Balance Sheet For August 2021

Operating Accounts		
01016 - Center State Bank - Operating	\$13,779.91	
Total Operating Accounts		\$13,779.91
Reserve Accounts		
01076 - Center State Bank - Reserves	\$88,445.04	
Total Reserve Accounts		\$88,445.04
Other Assets		
01610 - Prepaid Insurance	\$4,163.67	
02560 - Deposits-Water	\$25.00	
Total Other Assets		\$4,188.67
	Total Asset	\$106,413.62
Current Liabilities		
03010 - Accounts Payable 03320 - Deferred Maintenance	\$1,744.40	
	\$8,000.00	¢0.744.40
Total Current Liabilities		\$9,744.40
Reserves		
05010 - Reserves - Painting	\$7,134.75	
05020 - Reserves-Flat Roof	\$25,748.30	
05030 - Reserves - Roof Replacement	\$27,435.15	
05040 - Reserves - Elevator	\$18,584.49	
05050 - Reserves - Pool Resurfacing	\$3,866.09 \$5,588.79	
05080 - Reserve - Roadway Resurfacing 05090 - Reserve Interest	\$5,500.79 \$87.47	
Total Reserves		¢00 44E 04
Total Reserves		\$88,445.04
Equity		
05510 - Prior Year Retained Earnings	(\$1,862.69)	
05515 - Current Year Net	\$2,879.95	
05520 - Captial Contribution-Owners	\$6,788.32	
05530 - Hurricane Loss Funds	\$418.60	
Total Equity		\$8,224.18
	Total Liability / Equity	\$106,413.62

Statement of Revenues and Expenses 8/1/2021 - 8/31/2021

		Current Period			Year To Date		Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Income							
Income							
06310 - Maintenance Assessment Income	6,547.05	6,547.03	.02	52,376.29	52,376.24	.05	78,564.38
06335 - S/A - GHCA Litigation Expenses	-	-	-	1,200.00	-	1,200.00	-
Total Income	6,547.05	6,547.03	.02	53,576.29	52,376.24	1,200.05	78,564.38
Total Income	6,547.05	6,547.03	.02	53,576.29	52,376.24	1,200.05	78,564.38
Operating Expense							
General and Administrative Expenses							
07100 - Management Fees	652.50	652.50	-	5,220.00	5,220.00	-	7,830.00
07200 - Accounting Fees	-	-	-	335.00	325.00	(10.00)	325.00
07250 - Insurance	1,083.02	1,000.00	(83.02)	7,759.58	8,000.00	240.42	12,000.00
07300 - Insurance-Flood	198.13	298.50	100.37	1,563.69	2,388.00	824.31	3,582.00
07350 - Fees Payable to Division	-	-	-	85.25	86.00	.75	86.00
07400 - Administration Expenses	19.62	29.17	9.55	175.44	233.36	57.92	350.00
Total General and Administrative Expenses	1,953.27	1,980.17	26.90	15,138.96	16,252.36	1,113.40	24,173.00
Building Expenses			1			ı	
07650 - Repair & Maintenance Services	840.30	808.08	(32.22)	5,904.92	6,464.64	559.72	9,697.00
07700 - Repair & Maint Supplies	14.66	100.00	85.34	1,256.53	800.00	(456.53)	1,200.00
07900 - Pest Control-Interior/Perimtr	49.00	49.00	-	392.00	392.00		588.00
Total Building Expenses	903.96	957.08	53.12	7,553.45	7,656.64	103.19	11,485.00
Elevator Repairs							
08050 - Elevator Maintenance Contract	660.42	637.00	(23.42)	1,913.22	1,911.00	(2.22)	2,548.00
08100 - Elevator Repairs	-	16.67	16.67	-	133.36	133.36	200.00
08150 - Elevator Permits & Inspection	-	-	-	325.00	340.00	15.00	340.00
Total Elevator Repairs	660.42	653.67	(6.75)	2,238.22	2,384.36	146.14	3,088.00
Fire Alarm Repairs							
08350 - Fire Alarm Monitoring	-	-	-	1,173.02	1,200.00	26.98	1,600.00
08400 - Fire Alarm Repairs	-	58.33	58.33	343.88	466.64	122.76	700.00
08450 - Fire Alarm Telephone	83.76	100.00	16.24	671.56	800.00	128.44	1,200.00
Total Fire Alarm Repairs	83.76	158.33	74.57	2,188.46	2,466.64	278.18	3,500.00
Utilities							
08650 - Trash Removal	85.80	43.33	(42.47)	386.10	346.64	(39.46)	520.00
08700 - Electric	154.13	150.00	(4.13)	1,205.88	1,200.00	(5.88)	1,800.00
08750 - Water & Sewer	133.62	175.00	41.38	1,068.96	1,400.00	331.04	2,100.00

Statement of Revenues and Expenses 8/1/2021 - 8/31/2021

		Current Period			Year To Date		Annual
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Operating Expense							
Total Utilities	373.55	368.33	(5.22)	2,660.94	2,946.64	285.70	4,420.00
Landscape Expenses							
08850 - Landscape Maintenance	420.00	435.00	15.00	3,465.00	3,480.00	15.00	5,220.00
08900 - Mulch Replacement	-	-	-	-	-	-	525.00
08950 - Pest Control/Fertilization	90.00	90.00	-	825.00	720.00	(105.00)	1,080.00
09000 - Tree & Plant Replacement	-	183.33	183.33	600.00	1,466.64	866.64	2,200.00
09050 - Tree Pruning	-	-	-	-	450.00	450.00	450.00
09100 - Irrigation Maintenance	40.00	44.17	4.17	670.00	353.36	(316.64)	530.00
Total Landscape Expenses	550.00	752.50	202.50	5,560.00	6,470.00	910.00	10,005.00
Pool Expenses							
09320 - Pool Service Contract	44.63	43.83	(.80)	352.26	350.64	(1.62)	526.00
09322 - Pool Maintenance Labor-ARCM	149.39	179.58	30.19	1,181.39	1,436.64	255.25	2,155.00
09324 - Pool Insurance	-	-	-	900.00	900.00	-	900.00
09330 - Pool Electric	59.89	83.33	23.44	647.65	666.64	18.99	1,000.00
09340 - Pool Water	14.77	20.83	6.06	259.71	166.64	(93.07)	250.00
09350 - Pool Repairs & Maint	-	25.00	25.00	802.31	200.00	(602.31)	300.00
09400 - Pool Supplies	2.14	25.00	22.86	122.67	200.00	77.33	300.00
Total Pool Expenses	270.82	377.57	106.75	4,265.99	3,920.56	(345.43)	5,431.00
Other Expenses							
09550 - Contingency	-	249.87	249.87	892.00	1,998.96	1,106.96	2,998.38
09650 - Master Association Fees	1,124.82	1,122.00	(2.82)	8,998.32	8,976.00	(22.32)	13,464.00
09735 - S/A - GHCA Litigation Expenses	-	-	-	1,200.00	-	(1,200.00)	-
Total Other Expenses	1,124.82	1,371.87	247.05	11,090.32	10,974.96	(115.36)	16,462.38
Total Expense	5,920.60	6,619.52	698.92	50,696.34	53,072.16	2,375.82	78,564.38
— — — — — — — — — — — — — — — — — — —	626.45	(72.49)	698.94	2,879.95	(695.92)	3,575.87	-
Net Total	626.45	(72.49)	698.94	2,879.95	(695.92)	3,575.87	-

Summary Statement of Revenues and Expenses For 8/31/2021

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Income													
Income													
06310 - Maintenance Assessment Income	6,547	6,547	6,547	6,547	6,547	6,547	6,547	6,547	-	-	-	-	52,370
06335 - S/A - GHCA Litigation Expenses	-	-	-	-	-	-	1,200	-	-	-	-	-	1,200
Total Income	6,547	6,547	6,547	6,547	6,547	6,547	7,747	6,547	-	-	-	-	53,576
Total Income	6,547	6,547	6,547	6,547	6,547	6,547	7,747	6,547	-	-	-	-	53,576
Operating Expense													
General and Administrative Expenses													
07100 - Management Fees	653	653	653	653	653	653	653	653	-	-	-	-	5,220
07200 - Accounting Fees	335	-	-	-	-	-	-	-	-	-	-	-	33
07250 - Insurance	857	857	857	857	1,083	1,083	1,083	1,083	-	-	-	-	7,760
07300 - Insurance-Flood	195	195	195	195	195	195	195	198	-	-	-	-	1,564
07350 - Fees Payable to Division	24	-	-	61	-	-	-	-	-	-	-	-	8!
07400 - Administration Expenses	23	25	23	24	22	19	20	20	-	-	-	-	175
Total General and Administrative Expenses	2,086	1,730	1,727	1,790	1,953	1,950	1,950	1,953	-	-	-	-	15,139
Building Expenses													
07650 - Repair & Maintenance Services	1,001	636	636	636	867	644	644	840	-	-	-	-	5,905
07700 - Repair & Maint Supplies	367	34	181	24	63	532	40	15	-	-	-	-	1,25
07900 - Pest Control-Interior/Perimtr	49	49	49	49	49	49	49	49	-	-	-	-	392
Total Building Expenses	1,417	719	866	709	979	1,225	734	904	-	-	-	-	7,553
Elevator Repairs													
08050 - Elevator Maintenance Contract	-	626	-	-	626	-	-	660	-	-	-	-	1,91
08150 - Elevator Permits & Inspection	-	-	250	-	75	-	-	-	-	-	-	-	32
Total Elevator Repairs	_	626	250	-	701	-	-	660	_	-	-	-	2,238

Report generated on 9/20/2021 2:59 PM - V3.11

Summary Statement of Revenues and Expenses For 8/31/2021

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Expense													
Fire Alarm Repairs													
08350 - Fire Alarm Monitoring	374	-	-	374	-	-	424	-	-	-	-	-	1,17
08400 - Fire Alarm Repairs	181	-	40	-	-	123	-	-	-	-	-	-	34
08450 - Fire Alarm Telephone	84	84	84	84	84	84	84	84	-	-	-	-	67
Total Fire Alarm Repairs	639	84	124	458	84	207	508	84	-	-	-	-	2,18
Utilities													
08650 - Trash Removal	43	43	43	43	43	43	43	86	-	-	-	-	38
08700 - Electric	131	140	171	154	154	156	146	154	-	-	-	-	1,20
08750 - Water & Sewer	134	134	134	134	134	134	134	134	-	-	-	<u>-</u>	1,06
Fotal Utilities	308	316	347	331	330	332	323	374	-	-	-	-	2,66
Landscape Expenses													
08850 - Landscape Maintenance	435	435	435	435	435	435	435	420	-	-	-	-	3,46
08950 - Pest Control/Fertilization	105	105	105	105	105	105	105	90	-	-	-	-	82
09000 - Tree & Plant Replacement	-	600	-	-	-	-	-	-	-	-	-	-	60
09100 - Irrigation Maintenance	40	40	40	40	40	40	390	40	-	-	-		67
Total Landscape Expenses	580	1,180	580	580	580	580	930	550	-	-	-	-	5,56
Pool Expenses													
09320 - Pool Service Contract	51	43	43	43	43	43	45	45	-	-	-	-	35
09322 - Pool Maintenance Labor-ARCM	171	141	141	141	183	119	135	149	-	-	-	-	1,18
09324 - Pool Insurance	-	-	-	-	900	-	-	-	-	-	-	-	90
09330 - Pool Electric	74	108	98	107	72	75	55	60	-	-	-	-	64
09340 - Pool Water	19	85	66	22	17	19	16	15	-	-	-	-	26
09350 - Pool Repairs & Maint	-	447	-	158	-	-	197	-	-	-	-	-	80
09400 - Pool Supplies	-	9	45	57	3	1	5	2	-	-	-	-	12
	315	833	393	528	1,217	256	453	271	_		_	_	4,26

Report generated on 9/20/2021 2:59 PM - V3.11

Summary Statement of Revenues and Expenses For 8/31/2021

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Operating Expense													
Other Expenses													
09550 - Contingency	-	-	-	-	-	90	802	-	-	-	-	-	892
09650 - Master Association Fees	1,125	1,125	1,125	1,125	1,125	1,125	1,125	1,125	-	-	-	-	8,998
09735 - S/A - GHCA Litigation Expenses	-	-	-	-	-	-	1,200	-	-	-	-	-	1,200
Total Other Expenses	1,125	1,125	1,125	1,125	1,125	1,215	3,127	1,125	-	-	-	-	11,090
Total Expense	6,470	6,612	5,412	5,521	6,970	5,766	8,025	5,921	-	-	-	-	50,696
Operating Net Total	\$77	(\$65)	\$1,135	\$1,026	(\$423)	\$782	(\$278)	\$626	_	_	-	-	\$2,880
Net Total	\$77	(\$65)	\$1,135	\$1,026	(\$423)	\$782	(\$278)	\$626	-	-	-	-	\$2,880

Report generated on 9/20/2021 2:59 PM - V3.11 Page 3

GL Trial Balance For 8/1/2021 - 8/31/2021

Current

	Beginning Balance	Debit	Credit	Ending Balance
016 - Center	State Bank - Operating 26,464.65	-	12,684.74	13,779.9
Date	Description	Debit	Credit	Туре
08/01/2021	499718 - GRAND HARBOR COMMUNITY ASSOC GHCA/Master Association Fee	-	1,124.82	Invoice
08/01/2021	69590 - A.R. CHOICE MANAGEMENT, INC Monthly Management Fee	-	652.50	Invoice
08/02/2021	13-12846-32000 - WASTE MANAGEMENT - Trash Removal	-	42.90	Invoice
08/02/2021	8535115160153576 - COMCAST - 5320 W Harbor Village Elevator	-	83.76	Invoice
08/03/2021	99040510882019 - HARTFORD FIRE INSURANCE COMPANY - Flood Insurance Renewal	-	2,378.00	Invoice
08/03/2021	100400457526 - OTIS ELEVATOR COMPANY - Quarterly Maintenance Svc 8/1-10/31/21	-	660.42	Invoice
08/03/2021	69716 - A.R. CHOICE MANAGEMENT, INC Maint/Cleaning Labor WE 7/18/21, 7/25/21	-	336.12	Invoice
08/11/2021	073021 - FLOWERS LAWN SERVICE - Irrigation	-	40.00	Invoice
08/11/2021	48216C - STARK EXTERMINATORS - Pest Control	-	49.00	Invoice
08/11/2021	A240861 - STURGIS LUMBER - Key tags, key rings	-	9.11	Invoice
08/11/2021	0000103482 - THREE G'S, INC Pumped down unit/replaced TXV	-	802.00	Invoice
08/11/2021	073021 - FLOWERS LAWN SERVICE - Lawn Maint	-	435.00	Invoice
08/11/2021	296994 - VEROCHEM - Supplies	-	13.00	Invoice
08/11/2021	073021 - FLOWERS LAWN SERVICE - Replace valves	-	350.00	Invoice
08/11/2021	073021 - FLOWERS LAWN SERVICE - Fertilize	-	105.00	Invoice
08/11/2021	69810 - A.R. CHOICE MANAGEMENT, INC July Supplies- Admin/Maint/Cleaning	-	6.61	Invoice
08/15/2021	Transfer to Center State Bank-Reserve	-	1,452.95	Transfer
08/16/2021	97795-03003 - FPL - 5320 W Harbor Village Dr # Hse	-	154.13	Invoice
08/23/2021	0032404-041436 - INDIAN RIVER COUNTY UTILITIES - 5320 W Harbor Village Dr	-	133.62	Invoice
08/23/2021	073121 - A.R. CHOICE MANAGEMENT, INC July Admin Expenses	-	19.67	Invoice
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIUM ASSOC., INC Pool Water	-	15.68	Invoice
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIUM ASSOC., INC Repairs- Replace circuit board	-	197.31	Invoice
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIUM ASSOC., INC Supplies	-	5.17	Invoice
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIUM ASSOC., INC Monthly Pool Maintenance/Hollywood Pool	-	44.63	Invoice
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIUM ASSOC., INC Pool Electric	-	54.88	Invoice

			C	urrent	
		Beginning Balance	Debit	Credit	Ending Balance
1016 - Center St	tate Bank - Operating	26,464.65	-	12,684.74	13,779.91
Date	Description		Debit	Credit	Туре
08/24/2021	073121 - HARBOR SIDE #5 0 Maint/Cleaning Pool Area &	CONDOMINIUM ASSOC., INC Bathrooms	-	135.38	Invoice
08/27/2021	0610577-4835-4 - WASTE N	MANAGEMENT - Trash Removal	-	42.90	Invoice
08/30/2021	900-94365681 - FIRST INSU	RANCE FUNDING - Insurance	-	3,340.18	Invoice
1076 - Center St	tate Bank - Reserves	86,980.56	1,464.48	-	88,445.04
Date	Description		Debit	Credit	Туре
08/15/2021	Transfer from Center State E	Bank-Operating	1,452.95	-	Transfer
08/31/2021	August Interest		11.53	-	GL Entry
1310 - Accounts	s Receivable	0.00	-	-	0.00
Date	Description		Debit	Credit	Туре
1610 - Prepaid I	nsurance	-273.36	5,718.18	1,281.15	4,163.67
Date	Description		Debit	Credit	Туре
08/01/2021	99040510882019 - HARTFO Insurance Renewal	RD FIRE INSURANCE COMPANY -	Flood 2,378.00	-	Invoice
08/01/2021	Expense Prepaid Insurance		-	1,281.15	GL Entry
08/26/2021	900-94365681 - FIRST INSU	RANCE FUNDING - Insurance	3,340.18	-	Invoice
2560 - Deposits	-Water	25.00	-	-	25.00
Date	Description		Debit	Credit	Туре
3010 - Accounts	s Pavable	-2,618.56	11,231.79	10,357.63	-1,744.40
Date	Description	2,010.30	Debit	Credit	Type
08/01/2021	8535115160153576 - COMC	CAST - 5320 W Harbor Village Elev	ator -	83.76	Invoice
		<u> </u>			

				С	urrent	
		Beginn	ing Balance	Debit	Credit	Ending Balance
010 - Acco	ounts Pa	yable	-2,618.56	11,231.79	10,357.63	-1,744.4
Date		Description		Debit	Credit	Туре
08/01/2021	Batched	499718 - GRAND HARBOR COMMUNITY Association Fee	Y ASSOC GHCA/Master	1,124.82	1,124.82	Invoice
08/01/2021		13-12846-32000 - WASTE MANAGEMEN	NT - Trash Removal	-	42.90	Invoice
08/01/2021		100400457526 - OTIS ELEVATOR COMP. Maintenance Svc 8/1-10/31/21	ANY - Quarterly	-	660.42	Invoice
08/01/2021	Batched	69590 - A.R. CHOICE MANAGEMENT, IN Fee	C Monthly Management	652.50	652.50	Invoice
08/02/2021		13-12846-32000 - WASTE MANAGEMEN	NT - Trash Removal	42.90	-	Invoice
08/02/2021		8535115160153576 - COMCAST - 5320	W Harbor Village Elevator	83.76	-	Invoice
08/03/2021		297894 - VEROCHEM - Cleaning Supplie	25	-	6.42	Invoice
08/03/2021		100400457526 - OTIS ELEVATOR COMP. Maintenance Svc 8/1-10/31/21	ANY - Quarterly	660.42	-	Invoice
08/03/2021		99040510882019 - HARTFORD FIRE INS Insurance Renewal	URANCE COMPANY - Floo	d 2,378.00	-	Invoice
08/03/2021		69716 - A.R. CHOICE MANAGEMENT, IN WE 7/18/21, 7/25/21	C Maint/Cleaning Labor	336.12	-	Invoice
08/08/2021		70017 - A.R. CHOICE MANAGEMENT, IN Labor - Weeks Ending 8/1 and 8/8/2021	-	-	336.12	Invoice
08/09/2021		97795-03003 - FPL - 5320 W Harbor Vill	age Dr # Hse	-	154.13	Invoice
08/11/2021		A240861 - STURGIS LUMBER - Key tags,	key rings	9.11	-	Invoice
08/11/2021		073021 - FLOWERS LAWN SERVICE - Law	wn Maint	435.00	-	Invoice
08/11/2021		0000103482 - THREE G'S, INC Pumped	d down unit/replaced TXV	802.00	-	Invoice
08/11/2021		296994 - VEROCHEM - Supplies		13.00	-	Invoice
08/11/2021		48216C - STARK EXTERMINATORS - Pes	t Control	49.00	-	Invoice
08/11/2021		073021 - FLOWERS LAWN SERVICE - Irri	gation	40.00	-	Invoice
08/11/2021		073021 - FLOWERS LAWN SERVICE - Re	place valves	350.00	-	Invoice
08/11/2021		073021 - FLOWERS LAWN SERVICE - Fel	rtilize	105.00	-	Invoice
08/11/2021		69810 - A.R. CHOICE MANAGEMENT, IN Admin/Maint/Cleaning	C July Supplies-	6.61	-	Invoice
08/16/2021		0032404-041436 - INDIAN RIVER COUN Harbor Village Dr	TY UTILITIES - 5320 W	-	133.62	Invoice
08/16/2021		97795-03003 - FPL - 5320 W Harbor Vill	age Dr # Hse	154.13	-	Invoice
08/20/2021		A241271 - STURGIS LUMBER - Maintena	nce/Cleaning Supplies	-	5.24	Invoice
08/22/2021		70134 - A.R. CHOICE MANAGEMENT, IN WE 8/15/21, 8/22/21	C Maint/Cleaning Labor	-	336.12	Invoice
08/23/2021		0032404-041436 - INDIAN RIVER COUN Harbor Village Dr	TY UTILITIES - 5320 W	133.62	-	Invoice
08/23/2021			TY UTILITIES - 5320 W	133.62	-	Invoice

			С	urrent		
	Beginni ———	ng Balance	Debit	Credit	Ending Balance	
3010 - Accounts Pa	yable	-2,618.56	11,231.79	10,357.63	-1,744.40	
Date	Description		Debit	Credit	Туре	
08/23/2021	073121 - A.R. CHOICE MANAGEMENT, IN	C July Admin Expenses	19.67	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIU Replace circuit board	JM ASSOC., INC Repair	s- 197.31	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIU	JM ASSOC., INC Suppli	es 5.17	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIU Electric	JM ASSOC., INC Pool	54.88	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIU Pool Maintenance/Hollywood Pool	JM ASSOC., INC Month	lly 44.63	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINIU Water	JM ASSOC., INC Pool	15.68	-	Invoice	
08/24/2021	073121 - HARBOR SIDE #5 CONDOMINION Maint/Cleaning Pool Area & Bathrooms	JM ASSOC., INC	135.38	-	Invoice	
08/25/2021	0610577-4835-4 - WASTE MANAGEMEN	Γ - Trash Removal	-	42.90	Invoice	
08/26/2021	900-94365681 - FIRST INSURANCE FUND	ING - Insurance	-	3,340.18	Invoice	
08/27/2021	0610577-4835-4 - WASTE MANAGEMEN	Γ - Trash Removal	42.90	-	Invoice	
08/29/2021	70414 - A.R. CHOICE MANAGEMENT, INC Labor - Week Ending 8/29/2021	Maintenance/Cleanino	-	168.06	Invoice	
08/30/2021	FLOWERS LAWN SERVICE - Irrigation		-	40.00	Invoice	
08/30/2021	FLOWERS LAWN SERVICE - Lawn Maint		-	420.00	Invoice	
08/30/2021	FLOWERS LAWN SERVICE - Fertilize		-	90.00	Invoice	
08/30/2021	900-94365681 - FIRST INSURANCE FUND	ING - Insurance	3,340.18	-	Invoice	
08/31/2021	083121 - HARBOR SIDE #5 CONDOMINIU Electric	JM ASSOC., INC Pool	-	59.89	Invoice	
08/31/2021	083121 - HARBOR SIDE #5 CONDOMINIU Water	JM ASSOC., INC Pool	-	14.77	Invoice	
08/31/2021	083121 - HARBOR SIDE #5 CONDOMINIU -Verochem	JM ASSOC., INC Suppli	es -	2.14	Invoice	
08/31/2021	49414C - STARK EXTERMINATORS - Pest	Control	-	49.00	Invoice	
08/31/2021	083121 - HARBOR SIDE #5 CONDOMINION Maint/Cleaning Pool Area & Bathrooms	JM ASSOC., INC	-	149.39	Invoice	
08/31/2021	083121 - HARBOR SIDE #5 CONDOMINIU Pool Maintenance/Hollywood Pool	JM ASSOC., INC Month	ıly -	44.63	Invoice	
08/31/2021	70326 - A.R. CHOICE MANAGEMENT, INC Admin/Maint/Cleaning	August Supplies-	-	3.00	Invoice	
08/31/2021	083121 - A.R. CHOICE MANAGEMENT, IN Expenses	C August Admin	-	19.62	Invoice	

			Cui	rrent	
		Beginning Balance	Debit	Credit	Ending Balance
03310 - Prepaid	Owner Assessments	0.00	-	-	0.00
Date	Description		Debit	Credit	Туре
03320 - Deferre	d Maintenance	-16,000.00	8,000.00	-	-8,000.00
Date	Description		Debit	Credit	Туре
08/01/2021	Allocate Deferred to Owner	r Income	8,000.00	-	GL Entry
05010 - Reserve	es - Painting	-6,791.13	-	343.62	-7,134.75
Date	Description		Debit	Credit	Туре
08/15/2021	Monthly Reserve Transfer		-	343.62	GL Entry
05020 - Reserve	es-Flat Roof	-25,462.25	-	286.05	-25,748.30
Date	Description		Debit	Credit	Туре
08/15/2021	Monthly Reserve Transfer		-	286.05	GL Entry
05030 - Reserve	es - Roof Replacement	-26,726.83	-	708.32	-27,435.15
Date	Description		Debit	Credit	Туре
08/15/2021	Monthly Reserve Transfer		-	708.32	GL Entry
05040 - Reserve	es - Elevator	-18,570.04	-	14.45	-18,584.49
Date	Description		Debit	Credit	Туре
08/15/2021	Monthly Reserve Transfer		-	14.45	GL Entry
05050 - Reserve	es - Pool Resurfacing	-3,866.09	-	-	-3,866.09
Date	Description		Debit	Credit	Туре

			Cı	ırrent	
		Beginning Balance	Debit	Credit	Ending Balance
05080 - Reserve	e - Roadway Resurfacing	-5,488.28	-	100.51	-5,588.79
Date	Description		Debit	Credit	Туре
08/15/2021	Monthly Reserve Transfer		-	100.51	GL Entry
05090 - Reserve	e Interest	-75.94	-	11.53	-87.47
Date	Description		Debit	Credit	Туре
08/31/2021	August Interest		-	11.53	GL Entry
)5510 - Prior Ye	ear Retained Earnings	1,862.69	-	-	1,862.69
Date	Description		Debit	Credit	Туре
05520 - Captial	Contribution-Owners	-6,788.32	-	-	-6,788.32
Date	Description		Debit	Credit	Туре
05530 - Hurrica	ne Loss Funds	-418.60	-	-	-418.60
Date	Description		Debit	Credit	Туре
06310 - Maintei	nance Assessment Income	-45,829.24	1,452.95	8,000.00	-52,376.29
Date	Description		Debit	Credit	Туре
08/01/2021 08/15/2021	Allocate Deferred to Owner Ir Monthly Reserve Transfer	ncome	- 1,452.95	8,000.00	GL Entry GL Entry
06335 - S/A - G	HCA Litigation Expenses	-1,200.00	-	-	-1,200.00
Date	Description		Debit	Credit	Туре
07100 - Manage	ement Fees	4,567.50	652.50	_	5,220.00
Date	Description		Debit	Credit	Туре

		Current				
	Be	eginning Balance	Debit	Credit	Ending Balance	
07100 - Manage	ment Fees	4,567.50	652.50	-	5,220.00	
Date	Description		Debit	Credit	Туре	
08/01/2021	69590 - A.R. CHOICE MANAGEME Fee	NT, INC Monthly Management	652.50	-	Invoice	
07200 - Account	ing Fees	335.00	-	-	335.00	
Date	Description		Debit	Credit	Туре	
07250 - Insuranc	ce	6,676.56	1,083.02	-	7,759.58	
Date	Description		Debit	Credit	Туре	
08/01/2021	Expense Prepaid Insurance		1,083.02	-	GL Entry	
07300 - Insuranc	ce-Flood	1,365.56	198.13	-	1,563.69	
Date	Description		Debit	Credit	Туре	
08/01/2021	Expense Prepaid Insurance		198.13	-	GL Entry	
07350 - Fees Pay	able to Division	85.25	-	-	85.25	
Date	Description		Debit	Credit	Туре	
07400 - Adminis	tration Expenses	155.82	19.62	-	175.44	
Date	Description		Debit	Credit	Туре	
08/31/2021	083121 - A.R. CHOICE MANAGEN Expenses	IENT, INC August Admin	19.62	-	Invoice	
07650 - Repair 8	k Maintenance Services	5,064.62	840.30	-	5,904.92	
Date	Description		Debit	Credit	Туре	
08/08/2021	70017 - A.R. CHOICE MANAGEME Labor - Weeks Ending 8/1 and 8/4		336.12	-	Invoice	

			Cur	Current		
		Beginning Balance	Debit	Credit	Ending Balance	
)7650 - Repair 8	k Maintenance Services	5,064.62	840.30	-	5,904.92	
Date	Description		Debit	Credit	Туре	
08/22/2021	70134 - A.R. CHOICE MANAGE WE 8/15/21, 8/22/21	EMENT, INC Maint/Cleaning Labor	336.12	-	Invoice	
08/29/2021	70414 - A.R. CHOICE MANAGE Labor - Week Ending 8/29/202	EMENT, INC Maintenance/Cleaning 21	168.06	-	Invoice	
)7700 - Repair 8	પ્ર Maint Supplies	1,241.87	14.66	-	1,256.53	
Date	Description		Debit	Credit	Туре	
08/03/2021	297894 - VEROCHEM - Cleanir	ng Supplies	6.42	-	Invoice	
08/20/2021	A241271 - STURGIS LUMBER -	Maintenance/Cleaning Supplies	5.24	-	Invoice	
08/31/2021	70326 - A.R. CHOICE MANAGE Admin/Maint/Cleaning	EMENT, INC August Supplies-	3.00	-	Invoice	
)7900 - Pest Co	ntrol-Interior/Perimtr	343.00	49.00	-	392.00	
Date	Description		Debit	Credit	Туре	
	Description		Бевіс	Credit	1966	
08/31/2021	49414C - STARK EXTERMINAT	ORS - Pest Control	49.00	- credit	Invoice	
		ORS - Pest Control 1,252.80		-	Invoice	
	49414C - STARK EXTERMINAT		49.00	Credit	Invoice	
)8050 - Elevator	49414C - STARK EXTERMINAT Maintenance Contract	1,252.80 OR COMPANY - Quarterly	49.00	-	Invoice 1,913.22	
08050 - Elevator Date 08/01/2021	49414C - STARK EXTERMINAT Maintenance Contract Description 100400457526 - OTIS ELEVATO	1,252.80 OR COMPANY - Quarterly	49.00 660.42 Debit	-	Type Invoice	
08050 - Elevator Date 08/01/2021	49414C - STARK EXTERMINAT Maintenance Contract Description 100400457526 - OTIS ELEVATO Maintenance Svc 8/1-10/31/2	1,252.80 OR COMPANY - Quarterly	49.00 660.42 Debit	-	1,913.22 Type	
Date 08/01/2021 08/150 - Elevator	49414C - STARK EXTERMINAT Maintenance Contract Description 100400457526 - OTIS ELEVATO Maintenance Svc 8/1-10/31/2* Permits & Inspection Description	1,252.80 OR COMPANY - Quarterly	49.00 660.42 Debit 660.42	Credit	1,913.22 Type Invoice	

		Current				
		Beginning Balance	Debit	Credit	Ending Balance	
08400 - Fire Alarm Repairs		343.88	_	_	343.88	
Date	Description		Debit	Credit	Туре	
)8450 - Fire Alar	m Telephone	587.80	83.76	-	671.56	
Date	Description		Debit	Credit	Туре	
08/01/2021	8535115160153576 - COMC	CAST - 5320 W Harbor Village Elevator	83.76	-	Invoice	
)8650 - Trash Re	emoval	300.30	85.80	-	386.10	
Date	Description		Debit	Credit	Туре	
08/01/2021 08/25/2021		IANAGEMENT - Trash Removal IANAGEMENT - Trash Removal	42.90 42.90	-	Invoice Invoice	
08700 - Electric		1,051.75	154.13	-	1,205.88	
Date	Description		Debit	Credit	Туре	
08/09/2021	97795-03003 - FPL - 5320 W	/ Harbor Village Dr # Hse	154.13	-	Invoice	
)8750 - Water &	. Sewer	935.34	133.62	-	1,068.96	
Date	Description		Debit	Credit	Туре	
08/16/2021	0032404-041436 - INDIAN F Harbor Village Dr	RIVER COUNTY UTILITIES - 5320 W	133.62	-	Invoice	
)8850 - Landsca	pe Maintenance	3,045.00	420.00	-	3,465.00	
Date	Description		Debit	Credit	Туре	
08/30/2021	FLOWERS LAWN SERVICE -	Lawn Maint	420.00	-	Invoice	
)8950 - Pest Cor	ntrol/Fertilization	735.00	90.00	-	825.00	
Date	Description		Debit	Credit	Туре	
08/30/2021	FLOWERS LAWN SERVICE -	Fertilize	90.00	-	Invoice	

			Cur	rent	
		Beginning Balance	Debit	Credit	Ending Balance
)8950 - Pest Co	ntrol/Fertilization	735.00	90.00	-	825.00
Date	Description		Debit	Credit	Туре
09000 - Tree &	Plant Replacement	600.00	-	-	600.00
Date	Description		Debit	Credit	Туре
09100 - Irrigatio	on Maintenance	630.00	40.00	-	670.00
Date	Description		Debit	Credit	Туре
08/30/2021	FLOWERS LAWN SERVICE - Ir	rigation	40.00	-	Invoice
)9320 - Pool Se	rvice Contract	307.63	44.63	-	352.26
Date	Description		Debit	Credit	Туре
08/31/2021	083121 - HARBOR SIDE #5 Co Pool Maintenance/Hollywood	ONDOMINIUM ASSOC., INC Monthly	44.63	-	Invoice
)9322 - Pool Ma	aintenance Labor-ARCM	1,032.00	149.39	-	1,181.39
Date	Description		Debit	Credit	Туре
08/31/2021	083121 - HARBOR SIDE #5 C Maint/Cleaning Pool Area &	ONDOMINIUM ASSOC., INC Bathrooms	149.39	-	Invoice
)9324 - Pool Ins	surance	900.00	-	-	900.00
Date	Description		Debit	Credit	Туре
09330 - Pool Ele	ectric	587.76	59.89	-	647.65
Date	Description		Debit	Credit	Туре
08/31/2021	083121 - HARBOR SIDE #5 Ci Electric	ONDOMINIUM ASSOC., INC Pool	59.89	-	Invoice

			Cu	ırrent	
		Beginning Balance	Debit	Credit	Ending Balance
09340 - Pool Wa	ter	244.94	14.77	-	259.71
Date	Description		Debit	Credit	Туре
08/31/2021	083121 - HARBOR SIDE #5 C Water	ONDOMINIUM ASSOC., INC Pool	14.77	-	Invoice
)9350 - Pool Rep	pairs & Maint	802.31	-	-	802.31
Date	Description		Debit	Credit	Туре
09400 - Pool Sup	pplies	120.53	2.14	-	122.67
Date	Description		Debit	Credit	Туре
08/31/2021	083121 - HARBOR SIDE #5 C -Verochem	ONDOMINIUM ASSOC., INC Suppli	es 2.14	-	Invoice
09550 - Continge	ency	892.00	-	-	892.00
Date	Description		Debit	Credit	Туре
09650 - Master <i>A</i>	Association Fees	7,873.50	1,124.82	-	8,998.32
Date	Description		Debit	Credit	Туре
08/01/2021	499718 - GRAND HARBOR C Association Fee	OMMUNITY ASSOC GHCA/Master	1,124.82	-	Invoice
09735 - S/A - GH	ICA Litigation Expenses	1,200.00	-	-	1,200.00
Date	Description		Debit	Credit	Туре
Net Total		0.00	33,788.00	33,788.00	0.00

AR Aging - 8/31/2021

SUMMARY			DISTRIBUT	ION	
Charge	Balance				
Total					
Discounts	0.20	Over 20	0	0	Dalamas
Property Total:	0-30	Over 30	Over 60	Over 90	Balance

Property Count:

0

Pre Paid Homeowners For 8/31/2021

Account	Property	Owner Name	Credit Amount
		Total	

(*** indicates previous owners)

AP Aging for Ending Date: 8/31/2021

Provider	Current	Over 30	Over 60	Over 90	Total
A.R. CHOICE MANAGEMENT, INC. Inv # 70017 on 8/8/2021 - Maintenance/Cleaning Labor - Weeks Ending 8/1 and 8/8/2021 - Repair & Maintenance Services	336.12	0.00	0.00	0.00	336.12
A.R. CHOICE MANAGEMENT, INC. Inv # 70134 on 8/22/2021 - Maint/Cleaning Labor WE 8/15/21, 8/22/21 - Repair & Maintenance Services	336.12	0.00	0.00	0.00	336.12
A.R. CHOICE MANAGEMENT, INC. Inv # 70414 on 8/29/2021 - Maintenance/Cleaning Labor - Week Ending 8/29/2021 - Repair & Maintenance Services	168.06	0.00	0.00	0.00	168.06
A.R. CHOICE MANAGEMENT, INC. Inv # 70326 on 8/31/2021 - August Supplies-Admin/Maint/Cleaning - Repair & Maint Supplies	3.00	0.00	0.00	0.00	3.00
A.R. CHOICE MANAGEMENT, INC. Inv # 083121 on 8/31/2021 - August Admin Expenses - Administration Expenses	19.62	0.00	0.00	0.00	19.62
FLOWERS LAWN SERVICE on 8/30/2021 - Fertilize - Pest Control/Fertilization	550.00	0.00	0.00	0.00	550.00
HARBOR SIDE #5 CONDOMINIUM ASSOC., INC. Inv # 083121 on 8/31/2021 - Monthly Pool Maintenance/Hollywood Pool - Pool Service Contract	270.82	0.00	0.00	0.00	270.82
STARK EXTERMINATORS Acct # 2066781 Inv # 49414C on 8/31/2021 - Pest Control - Pest Control-Interior/Perimtr	49.00	0.00	0.00	0.00	49.00
STURGIS LUMBER Inv # A241271 on 8/20/2021 - Maintenance/Cleaning Supplies - Repair & Maint Supplies	5.24	0.00	0.00	0.00	5.24
VEROCHEM Inv # 297894 on 8/3/2021 - Cleaning Supplies - Repair & Maint Supplies	6.42	0.00	0.00	0.00	6.42
Total	1,744.40	0.00	0.00	0.00	1,744.40

Cash Disbursement - 8/31/2021

Date	CheckNo	Description		Amount
01016 -	- Center State	Bank-Operating		
8/1/2021	ACH	A.R. CHOICE MANAGEMENT, INC. Inv # 69590		652.50
	07100 - Managemen	t Fees - Monthly Management Fee	652.50	
8/1/2021	Auto Draft	GRAND HARBOR COMMUNITY ASSOC. Inv # 499718		1,124.82
	09650 - Master Assoc	ciation Fees - GHCA/Master Association Fee	1,124.82	
8/2/2021	Auto Draft	WASTE MANAGEMENT Acct # 13-12846-32000		42.90
	08650 - Trash Remov	val - Trash Removal	42.90	
8/2/2021	Auto Draft	COMCAST Acct # 8535115160153576		83.76
	08450 - Fire Alarm Te	elephone - 5320 W Harbor Village Elevator	83.76	
8/3/2021	ACH	A.R. CHOICE MANAGEMENT, INC. Inv # 69716		336.12
	07650 - Repair & Ma 7/25/21	intenance Services - Maint/Cleaning Labor WE 7/18/21,	336.12	
8/3/2021	Check 2331	HARTFORD FIRE INSURANCE COMPANY Acct # 9904051	0882019	2,378.00
	01610 - Prepaid Insur	rance - Flood Insurance Renewal	2,378.00	
8/3/2021	Check 2332	OTIS ELEVATOR COMPANY Inv # 100400457526		660.42
	08050 - Elevator Maii 10/31/21	ntenance Contract - Quarterly Maintenance Svc 8/1-	660.42	
8/11/2021	ACH	A.R. CHOICE MANAGEMENT, INC. Inv # 69810		6.61
	07700 - Repair & Ma	int Supplies - July Supplies-Admin/Maint/Cleaning	6.61	
8/11/2021	Check 2333	VEROCHEM Inv # 296994		13.00
	07700 - Repair & Ma	int Supplies - Supplies	13.00	
8/11/2021	Check 2334	GRIMES HEATING & AIR CONDITIONING Inv # 00001034	82	802.00
	09550 - Contingency	- THREE G'S, INC Pumped down unit/replaced TXV	802.00	
8/11/2021	Check 2335	STURGIS LUMBER Inv # A240861		9.11
	07700 - Repair & Ma	int Supplies - Key tags, key rings	9.11	
8/11/2021	Check 2336	FLOWERS LAWN SERVICE Inv # 073021		930.00
	08850 - Landscape M	laintenance - Lawn Maint	435.00	
	08950 - Pest Control/	/Fertilization - Fertilize	105.00	
	09100 - Irrigation Ma	· ·	40.00	
	09100 - Irrigation Ma	iintenance - Replace valves	350.00	
8/11/2021	Check 2337	STARK EXTERMINATORS Inv # 48216C		49.00
	07900 - Pest Control-	-Interior/Perimtr - Pest Control	49.00	

Cash Disbursement - 8/31/2021

Date	CheckNo	Description		Amount
8/15/2021	Transfer Out	Transfer to Center State Bank-Reserve		1,452.95
	01076 - Center State Operating	Bank - Reserves - Transfer from Center State Bank-	1,452.95	
8/16/2021	Auto Draft	FPL Acct # 97795-03003		154.13
	08700 - Electric - 532	0 W Harbor Village Dr # Hse	154.13	
8/23/2021	Auto Draft	INDIAN RIVER COUNTY UTILITIES Acct # 0032404-04143	6	133.62
	08750 - Water & Sew	ver - 5320 W Harbor Village Dr	133.62	
8/23/2021	ACH	A.R. CHOICE MANAGEMENT, INC. Inv # 073121		19.67
	07400 - Administratio	on Expenses - July Admin Expenses	19.67	
8/24/2021	Check 2338	HARBOR SIDE #5 CONDOMINIUM ASSOC., INC. Inv # 07	3121	453.05
	09320 - Pool Service	Contract - Monthly Pool Maintenance/Hollywood Pool	44.63	
	09322 - Pool Mainter Bathrooms	135.38		
	09330 - Pool Electric	- Pool Electric	54.88	
	09340 - Pool Water -	15.68		
	09350 - Pool Repairs	& Maint - Repairs-Replace circuit board	197.31	
	09400 - Pool Supplie	5.17		
8/27/2021	Auto Draft	WASTE MANAGEMENT Inv # 0610577-4835-4		42.90
	08650 - Trash Remov	al - Trash Removal	42.90	
8/30/2021	Check 2339	FIRST INSURANCE FUNDING Acct # 900-94365681		3,340.18
	01610 - Prepaid Insurance - Insurance 3,340.18			
			Total	12,684.74

Bank Account Reconciliation for Period 8/31/2021

Reconciliation Summary

Bank Account	Bank Bal. U	ncleared Items	Adj. Balance	Book Balance	Status
Center State Bank- Operating	13,956.43	-176.52	13,779.91	13,779.91	Balanced
Center State Bank-Reserve	88,445.04	0.00	88,445.04	88,445.04	Balanced

Unreconciled Items

Date	Description	Check No	Amount	
Center State Bank-Operating				
8/23/2021	INDIAN RIVER COUNTY UTILITIES		-133.62	
8/27/2021	WASTE MANAGEMENT		-42.90	
		Total Center State Bank-Operating	-176.52	

Reconciled Items

Bank Account Reconciliation for Period 8/31/2021

Date	Description	Check No	Amount
Center State Ba	ink-Operating		
7/21/2021	INDIAN RIVER COUNTY UTILITIES		-133.62
7/26/2021	STURGIS LUMBER	2330	-10.66
8/1/2021	A.R. CHOICE MANAGEMENT, INC.	ACH	-652.50
8/1/2021	GRAND HARBOR COMMUNITY ASSOC.		-1,124.82
8/2/2021	WASTE MANAGEMENT		-42.90
8/2/2021	COMCAST		-83.76
8/3/2021	HARTFORD FIRE INSURANCE COMPANY	2331	-2,378.00
8/3/2021	A.R. CHOICE MANAGEMENT, INC.	ACH	-336.12
8/3/2021	OTIS ELEVATOR COMPANY	2332	-660.42
8/11/2021	VEROCHEM	2333	-13.00
8/11/2021	GRIMES HEATING & AIR CONDITIONING	2334	-802.00
8/11/2021	STURGIS LUMBER	2335	-9.11
8/11/2021	FLOWERS LAWN SERVICE	2336	-930.00
8/11/2021	STARK EXTERMINATORS	2337	-49.00
8/11/2021	A.R. CHOICE MANAGEMENT, INC.	ACH	-6.61
8/15/2021	Transfer to Center State Bank-Reserve		-1,452.95
8/16/2021	FPL		-154.13
8/23/2021	A.R. CHOICE MANAGEMENT, INC.	ACH	-19.67
8/24/2021	HARBOR SIDE #5 CONDOMINIUM ASSOC., INC.	2338	-453.05
8/30/2021	FIRST INSURANCE FUNDING	2339	-3,340.18
	TotalCent	er State Bank-Operating	-12,652.50
Center State Ba	ank-Reserve		
8/15/2021	Transfer from Center State Bank-Operating		1,452.95
8/31/2021	August Interest		11.53
	TotalCe	enter State Bank-Reserve	1,464.48



HARBOR SIDE #4 AT GRAND HARBOR CONDOMINIUM ASSOCIATION INC **OPERATING CHECKING** C/O AR CHOICE MANAGEMENT INC 100 VISTA ROYALE BLVD VERO BEACH FL 32962-3750

Statement Ending 08/31/2021

HARBOR SIDE #4 AT GRAND

Account Number: XXXXXXXXXXXXXX4480

Managing Your Accounts

Customer Care (800) 277-2175

Mailing Address

P.O. Box 118068 Charleston, SC 29423

Website SouthStateBank.com

Welcome to **Banking Forward.**

Introducing new statements designed with you in mind to provide a clear summary of your account activity.

Member FDIC



Summary of Accounts

Account Type Account Number Ending Balance ASSOCIATION CHECKING XXXXXXXXXXXX4480 \$13,956.43

IMPORTANT INFORMATION ABOUT YOUR ACCOUNT

Unless we receive notice of any unauthorized or missing signature on any enclosed item or alteration of any enclosed item in this statement within 60 days, we will consider this statement and enclosures to be correct.

IN CASE OF ERRORS OR INQUIRIES ABOUT YOUR ELECTRONIC TRANSACTIONS ON YOUR PERSONAL DEPOSIT ACCOUNT ONLY

If you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, we must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared. Please call us at 1-800-277-2175 or write to us at: South State Bank, N.A., Deposit Operations, P.O. Box 118068, Charleston, SC 29423.

- 1. Tell us your name and account number.
- Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- 3. Tell us the dollar amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 days to do this, we will apply a provisional credit to your account in the amount you think you have been charged in error so you will have use of the money during the time it takes us to complete our investigation.

DOCUMENTATION AND CONFIRMATION OF TRANSFERS

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company, you can call us at 1-800-277-2175 to find out whether or not the deposit has been made.

BILLING RIGHTS NOTICE FOR CONSUMER LINE OF CREDIT

If you think there is an error on your statement, write to us at: South State Bank, N.A., Loan Operations, P.O. Box 118068, Charleston, SC 29423.

In your letter, give us the following information:

- 1. Account information: Your name and account number.
- 2. Dollar amount: The dollar amount of the suspected error.
- Description of problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement. You must notify us of any potential errors in writing. You may call us, but if you do, we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- 4. We can apply any unpaid amount against your credit limit.

EXPLANATION OF BALANCE ON WHICH FINANCE CHARGE IS COMPUTED FOR CONSUMER LINES OF CREDIT ONLY

Daily Balance Method (including Current Transactions)

We figure the finance charge on your account by applying the periodic rate to the "daily balance" of your account for each day in the billing cycle. To get the "daily balance" we take the beginning balance of your account each day, add any new advances, and subtract any unpaid finance charges and any payments or credits. This gives us the daily balance.

LOAN PAYMENT NOTICE

All loan payments must be accompanied by the account number or payment coupon provided and must be made by a check, automatic account debit,

electronic funds transfer, money order or other instrument in U.S. Dollars. Payments received by the bank at the address shown on the front of this statement by close of business will be credited to your account that same day. Payments received after close of business will be credited the following business day. We may modify these payment instructions, including changing the address for payment, by providing updated payment instructions on or with your periodic billing statement.

Month	20	
		598

This form is provided to help you balance your bank statement. Match enclosed checks, charges, deposits, and withdrawals with the items in your register.

Write in your register all items that appear on this statement but have not been listed in your register. Example: Ready Reserve transactions, automatic payments, automatic transfers, interest.

CHECKS/WITHDRAWALS NOT DEDUCTED

Date	Amount
	\$
· · · · · · · · · · · · · · · · · · ·	
Total Checks/Withdrawals not deducted	\$

DEPOSITS NOT CREDITED

Date	Amount
	\$
Total Deposits not gradited	· · ·
Total Deposits not credited	\$

BALANCE COMPUTATION

Add the following items:	Amount
Checking balance shown on this statement	\$
Savings balance shown on this statement	
Total deposits not credited	
Subtotal	\$
Subtract total checks/withdrawals	
not deducted Total	\$

This balance should agree with your records.



Statement Ending 08/31/2021

HARBOR SIDE #4 AT GRAND

Page 3 of 6

Account Number: XXXXXXXXXXXXXX4480

Access All of Your Accounts Instantly

ONLINE & MOBILE BANKING

Stay organized with our secure digital offerings.

- Manage Your Accounts
- Mobile Deposit Checks
- Pay Bills Online
- Instant Balance
- Send Money to Friends
- Face ID/Fingerprint Sign On
- Set Up Account Alerts
- Budget & Track Goals

Banking

Enroll online today at SouthStateBank.com/OnlineBanking or download our Mobile App to get started.

Internet service provider and/or message data rates may apply. Member FDIC.



ASSOCIATION CHECKING-XXXXXXXXXXXXX4480

Account Summary

 Date
 Description
 Amount

 07/31/2021
 Beginning Balance
 \$26,608.93

 0 Credit(s) This Period
 \$0.00

 20 Debit(s) This Period
 \$12,652.50

 08/31/2021
 Ending Balance
 \$13,956.43

Electronic Debits

Date	Description	Amount
08/03/2021	HARBOR SIDE 4480 Invoice X494451	\$652.50
08/04/2021	HARBOR SIDE 4480 Invoice X498701	\$336.12
08/05/2021	INDIAN RIVER UTI DIRECT PMT 041436	\$133.62
08/09/2021	GRAND HARBOR8123 OwnerDraft O15522710	\$1,124.82
08/12/2021	HARBOR SIDE 4480 Invoice X507394	\$6.61
08/13/2021	WASTE MANAGEMENT INTERNET 043000096987528	\$42.90
08/17/2021	HARBOR SIDE 4480 Transfer L71926	\$1,452.95
08/20/2021	COMCAST 8535115 160153576 0792655	\$83.76
08/23/2021	FPL DIRECT DEBIT ELEC PYMT XXXXXX3003 PPDA	\$154.13
08/24/2021	HARBOR SIDE 4480 Invoice X512875	\$19.67
08/27/2021	FIRST INSURANCE INSURANCE 900-94365681	\$3,340.18
		11 itam (a) tatalina (7 247 20

11 item(s) totaling \$7,347.26

Checks Cleared

Check Nbr	Date	Amount	Check Nbr	Date	Amount
2330	08/02/2021	\$10.66	2336*	08/17/2021	\$930.00
2331	08/09/2021	\$2,378.00	2337	08/16/2021	\$49.00
2332	08/09/2021	\$660.42	2338	08/25/2021	\$453.05
2333	08/17/2021	\$13.00	902335*	08/16/2021	\$9.11
2334	08/20/2021	\$802.00			

^{*} Indicates skipped check number

9 item(s) totaling \$5,305.24

Daily Balances

Date	Amount	Date	Amount	Date	Amount
08/02/2021	\$26,598.27	08/09/2021	\$21,312.79	08/17/2021	\$18,809.22
08/03/2021	\$25,945.77	08/12/2021	\$21,306.18	08/20/2021	\$17,923.46
08/04/2021	\$25,609.65	08/13/2021	\$21,263.28	08/23/2021	\$17,769.33
08/05/2021	\$25,476.03	08/16/2021	\$21,205.17	08/24/2021	\$17,749.66

ASSOCIATION CHECKING-XXXXXXXXXXXXXXX4480 (continued)

Daily Balances (continued)

Date	Amount	Date	<u>Amount</u>
08/25/2021	\$17.296.61	08/27/2021	\$13.956.43



Statement Ending 08/31/2021

HARBOR SIDE #4 AT GRAND

Page 5 of 6

Account Number: XXXXXXXXXXXXX4480

Harbor Side 4 at Grand Harbor Condo Association, Inc. 100 Vista Royalo Blvd. Varo Basch, FL 32592	ECONOMINATIONS PORTOLICE F. MAR	2331 Perilipe 7/86/2021
PAY TO THE ORDER OF STURGIS LUMBER		\$10.00
To: Dollare and 89/50 STUROS LLMRER	U-P	Rom
Drawer 2899 Vero Beach, PL 32981 MEMO Involce: 8241763		

K FOILDLIAES	OPENAL CIERTIMA A COLORED PAGE	SAGURIO PARRITO OR CITED CAL REACTIVE MA	PER-SECTION X CHIEC LARS
2331 FATE LIGH 705/2021	Plantier Side 4 of Grand Plantier Cortido Association 100 Max Reyale Bird. Vere Boots, PL 30060	ADJUST STATE AND ADD TO THE PARTY OF THE PAR	EUROSI
\$ 10.00	PAY TO THE ORDER OF HARTFORD FIRE INSURANCE COM Two Triusend Three Hundred Severity-Elect Colour		\$ 2.9/8.00
. Rom	HARTFORD FIRE INSURANCE		A.P. Rom
	DENVER, CC 80291-0385 NENO Account \$5040910802010		
	#0000000 P14 #06312	4030) ¥5006448	01*
\$10.66	#000002331	08/09	\$2,378.00



Hurbor Side 4 of Grand Marger Gengo Association, Inc. 100 Visia Royals Blvd. Varo Geoch, FL 52560	SOUTH EINTERIOR NORTH T. LONG V. SWILL	2915 8/11/2121
DROBER OF UBRIONISM Thitean Dathers and 03/150	THE RESERVE THE PROPERTY OF THE PERSON OF TH	\$ 13.00
VENOCHEM SISSOTH PLACE SISSOTH PLACE VERO BEACH, PLOCOSC MINE A 198164	A. P	P. R.L.
M00000053334 (DE31140304	150054480*	
000002333 08	1/17	\$13.0





100 Vista	rtior Cende Association, Inc. Royale Blvd. th. Pt. 32952	POST ST LIGHT IS HARD.	2337 P 1914 8/11/2021
	ERVINATORS		\$49.00
POBO	EXTERMINATORS IX 570433 NOD, PL 32657	a i	P. R
EMC_Invology (\$2100		· · · · · · · · · · · · · · · · · · ·	
ennonna 233	74 (00231111030)	: 150064480#	





This page left intentionally blank



HARBOR SIDE #4 AT GRAND HARBOR

CONDOMINIUM ASSOCIATION INC RESERVE MONEY MARKET

C/O AR CHOICE MANAGEMENT INC

Statement Ending 08/31/2021

HARBOR SIDE #4 AT GRAND

Page 1 of 2

Account Number: XXXXXXXXXXXXXX2121

Managing Your Accounts

Customer Care

Care (800) 277-2175

 \times

Mailing Address

P.O. Box 118068 Charleston, SC 29423

Щ

Website

SouthStateBank.com

Summary	of A	CCO	unts
---------	------	-----	------

100 VISTA ROYALE BLVD VERO BEACH FL 32962-3750

Account TypeAccount NumberEnding BalanceASSOCIATION MMAXXXXXXXXXXXXXXX2121\$88,445.04

ASSOCIATION MMA-XXXXXXXXXXXXXX2121

Account Su	mmary		Interest Summary	
Date	Description	Amount	Description	Amount
07/31/2021	Beginning Balance	\$86,980.56	Annual Percentage Yield Earned	0.15%
	2 Credit(s) This Period	\$1,464.48	Interest Days	32
	0 Debit(s) This Period	\$0.00	Interest Earned	\$11.53
08/31/2021	Ending Balance	\$88,445.04	Interest Paid This Period	\$11.53
			Interest Paid Year-to-Date	\$87.47
			Minimum Balance	\$86,980.56
			Average Available Balance	\$87,661.63

Other Credits

Date	Description	Amount
08/17/2021	HARBOR SIDE 4480 Transfer L71926	\$1,452.95
08/31/2021	INTEREST	\$11.53
		2 item(s) totaling \$1,464.48

Daily Balances

Date	Amount	Date	Amount
08/17/2021	\$88,433,51	08/31/2021	\$88.445.04



Unless we receive notice of any unauthorized or missing signature on any enclosed item or alteration of any enclosed item in this statement within 60 days, we will consider this statement and enclosures to be correct.

IN CASE OF ERRORS OR INQUIRIES ABOUT YOUR ELECTRONIC TRANSACTIONS ON YOUR PERSONAL DEPOSIT ACCOUNT ONLY

If you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, we must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared. Please call us at 1-800-277-2175 or write to us at: South State Bank, N.A., Deposit Operations, P.O. Box 118068, Charleston, SC 29423.

- 1. Tell us your name and account number.
- Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- 3. Tell us the dollar amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 days to do this, we will apply a provisional credit to your account in the amount you think you have been charged in error so you will have use of the money during the time it takes us to complete our investigation.

DOCUMENTATION AND CONFIRMATION OF TRANSFERS

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company, you can call us at 1-800-277-2175 to find out whether or not the deposit has been made.

BILLING RIGHTS NOTICE FOR CONSUMER LINE OF CREDIT

If you think there is an error on your statement, write to us at: South State Bank, N.A., Loan Operations, P.O. Box 118068, Charleston, SC 29423.

In your letter, give us the following information:

- 1. Account information: Your name and account number.
- 2. Dollar amount: The dollar amount of the suspected error.
- Description of problem: If you think there is an error on your bill, describe what you believe is wrong and why you believe it is a mistake.

You must contact us within 60 days after the error appeared on your statement. You must notify us of any potential errors in writing. You may call us, but if you do, we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- 4. We can apply any unpaid amount against your credit limit.

EXPLANATION OF BALANCE ON WHICH FINANCE CHARGE IS COMPUTED FOR CONSUMER LINES OF CREDIT ONLY

Daily Balance Method (including Current Transactions)

We figure the finance charge on your account by applying the periodic rate to the "daily balance" of your account for each day in the billing cycle. To get the "daily balance" we take the beginning balance of your account each day, add any new advances, and subtract any unpaid finance charges and any payments or credits. This gives us the daily balance.

LOAN PAYMENT NOTICE

All loan payments must be accompanied by the account number or payment coupon provided and must be made by a check, automatic account debit,

electronic funds transfer, money order or other instrument in U.S. Dollars. Payments received by the bank at the address shown on the front of this statement by close of business will be credited to your account that same day. Payments received after close of business will be credited the following business day. We may modify these payment instructions, including changing the address for payment, by providing updated payment instructions on or with your periodic billing statement.

Month	20	
		598

This form is provided to help you balance your bank statement. Match enclosed checks, charges, deposits, and withdrawals with the items in your register.

Write in your register all items that appear on this statement but have not been listed in your register. Example: Ready Reserve transactions, automatic payments, automatic transfers, interest.

CHECKS/WITHDRAWALS NOT DEDUCTED

Date	Amount
	\$
	4
	-
Total Checks/Withdrawals not deducted	\$

DEPOSITS NOT CREDITED

Date	Amount
	\$
Total Danasita not avadited	
Total Deposits not credited	Ф

BALANCE COMPUTATION

Add the following items:	Amount
Checking balance shown on this statement	\$
Savings balance shown on this statement	
Total deposits not credited	
Subtotal	\$
Subtract total checks/withdrawals	
not deducted Total	\$

This balance should agree with your records.