

Victoria Hammock Assoc Inc
Fort Lauderdale, FL

Financial Statement
October 2024

Prepared For
The Board Of Directors

By:

USA Management
9000 Sheridan St, Suite166
Pembroke Pines, FL 33024

VICTORIA HAMMOCK ASSOCIATION INC

Balance Sheet

As of October 31, 2024

	Oct 31, 24
ASSETS	
Current Assets	
Checking/Savings	
Valley Bank - Operating	4,905.84
Total Checking/Savings	4,905.84
Accounts Receivable	
Accounts Receivable	4,622.00
Total Accounts Receivable	4,622.00
Total Current Assets	9,527.84
Other Assets	
Tenant Imp (2012)	-450.00
Total Other Assets	-450.00
TOTAL ASSETS	9,077.84
LIABILITIES & EQUITY	
Equity	
Retained Earnings	4,458.03
Net Income	4,619.81
Total Equity	9,077.84
TOTAL LIABILITIES & EQUITY	9,077.84

VICTORIA HAMMOCK ASSOCIATION INC
 Profit & Loss Budget Performance
 October 2024

	<u>Oct 24</u>	<u>Budget</u>	<u>Jan - Oct 24</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Ordinary Income/Expense					
Income					
Maintenance Fees	5,000.00	1,666.67	20,000.00	16,666.66	20,000.00
Total Income	<u>5,000.00</u>	<u>1,666.67</u>	<u>20,000.00</u>	<u>16,666.66</u>	<u>20,000.00</u>
Expense					
Bulging Supplies	0.00	4.17	0.00	41.66	50.00
Electric	32.68	33.33	293.91	333.34	400.00
Fees to State of Florida	0.00	0.00	51.25	77.00	77.00
Insurance Expense	0.00	416.67	2,667.93	4,166.66	5,000.00
Landscaping and Groundskeepi...	700.00	333.33	3,950.00	3,333.34	4,000.00
Miscellaneous	0.00	6.08	0.00	60.84	73.00
Non- Allocated Contingency	0.00	108.33	0.00	1,083.34	1,300.00
Pest Control	350.00	83.33	1,825.00	833.34	1,000.00
Postage and Office	3.56	4.17	49.77	41.66	50.00
Property Management Fees	225.00	225.00	2,250.00	2,250.00	2,700.00
Repairs and Maintenance	0.00	83.33	0.00	833.34	1,000.00
Sprinkler/Irrigation	0.00	41.67	0.00	416.66	500.00
Water & Sewer Expense	333.54	291.67	3,982.33	2,916.66	3,500.00
Year End Tax Return	0.00	0.00	350.00	350.00	350.00
Total Expense	<u>1,644.78</u>	<u>1,631.08</u>	<u>15,380.19</u>	<u>16,737.84</u>	<u>20,000.00</u>
Net Ordinary Income	<u>3,355.22</u>	<u>35.59</u>	<u>4,619.81</u>	<u>-71.18</u>	<u>0.00</u>
Net Income	<u>3,355.22</u>	<u>35.59</u>	<u>4,619.81</u>	<u>-71.18</u>	<u>0.00</u>