.00	\$824.68	
11/21/2023	AR 248790 - Cash Receipts - Manual	0000005292			\$0.00	\$1,734.61	
11/21/2023	AR 249585 - Cash Receipts - Lockbox	40792936			\$0.00	\$166.67	
11/24/2023	AR 250161 - Cash Receipts - Lockbox	40810983			\$0.00	\$5.00	
11/27/2023	AR 250503 - Cash Receipts - Manual	116			\$0.00	\$1,580.41	
11/27/2023	AR 250552 - Cash Receipts - Lockbox	40816406			\$0.00	\$332.50	
01300	Deposit Duke Energy			\$370.00	\$0.00	\$0.00	\$370.00

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Account				Balance Forward	Debits	Credits	Ending Balance
01350 Prepaid Insurance 10/11				\$235,194.28	\$0.00	\$22,276.29	\$212,917.99
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 250907 - Journal Entry		Monthly insurance exp	JES	\$0.00	\$22,276.29	
				\$3,123.00	\$9,369.00	\$1,561.50	\$10,930.50
01365 Prepaid Pest							
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/29/2023	AP 250829 - Enter Bill		GEM - Green Gem Pest Management LLC	pest control Jan thru June 2024	\$9,369.00	\$0.00	
11/30/2023	GL 250908 - Journal Entry		Pest Control	13	\$0.00	\$1,561.50	
				\$0.00	\$23,888.89	\$24,551.89	(\$663.00)
02010 Accounts Payable							
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 219134 - Enter Bills - Separate Check		VANS - VANS LAWN MAINTENANCE INC	November shrub bed maint	\$0.00	\$1,800.00	
11/1/2023	AP 219135 - Enter Bills - Separate Check		VANS - VANS LAWN MAINTENANCE INC	November Lawn Maint	\$0.00	\$2,865.00	
11/1/2023	AP 219136 - Print Check	1951	VANS - VANS LAWN MAINTENANCE INC	November Lawn Maint	\$2,865.00	\$0.00	
11/1/2023	AP 219136 - Print Check	1952	VANS - VANS LAWN MAINTENANCE INC	November shrub bed maint	\$1,800.00	\$0.00	
11/1/2023	AP 224947 - Enter Bill		Waste Pro of Florida Inc	November trash service	\$0.00	\$781.14	
11/1/2023	AP 224948 - Enter Bills - Separate Check		HARMON - DOUGLAS HARMON	water plant operator October	\$0.00	\$190.00	
11/1/2023	AP 224949 - Enter Bills - Separate Check		HARMON - DOUGLAS HARMON	October waste water plant operator	\$0.00	\$1,500.00	
11/1/2023	AP 224953 - Print Check	1955	HARMON - DOUGLAS HARMON	October waste water plant operator	\$1,500.00	\$0.00	
11/1/2023	AP 224953 - Print Check	1956	HARMON - DOUGLAS HARMON	water plant operator October	\$190.00	\$0.00	
11/1/2023	AP 224953 - Print Check	1957	Waste Pro of Florida Inc	November trash service	\$781.14	\$0.00	
11/1/2023	AP 225072 - Enter Bill		VSC - VILLAGES SERVICES INC.	November management	\$0.00	\$2,832.96	
11/1/2023	AP 225073 - Print Check	1958	VSC - VILLAGES SERVICES INC.	November management	\$2,832.96	\$0.00	
11/8/2023	AP 226796 - Enter Bill		MICHEL - MICHELLE'S ACCOUNTING & TAX IN	October printing/copies	\$0.00	\$34.32	
11/8/2023	AP 226797 - Enter Bill		WAUGH - Waugh Grant PLLC	Peach collections	\$0.00	\$220.00	
11/8/2023	AP 226798 - Print Check	1960	MICHEL - MICHELLE'S ACCOUNTING & TAX IN	October printing/copies	\$34.32	\$0.00	
11/8/2023	AP 226798 - Print Check	1959	WAUGH - Waugh Grant PLLC	Peach collections	\$220.00	\$0.00	
11/13/2023	AP 236041 - Enter Bill		United - United Refrigeration	pool heater repair	\$0.00	\$1,224.30	
11/13/2023	AP 236042 - Enter Bills - Separate Check		Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool umbrella	\$0.00	\$213.07	
11/13/2023	AP 236043 - Enter Bills - Separate Check		Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool furniture	\$0.00	\$828.35	
11/13/2023	AP 236044 - Print Check	1961	Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool furniture	\$828.35	\$0.00	
11/13/2023	AP 236044 - Print Check	1962	Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool umbrella	\$213.07	\$0.00	
11/13/2023	AP 236044 - Print Check	1963	United - United Refrigeration	pool heater repair	\$1,224.30	\$0.00	

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Account				Balance Forward	Debits	Credits	Ending Balance
11/13/2023	AP 239200 - Enter Bill		GCocogna - Giovanni Cocogna	mileage reimb for supply runs May 16 - Oct 4	\$0.00	\$228.60	
11/13/2023	AP 239201 - Print Check	1964	GCocogna - Giovanni Cocogna	mileage reimb for supply runs May 16 - Oct 4	\$228.60	\$0.00	
11/16/2023	AP 244506 - Enter Bill		Florida Pest Control	rodent control October	\$0.00	\$213.00	
11/16/2023	AP 244507 - Enter Bill		BCOVEL - B Covell Automation & Design Services LLC	auto dialer for WW plant Nov	\$0.00	\$125.00	
11/16/2023	AP 244508 - Enter Bill		advsep - Advanced Septic, Portable Toilets	portable toilet Nov 10 - Dec 7	\$0.00	\$100.70	
11/16/2023	AP 244509 - Print Check	1966	BCOVEL - B Covell Automation & Design Services LLC	auto dialer for WW plant Nov	\$125.00	\$0.00	
11/16/2023	AP 244509 - Print Check	1967	Florida Pest Control	rodent control October	\$213.00	\$0.00	
11/16/2023	AP 244509 - Print Check	1965	advsep - Advanced Septic, Portable Toilets	portable toilet Nov 10 - Dec 7	\$100.70	\$0.00	
11/22/2023	AP 249608 - Enter Bill		PUTCH - MICHAEL PUTCH LLC	roto till ponds November	\$0.00	\$450.00	
11/22/2023	AP 249609 - Enter Bill		VSC - VILLAGES SERVICES INC.	copies, postage, cones, tires	\$0.00	\$765.44	
11/22/2023	AP 249610 - Enter Bill		GOLDXP - GOLDEN X PLUMBING	irrigation parts	\$0.00	\$123.92	
11/22/2023	AP 249611 - Print Check	1970	PUTCH - MICHAEL PUTCH LLC	roto till ponds November	\$450.00	\$0.00	
11/22/2023	AP 249611 - Print Check	1969	VSC - VILLAGES SERVICES INC.	copies, postage, cones, tires	\$765.44	\$0.00	
11/22/2023	AP 249611 - Print Check	1968	GOLDXP - GOLDEN X PLUMBING	irrigation parts	\$123.92	\$0.00	
11/29/2023	AP 250793 - Enter Bill		MICHEL - MICHELLE'S ACCOUNTING & TAX IN	November printing/copies	\$0.00	\$24.09	
11/29/2023	AP 250794 - Print Check	1975	MICHEL - MICHELLE'S ACCOUNTING & TAX IN	November printing/copies	\$24.09	\$0.00	
11/29/2023	AP 250829 - Enter Bill		GEM - Green Gem Pest Management LLC	pest control Jan thru June 2024	\$0.00	\$9,369.00	
11/29/2023	AP 250832 - Print Check	1976	GEM - Green Gem Pest Management LLC	pest control Jan thru June 2024	\$9,369.00	\$0.00	
11/30/2023	GL 253920 - Journal Entry		accrue Nov rodent control FL pest	accrue Nov rodent control FL Pest	\$0.00	\$663.00	
02020 Prepaid Assessments				(\$43,846.61)	\$32,609.01	\$23,512.11	(\$34,749.71)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AR 225204 - Apply PrePays				\$31,534.51	\$0.00	
11/1/2023	AR 225498 - Cash Receipts - Lockbox	40299067			\$0.00	\$730.60	
11/2/2023	AR 225547 - Apply PrePays				\$402.00	\$0.00	
11/2/2023	AR 225574 - Cash Receipts - Manual	5275			\$0.00	\$673.63	
11/2/2023	AR 225614 - Cash Receipts - Lockbox	40456972			\$0.00	\$197.00	
11/6/2023	AR 226472 - Cash Receipts - Lockbox	40558052			\$0.00	\$670.00	
11/7/2023	AR 226710 - Cash Receipts - Lockbox	40645771			\$0.00	\$567.67	
11/8/2023	AR 226777 - Cash Receipts - Manual	1908			\$0.00	\$2,223.97	
11/14/2023	AR 243487 - Cash Receipts - Manual	1992			\$0.00	\$4,534.68	
11/14/2023	AR 243506 - Apply PrePays				\$672.50	\$0.00	
11/16/2023	AR 244528 - Cash Receipts - Manual	1142			\$0.00	\$168.34	
11/17/2023	AR 247170 - Cash	40768081			\$0.00	\$335.00	

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Account				Balance Forward	Debits	Credits	Ending Balance
	Receipts - Lockbox						
11/20/2023	AR 248222 - Cash	0000005262			\$0.00	\$2,010.01	
	Receipts - Manual						
11/20/2023	AR 253886 - Cash	040783048			\$0.00	\$335.00	
	Receipts - Manual						
11/21/2023	AR 248790 - Cash	2006			\$0.00	\$2,016.75	
	Receipts - Manual						
11/24/2023	AR 250161 - Cash	40807271			\$0.00	\$166.67	
	Receipts - Lockbox						
11/27/2023	AR 250503 - Cash	2318			\$0.00	\$4,021.92	
	Receipts - Manual						
11/27/2023	AR 250552 - Cash	40816405			\$0.00	\$670.00	
	Receipts - Lockbox						
11/28/2023	AR 250713 - Cash	1202			\$0.00	\$2,682.53	
	Receipts - Manual						
11/28/2023	AR 250741 - Cash	40847846			\$0.00	\$335.00	
	Receipts - Lockbox						
11/29/2023	AR 250890 - Cash	00100218			\$0.00	\$335.00	
	Receipts - Manual						
11/29/2023	AR 250912 - Cash	40863473			\$0.00	\$335.00	
	Receipts - Lockbox						
11/30/2023	AR 252129 - Cash	40894479			\$0.00	\$503.34	
	Receipts - Lockbox						
02025 Payroll Tax Liability				(\$793.90)	\$793.90	\$1,065.26	(\$1,065.26)
<b>Date</b>	<b>Source - Entry Type</b>	<b>Check#</b>	<b>Description / Vendor</b>	<b>Reference</b>	<b>Debits</b>	<b>Credits</b>	
11/2/2023	GL 224944 - Journal Entry		Giovanni Cologne	Giovanni Cologne	\$0.00	\$180.34	
11/2/2023	GL 224945 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$127.10	
11/15/2023	AP 224946 - Hand Written Check	ach	USTREA - U.S. TREASURY	October 941 payroll taxes	\$793.90	\$0.00	
11/16/2023	GL 236039 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$144.84	
11/16/2023	GL 236040 - Journal Entry		Giovanni Cologne	Giovanni Cologne	\$0.00	\$240.00	
11/30/2023	GL 250646 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$0.00	\$129.46	
11/30/2023	GL 250647 - Journal Entry		Giovanni Cologne	Giovanni Cologne	\$0.00	\$243.52	
02035 Capital City Bk Roof Loan				(\$333,070.90)	\$7,507.59	\$0.00	(\$325,563.31)
<b>Date</b>	<b>Source - Entry Type</b>	<b>Check#</b>	<b>Description / Vendor</b>	<b>Reference</b>	<b>Debits</b>	<b>Credits</b>	
11/15/2023	GL 250909 - Journal Entry		Loan Payment Principal	RJELOAN	\$7,507.59	\$0.00	
02036 Capital City Loan x0136				(\$314,546.05)	\$5,240.61	\$0.00	(\$309,305.44)
<b>Date</b>	<b>Source - Entry Type</b>	<b>Check#</b>	<b>Description / Vendor</b>	<b>Reference</b>	<b>Debits</b>	<b>Credits</b>	
11/15/2023	GL 226397 - Journal Entry		loan #2 payment principal	loan #2 payment principal	\$5,240.61	\$0.00	
02040 Insurance Finance Loan Property				(\$151,836.00)	\$0.00	\$0.00	(\$151,836.00)
03005 Reserves - Capital Funds				\$165,173.69	\$0.00	\$19,750.00	\$145,423.69
<b>Date</b>	<b>Source - Entry Type</b>	<b>Check#</b>	<b>Description / Vendor</b>	<b>Reference</b>	<b>Debits</b>	<b>Credits</b>	
11/15/2023	GL 226741 - Journal Entry		Reserve Funding	RJE16	\$0.00	\$19,750.00	
03006 Reserve Distributions				\$380,025.78	\$2,972.88	\$0.00	\$382,998.66
<b>Date</b>	<b>Source - Entry Type</b>	<b>Check#</b>	<b>Description / Vendor</b>	<b>Reference</b>	<b>Debits</b>	<b>Credits</b>	
11/15/2023	GL 226397 - Journal Entry		loan #2 payment interest	loan #2 payment interest	\$1,693.78	\$0.00	
11/15/2023	GL 250909 - Journal Entry		Loan Payment Interest	RJELOAN	\$1,279.10	\$0.00	
03510 Prior Years Earnings				(\$283,807.00)	\$0.00	\$0.00	(\$283,807.00)

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Account				Balance Forward	Debits	Credits	Ending Balance
04010 Assessment Income				(\$703,500.00)	\$0.00	\$70,350.00	(\$773,850.00)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AR 225203 - Apply Charges				\$0.00	\$70,350.00	
04020 Special Assmt Income				(\$105,000.00)	\$0.00	\$0.00	(\$105,000.00)
04065 Interest on Delq Balance				(\$3,093.85)	\$17.51	\$265.34	(\$3,341.68)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/15/2023	AR 244379 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244381 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244383 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244385 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244387 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244389 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244391 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244393 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244395 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244397 - Adjustment				\$0.00	\$5.03	
11/15/2023	AR 244399 - Adjustment				\$0.00	\$5.03	
11/15/2023	AR 244401 - Adjustment				\$0.00	\$5.03	
11/15/2023	AR 244403 - Adjustment				\$0.00	\$2.50	
11/15/2023	AR 244405 - Adjustment				\$0.00	\$10.05	
11/15/2023	AR 244407 - Adjustment				\$0.00	\$10.44	
11/15/2023	AR 244409 - Adjustment				\$0.00	\$12.55	
11/15/2023	AR 244411 - Adjustment				\$0.00	\$12.55	
11/15/2023	AR 244413 - Adjustment				\$0.00	\$12.55	
11/15/2023	AR 244415 - Adjustment				\$0.00	\$42.70	
11/15/2023	AR 244417 - Adjustment				\$0.00	\$124.41	
11/27/2023	AR 250325 - Adjustment				\$17.51	\$0.00	
04180 Interest on Operating Acct				(\$348.99)	\$0.00	\$56.61	(\$405.60)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 253914 - Journal Entry		Operating Interest	RJE14	\$0.00	\$56.61	
04220 Miscellaneous Income				(\$500.00)	\$0.00	\$0.00	(\$500.00)
06010 Management Fees				\$27,713.50	\$2,771.35	\$0.00	\$30,484.85
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 225072 - Enter Bill		VSC - VILLAGES SERVICES INC.	November management	\$2,771.35	\$0.00	
06020 Accounting Fees / Tax Prep				\$5,625.00	\$0.00	\$0.00	\$5,625.00
06030 Website Maintenance				\$243.08	\$0.00	\$0.00	\$243.08
06040 Legal Fees				(\$2,073.65)	\$220.00	\$0.00	(\$1,853.65)

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Account				Balance Forward	Debits	Credits	Ending Balance
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/8/2023	AP 226797 - Enter Bill		WAUGH - Waugh Grant PLLC	Peach collections	\$220.00	\$0.00	
06050 Annual Meeting Rental Fee				\$742.00	\$0.00	\$0.00	\$742.00
06080 Bank Charges				(\$9.00)	\$10.50	\$0.00	\$1.50
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/2/2023	GL 224944 - Journal Entry		QB dir dep fee	QB dir dep fee	\$1.75	\$0.00	
11/2/2023	GL 224945 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$1.75	\$0.00	
11/16/2023	GL 236039 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$1.75	\$0.00	
11/16/2023	GL 236040 - Journal Entry		QB dir dep fee	QB dir dep fee	\$1.75	\$0.00	
11/30/2023	GL 250646 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$1.75	\$0.00	
11/30/2023	GL 250647 - Journal Entry		QB dir dep fee	QB dir dep fee	\$1.75	\$0.00	
06100 Insurance General Liability				\$229,761.26	\$22,276.29	\$0.00	\$252,037.55
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 250907 - Journal Entry		Monthly insurance exp	JE5	\$22,276.29	\$0.00	
06150 Insurance Workmans Comp.				(\$1,409.00)	\$0.00	\$0.00	(\$1,409.00)
06160 Employee Salaries				\$35,121.20	\$5,047.50	\$0.00	\$40,168.70
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/2/2023	GL 224944 - Journal Entry		Giovanni Cologna 10/16/23 - 10/29/23	Giovanni Cologna 10/16/23 - 10/29/23	\$780.00	\$0.00	
11/2/2023	GL 224945 - Journal Entry		Jeff Dow payroll 10/16/23 - 10/29/23	Jeff Dow payroll 10/16/23 - 10/29/23	\$726.25	\$0.00	
11/16/2023	GL 236039 - Journal Entry		Jeff Dow payroll 10/30/23 - 11/12/23	Jeff Dow payroll 10/30/23 - 11/12/23	\$796.25	\$0.00	
11/16/2023	GL 236040 - Journal Entry		Giovanni Cologna 10/30/23 - 11/12/23	Giovanni Cologna 10/30/23 - 11/12/23	\$1,000.00	\$0.00	
11/30/2023	GL 250646 - Journal Entry		Jeff Dow payroll 11/13/23 - 11/26/23	Jeff Dow payroll 11/13/23 - 11/26/23	\$735.00	\$0.00	
11/30/2023	GL 250647 - Journal Entry		Giovanni Cologna 11/13/23 - 11/26/23	Giovanni Cologna 11/13/23 - 11/26/23	\$1,010.00	\$0.00	
06165 Employee Payroll Tax Exp				\$2,889.28	\$386.13	\$0.00	\$3,275.41
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/2/2023	GL 224944 - Journal Entry		Giovanni Cologna	Giovanni Cologna	\$59.67	\$0.00	
11/2/2023	GL 224945 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$55.55	\$0.00	
11/16/2023	GL 236039 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$60.92	\$0.00	
11/16/2023	GL 236040 - Journal Entry		Giovanni Cologna	Giovanni Cologna	\$76.50	\$0.00	
11/30/2023	GL 250646 - Journal Entry		Jeff Dow payroll	Jeff Dow payroll	\$56.23	\$0.00	
11/30/2023	GL 250647 - Journal Entry		Giovanni Cologna	Giovanni Cologna	\$77.26	\$0.00	

Account				Balance Forward	Debits	Credits	Ending Balance
06170 Office Supplies / Postage				\$3,979.94	\$506.45	\$0.00	\$4,486.39
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/8/2023	AP 226796 - Enter Bill		MICHEL - MICHELLE'S ACCOUNTING & TAX IN	October printing/copies	\$34.32	\$0.00	
11/22/2023	AP 249609 - Enter Bill		VSC - VILLAGES SERVICES INC.	copies, postage, cones, tires	\$448.04	\$0.00	
11/29/2023	AP 250793 - Enter Bill		MICHEL - MICHELLE'S ACCOUNTING & TAX IN	November printing/copies	\$24.09	\$0.00	
06220 Corporate Report/DBPR				\$61.25	\$0.00	\$0.00	\$61.25
06260 Bad Debt				\$314.11	\$319.41	\$1,602.00	(\$968.48)
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 253919 - Journal Entry		bad debt allowance	bad debt allowance	\$319.41	\$1,602.00	
06290 Miscellaneous				\$2,895.00	\$0.00	\$0.00	\$2,895.00
06510 Grounds Maintenance				\$46,650.00	\$4,665.00	\$0.00	\$51,315.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 219134 - Enter Bills - Separate Check		VANS - VANS LAWN MAINTENANCE INC	November shrub bed maint	\$1,800.00	\$0.00	
11/1/2023	AP 219135 - Enter Bills - Separate Check		VANS - VANS LAWN MAINTENANCE INC	November Lawn Maint	\$2,865.00	\$0.00	
06511 Ground Maint Pest Control				\$15,615.00	\$1,561.50	\$0.00	\$17,176.50
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/30/2023	GL 250908 - Journal Entry		Pest Control	13	\$1,561.50	\$0.00	
06515 Mulch / Sod / Plants				\$4,271.67	\$0.00	\$0.00	\$4,271.67
06520 Erosion Control				\$7,300.00	\$0.00	\$0.00	\$7,300.00
06570 Tree Trimming / Removal				\$9,500.00	\$0.00	\$0.00	\$9,500.00
06580 Termites				\$3,109.12	\$0.00	\$0.00	\$3,109.12
06600 Extermination				\$1,917.00	\$426.00	\$0.00	\$2,343.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/16/2023	AP 244506 - Enter Bill		Florida Pest Control	rodent control October	\$213.00	\$0.00	
11/30/2023	GL 253920 - Journal Entry		accrue Nov rodent control FL pest	accrue Nov rodent control FL Pest	\$213.00	\$0.00	
06610 Irrigation Repairs / Maint				\$9,161.44	\$123.92	\$0.00	\$9,285.36
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/22/2023	AP 249610 - Enter Bill		GOLDXP - GOLDEN X PLUMBING	irrigation parts	\$123.92	\$0.00	
06615 Equipment Maintenance				\$3,695.61	\$170.63	\$0.00	\$3,866.24
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/22/2023	AP 249609 - Enter Bill		VSC - VILLAGES SERVICES INC.	copies, postage, cones, tires	\$170.63	\$0.00	
06625 Vehicle Reimbursement				\$0.00	\$228.60	\$0.00	\$228.60
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/13/2023	AP 239200 - Enter Bill		GCocogna - Giovanni Cocogna	mileage reimb for supply runs May 16 - Oct 4	\$228.60	\$0.00	
06650 Water Well Maint / Water Plant				\$16,010.23	\$190.00	\$0.00	\$16,200.23
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 224948 - Enter Bills - Separate Check		HARMON - DOUGLAS HARMON	water plant operator October	\$190.00	\$0.00	

Greenbriar of Citrus Hills  
 As of: Start: 11/01/2023 | End: 11/30/2023

Account				Balance Forward	Debits	Credits	Ending Balance
06700 Signage				\$13,718.39	\$0.00	\$0.00	\$13,718.39
06910 Repairs				\$36,862.79	\$402.13	\$0.00	\$37,264.92
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/22/2023	AP 249609 - Enter Bill		VSC - VILLAGES SERVICES INC.	copies, postage, cones, tires	\$146.77	\$0.00	
11/28/2023	AP 235997 - Hand Written Check	ach	LOWES - LOWE'S	maintenance supplies	\$255.36	\$0.00	
07010 Pool Expenses				\$12,240.96	\$2,715.72	\$0.00	\$14,956.68
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/13/2023	AP 236041 - Enter Bill		United - United Refrigeration	pool heater repair	\$1,224.30	\$0.00	
11/13/2023	AP 236042 - Enter Bills - Separate Check		Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool umbrella	\$213.07	\$0.00	
11/13/2023	AP 236043 - Enter Bills - Separate Check		Sunbrite - Sunbrite Outdoor Furniture	50% deposit pool furniture	\$828.35	\$0.00	
11/30/2023	GL 253920 - Journal Entry		accrue Nov pool serv DS Pool	accrue Nov pool serv DS Pool	\$450.00	\$0.00	
07020 Pool License				\$250.00	\$0.00	\$0.00	\$250.00
07820 Trash Removal				\$9,783.01	\$781.14	\$0.00	\$10,564.15
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 224947 - Enter Bill		Waste Pro of Florida Inc	November trash service	\$781.14	\$0.00	
07830 Electricity				\$17,271.48	\$1,628.76	\$0.00	\$18,900.24
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/7/2023	AP 219113 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 1	\$30.79	\$0.00	
11/7/2023	AP 219114 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 2	\$30.79	\$0.00	
11/7/2023	AP 219115 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 3	\$30.79	\$0.00	
11/7/2023	AP 219116 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 4	\$30.79	\$0.00	
11/7/2023	AP 219117 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 5	\$30.79	\$0.00	
11/7/2023	AP 219118 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 6	\$30.79	\$0.00	
11/7/2023	AP 219119 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 7	\$30.79	\$0.00	
11/7/2023	AP 219120 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 8	\$30.79	\$0.00	
11/7/2023	AP 219121 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 9	\$30.79	\$0.00	
11/7/2023	AP 219122 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 10	\$30.79	\$0.00	
11/7/2023	AP 219123 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 11	\$30.79	\$0.00	
11/7/2023	AP 219124 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 12	\$30.79	\$0.00	
11/7/2023	AP 219125 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 13	\$4.20	\$0.00	
11/7/2023	AP 219126 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 14	\$30.79	\$0.00	
11/7/2023	AP 219127 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 15	\$30.79	\$0.00	
11/7/2023	AP 219128 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 16	\$30.79	\$0.00	
11/7/2023	AP 219129 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 17	\$30.79	\$0.00	
11/7/2023	AP 219130 - Hand Written Check	ach	DUKE - DUKE ENERGY	bldg 18	\$32.93	\$0.00	

Greenbriar of Citrus Hills  
 As of: Start: 11/01/2023 | End: 11/30/2023

Account				Balance Forward	Debits	Credits	Ending Balance
11/7/2023	AP 219131 - Hand	ach	DUKE - DUKE ENERGY	bldg 19	\$30.79	\$0.00	
	Written Check						
11/7/2023	AP 219132 - Hand	ach	DUKE - DUKE ENERGY	bldg 20	\$30.79	\$0.00	
	Written Check						
11/7/2023	AP 219133 - Hand	ach	DUKE - DUKE ENERGY	bldg 21	\$30.79	\$0.00	
	Written Check						
11/10/2023	AP 223097 - Hand	ach	DUKE - DUKE ENERGY	pool electric	\$610.04	\$0.00	
	Written Check						
11/10/2023	AP 223098 - Hand	ach	DUKE - DUKE ENERGY	well electric	\$396.58	\$0.00	
	Written Check						
07840 Sewer Maint. - Waste Water				\$29,232.60	\$2,905.06	\$2,330.99	\$29,806.67
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 224949 - Enter		HARMON - DOUGLAS HARMON	October waste	\$1,500.00	\$0.00	
	Bills - Separate			water plant			
	Check			operator			
11/7/2023	AP 219111 - Hand	ach	DUKE - DUKE ENERGY	Lift by tower	\$54.42	\$0.00	
	Written Check						
11/7/2023	AP 219112 - Hand	ach	DUKE - DUKE ENERGY	lift	\$17.59	\$0.00	
	Written Check						
11/15/2023	AP 224389 - Hand	ach	DUKE - DUKE ENERGY	lift	\$657.35	\$0.00	
	Written Check						
11/16/2023	AP 244507 - Enter		BCOVEL - B Covell Automation & Design	auto dialer for	\$125.00	\$0.00	
	Bill		Services LLC	WW plant Nov			
11/16/2023	AP 244508 - Enter		advsep - Advanced Septic, Portable Toilets	portable toilet	\$100.70	\$0.00	
	Bill			Nov 10 - Dec 7			
11/22/2023	AP 249608 - Enter		PUTCH - MICHAEL PUTCH LLC	roto till ponds	\$450.00	\$0.00	
	Bill			November			
11/30/2023	AR 250916 -				\$0.00	\$2,330.99	
	Adjustment						
07850 Telephone				\$3,049.71	\$305.47	\$0.00	\$3,355.18
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/1/2023	AP 225072 - Enter		VSC - VILLAGES SERVICES INC.	November	\$61.61	\$0.00	
	Bill			management			
11/7/2023	AP 253918 - Hand	ach	verizon - Verizon	phone service	\$54.04	\$0.00	
	Written Check						
11/21/2023	AP 235996 - Hand	ach	CENTUR - CENTURY LINK*	phone service	\$189.82	\$0.00	
	Written Check						
08005 Reserves Capital Fund				\$197,500.00	\$19,750.00	\$0.00	\$217,250.00
Date	Source - Entry Type	Check#	Description / Vendor	Reference	Debits	Credits	
11/15/2023	GL 226741 - Journal		Reserve Funding	RJE16	\$19,750.00	\$0.00	
	Entry						
<b>Total:</b>				<b>\$0.00</b>	<b>\$319,596.55</b>	<b>\$319,596.55</b>	<b>\$0.00</b>

# Greenbriar of Citrus Hills

Run Date: 12/05/2023  
Run Time: 06:10 PM

## AGED OWNER BALANCE

As of: 11/30/2023

Account #	Lot	Name/Address	Collection Status	Current	Over 30	Over 60	Over 90	Total
0102A	2377712	Bonnie J Strait 385 E Hartford St 2A		\$0.00	\$0.00	\$166.27	\$0.00	\$166.27
0202B	2385642	Roger & Linda Kyle 401 E Hartford St 2B		\$0.00	\$0.00	\$160.30	\$0.00	\$160.30
0204A	2385588	Granite Springs Investments LLC 401 E Hartford St 4A		\$0.00	\$0.00	\$166.60	\$0.00	\$166.60
0301A	2421703	Nancy L Heard 333 E Hartford St 1A		\$0.00	\$0.00	\$500.00	\$0.00	\$500.00
0302A	2421771	Michael S McCarthy 333 E Hartford St 2A	At Atty Waugh	\$335.00	\$335.00	\$835.00	\$10,213.02	\$11,718.02
0304A	2421827	Lisa E Moore 333 E Hartford St 4A		\$165.00	\$0.00	\$0.00	\$0.00	\$165.00
0304B	2421886	Judith W Modica, Trustee 333 E Hartford St 4B		\$0.00	\$166.66	\$0.00	\$0.00	\$166.66
0401B	2391596	James R Garney 303 E Hartford St 1B		\$0.07	\$0.00	\$250.00	\$0.00	\$250.07
0402A	2391529	Adelino S & Teresa Dias 303 E Hartford St 2A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0402B	2391600	Claudia Williams 303 E Hartford St 2B		\$0.00	\$0.00	\$447.84	\$0.00	\$447.84
0502B	2422548	Stephen J Archbold, trustee 261 E Hartford St 2B	Nola ltr	\$347.55	\$339.96	\$499.93	\$0.00	\$1,187.44
0503A	2422513	Terry L Billington 261 E Hartford St 3A		\$0.00	\$0.00	\$166.06	\$0.00	\$166.06
0504A	2422521	Saundra Skiesgelas 261 E Hartford St 4A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0601A	2391367	Roger C Leroy 219 E Hartford St 1A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0602A	2391383	Sarah F Green 219 E Hartford St 2A		\$0.00	\$0.00	\$152.68	\$0.00	\$152.68
0602B	2391502	Laura Nash 219 E Hartford St 2B	Nola ltr	\$345.44	\$194.26	\$500.00	\$0.00	\$1,039.70
0604A	2391405	Reginald Almon Thurlow, Jr 219 E Hartford St 4A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0608A	2391481	Bruce Jennings Life Estate 219 E Hartford St 8A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0701A	2421894	Estate of Karen C Doyle 195 E Hartford St 1A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0702A	2421908	Leah Hanscom 195 E Hartford St 2A		\$0.00	\$0.00	\$35.32	\$0.00	\$35.32
0705A	2421932	Valeriano Dela Cruz 195 E Hartford St 5A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0801A	2422599	Willis Picard, trustee 175 E Hartford St 1A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0804A	2422629	Kathleen Harrison 175 E Hartford St 4A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
0806A	2422645	John F Howard III 175 E Hartford St 6A	Nola ltr	\$347.55	\$339.96	\$500.00	\$0.00	\$1,187.51
0903A	2422734	Arthur F & Rosalie Paty 115 E Hartford St 3A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
100	100	Greenbriar Two Condo Assn 2541 N Reston Terr 100		\$2,330.99	\$0.00	\$0.00	\$0.00	\$2,330.99
1001A	2422815	Ellen Mullaney		\$0.00	\$0.00	\$315.10	\$0.00	\$315.10

Account #	Lot	Name/Address	Collection Status	Current	Over 30	Over 60	Over 90	Total
1002B	2422921	95 E Hartford St 1A Estate of Colleen McHugh	Alliance CAS	\$377.70	\$369.69	\$864.74	\$1,749.34	\$3,361.47
1005A	2422858	95 E Hartford St 2B JAKA Property Holdings, LLC		\$165.00	\$0.00	\$0.00	\$0.00	\$165.00
1008A	2422882	95 E Hartford St 5A Gary R Duncan		\$0.00	\$0.00	\$216.66	\$0.00	\$216.66
1009A	2422891	95 E Hartford St 8A Aleyda Enterprises LLC		\$0.00	\$0.00	\$151.69	\$0.00	\$151.69
1102A	2454873	95 E Hartford St 9A Peter Brown		\$2.50	\$0.00	\$499.84	\$0.00	\$502.34
1104A	2454890	65 E Hartford St 2A John M Yule		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1106A	2454911	65 E Hartford St 4A Alistair Cyril W Co & Glorice Enot Co		\$165.00	\$0.00	\$0.00	\$0.00	\$165.00
1204A	2454806	65 E Hartford St 6A Rebecca B Johnson		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1303A	2455209	110 E Glassboro Court 4A Edward J Peet		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1307A	2455241	156 E Glassboro Court 3A Jessica L Schlessler		\$0.00	\$0.00	\$33.33	\$0.00	\$33.33
1308A	2455250	156 E Glassboro Court 7A Peter L Proctor		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1401A	2454946	156 E Glassboro Court 8A Everett L McPhillips		\$2.50	\$0.00	\$454.93	\$0.00	\$457.43
1402A	2454954	186 E Glassboro Court 1A Tarpon Property Management LLC		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1402B	2455021	186 E Glassboro Court 2A David G Bender		\$0.00	\$0.00	\$320.15	\$0.00	\$320.15
1405A	2454997	186 E Glassboro Court 2B Anthony Ruggiero		\$37.50	\$0.00	\$500.00	\$0.00	\$537.50
1501B	2422254	186 E Glassboro Court 5A Lisa Ann Eylar		\$0.00	\$0.00	\$333.43	\$0.00	\$333.43
1504B	2422289	210 E Glassboro Court 1B Patrick & Marcia Smith		\$2.50	\$0.00	\$500.00	\$0.00	\$502.50
1505A	2422238	210 E Glassboro Court 4B Daniel D Wyles		\$0.00	\$0.00	\$333.67	\$0.00	\$333.67
1602B	2422343	210 E Glassboro Court 5A Diane Najdul		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1606B	2422386	240 E Glassboro Court 2B Jerry C Erickson		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1702B	2422467	240 E Glassboro Court 6B Josvany Moreno	Alliance CAS	\$459.41	\$450.29	\$945.33	\$8,309.98	\$10,165.01
1801A	2422092	270 E Glassboro Court 2B Rae Keaney		\$2.50	\$0.00	\$465.00	\$0.00	\$467.50
1803B	2422173	300 E Glassboro Court 1A Arthur Leo & Dawn Maria Duffy, trustees		\$35.00	\$0.00	\$0.00	\$0.00	\$35.00
1806A	2422149	300 E Glassboro Court 3B Robert D Flynn		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1901A	2397357	300 E Glassboro Court 6A Tarpon Property Management LLC		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
1902A	2397365	340 E Glassboro Court 1A Estate of Hiltrud M Chaplin		\$335.00	\$335.00	\$500.00	\$0.00	\$1,170.00
1905A	2397438	340 E Glassboro Court 2A Diego F Salgado		\$0.00	\$167.50	\$0.00	\$0.00	\$167.50
2001A	2397624	340 E Glassboro Court 5A James P & Barbara King		\$2.50	\$0.00	\$500.00	\$0.00	\$502.50
		370 E Glassboro Court 1A						

Account #	Lot	Name/Address	Collection Status	Current	Over 30	Over 60	Over 90	Total
2001B	2397781	AnnMarie Anzalone Briercheck 370 E Glassboro Court 1B		\$2.50	\$0.00	\$500.00	\$0.00	\$502.50
2002A	2397659	Steven P Sachewicz 370 E Glassboro Court 2A		\$0.00	\$165.66	\$0.00	\$0.00	\$165.66
2102A	2422009	Brenda Cooke 400 E Glassboro Court 2A		\$0.00	\$0.00	\$166.66	\$0.00	\$166.66
2102B	2422041	Angelo J & Carol Lanzillo 400 E Glassboro Court 2B		\$0.00	\$0.00	\$166.33	\$0.00	\$166.33
2105B	2422076	Michael S McCarthy 400 E Glassboro Court 5B		\$2.50	\$0.00	\$500.00	\$0.00	\$502.50
<b>Community Total</b>				<b>\$5,463.71</b>	<b>\$2,863.98</b>	<b>\$15,813.40</b>	<b>\$20,272.34</b>	<b>\$44,413.43</b>

**Report Summary**

Code	Account#	Current	Over 30	Over 60	Over 90	Total
04 - Interest	01105	\$222.65	\$159.90	\$140.07	\$1,259.75	\$1,782.37
05 - Attorney Fees	01105	\$0.00	\$0.00	\$0.00	\$1,490.02	\$1,490.02
A1 - ASSESSMENT	01105	\$2,910.07	\$2,204.26	\$1,005.00	\$17,520.57	\$23,639.90
AR STATUS - AR collections	01105	\$0.00	\$0.00	\$0.00	\$2.00	\$2.00
17 - Sewer Billing	01108	\$2,330.99	\$0.00	\$0.00	\$0.00	\$2,330.99
SA1 - Special Assessment	01110	\$0.00	\$499.82	\$14,668.33	\$0.00	\$15,168.15
<b>Grand Total:</b>		<b>\$5,463.71</b>	<b>\$2,863.98</b>	<b>\$15,813.40</b>	<b>\$20,272.34</b>	<b>\$44,413.43</b>

Account#	Account Description	Delinquency Amount
01105	Assessment Receivable	\$26,914.29
01108	Accounts Receivable-GBriar Two	\$2,330.99
01110	Special Assmt AR	\$15,168.15
Total:		\$44,413.43

**Total Number of Homes: 60**

# Greenbriar of Citrus Hills

Run Date: 12/05/2023

Run Time: 06:10 PM

## PREPAID OWNERS

As of: 11/30/2023

Owner	Address	Account #	Lot #		Prepaid Balance
Beverly Hills Houses, Inc	385 E Hartford St 1A	0101A	2377704	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
James A Vahey	385 E Hartford St 1B	0101B	2377780	PP - General	\$170.88
				<b>Total</b>	<b>\$170.88</b>
David J Pollini	385 E Hartford St 2B	0102B	2377798	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Katherine Gerber	385 E Hartford St 3A	0103A	2377721	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
William A Falkenstein	385 E Hartford St 4A	0104A	2377739	PP - General	\$337.51
				<b>Total</b>	<b>\$337.51</b>
Harry Talmon	385 E Hartford St 5A	0105A	2377747	PP - General	\$340.96
				<b>Total</b>	<b>\$340.96</b>
Scott M Lindemeyer	385 E Hartford St 6A	0106A	2377755	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Marvin L Weinstein	385 E Hartford St 7A	0107A	2377763	PP - General	\$273.98
				<b>Total</b>	<b>\$273.98</b>
Richard H Juel	385 E Hartford St 8A	0108A	2377771	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Jones Revocable Family Trust	401 E Hartford St 1A	0201A	2386975	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Jones Revocable Family Trust	401 E Hartford St 5A	0205A	2385596	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Jones Revocable Family Trust	401 E Hartford St 6A	0206A	206A	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Caroline Anna Christiansen	401 E Hartford St 7A	0207A	2385618	PP - General	\$168.34
				<b>Total</b>	<b>\$168.34</b>
Winsome N Arana	401 E Hartford St 8A	0208A	2385626	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Nancy L Heard	333 E Hartford St 1A	0301A	2421703	PP - A1 - ASSESSMENT	\$332.50
				<b>Total</b>	<b>\$332.50</b>
William Bailey	333 E Hartford St 3A	0303A	2421801	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Dan B Roenigk	333 E Hartford St 3B	0303B	2421878	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Judith W Modica, Trustee	333 E Hartford St 4B	0304B	2421886	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Donna Nettis	303 E Hartford St 1A	0401A	2391511	PP - General	\$633.34
				<b>Total</b>	<b>\$633.34</b>
Robert & Barbara Kirschner	303 E Hartford St 3A	0403A	2391537	PP - General	\$443.23
				<b>Total</b>	<b>\$443.23</b>
Joseph A & Elaine Ling	303 E Hartford St 4A	0404A	2391545	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Beverly Hills Houses	303 E Hartford St 5A	0405A	2391553	PP - General	\$232.00
				<b>Total</b>	<b>\$232.00</b>
Jones Revocable Family Trust	303 E Hartford St 6A	0406A	2391561	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Jones Revocable Family Trust	303 E Hartford St 7A	0407A	2391570	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Kenneth R Wagner	303 E Hartford St 8A	0408A	2391588	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Martin C Hambel, Trustee	261 E Hartford St 1A	0501A	2422491	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Amanda M Foster	261 E Hartford St 4B	0504B	2422564	PP - General	\$399.34
				<b>Total</b>	<b>\$399.34</b>

Owner	Address	Account #	Lot #		Prepaid Balance
John D & Suzanne Stephenson	261 E Hartford St 6B	0506B	2422581	PP - General	\$633.88
				<b>Total</b>	<b>\$633.88</b>
Thomas Pado	219 E Hartford St 5A	0605A	2391421	PP - General	\$11.97
				<b>Total</b>	<b>\$11.97</b>
Thomas M McKenna	219 E Hartford St 6A	0606A	2391430	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
David C Cook	219 E Hartford St 7A	0607A	2391472	PP - General	\$2.50
				<b>Total</b>	<b>\$2.50</b>
Bruce Jennings Life Estate	219 E Hartford St 8A	0608A	2391481	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Estate of Karen C Doyle	195 E Hartford St 1A	0701A	2421894	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Darrick H Buettner	195 E Hartford St 1B	0701B	2421975	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Randall A Toth	195 E Hartford St 3A	0703A	2421916	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
James D Wheeler	195 E Hartford St 4A	0704A	2421924	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
RBC Investments LLC	175 E Hartford St 2A	0802A	2422602	PP - General	\$339.64
				<b>Total</b>	<b>\$339.64</b>
Beverly Hills Houses	175 E Hartford St 3A	0803A	2422611	PP - General	\$232.00
				<b>Total</b>	<b>\$232.00</b>
Maria R Mirabilio	175 E Hartford St 8A	0808A	2422661	PP - General	\$168.34
				<b>Total</b>	<b>\$168.34</b>
Thomas E Carey	115 E Hartford St 1A	0901A	2422718	PP - General	\$13.01
				<b>Total</b>	<b>\$13.01</b>
Stanley B Shyner	115 E Hartford St 1B	0901B	901B	PP - General	\$335.10
				<b>Total</b>	<b>\$335.10</b>
James D Wheeler Jr.	115 E Hartford St 2A	0902A	2422726	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Albert J Olio	115 E Hartford St 4A	0904A	2422742	PP - General	\$402.34
				<b>Total</b>	<b>\$402.34</b>
Rita Flannery	115 E Hartford St 6A	0906A	2422769	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Citrus Mav LLC	95 E Hartford St 2A	1002A	2422823	PP - General	\$5.12
				<b>Total</b>	<b>\$5.12</b>
Jones Revocable Family Trust	95 E Hartford St 3A	1003A	2422831	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Richard H Juel	95 E Hartford St 4A	1004A	2422840	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Joseph Savitski	95 E Hartford St 6A	1006A	2422866	PP - General	\$330.00
				<b>Total</b>	<b>\$330.00</b>
David E Cook	95 E Hartford St 7A	1007A	2422874	PP - General	\$667.50
				<b>Total</b>	<b>\$667.50</b>
Aleyda Enterprises LLC	95 E Hartford St 9A	1009A	2422891	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Rita Bosse	65 E Hartford St 1A	1101A	2454865	PP - General	\$604.99
				<b>Total</b>	<b>\$604.99</b>
Clifford B Stoneking	65 E Hartford St 2B	1102B	2454938	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Richard M DeBruno	65 E Hartford St 3A	1103A	2454881	PP - General	\$8.49
				<b>Total</b>	<b>\$8.49</b>
Florida Limited Liab LLC	110 E Glassboro Court 2A	1202A	2454784	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Joseph Baron	110 E Glassboro Court 3A	1203A	2454792	PP - General	\$839.00
				<b>Total</b>	<b>\$839.00</b>
Rebecca B Johnson	110 E Glassboro Court 4A	1204A	2454806	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Edgar H Traver Jr	110 E Glassboro Court 5A	1205A	2454814	PP - General	\$102.92
				<b>Total</b>	<b>\$102.92</b>

Owner	Address	Account #	Lot #	Prepaid Balance
			<b>Total</b>	<b>\$102.92</b>
Andrew & Shirley Martire	110 E Glassboro Court 6A	1206A	2454822 PP - General	\$0.60
			<b>Total</b>	<b>\$0.60</b>
Shannon Boyer	110 E Glassboro Court 7A	1207A	2454831 PP - General	\$1.96
			<b>Total</b>	<b>\$1.96</b>
Richard W Lambert Rev Trust 2003	110 E Glassboro Court 8A	1208A	2454857 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Amy Curtis	156 E Glassboro Court 1B	1301B	2455179 PP - General	\$5.03
			<b>Total</b>	<b>\$5.03</b>
James V Palmer	156 E Glassboro Court 2B	1302B	2455161 PP - General	\$345.65
			<b>Total</b>	<b>\$345.65</b>
Janelle Bernaky	156 E Glassboro Court 6A	1306A	2455233 PP - General	\$168.34
			<b>Total</b>	<b>\$168.34</b>
Spark Real Estate, LLC	186 E Glassboro Court 1B	1401B	2455012 PP - General	\$285.75
			<b>Total</b>	<b>\$285.75</b>
Mitchell A Cook	186 E Glassboro Court 3A	1403A	2454971 PP - General	\$197.00
			<b>Total</b>	<b>\$197.00</b>
John J & Nancy McCoy	186 E Glassboro Court 3B	1403B	2455039 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Julia R Anderson	186 E Glassboro Court 4B	1404B	2455152 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Gerard Louis & Jayne Teresa Nesto	186 E Glassboro Court 6A	1406A	2455004 PP - General	\$335.06
			<b>Total</b>	<b>\$335.06</b>
Geraldine Jones	210 E Glassboro Court 1A	1501A	2422190 PP - General	\$351.00
			<b>Total</b>	<b>\$351.00</b>
Sharon Blakeman	210 E Glassboro Court 2A	1502A	2422203 PP - General	\$168.34
			<b>Total</b>	<b>\$168.34</b>
Geraldine Jones	210 E Glassboro Court 2B	1502B	2422262 PP - General	\$351.00
			<b>Total</b>	<b>\$351.00</b>
Robert D Mhlbachler	210 E Glassboro Court 3A	1503A	2422211 PP - General	\$670.00
			<b>Total</b>	<b>\$670.00</b>
Howard T Hill	210 E Glassboro Court 3B	1503B	2422271 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Vernon W Stephan	210 E Glassboro Court 4A	1504A	2422220 PP - General	\$340.03
			<b>Total</b>	<b>\$340.03</b>
Edward J Pernu	240 E Glassboro Court 2A	1602A	2422301 PP - General	\$20.00
			<b>Total</b>	<b>\$20.00</b>
Kenneth Hoss	240 E Glassboro Court 3A	1603A	2422319 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Paul L & Margaret M Crowley, trustees	240 E Glassboro Court 4B	1604B	2422360 PP - General	\$160.17
			<b>Total</b>	<b>\$160.17</b>
Judith G Lapatka	240 E Glassboro Court 5B	1605B	2422378 PP - General	\$670.00
			<b>Total</b>	<b>\$670.00</b>
Michael J & Katherine Murphy	270 E Glassboro Court 1A	1701A	2422394 PP - General	\$720.09
			<b>Total</b>	<b>\$720.09</b>
Aquaview LLC	270 E Glassboro Court 2A	1702A	2422408 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Charles E Campbell	270 E Glassboro Court 3B	1703B	2422475 PP - General	\$338.00
			<b>Total</b>	<b>\$338.00</b>
Barry C Webber	270 E Glassboro Court 4A	1704A	2422424 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Aquaview LLC	300 E Glassboro Court 2A	1802A	2422106 PP - General	\$335.00
			<b>Total</b>	<b>\$335.00</b>
Palmira N Simmons	300 E Glassboro Court 2B	1802B	2422165 PP - General	\$1,240.03
			<b>Total</b>	<b>\$1,240.03</b>
John Heggie	300 E Glassboro Court 4B	1804B	2422181 PP - General	\$1.00
			<b>Total</b>	<b>\$1.00</b>
Beverly Hills Houses, Inc	300 E Glassboro Court 5A	1805A	1805A PP - General	\$567.00
			<b>Total</b>	<b>\$567.00</b>

Owner	Address	Account #	Lot #		Prepaid Balance
Robert D Flynn	300 E Glassboro Court 6A	1806A	2422149	PP - A1 - ASSESSMENT	\$335.00
				<b>Total</b>	<b>\$335.00</b>
RGA Real Estate Associates LLC	340 E Glassboro Court 1B	1901B	2397497	PP - General	\$174.75
				<b>Total</b>	<b>\$174.75</b>
Phillip F Tuman	340 E Glassboro Court 3A	1903A	2397381	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Walter T Janus	340 E Glassboro Court 3B	1903B	2397543	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Daniel Ford Successor Trustee	340 E Glassboro Court 4A	1904A	2397411	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Kathleen A Jaillet	340 E Glassboro Court 4B	1904B	2397560	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Joseph O McCarthy	340 E Glassboro Court 6A	1906A	2397462	PP - General	\$335.01
				<b>Total</b>	<b>\$335.01</b>
Melinda K McCullough	370 E Glassboro Court 2B	2002B	2397811	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Judith B Stockwell, Trustee	370 E Glassboro Court 3A	2003A	2397683	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Donna Speed	370 E Glassboro Court 3B	2003B	2397845	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Michael E Askew	370 E Glassboro Court 4A	2004A	2397721	PP - General	\$335.00
				<b>Total</b>	<b>\$335.00</b>
Vito J Damore	370 E Glassboro Court 5A	2005A	2397748	PP - General	\$1,776.02
				<b>Total</b>	<b>\$1,776.02</b>
Jones Revocable Family Trust	400 E Glassboro Court 1A	2101A	2421991	PP - General	\$355.00
				<b>Total</b>	<b>\$355.00</b>
Jones Revocable Family Trust	400 E Glassboro Court 3A	2103A	2422017	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
Colby E George	400 E Glassboro Court 4A	2104A	2422025	PP - General	\$266.00
				<b>Total</b>	<b>\$266.00</b>
Jones Revocable Family Trust	400 E Glassboro Court 4B	2104B	2422068	PP - General	\$351.00
				<b>Total</b>	<b>\$351.00</b>
				PP - General	\$32,407.21
				PP - A1 - ASSESSMENT	\$2,342.50
				<b>Total</b>	<b>\$34,749.71</b>