

Dorbe Gardens Condo, Inc.
Bay Harbor Islands, FL

Financial Statement
March 2024

Prepared For
The Board Of Directors

By:

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

DORBE GARDENS
Balance Sheet
As of March 31, 2024

	Mar 31, 24
ASSETS	
Current Assets	
Checking/Savings	
Chase - Spec Assess ((1067)	179,598.50
Chase Operating Acc	25,916.73
Total Checking/Savings	205,515.23
Accounts Receivable	
Accounts Receivable	227.84
Total Accounts Receivable	227.84
Total Current Assets	205,743.07
TOTAL ASSETS	205,743.07
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Spec Assessment Payable	210,000.00
Total Other Current Liabilities	210,000.00
Total Current Liabilities	210,000.00
Total Liabilities	210,000.00
Equity	
Retained Earnings	-39.85
Net Income	-4,217.08
Total Equity	-4,256.93
TOTAL LIABILITIES & EQUITY	205,743.07

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 Accrual Basis

DORBE GARDENS
Profit & Loss Budget Performance
 March 2024

	Mar 24	Budget	Jan - Mar 24	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
AP	0.00	25.00	0.00	75.00	300.00
Laundry Income	0.00	41.67	0.00	124.97	500.00
Maintenance Fees	5,418.00	5,416.67	16,254.00	16,249.97	65,000.00
Total Income	5,418.00	5,483.34	16,254.00	16,449.94	65,800.00
Expense					
Admin					
Credit Report	0.00	11.67	0.00	34.97	140.00
Division of Corp /Filing Fees	0.00	0.00	0.00	93.00	93.00
Office & Postage Exp.	6.90	8.33	21.20	25.03	100.00
Property Management Fees	250.00	250.00	750.00	750.00	3,000.00
Year End Tax Return	0.00	0.00	0.00	350.00	350.00
Total Admin	256.90	270.00	771.20	1,253.00	3,683.00
Insurance Expense	0.00	3,333.33	0.00	10,000.03	40,000.00
Repairs & Maint					
Fire Safety	0.00	12.50	528.44	37.50	150.00
Janitorial	100.00	100.00	300.00	300.00	1,200.00
Landscaping and Groundskeep...	150.00	150.00	450.00	450.00	1,800.00
Non Allocated Contingency	0.00	241.00	0.00	723.00	2,892.00
Pest Control	218.04	85.42	363.60	256.22	1,025.00
Repairs and Maintenance	4,620.00	83.33	4,620.00	250.03	1,000.00
Special Assesment Expense	9,800.00		9,800.00		
Total Repairs & Maint	14,888.04	672.25	16,062.04	2,016.75	8,067.00
Utilities					
Electric	44.69	45.83	140.17	137.53	550.00
Water & Sewer	1,197.11	1,125.00	3,497.67	3,375.00	13,500.00
Total Utilities	1,241.80	1,170.83	3,637.84	3,512.53	14,050.00
Total Expense	16,386.74	5,446.41	20,471.08	16,782.31	65,800.00
Net Ordinary Income	-10,968.74	36.93	-4,217.08	-332.37	0.00
Net Income	-10,968.74	36.93	-4,217.08	-332.37	0.00