

Greenbriar Two Condo Assoc Inc

Run Date: 02/02/2025

Run Time: 10:30 AM

FUND BALANCE SHEET

As of: 01/31/2025

Assets

Account	Operating	Reserves	Total
01050 Seacoast Insurance x9545	\$63,239.92		\$63,239.92
01051 Alliance Bank - Oper. #1471	\$56,078.38		\$56,078.38
01052 Alliance MM Res Acct # 2198		\$91,330.06	\$91,330.06
01055 Petty Cash	\$200.00		\$200.00
01073 Alliance Res CD x5908 03/20/25		\$95,728.43	\$95,728.43
01074 Alliance Res CD x7820 3/28/24		\$23,811.55	\$23,811.55
01105 Assessment Receivable	\$7,863.68		\$7,863.68
01106 Allowance for Bad Debt	(\$1,396.72)		(\$1,396.72)
01109 Accts Receivable - Fines	\$1,100.00		\$1,100.00
01340 Prepaid Pest Control	\$3,127.50		\$3,127.50
01350 Prepaid Insurance	\$89,778.78		\$89,778.78
01370 Deposits - Duke Energy	\$1,119.49		\$1,119.49
Total Assets	\$221,111.03	\$210,870.04	\$431,981.07

Liabilities

Account	Operating	Reserves	Total
02020 Prepaid Assessments	\$48,577.63		\$48,577.63
02060 Capital City Reserve Loan		\$44,890.37	\$44,890.37
Total Liabilities	\$48,577.63	\$44,890.37	\$93,468.00

Equity

Account	Operating	Reserves	Total
03010 Reserves - Painting		\$28,819.60	\$28,819.60
03015 Spent From Painting		(\$600.00)	(\$600.00)
03020 Reserves - Roof		\$13,615.57	\$13,615.57
03025 Spent from Roof		(\$262.07)	(\$262.07)
03030 Reserves - Paving		\$44,272.38	\$44,272.38
03040 Reserves - Sewer/Well/Pool		\$44,612.52	\$44,612.52
03042 Spent from Sewer/Well/Pool		(\$5,675.00)	(\$5,675.00)
03045 Reserves - Building		\$23,749.40	\$23,749.40
03060 Reserves Site Improvements		\$17,447.27	\$17,447.27
03510 Prior Years Earnings	\$173,918.80		\$173,918.80
Current Year Net Income/(Loss)	(\$1,385.40)	\$0.00	(\$1,385.40)
Total Equity	\$172,533.40	\$165,979.67	\$338,513.07
Total Liabilities & Equity	\$221,111.03	\$210,870.04	\$431,981.07