

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.

PREPARED FINANCIAL STATEMENTS

August 31, 2020



**Padron, Montoro & Hartney & LLP
Certified Public Accountants
13358 Southwest 128 Street
Miami, Florida 33186
(305) 253 - 2000**

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.
PREPARED FINANCIAL STATEMENTS
August 31, 2020

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PADRON, MONTORO & HARTNEY, LLP
Certified Public Accountants
13358 Southwest 128th Street
Miami, Florida 33186



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ACCOUNTANT'S PREPARATION REPORT

To the Board of Directors
Gables Terrace Condominium Association, Inc
Miami, Florida

The accompanying financial statements and supplementary information of Gables Terrace Condominium Association, Inc. as of August 31, 2020 and for the two months then ended, were not subjected to an audit, review, or compilation by us and, accordingly, we do not express an opinion, a conclusion, nor provide any assurance on them.

Management has elected to omit substantially all of the disclosures and the statement of cash flows required by accounting principles generally accepted in the United States of America. If the omitted disclosures were included with the financial statements, they might influence the user's conclusions about the Association's financial condition and results of operations. Accordingly, the financial statements are not designed for those who are not informed about such matters.

Padron, Montoro & Hartney, LLP

September 1, 2020
Miami, Florida

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.
BALANCE SHEET
August 31, 2020

	Operating Fund	Special Assessment Fund	Replacement Fund	Total
ASSETS				
Cash in banks	\$ 224,330	\$ 46,087	\$ 143,945	\$ 414,362
Assessments receivable	2,732	12,680	-	15,412
Prepaid expenses	36,519	-	-	36,519
Federal Tax Withheld	49	-	-	49
Unbilled special assessment	-	97,463	-	97,463
Due from operating fund	-	44,410	53,460	97,870
Total	<u>\$ 263,630</u>	<u>\$ 200,640</u>	<u>\$ 197,405</u>	<u>\$ 661,675</u>
LIABILITIES AND FUND BALANCE				
Accounts payable and accrued expenses	\$ 29,416	\$ 6,663	\$ -	\$ 36,079
Assessments received in advance	25,776	5,456	-	31,232
Short term borrowing-insurance	26,881	-	-	26,881
Security deposit	47,420	-	-	47,420
Contract liabilities S/A-2019	-	188,521	-	188,521
Due to special assessment fund	44,410	-	-	44,410
Due to replacement fund	53,460	-	-	53,460
Total Liabilities	<u>227,363</u>	<u>200,640</u>	<u>-</u>	<u>428,003</u>
FUND BALANCE				
Fund balance	<u>36,267</u>	<u>-</u>	<u>197,405</u>	<u>233,672</u>
Total Fund Balance	<u>36,267</u>	<u>-</u>	<u>197,405</u>	<u>233,672</u>
Total	<u>\$ 263,630</u>	<u>\$ 200,640</u>	<u>\$ 197,405</u>	<u>\$ 661,675</u>

**GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.
STATEMENT OF REVENUES, EXPENSES AND CHANGES IN FUND BALANCE
TWO MONTHS ENDED AUGUST 31, 2020**

REVENUES	Operating Fund	Special Assessment Fund	Replacement Fund	Total
Maintenance assessments	\$ 83,817	\$ 24	\$ 13,167	\$ 96,984
Screening Fees	1,400	-	-	1,400
Late charges	9	-	-	9
Interest	25	-	37	62
Parking and space rental income	3,072	-	-	3,072
Gate Cards	155	-	-	155
Other	-	-	-	-
Total	88,478	24	13,204	101,682
EXPENSES				
Administrative	9,723	-	-	9,723
Insurance	18,895	-	-	18,895
Utilities	19,301	-	-	19,301
Property expenses	38,791	-	-	38,791
Repairs and maintenance	7,133	24	2,870	10,027
Total	93,843	24	2,870	96,713
EXCESS (DEFICIT) OF REVENUES AND EXPENSES	(5,365)	-	10,334	4,969
Fund balance - beginning	41,632	-	187,071	228,703
FUND BALANCE - ENDING	\$ 36,267	\$ -	\$ 197,405	\$ 233,672

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.
STATEMENT OF DEFERRED MAINTENANCE AND REPLACEMENT FUND
TWO MONTHS ENDED AUGUST 31, 2020

	Fund Balance 6/30/2020	Additions	Payments	Transfer	Interest	Fund Balance 8/31/2020
Street pavement	\$ 4,000	\$ -	\$ -	\$ -	\$ -	\$ 4,000
Fire Pump	-	-	-	-	-	-
Roof-Flat	-	-	-	-	-	-
Pool	6,291	-	-	-	-	6,291
Lobby furniture	8,000	-	-	-	-	8,000
Generator	15,867	-	-	-	-	15,867
Painting-Interior	26,307	-	(1,365)	-	-	24,942
Pool furniture	822	-	-	-	-	822
Flooring	6,961	-	-	-	-	6,961
Awning	16,910	-	-	-	-	16,910
Garage gate	830	-	-	-	-	830
Water pump	591	-	(1,463)	-	-	(872)
HVAC	2,020	-	-	-	-	2,020
Pooled	98,006	13,167	-	-	-	111,173
Interest-net of bank of charges	466	-	(42)	-	37	461
Total	\$ 187,071	\$ 13,167	\$ (2,870)	\$ -	\$ 37	\$ 197,405

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.

SUPPLEMENTARY INFORMATION

Notes to supplementary information:

Information for Management: Unless separate arrangements have been made with the financial institution, all bank balances are insured through the Federal Deposit Insurance Corporation (FDIC) up to \$250,000 per institution. Please review the bank balances on the balance sheet to make certain FDIC insurance covers all bank balances.

An independent study to determine a current funding program for the future replacement of Association common areas has not been conducted. Accordingly the current regular assessments and cash in savings may not be sufficient to meet all future replacement costs. Therefore, when replacement funds are needed, the Association has the right to increase the regular assessment, pass special assessments, or delay replacements until funds are available.

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Statement of Assets and Liabilities
As of August 31, 2020

	Aug 31, 20	Jul 31, 20	\$ Change
ASSETS			
Current Assets			
Checking/Savings			
103.01 · Executive-9906- operating	176,387	167,026	9,361
103.06 · Exec.Nat.Bank-1014-Security ...	47,942	46,446	1,497
104.01 · Executive S/A -2019 acc 6280	46,087	35,011	11,076
105.04 · Wells Fargo-4716-MM	58	72	-14
105.08 · Executive Reserve 4369	143,887	143,869	19
Total Checking/Savings	414,362	392,424	21,939
Total Current Assets	414,362	392,424	21,939
Other Assets			
114 · Unbilled Special Assessment	97,463	111,537	-14,073
111 · Special assessment	12,680	13,652	-972
112 · Assessment receivable	2,732	2,011	720
115 · Prepaid insurance	33,520	42,967	-9,447
116 · Prepaid expenses	3,000	3,000	0
125 · Federal Tax Withheld	49	47	3
Total Other Assets	149,443	173,213	-23,770
TOTAL ASSETS	563,805	565,637	-1,831

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Statement of Assets and Liabilities
As of August 31, 2020

	Aug 31, 20	Jul 31, 20	\$ Change
LIABILITIES & EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
202 · Accounts payable	16,313	22,206	-5,893
Total Accounts Payable	16,313	22,206	-5,893
Other Current Liabilities			
203 · Accrued expenses	19,767	14,868	4,899
206 · Prepaid assessments	25,776	25,537	239
207 · Prepaid special assessment	5,456	4,015	1,440
210 · Security Deposit	47,420	46,420	1,000
212 · Insurance payable	26,881	36,150	-9,269
Total Other Current Liabilities	125,299	126,990	-1,691
Total Current Liabilities	141,612	149,197	-7,584
Long Term Liabilities			
243 · Contract Liabilities S/A 2019	188,521	187,321	1,200
Total Long Term Liabilities	188,521	187,321	1,200
Total Liabilities	330,133	336,517	-6,384
Equity			
271 · Fund balance - reserves	197,405	190,817	6,588
274.1 · Fund balance - operating	41,632	42,832	-1,200
Net Income	-5,366	-4,531	-835
Total Equity	233,672	229,119	4,553
TOTAL LIABILITIES & EQUITY	563,805	565,637	-1,831

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Revenues and Expenses - Budget Performance

August 2020

	Aug 20	Budget	\$ Over Budget	Jul - Aug 20	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
301 · Maintenance assessments	48,492	48,492	-0	96,984	96,985	-0	581,908
310 · Screening fees	900	100	800	1,400	200	1,200	1,200
315 · Late charges	-111	4	-115	9	8	1	50
320 · Interest	13	4	9	25	8	17	50
334 · Parking space & Storage rental	335	759	-424	3,072	1,518	1,554	9,108
335 · Gate cards	50	42	8	155	83	72	500
340 · Other income	0	83	-83	0	167	-167	1,000
Total Income	49,679	49,485	194	101,646	98,969	2,676	593,816
Expense							
1 · Administrative Expenses							
544 · Corporate Filing Fees	70	6	64	70	13	58	75
505 · Accounting	542	400	142	1,384	800	584	4,800
510 · Audit	0	333	-333	0	667	-667	4,000
515 · Office expenses	0	208	-208	103	417	-314	2,500
520 · Bad debt	0	250	-250	0	500	-500	3,000
522 · Bank Charges	83	54	29	216	108	108	650
540 · Legal	1,519	292	1,228	1,519	583	936	3,500
545 · Licenses & permits	0	83	-83	0	167	-167	1,000
546 · Licenses - Fla. condo fee	0	36	-36	0	72	-72	432
550 · Management Services	3,000	3,000	0	6,000	6,000	0	36,000
582 · Postage & printing	0	208	-208	431	417	14	2,500
Total 1 · Administrative Expenses	5,214	4,871	343	9,723	9,743	-20	58,457
2 · Insurance							
615.01 · Insurance - Property/Liability	9,219	9,594	-375	18,439	19,189	-750	115,133
615.07 · Insurance-Umbrella	93	116	-23	186	232	-46	1,394
615.09 · Insurance-Boiler & Machin...	80	79	2	161	157	3	944
615.11 · Workers Compensation	55	54	1	109	107	2	644
Total 2 · Insurance	9,447	9,843	-396	18,895	19,686	-791	118,115
3 · Utilities							
585 · Telephone	794	608	186	1,953	1,217	737	7,300
610 · Electricity	2,385	2,500	-115	5,989	5,000	989	30,000
690 · Waste removal	2,163	2,917	-754	4,325	5,833	-1,508	35,000
695 · Water & sewer	3,381	3,583	-202	7,033	7,167	-133	43,000
Total 3 · Utilities	8,723	9,608	-885	19,301	19,217	85	115,300
4 · Property Expenses							
650.7 · Bonuses	0	417	-417	0	833	-833	5,000
619 · Handyman Services	0	336	-336	0	672	-672	4,031
604 · Security/ Concierge	8,643	8,417	226	17,286	16,833	452	101,000
603 · Cable- COMCAST	3,754	2,660	1,094	7,508	5,320	2,188	31,920
608 · Elevator service	1,526	1,500	26	7,628	3,000	4,628	18,000
613 · Fire alarm service	160	150	10	1,573	300	1,273	1,800
614 · Generator/Fire Pump Maint.	321	150	171	321	300	21	1,800
625 · Lawn maintenance	100	200	-100	100	400	-300	2,400
626 · Maintenance Service	1,461	1,583	-123	2,956	3,167	-211	19,000
664 · Window Cleaning	0	292	-292	0	583	-583	3,500
665 · Pest Control	91	125	-34	232	250	-18	1,500
667 · HVAC Service	330	175	155	330	350	-20	2,100
670 · Pool service	493	465	28	858	930	-72	5,580
Total 4 · Property Expenses	16,879	16,469	410	38,791	32,938	5,853	197,631
6 · Repairs and Maintenance							
675.93 · Carpet Cleaning	0	355	-355	0	710	-710	4,260
675.02 · Repairs - electrical	0	208	-208	0	417	-417	2,500
675.03 · Repairs - general	433	1,004	-572	1,384	2,009	-625	12,053
675.04 · Repairs - plumbing	0	208	-208	225	417	-192	2,500
675.05 · Landscaping	2,499	208	2,291	2,499	417	2,083	2,500
675.08 · Repairs - pool	0	208	-208	0	417	-417	2,500
675.10 · Garage Gate	0	250	-250	0	500	-500	3,000
675.15 · Repairs- HVAC	735	250	485	2,085	500	1,585	3,000
675.17 · Life Safety Equipment	0	417	-417	709	833	-125	5,000
675.91 · Maintenance Supplies	0	250	-250	233	500	-267	3,000
Total 6 · Repairs and Maintenance	3,667	3,359	307	7,134	6,719	416	40,313
720 · Reserve transfers	6,583	6,583	0	13,167	13,167	0	79,000
Total Expense	50,514	50,735	-221	107,011	101,469	5,542	608,814
Net Ordinary Income	-835	-1,250	415	-5,366	-2,500	-2,866	-14,999
Net Income	-835	-1,250	415	-5,366	-2,500	-2,866	-14,999

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Revenues and Expenses-Operating Fund-Year to Date
August 2020

	Aug 20	Aug 19	\$ Change
Ordinary Income/Expense			
Income			
301 · Maintenance assessments	48,492	48,492	0
310 · Screening fees	900	300	600
315 · Late charges	-111	180	-291
320 · Interest	13	6	7
334 · Parking space & Storage rental	335	0	335
335 · Gate cards	50	0	50
340 · Other income	0	600	-600
Total Income	49,679	49,578	101
Expense			
1 · Administrative Expenses			
544 · Corporate Filing Fees	70	0	70
505 · Accounting	542	400	142
515 · Office expenses	0	25	-25
522 · Bank Charges	83	83	-0
540 · Legal	1,519	0	1,519
546 · Licenses - Fla. condo fee	0	36	-36
550 · Management Services	3,000	2,000	1,000
582 · Postage & printing	0	612	-612
Total 1 · Administrative Expenses	5,214	3,157	2,057
2 · Insurance			
615.01 · Insurance - Property/Liability	9,219	6,545	2,674
615.02 · Insurance - D & O	0	120	-120
615.04 · Insurance - Crime	0	33	-33
615.07 · Insurance-Umbrella	93	174	-81
615.09 · Insurance-Boiler & Machin...	80	78	2
615.11 · Workers Compensation	55	60	-5
Total 2 · Insurance	9,447	7,011	2,437
3 · Utilities			
585 · Telephone	794	603	192
610 · Electricity	2,385	2,431	-46
690 · Waste removal	2,163	4,720	-2,558
695 · Water & sewer	3,381	2,187	1,194
Total 3 · Utilities	8,723	9,941	-1,218
4 · Property Expenses			
650.7 · Bonuses	0	1,000	-1,000
604 · Security/ Concierge	8,643	0	8,643
603 · Cable- COMCAST	3,754	3,575	179
608 · Elevator service	1,526	770	756
613 · Fire alarm service	160	582	-422
614 · Generator/Fire Pump Maint.	321	0	321
625 · Lawn maintenance	100	100	0
626 · Maintenance Service	1,461	0	1,461
665 · Pest Control	91	141	-50
667 · HVAC Service	330	0	330
670 · Pool service	493	260	233
Total 4 · Property Expenses	16,879	6,428	10,451

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Revenues and Expenses-Operating Fund-Year to Date
August 2020

	<u>Aug 20</u>	<u>Aug 19</u>	<u>\$ Change</u>
5 · Personnel			
604.1 · Cleaning Service	0	1,658	-1,658
680 · Security	0	10,809	-10,809
Total 5 · Personnel	0	12,467	-12,467
6 · Repairs and Maintenance			
675.03 · Repairs - general	433	0	433
675.05 · Landscaping.	2,499	0	2,499
675.10 · Garage Gate	0	499	-499
675.15 · Repairs- HVAC	735	680	55
Total 6 · Repairs and Maintenance	3,667	1,179	2,488
720 · Reserve transfers	6,583	6,542	42
Total Expense	<u>50,514</u>	<u>46,725</u>	<u>3,789</u>
Net Ordinary Income	<u>-835</u>	<u>2,853</u>	<u>-3,688</u>
Net Income	<u>-835</u>	<u>2,853</u>	<u>-3,688</u>

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Revenues and Expenses - Operating Fund - month by month
July through August 2020

	<u>Jul 20</u>	<u>Aug 20</u>	<u>TOTAL</u>
Ordinary Income/Expense			
Income			
301 · Maintenance assessments	48,492	48,492	96,984
310 · Screening fees	500	900	1,400
315 · Late charges	120	-111	9
320 · Interest	12	13	25
334 · Parking space & Storage rental	2,737	335	3,072
335 · Gate cards	105	50	155
Total Income	51,967	49,679	101,646
Expense			
1 · Administrative Expenses			
544 · Corporate Filing Fees	0	70	70
505 · Accounting	842	542	1,384
515 · Office expenses	103	0	103
522 · Bank Charges	134	83	216
540 · Legal	0	1,519	1,519
550 · Management Services	3,000	3,000	6,000
582 · Postage & printing	431	0	431
Total 1 · Administrative Expenses	4,509	5,214	9,723
2 · Insurance			
615.01 · Insurance - Property/Lia...	9,219	9,219	18,439
615.07 · Insurance-Umbrella	93	93	186
615.09 · Insurance-Boiler & Mach...	80	80	161
615.11 · Workers Compensation	55	55	109
Total 2 · Insurance	9,447	9,447	18,895
3 · Utilities			
585 · Telephone	1,159	794	1,953
610 · Electricity	3,604	2,385	5,989
690 · Waste removal	2,163	2,163	4,325
695 · Water & sewer	3,652	3,381	7,033
Total 3 · Utilities	10,578	8,723	19,301
4 · Property Expenses			
604 · Security/ Concierge	8,643	8,643	17,286
603 · Cable- COMCAST	3,754	3,754	7,508
608 · Elevator service	6,102	1,526	7,628
613 · Fire alarm service	1,412	160	1,573
614 · Generator/Fire Pump Maint.	0	321	321
625 · Lawn maintenance	0	100	100
626 · Maintenance Service	1,495	1,461	2,956
665 · Pest Control	141	91	232
667 · HVAC Service	0	330	330
670 · Pool service	365	493	858
Total 4 · Property Expenses	21,912	16,879	38,791

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Revenues and Expenses - Operating Fund - month by month
July through August 2020

	<u>Jul 20</u>	<u>Aug 20</u>	<u>TOTAL</u>
6 · Repairs and Maintenance			
675.03 · Repairs - general	951	433	1,384
675.04 · Repairs - plumbing	225	0	225
675.05 · Landscaping.	0	2,499	2,499
675.15 · Repairs- HVAC	1,350	735	2,085
675.17 · Life Safety Equipment	709	0	709
675.91 · Maintenance Supplies	233	0	233
	<hr/>	<hr/>	<hr/>
Total 6 · Repairs and Maintenance	3,468	3,667	7,134
720 · Reserve transfers	6,583	6,583	13,167
	<hr/>	<hr/>	<hr/>
Total Expense	56,498	50,514	107,011
	<hr/>	<hr/>	<hr/>
Net Ordinary Income	-4,531	-835	-5,366
	<hr/>	<hr/>	<hr/>
Net Income	<u>-4,531</u>	<u>-835</u>	<u>-5,366</u>

GABLES TERRACE CONDOMINIUM

MAINTENANCE FEES RECEIVABLE SCHEDULE

AS OF 08/31/2020

Padron & Montoro, LLP.
Certified Public Accountants
13358 Southwest 128 Street
Miami, Florida 33186

GABLES TERRACE CONDOMINIUM
 MAINTENANCE FEES RECEIVABLE SCHEDULE
 AS OF 08/31/2020

ACCT #	NAME	PAST DUE	COMMENTS
0505	PACDIA INVESTMENTS, INC	657.20	First Notice Mailed: 09/16/2020
0610	ROSA B. CASTRILLO DE MENDEZ	2.00	First Notice Mailed: 08/16/2020
0702	MORAVAR OF AMERICA CORP	240.00	ATTY 1-09/10/2020 - DEMAND #1
0811	LUIS A & SOFIA DEL R JUGO	928.00	ATTY 1-09/10/2020 - DEMAND #1
0908	PATRICIA OLIVERA	0.95	F/N EXP. 10/03/2020
1004	RICHARD D. DIGIACOMO	15.00	First Notice Mailed: 09/16/2020
1010	MARIE MOLL	57.00	First Notice Mailed: 09/16/2020
1106	Andgla Investments INC	647.10	First Notice Mailed: 09/16/2020
1212	JOSE UGARTE	184.40	First Notice
	TOTAL	2,731.65	

GABLES TERRACE CONDOMINIUM
 MAINTENANCE FEES RECEIVABLE SCHEDULE
 AS OF 08/31/2020

 ACCT # NAME PAST DUE COMMENTS

UNPAID ANALYSIS	# OF ACCTS	% OF ASSOC	PAST DUE AMOUNT	% OF TOTAL
LESS THAN \$3 BAL	2	1.8%	2.95	0.1%
FIRST NOTICE:	5	4.5%	1,560.70	57.1%
SECOND NOTICE:	0	0.0%	0.00	0.0%
FINAL LETTER:	0	0.0%	0.00	0.0%
PREPARE FOR ATTY:	0	0.0%	0.00	0.0%
ATTORNEY:	2	1.8%	1,168.00	42.7%
TOTAL	9	8.2%	2,731.65	100.0%
	====	=====	=====	=====

GABLES TERRACE CONDOMINIUM

PREPAID MAINTENANCE FEES SCHEDULE

AS OF 08/31/2020

Padron & Montoro, LLP
Certified Public Accountants
13358 Southwest 128 Street
Miami, Florida 33186

GABLES TERRACE CONDOMINIUM
 PREPAID MAINTENANCE FEES SCHEDULE
 AS OF 08/31/2020

ACCT #	NAME	PREPAID	COMMENTS
0502	LUIS ALBERTO TORO MARTINEZ	-474.00	
0504	ABEL FERNANDEZ & I GONZALEZ	-792.00	
0506	FRANCISCO & ISABEL FLORES	-449.00	
0510	EDUARDO OLIVA	-527.00	
0511	CARY CHOW	-416.00	
0512	MARTIN X RIVAS	-185.18	
0601	MAX P. & LILLIAN ENGEL	-1,664.00	
0602	ORLANDO RODRIGUEZ	-5.00	
0603	HECTOR CASTANEDA	-405.00	
0604	Isabel & Teresa Pena	-734.51	
0606	TONI MELTZER	-549.00	
0608	BEATRIZ BACK	-368.00	
0609	ERIDANIA MERCEDES	-449.00	
0612	KIMBERLY MARTINEZ	-822.00	
0704	PATRIMAR INVESTMENTS	-49.10	
0706	MARK MUGICA	-449.00	
0708	JEAN MARC CUVILLY	-15.00	
0712	US BANK TRUST	-3,131.00	
0801	JEAN MARC CUVILLY	-15.00	
0803	PATRICIA NANCY IBARRA ZERPA	-892.00	
0804	MATTHEW D. GABRIEL &	-449.00	
0808	ELA DOMINGUEZ	-1,796.00	
0809	Beatriz Back	-387.82	
0810	MICHAEL&CATARINA STUART-SMITH	-0.60	
0812	DIEGO GONZALEZ & OLGA BERMEO	-449.00	
0904	FELIX/ MANUEL PADIN	-64.20	
0909	CARLA POUMIAN-RUIZ	-30.00	
0910	MARK C. YANG	-30.00	
1005	RODRIGO GARCIA & MIMSY FARMER	-3.00	
1011	Anders Alexandersson	-1,390.00	
1012	SOUREN AVAKIANTS	-237.50	
1101	ADRIAN ALFONSO	-1,763.00	
1103	BERNARDO ROMAN III	-76.10	
1104	ESTEBAN JUNCADELLA	-630.15	
1107	DAVID & NATALIE FRANCISCO	-15.00	
1111	ANA LUZMILA DIAZ	-449.00	
1112	CHIQUIRRITIN, S.A.	-2,126.00	
1202	DORIS PATRICIA SUAREZ	-1.18	
1203	Diego & Eliana Vargas	-19.80	
1204	Alexis Vldes-Barry	-35.00	
1305	DEREK DANIEL RYLAND	-680.05	
1306	Andgla Investments INC	-10.10	
1311	ALEIDA & JORGE LOPEZ-GARCIA	-503.92	
9999	unapplied paymen	-2,238.47	

GABLES TERRACE CONDOMINIUM
PREPAID MAINTENANCE FEES SCHEDULE
AS OF 08/31/2020

ACCT #	NAME	PREPAID	COMMENTS
	TOTAL	-25,775.68	

GABLES TERRACE CONDOMINIUM

SPECIAL ASSESSMENT - 2012 RECEIVABLE SCHEDULE

AS OF 08/31/2020

Padron & Montoro, LLP.
Certified Public Accountants
13358 Southwest 128 Street
Miami, Florida 33186

GABLES TERRACE CONDOMINIUM ASSOCIATION, INC.
Schedule of Prepaid Expenses
August 31, 2020

Description	Code	Dates	Term (in months)	Total	Monthly Expense	Amount Expense	Prepaid Balance
Management	550	09/01/2020-09/30/2020	1	3,000.00	3,000.00	-	3,000.00
							\$ 3,000.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Accounts Payable Schedule
As of August 31, 2020

	<u>Aug 31, 20</u>
Best Roofing Services	6,663
Care Pest Solutions	91
Circle Generator Service	321
DDCA Security Inc	2,586
Otis Elevator Company	4,577
Rodriguez Lawn Maintenance Inc.	100
Waste Management of Dade County	<u>1,975</u>
TOTAL	<u><u>16,313</u></u>

**GABLES TERRACE CONDOMINIUM
ACCRUED EXPENSES
August 31, 2020**

	<u>DESCRIPTION</u>	<u>CODE</u>	<u>AMOUNT PAID</u>	<u>DAILY AVERAGE</u>	<u>DAYS ACCRUED</u>	<u>AMOUNT ACCRUED</u>
MDWS	6/10/2020 7/13/2020	695	3,432.91	104.03	49	5,097.47
FPL	7/2/2020 8/2/2020	610	2,811.44	90.69	29	2,630.01
Security	8/8/2020 8/21/2020	680	3,874.40	298.03	10	2,980.30
Waste Management	7/1/2020 7/31/2020	690	2,162.72	0.00	31	2,162.72
Elevator service	5/1/2020 5/31/2020	608	1,525.53	50.85	30	1,525.53
Elevator service	6/1/2020 6/30/2020	608	1,525.53	52.60	30	1,525.53
Elevator service	7/1/2020 7/31/2020	608	1,525.53	50.85	30	1,525.53
Elevator service	8/1/2020 8/31/2020	608	1,525.53	50.85	30	1,525.53
AT&T	8/1/2020 8/31/2020	608	400.00	0.00	30	400.00
AT&T	8/1/2020 8/31/2020	608	394.26	0.00	30	394.26
					TOTAL	<u>19,766.88</u>

GABLES TERRACE CONDOMINIUM ASSOC., INC.**Security Deposit- Schedule****As of August 31, 2020**

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
Security Deposit							47,420.00
Unit-0506						500.00	500.00
Total Unit-0506							500.00
Unit 0809						500.00	500.00
Total Unit 0809							500.00
Unit 0707						500.00	500.00
Total Unit 0707							500.00
Unit-0910						500.00	500.00
Total Unit-0910							500.00
Unit 1307						500.00	500.00
Total Unit 1307							500.00
Unit-0502						500.00	500.00
Total Unit-0502							500.00
Unit-0505						1,000.00	1,000.00
Total Unit-0505							1,000.00
Unit-0509						1,000.00	1,000.00
Total Unit-0509							1,000.00
Unit-0510						1,000.00	1,000.00
Total Unit-0510							1,000.00
Unit-0511						1,000.00	1,000.00
Total Unit-0511							1,000.00
Unit-0512						-500.00	-500.00
Total Unit-0512							-500.00
Unit-0601						500.00	500.00
Total Unit-0601							500.00
Unit-0605						500.00	500.00
Total Unit-0605							500.00
Unit-0607						1,000.00	1,000.00
Total Unit-0607							1,000.00
Unit-0608						1,500.00	1,500.00
Total Unit-0608							1,500.00
Unit 0611						500.00	500.00
Total Unit 0611							500.00
Unit-0701						1,000.00	1,000.00
Total Unit-0701							1,000.00
Unit-0702						2,000.00	2,000.00
Total Unit-0702							2,000.00
Unit-0706						1,000.00	1,000.00
Total Unit-0706							1,000.00
Unit-0708						1,000.00	1,000.00
Total Unit-0708							1,000.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.**Security Deposit- Schedule****As of August 31, 2020**

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
Unit-0709							1,500.00
Total Unit-0709							1,500.00
Unit-0710							1,000.00
Total Unit-0710							1,000.00
Unit-0803							500.00
Total Unit-0803							500.00
Unit-0805							500.00
Total Unit-0805							500.00
Unit-0807							1,000.00
Total Unit-0807							1,000.00
Unit-0905							1,500.00
Total Unit-0905							1,500.00
Unit-0999							500.00
Total Unit-0999							500.00
Unit-1005							500.00
Total Unit-1005							500.00
Unit-1008							500.00
Total Unit-1008							500.00
Unit-1009							1,000.00
Total Unit-1009							1,000.00
Unit-1010							500.00
Total Unit-1010							500.00
Unit-1101							1,000.00
Total Unit-1101							1,000.00
Unit-1102							1,500.00
Total Unit-1102							1,500.00
Unit-1104							500.00
Total Unit-1104							500.00
Unit-1106							500.00
Total Unit-1106							500.00
Unit-1202							1,500.00
Total Unit-1202							1,500.00
Unit-1205							1,000.00
Total Unit-1205							1,000.00
Unit-1301							500.00
Total Unit-1301							500.00
Unit-1302							500.00
Total Unit-1302							500.00
Unit-1306							500.00
Total Unit-1306							500.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Security Deposit- Schedule

As of August 31, 2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
Unit-1310							500.00
Total Unit-1310							500.00
Unit-1312							1,000.00
Total Unit-1312							1,000.00
Unit-9999							7,420.00
Total Unit-9999							7,420.00
Unit 0240							500.00
Total Unit 0240							500.00
Unit 0512							500.00
Total Unit 0512							500.00
Unit 0602							500.00
Total Unit 0602							500.00
Unit 0603							500.00
Total Unit 0603							500.00
Unit 0702							500.00
Total Unit 0702							500.00
Unit 0703							500.00
Total Unit 0703							500.00
Unit 0710							-500.00
Total Unit 0710							-500.00
Unit 0805							500.00
Total Unit 0805							500.00
unit 0908							500.00
Total unit 0908							500.00
Unit 1104							500.00
Total Unit 1104							500.00
Unit 1106							500.00
Total Unit 1106							500.00
Unit 1110							1,000.00
Total Unit 1110							1,000.00
Unit 1304							500.00
Total Unit 1304							500.00
Unit 704							500.00
Total Unit 704							500.00
Total Security Deposit							47,420.00
Unclassified							-1,000.00
Check	08/27/2020	1068	Emily W...	Unit 707 - Securit...	500.00		-1,500.00
Total unclassified					500.00	0.00	-1,500.00
TOTAL					500.00	0.00	45,920.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Contract Liabilities S/A 2019

As of August 31, 2020

Type	Date	Num	Adj	Name	Memo	Class	Ctr	Split	Debit	Credit	Balance
243 - Contract Liabilities S/A 2019											
243.01 - S/A 2019 Revenues											
General Journal	11/01/2019	1292	*		special asses...			112 - Assessm...		158,828.30	158,828.30
General Journal	12/01/2019	1295	*		special asses...			112 - Assessm...		14,283.40	173,111.70
General Journal	01/01/2020	1311	*		special asses...			112 - Assessm...		20,495.00	193,606.70
General Journal	02/01/2020	1327	*		special asses...			112 - Assessm...		13,863.30	207,470.00
General Journal	03/01/2020	1341	*		special asses...			112 - Assessm...		16,593.95	224,063.95
General Journal	03/31/2020	1358	*		to record ass...			114 - Unbilled ...		177,492.25	401,556.20
Total 243.01 - S/A 2019 Revenues									0.00	401,556.20	401,556.20
243.02 - S/A 2019 Interest											
Deposit	11/30/2019			Interest	Deposit			104.01 - Execu...		3.14	3.14
Deposit	12/31/2019			Interest	Deposit			104.01 - Execu...		5.52	8.66
Deposit	01/31/2020			Interest	Deposit			104.01 - Execu...		5.13	13.79
Deposit	02/29/2020			Interest	Deposit			104.01 - Execu...		3.60	17.39
Deposit	03/31/2020			Interest	Deposit			104.01 - Execu...		21.55	38.94
Deposit	04/30/2020			Interest	Deposit			104.01 - Execu...		4.03	42.97
Deposit	05/31/2020			Interest	Deposit			104.01 - Execu...		3.82	46.79
Total 243.02 - S/A 2019 Interest									0.00	29.40	29.40
243.03 - Bank charges											
Check	01/14/2020			Maintenance Fee				104.01 - Execu...	6.90		-6.90
Check	02/11/2020			Maintenance Fee				104.01 - Execu...	20.20		-27.10
Check	04/14/2020			Maintenance Fee				104.01 - Execu...	32.10		-59.20
Check	05/12/2020			Maintenance Fee				104.01 - Execu...	25.80		-85.00
Check	07/14/2020			Miscellaneous Fees				104.01 - Execu...	24.25		-109.25
Total 243.03 - Bank charges									109.25	0.00	-109.25
243.05 - S/A 2019 Expenses											
243.050 - Domestic water pum											
Bill	07/29/2019	6077		Fadragas Water Pu...	Emergency In...			202 - Accounts...	180.00		-180.00
Bill	09/16/2019	7012		Fadragas Water Pu...	Inv. 7012			202 - Accounts...	1,391.00		-1,571.00
General Journal	11/01/2019	1309	*	Fadragas Water Pu...	reclass per m...			271.28 - Poole...	5,958.00		-7,529.00
Total 243.050 - Domestic water pum									7,529.00	0.00	-7,529.00
243.051 - Life safety equipment											
Bill	07/14/2019	GT 1-19		Structure-Con LLC	Inv. GT 1-19			202 - Accounts...	920.00		-920.00
Bill	08/16/2019	57032		Falcon Engineering	Inv. 57032			202 - Accounts...	5,977.40		-6,897.40
Bill	09/18/2019	57535		Falcon Engineering	Inv. 57535			202 - Accounts...	420.00		-7,317.40
Bill	09/19/2019	56993		Falcon Engineering	Inv. 56993			202 - Accounts...	999.85		-8,317.25
Bill	11/07/2019	18191		George A. Railsback...	Life Safety Re...			202 - Accounts...	1,675.00		-9,992.25
General Journal	11/30/2019	1312	*		reclass to s/a ...			675.14 - Fire S...	9,425.00		-19,417.25
General Journal	08/01/2020	1377	*		Reclass other...			243.05 - S/A 2...	5,680.00		-25,097.25
Total 243.051 - Life safety equipment									25,097.25	0.00	-25,097.25

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Contract Liabilities S/A 2019
As of August 31, 2020

Type	Date	Num	Adj	Name	Memo	Class	Clr	Split	Debit	Credit	Balance
243.052 · Roof project											
Bill	12/12/2019	59227		Falcon Engineering	Inv. 59227			202 · Accounts	482.78		-482.78
Check	01/16/2020	1013		Best Roofing Services	Payment Ap...			104.01 · Execu...	64,646.61		-65,129.39
Bill	02/26/2020	59891		The Falcon Group	Roof Replace...			202 · Accounts	7,517.25		-72,646.64
Bill	03/20/2020	60255		The Falcon Group	Inv. 60255			202 · Accounts	3,802.90		-76,449.54
Bill	03/27/2020	AIA4		Best Roofing Services	Inv. AIA4			202 · Accounts	21,479.72		-97,929.26
Bill	05/05/2020	60742		Falcon Engineering	Roof Replace...			202 · Accounts	3,750.00		-101,679.26
Bill	05/17/2020	20-13...		Fiat Plumbing and G...	Fixing Leak			202 · Accounts	550.00		-102,229.26
Bill	05/31/2020	58013		Falcon Engineering	Inv. 58013			202 · Accounts	780.00		-103,009.26
General Journal	05/31/2020	1371	*	Best Roofing Services	reclass Falco...			675.03 · Repai...	3,750.00		-106,759.26
Check	06/22/2020	1032		Falcon Engineering	Application # ...			104.01 · Execu...	20,888.72		-127,647.98
General Journal	08/01/2020	1377	*	Best Roofing Services	Reclass other...			243.05 · S/A 2...	1,114.41		-128,762.39
Total 243.052 · Roof project									128,762.39	0.00	-128,762.39
243.053 · Pool Repairs											
Bill	10/29/2019	460420		American Pool Servi...	Inv. 460420			202 · Accounts	1,743.08		-1,743.08
Bill	10/31/2019	467562		American Pool Servi...	Inv. 467562			202 · Accounts	743.44		-2,486.52
Bill	10/31/2019	468089		American Pool Servi...	Inv. 468089			202 · Accounts	1,637.53		-4,124.05
Bill	11/04/2019	1039		Tito Hernandez	Work Order N...			202 · Accounts	300.00		-4,424.05
Total 243.053 · Pool Repairs									4,424.05	0.00	-4,424.05
243.054 · Garage project											
Bill	03/16/2020	309		South Coast	Garage Project			202 · Accounts	21,663.57		-21,663.57
Bill	04/17/2020	60577		Falcon Engineering	Garage Project			202 · Accounts	4,296.02		-25,959.59
General Journal	05/31/2020	1371	*		reclass Falco...			675.03 · Repai...	1,600.81		-27,560.40
Bill	06/22/2020	58014		The Falcon Group	Design, Revis...			202 · Accounts	480.00		-28,040.40
General Journal	08/01/2020	1377	*		Reclass other...			243.05 · S/A 2...	18,108.57		-46,148.97
Total 243.054 · Garage project									46,148.97	0.00	-46,148.97
243.05 · S/A 2019 Expenses - Other											
Bill	08/28/2019	3		Pro-Max Restoration...	Period: 3/1/19...			202 · Accounts	1,114.41		-1,114.41
Bill	11/01/2019	52381		Southeastern Metal ...	Inv. 52381			202 · Accounts	1,200.00		-2,314.41
Bill	11/06/2019	16627		Padron, Montoro & ...	S/A - Service...			202 · Accounts	142.00		-2,456.41
Bill	12/01/2019	16653		Padron, Montoro & ...	S/A Service: ...			202 · Accounts	142.00		-2,598.41
Bill	01/01/2020	16752		Padron, Montoro & ...	S/A Service: J...			202 · Accounts	142.00		-2,740.41
Check	01/16/2020	1008		The Falcon Group	Payment Ap...		X	104.01 · Execu...	0.00		-2,740.41
Bill	02/01/2020	16844		Padron, Montoro & ...	Special Asses...			202 · Accounts	142.00		-2,882.41
Bill	03/01/2020	17025		Padron, Montoro & ...	Financial Man...			202 · Accounts	142.00		-3,024.41
Bill	04/01/2020	17122		Padron, Montoro & ...	Apr/2020-S/A			202 · Accounts	142.00		-3,166.41
Bill	05/01/2020	17287		Padron, Montoro & ...	S/A May/2020			202 · Accounts	142.00		-3,308.41
Bill	05/06/2020	1		South Coast	Garage Girde...			202 · Accounts	18,108.57		-21,416.98
Bill	05/22/2020	18714		George A. Rallsback...	Inv. 18714			202 · Accounts	5,680.00		-27,096.98
General Journal	08/01/2020	1377	*		Reclass other...			243.05 · S/A 2...		26,102.98	-994.00
General Journal	08/01/2020	1377	*		Reclass other...			243.05 · S/A 2...		26,102.98	-994.00
Total 243.05 · S/A 2019 Expenses - Other									27,096.98	26,102.98	-994.00
Total 243.05 · S/A 2019 Expenses									239,058.64	26,102.98	-212,955.66
Total 243 · Contract Liabilities S/A 2019									239,167.89	427,688.58	188,520.69
TOTAL									239,167.89	427,688.58	188,520.69

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Check Register

As of August 31, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
103.01 · Executive-9906- operating							167,025.76
Deposit	08/01/2020	808	A/R Deposit	Deposit	20,205.00		187,230.76
Deposit	08/03/2020	803	A/R Deposit	Deposit	2,755.00		189,985.76
Deposit	08/03/2020	803	A/R Deposit	Online	898.00		190,883.76
Deposit	08/04/2020	804	A/R Deposit	Deposit	3,089.00		193,972.76
Deposit	08/05/2020	805	A/R Deposit	Deposit	4,012.10		197,984.86
Deposit	08/06/2020	806	A/R Deposit	Deposit	2,694.00		200,678.86
Deposit	08/06/2020	806	A/R Deposit	Assoc	898.00		201,576.86
Deposit	08/10/2020	810	A/R Deposit	Deposit	2,694.90		204,271.76
Deposit	08/10/2020	810	A/R Deposit	Online	420.10		204,691.86
Check	08/10/2020	ACH	Comcast			3,754.33	200,937.53
Deposit	08/11/2020	811	A/R Deposit	Deposit	2,904.05		203,841.58
Check	08/11/2020		Miscellaneous Fees			74.00	203,767.58
Check	08/12/2020	ACH	Miami-Dade Water And...	Acct. 1748205455		3,226.77	200,540.81
Deposit	08/12/2020	812	A/R Deposit	Deposit	464.00		201,004.81
Check	08/12/2020	ACH	Miami-Dade Water And...			193.49	200,811.32
Check	08/12/2020	ACH	Miami-Dade Water And...			12.65	200,798.67
Bill Pmt -Check	08/13/2020	ACH	Waste Management of ...	Inv. 0790375-2194-9 - Confirmation N...		2,162.72	198,635.95
Deposit	08/13/2020	813	A/R Deposit	Deposit	210.05		198,846.00
Bill Pmt -Check	08/13/2020	8307	American Pool Service ...	Inv. 502075		365.00	198,481.00
Bill Pmt -Check	08/13/2020	8308	American Pool Service ...	Inv. 502313		128.40	198,352.60
Bill Pmt -Check	08/13/2020	8309	Care Pest Solutions	Inv. 159868		90.95	198,261.65
Bill Pmt -Check	08/13/2020	8310	Diversifire Systems, Inc	Inv. 108861		347.75	197,913.90
Bill Pmt -Check	08/13/2020	8311	Diversifire Systems, Inc	Inv. 108867		1,064.65	196,849.25
Bill Pmt -Check	08/13/2020	8312	Diversifire Systems, Inc	Inv. 108991		160.45	196,688.80
Bill Pmt -Check	08/13/2020	8313	Grove Properties LLC	Inv. 2044		432.60	196,256.20
Bill Pmt -Check	08/13/2020	8314	Hiller Law, P.A.	Inv. 02989		1,519.25	194,736.95
Bill Pmt -Check	08/13/2020	8315	Jorge L Herrera, CPA, ...	Inv. 1338		1,500.00	193,236.95
Bill Pmt -Check	08/13/2020	8316	Padron, Montoro & Har...	Inv. 17603		430.95	192,806.00
Bill Pmt -Check	08/13/2020	8317	Professional Service C...	Inv. 2355		1,350.00	191,456.00
Deposit	08/13/2020	813	A/R Deposit	Online	210.05		191,666.05
Deposit	08/14/2020	814	A/R Deposit	Online	1,170.10		192,836.15
Deposit	08/14/2020	814	A/R Deposit	Deposit	420.10		193,256.25
Check	08/17/2020	ACH	FPL			2,811.44	190,444.81
Deposit	08/17/2020	817	A/R Deposit	Deposit	913.00		191,357.81
Deposit	08/20/2020	820	A/R Deposit	Deposit	1,347.00		192,704.81
Deposit	08/20/2020	820	A/R Deposit	Assoc	449.00		193,153.81
Check	08/21/2020	ACH	IPFS Corporation			9,269.23	183,884.58
Deposit	08/21/2020	821	A/R Deposit	Online	1,211.30		185,095.88
Deposit	08/21/2020		Paypal	Deposit	116.22		185,212.10
Deposit	08/23/2020	823	A/R Deposit	Online	464.00		185,676.10
Deposit	08/24/2020	824	A/R Deposit	Deposit	449.00		186,125.10
Deposit	08/26/2020	826	A/R Deposit	Deposit	449.00		186,574.10
Deposit	08/26/2020	826	A/R Deposit	Deposit	449.00		187,023.10
Check	08/27/2020	8318	Aaron H. Mednick	Unit 1211 - Overpayment Refund		64.00	186,959.10
Bill Pmt -Check	08/27/2020	8319	DDCA Security Inc	Inv. 8629		3,874.40	183,084.70
Bill Pmt -Check	08/27/2020	8320	DDCA Security Inc	Inv. 8659		3,874.40	179,210.30
Bill Pmt -Check	08/27/2020	8321	Grove Properties LLC	Inv. 2045		3,000.00	176,210.30
Bill Pmt -Check	08/27/2020	8322	Grove Properties LLC	Inv. 2046		70.00	176,140.30
Bill Pmt -Check	08/27/2020	8323	KJW Enterprizes, Inc.	Inv. 0059		1,460.55	174,679.75
Bill Pmt -Check	08/27/2020	8324	Professional Service C...	Inv. 2356		330.00	174,349.75
Bill Pmt -Check	08/27/2020	8325	Professional Service C...	Inv. 2360		735.00	173,614.75
Check	08/27/2020	8326	Sherwood Forest	Landscaping: 8/18/2020		2,499.18	171,115.57
Deposit	08/27/2020	827	A/R Deposit	Deposit	1,664.00		172,779.57
Deposit	08/28/2020	828	A/R Deposit	Deposit	449.00		173,228.57
Deposit	08/28/2020	828	A/R Deposit	Online	680.05		173,908.62
Deposit	08/28/2020		A/R Deposit	Deposit	665.00		174,573.62
Deposit	08/31/2020	831	A/R Deposit	Deposit	1,807.00		176,380.62
Check	08/31/2020		Fed Tax Withheld			2.02	176,378.60
Deposit	08/31/2020			Interest	8.41		176,387.01
Total 103.01 · Executive-9906- operating					54,165.43	44,804.18	176,387.01
103.06 · Exec.Nat.Bank-1014-Security Dep							46,445.95
Check	08/27/2020	1068	Emily Walsh	Unit 707 - Security Deposit Refund		500.00	45,945.95
Check	08/28/2020		Service Charge	Service charges Dep Adjustment		5.00	45,940.95
Deposit	08/28/2020			Deposit	2,000.00		47,940.95
Check	08/31/2020			Service Charge		0.48	47,940.47
Deposit	08/31/2020			Interest	1.98		47,942.45
Total 103.06 · Exec.Nat.Bank-1014-Security Dep					2,001.98	505.48	47,942.45

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Check Register

As of August 31, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
104.01 · Executive S/A -2019 acc 6280							35,011.19
Deposit	08/01/2020	809	A/R Deposit	Assoc	1,680.40		36,691.59
Deposit	08/03/2020	803	A/R Deposit	Deposit	210.05		36,901.64
Deposit	08/05/2020	805	A/R Deposit	Deposit	840.20		37,741.84
Deposit	08/06/2020	806	A/R Deposit	Deposit	420.10		38,161.94
Check	08/06/2020		NSF			210.05	37,951.89
Deposit	08/11/2020	811	A/R Deposit	Deposit	210.05		38,161.94
Deposit	08/12/2020	812	A/R Deposit	Deposit	210.05		38,371.99
Deposit	08/13/2020	813	A/R Deposit	Deposit	210.05		38,582.04
Deposit	08/14/2020	814	A/R Deposit	Deposit	630.10		39,212.14
Deposit	08/17/2020	817	A/R Deposit	Deposit	420.10		39,632.24
Deposit	08/17/2020	817	A/R Deposit	Assoc.	210.05		39,842.29
Deposit	08/18/2020	820	A/R Deposit	Assoc.	2,100.50		41,942.79
Deposit	08/18/2020	818	A/R Deposit	Deposit	210.05		42,152.84
Deposit	08/21/2020	821	A/R Deposit	Deposit	2,491.65		44,644.49
Deposit	08/24/2020	824	A/R Deposit	Deposit	210.05		44,854.54
Check	08/27/2020	1036	Aaron H. Mednick	Unit 1211 - Overpayment Refund		30.00	44,824.54
Deposit	08/27/2020	827	A/R Deposit	Deposit	1,050.25		45,874.79
Deposit	08/28/2020	828	A/R Deposit	Deposit	210.05		46,084.84
Deposit	08/31/2020			Interest	2.65		46,087.49
Total 104.01 · Executive S/A -2019 acc 6280					11,316.35	240.05	46,087.49
105.04 · Wells Fargo-4716-MM							72.00
Check	08/31/2020			Service Charge		14.00	58.00
Total 105.04 · Wells Fargo-4716-MM					0.00	14.00	58.00
105.08 · Executive Reserve 4369							143,868.66
Deposit	08/31/2020			Interest	18.62		143,887.28
Total 105.08 · Executive Reserve 4369					18.62	0.00	143,887.28
TOTAL					67,502.38	45,563.71	414,362.23

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Summary
103.01 · Executive-9906- operating, Period Ending 08/31/2020

	<u>Aug 31, 20</u>
Beginning Balance	180,689.90
Cleared Transactions	
Checks and Payments - 28 items	-35,071.89
Deposits and Credits - 29 items	<u>52,532.83</u>
Total Cleared Transactions	<u>17,460.94</u>
Cleared Balance	<u>198,150.84</u>
Uncleared Transactions	
Checks and Payments - 19 items	-26,817.43
Deposits and Credits - 7 items	<u>5,053.60</u>
Total Uncleared Transactions	<u>-21,763.83</u>
Register Balance as of 08/31/2020	<u>176,387.01</u>
Ending Balance	176,387.01

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Detail
103.01 · Executive-9906- operating, Period Ending 08/31/2020

Type	Date	Num	Name	Clr	Amount	Balance
						180,689.90
Beginning Balance						
Cleared Transactions						
Checks and Payments - 28 items						
Bill Pmt -Check	06/17/2020	8274	Professional Service...	X	-330.00	-330.00
Check	06/19/2020	ACH	AT & T	X	-1,179.66	-1,509.66
Bill Pmt -Check	07/01/2020	8291	The Security &Lock ...	X	-909.50	-2,419.16
Bill Pmt -Check	07/01/2020	8287	Grove Properties LLC	X	-522.65	-2,941.81
Check	07/01/2020	8290	Rolando Cangas	X	-225.00	-3,166.81
Bill Pmt -Check	07/01/2020	8292	The Security &Lock ...	X	-208.65	-3,375.46
Bill Pmt -Check	07/15/2020	8293	American Pool Servi...	X	-365.00	-3,740.46
Bill Pmt -Check	07/15/2020	8298	Padron, Montoro & ...	X	-300.08	-4,040.54
Bill Pmt -Check	07/15/2020	8295	CRE-sources, Inc.	X	-150.00	-4,190.54
Bill Pmt -Check	07/30/2020	8301	Grove Properties LLC	X	-3,000.00	-7,190.54
Bill Pmt -Check	07/30/2020	8305	KJW Enterprizes, Inc.	X	-1,728.05	-8,918.59
Bill Pmt -Check	07/30/2020	8304	KJW Enterprizes, Inc.	X	-1,530.10	-10,448.69
Bill Pmt -Check	07/30/2020	8302	Grove Properties LLC	X	-1,236.81	-11,685.50
Bill Pmt -Check	07/30/2020	8306	Padron, Montoro & ...	X	-400.00	-12,085.50
Bill Pmt -Check	07/30/2020	8299	Collaborators Society	X	-300.00	-12,385.50
Bill Pmt -Check	07/30/2020	8303	Grove Properties LLC	X	-225.24	-12,610.74
Check	08/10/2020	ACH	Comcast	X	-3,754.33	-16,365.07
Check	08/11/2020		Miscellaneous Fees	X	-74.00	-16,439.07
Check	08/12/2020	ACH	Miami-Dade Water ...	X	-3,226.77	-19,665.84
Check	08/12/2020	ACH	Miami-Dade Water ...	X	-193.49	-19,859.33
Check	08/12/2020	ACH	Miami-Dade Water ...	X	-12.65	-19,871.98
Bill Pmt -Check	08/13/2020	ACH	Waste Management ...	X	-2,162.72	-22,034.70
Bill Pmt -Check	08/13/2020	8313	Grove Properties LLC	X	-432.60	-22,467.30
Bill Pmt -Check	08/13/2020	8316	Padron, Montoro & ...	X	-430.95	-22,898.25
Bill Pmt -Check	08/13/2020	8309	Care Pest Solutions	X	-90.95	-22,989.20
Check	08/17/2020	ACH	FPL	X	-2,811.44	-25,800.64
Check	08/21/2020	ACH	IPFS Corporation	X	-9,269.23	-35,069.87
Check	08/31/2020		Fed Tax Withheld	X	-2.02	-35,071.89
Total Checks and Payments					-35,071.89	-35,071.89
Deposits and Credits - 29 items						
Deposit	07/01/2020	701	A/R Deposit	X	678.40	678.40
Deposit	07/11/2020	711	A/R Deposit	X	750.00	1,428.40
Deposit	07/14/2020	714	A/R Deposit	X	449.00	1,877.40
Deposit	07/15/2020	715	A/R Deposit	X	449.00	2,326.40
Deposit	07/25/2020	725	A/R Deposit	X	674.50	3,000.90
Deposit	07/31/2020	731	A/R Deposit	X	420.10	3,421.00
Deposit	08/01/2020	808	A/R Deposit	X	20,205.00	23,626.00
Deposit	08/03/2020	803	A/R Deposit	X	2,755.00	26,381.00
Deposit	08/04/2020	804	A/R Deposit	X	3,089.00	29,470.00
Deposit	08/05/2020	805	A/R Deposit	X	4,012.10	33,482.10
Deposit	08/06/2020	806	A/R Deposit	X	898.00	34,380.10
Deposit	08/06/2020	806	A/R Deposit	X	2,694.00	37,074.10
Deposit	08/10/2020	810	A/R Deposit	X	2,694.90	39,769.00
Deposit	08/11/2020	811	A/R Deposit	X	2,904.05	42,673.05
Deposit	08/12/2020	812	A/R Deposit	X	464.00	43,137.05
Deposit	08/13/2020	813	A/R Deposit	X	210.05	43,347.10
Deposit	08/14/2020	814	A/R Deposit	X	420.10	43,767.20
Deposit	08/17/2020	817	A/R Deposit	X	913.00	44,680.20
Deposit	08/20/2020	820	A/R Deposit	X	449.00	45,129.20
Deposit	08/20/2020	820	A/R Deposit	X	1,347.00	46,476.20
Deposit	08/21/2020		Paypal	X	116.22	46,592.42
Deposit	08/24/2020	824	A/R Deposit	X	449.00	47,041.42
Deposit	08/26/2020	826	A/R Deposit	X	449.00	47,490.42
Deposit	08/26/2020	826	A/R Deposit	X	449.00	47,939.42
Deposit	08/27/2020	827	A/R Deposit	X	1,664.00	49,603.42

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Detail
103.01 · Executive-9906- operating, Period Ending 08/31/2020

Type	Date	Num	Name	Clr	Amount	Balance
Deposit	08/28/2020	828	A/R Deposit	X	449.00	50,052.42
Deposit	08/28/2020		A/R Deposit	X	665.00	50,717.42
Deposit	08/31/2020			X	8.41	50,725.83
Deposit	08/31/2020	831	A/R Deposit	X	1,807.00	52,532.83
Total Deposits and Credits					52,532.83	52,532.83
Total Cleared Transactions					17,460.94	17,460.94
Cleared Balance					17,460.94	198,150.84
Uncleared Transactions						
Checks and Payments - 19 items						
Bill Pmt -Check	06/17/2020	8273	Orfeli Solis		-600.00	-600.00
Bill Pmt -Check	07/30/2020	8300	DDCA Security Inc		-3,874.40	-4,474.40
Bill Pmt -Check	08/13/2020	8314	Hiller Law, P.A.		-1,519.25	-5,993.65
Bill Pmt -Check	08/13/2020	8315	Jorge L Herrera, CP...		-1,500.00	-7,493.65
Bill Pmt -Check	08/13/2020	8317	Professional Service...		-1,350.00	-8,843.65
Bill Pmt -Check	08/13/2020	8311	Diversifire Systems, ...		-1,064.65	-9,908.30
Bill Pmt -Check	08/13/2020	8307	American Pool Servi...		-365.00	-10,273.30
Bill Pmt -Check	08/13/2020	8310	Diversifire Systems, ...		-347.75	-10,621.05
Bill Pmt -Check	08/13/2020	8312	Diversifire Systems, ...		-160.45	-10,781.50
Bill Pmt -Check	08/13/2020	8308	American Pool Servi...		-128.40	-10,909.90
Bill Pmt -Check	08/27/2020	8319	DDCA Security Inc		-3,874.40	-14,784.30
Bill Pmt -Check	08/27/2020	8320	DDCA Security Inc		-3,874.40	-18,658.70
Bill Pmt -Check	08/27/2020	8321	Grove Properties LLC		-3,000.00	-21,658.70
Check	08/27/2020	8326	Sherwood Forest		-2,499.18	-24,157.88
Bill Pmt -Check	08/27/2020	8323	KJW Enterprizes, Inc.		-1,460.55	-25,618.43
Bill Pmt -Check	08/27/2020	8325	Professional Service...		-735.00	-26,353.43
Bill Pmt -Check	08/27/2020	8324	Professional Service...		-330.00	-26,683.43
Bill Pmt -Check	08/27/2020	8322	Grove Properties LLC		-70.00	-26,753.43
Check	08/27/2020	8318	Aaron H. Mednick		-64.00	-26,817.43
Total Checks and Payments					-26,817.43	-26,817.43
Deposits and Credits - 7 items						
Deposit	08/03/2020	803	A/R Deposit		898.00	898.00
Deposit	08/10/2020	810	A/R Deposit		420.10	1,318.10
Deposit	08/13/2020	813	A/R Deposit		210.05	1,528.15
Deposit	08/14/2020	814	A/R Deposit		1,170.10	2,698.25
Deposit	08/21/2020	821	A/R Deposit		1,211.30	3,909.55
Deposit	08/23/2020	823	A/R Deposit		464.00	4,373.55
Deposit	08/28/2020	828	A/R Deposit		680.05	5,053.60
Total Deposits and Credits					5,053.60	5,053.60
Total Uncleared Transactions					-21,763.83	-21,763.83
Register Balance as of 08/31/2020					-4,302.89	176,387.01
Ending Balance					-4,302.89	176,387.01

Last statement: July 31, 2020
 This statement: August 31, 2020
 Total days in statement period: 31

Page 1 of 3
 0423709906
 (31)

Direct inquiries to:
 305-274-8382

**GABLES TERRACE CONDOMINIUM
 ASSOCIATION INC
 OPERATING ACCOUNT
 C/O PADRON MONTORO & HARTNEY
 13358 SW 128 ST
 MIAMI FL 33186**

Executive National Bank
 9600 N. Kendall Drive
 Miami Florida 33176

EXECUTIVE NATIONAL BANK'S PRIVACY POLICY HAS NOT CHANGED AND IS AVAILABLE ON OUR WEBSITE: EXECUTIVEBANK.COM/PRIVACY-POLICY. IF YOU WISH TO RECEIVE A PAPER COPY, PLEASE CALL: (305) 274-8382 THANK YOU

Association Advantage Checking

Account number	0423709906	Beginning balance	\$180,689.90
Enclosures	31	Total additions	52,532.83
Low balance	\$190,925.61	Total subtractions	35,071.89
Average balance	\$197,955.49	Ending balance	\$198,150.84
Avg collected balance	\$196,022		
Interest paid year to date	\$55.28		

CHECKS

Number	Date	Amount	Number	Date	Amount
8274	08-14	330.00	8302	08-03	1,236.81
8287 *	08-03	522.65	8303	08-03	225.24
8290 *	08-03	225.00	8304	08-11	1,530.10
8291	08-04	909.50	8305	08-11	1,728.05
8292	08-04	208.65	8306	08-07	400.00
8293	08-05	365.00	8309 *	08-31	90.95
8295 *	08-10	150.00	8313 *	08-26	432.60
8298 *	08-03	300.08	8316 *	08-28	430.95
8299	08-10	300.00			
8301 *	08-03	3,000.00			

* Skip in check sequence

DEBITS

Date	Description	Subtractions
08-10	Preauthorized Wd COMCAST 8495600 442010429 200810	3,754.33
08-11	Maintenance Fee FEE BASED ACTIVITY FOR 07/20	74.00

GABLES TERRACE CONDOMINIUM
August 31, 2020

Page 2 of 3
0423709906

Date	Description	Subtractions
08-12	' Preauthorized Wd MDWS M-DWASDPMT 200812	3,226.77
08-12	' Preauthorized Wd MDWS M-DWASDPMT 200812	193.49
08-12	' Preauthorized Wd MDWS M-DWASDPMT 200812	12.65
08-14	' Preauthorized Wd WASTE MANAGEMENT INTERNET 200814	2,162.72
08-17	' Preauthorized Wd FPL DIRECT DEBIT ELEC PYMT 200817	2,811.44
08-21	' Preauthorized Wd IPFS816-327-7772 IPFSPMTFLS 200821 60311	9,269.23
08-31	' Preauthorized Wd ATT Payment 200829	1,179.66
08-31	' Fed Tax Withheld	2.02

CREDITS

Date	Description	Additions
08-03	' Preauthorized Credit GABLES TERRACE ACH 200803	20,205.00
08-03	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200803	449.00
08-03	Lock Box Deposit	2,306.00
08-04	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200804	395.00
08-04	Lock Box Deposit	2,694.00
08-05	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200805	449.00
08-05	Lock Box Deposit	3,563.10
08-06	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200806	2,245.00
08-06	' Deposit	898.00
08-06	Lock Box Deposit	449.00
08-10	Lock Box Deposit	2,694.90
08-11	Lock Box Deposit	2,904.05
08-12	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200812	464.00
08-13	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200813	210.05
08-14	Lock Box Deposit	420.10
08-17	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200817	449.00
08-17	Lock Box Deposit	464.00
08-20	Lock Box Deposit	1,347.00
08-21	' Preauthorized Credit PAYPAL TRANSFER 200821	116.22

GABLES TERRACE CONDOMINIUM
 August 31, 2020

 Page 3 of 3
 0423709906

Date	Description	Additions
08-21	' Deposit	449.00
08-24	Lock Box Deposit	449.00
08-26	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200826	449.00
08-26	Lock Box Deposit	449.00
08-27	' Deposit	3,421.00
08-27	Lock Box Deposit	1,664.00
08-28	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200828	449.00
08-28	' Deposit	665.00
08-31	' Preauthorized Credit EXEC NATL BANK EBP PAYMEN 200831	449.00
08-31	Lock Box Deposit	1,358.00
08-31	' Interest Credit	8.41

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
07-31	180,689.90	08-11	205,012.54	08-24	191,374.61
08-03	198,140.12	08-12	202,043.63	08-26	191,840.01
08-04	200,110.97	08-13	202,253.68	08-27	196,925.01
08-05	203,758.07	08-14	200,181.06	08-28	197,608.06
08-06	207,350.07	08-17	198,282.62	08-31	198,150.84
08-07	206,950.07	08-20	199,629.62		
08-10	205,440.64	08-21	190,925.61		

INTEREST INFORMATION

Annual percentage yield earned	0.05%
Interest-bearing days	31
Average balance for APY	\$197,955.49
Interest earned	\$8.41

Federal tax withheld on interest year-to-date is \$13.28

Thank you for banking with Executive National Bank

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8274
7/17/2020

Pay to the Order of: Professional Service Corp.
 Three Hundred Thirty and 00/100 DOLLARS

Professional Service Corp.
 18000 NW 62 AVE
 Suite 302
 Hialeah, FL 33015

Memo: Inv 2414

Amount: \$330.00

Signature: *Natalia M. Francisco*

MEMO: INV 2414

⑈0008274⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8274 Date: 08/14/2020 Amount: \$330.00

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GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8287
7/17/2020

Pay to the Order of: Grove Properties LLC
 Five Hundred Twenty-Two and 00/100 DOLLARS

Grove Properties LLC

Memo: Inv 2427

Amount: \$522.65

Signature: *Natalia M. Francisco*

MEMO: INV 2427

⑈0008287⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8287 Date: 08/03/2020 Amount: \$522.65

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8290
7/17/2020

Pay to the Order of: Rolando Canges
 9 Repairs and Maintenance Plumbing; 02/26/2020 225 DOLLARS

Rolando Canges
 2361 SW 37th Avenue
 Miami, FL 33145

Memo: Plumbing Maintenance 02/26/2020

Amount: \$225.00

Signature: *Natalia M. Francisco*

MEMO: INV 2502

⑈0008290⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8290 Date: 08/03/2020 Amount: \$225.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8291
7/17/2020

Pay to the Order of: The Security & Lock Corp. Quickly Locksmith
 Nine Hundred Nine and 00/100 DOLLARS

The Security & Lock Corp. Owo
 1800 N Bayshore Dr.
 Unit 2815
 Miami, FL 33132

Memo: Inv. 1603

Amount: \$909.50

Signature: *Natalia M. Francisco*

MEMO: INV 1603

⑈0008291⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8291 Date: 08/04/2020 Amount: \$909.50

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8292
7/17/2020

Pay to the Order of: The Security & Lock Corp. Quickly Locksmith
 Two Hundred Eight and 66/100 DOLLARS

The Security & Lock Corp. Owo
 1800 N Bayshore Dr.
 Unit 2815
 Miami, FL 33132

Memo: Inv. 2287

Amount: \$208.65

Signature: *Natalia M. Francisco*

MEMO: INV 2287

⑈0008292⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8292 Date: 08/04/2020 Amount: \$208.65

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8293
7/15/2020

Pay to the Order of: American Pool Service Inc.
 Three Hundred Sixty-Five and 00/100 DOLLARS

American Pool Service Inc.
 5816 N North Andrews Way
 Ft. Lauderdale, FL 33309

Memo: Inv 49010

Amount: \$365.00

Signature: *Natalia M. Francisco*

MEMO: INV 49010

⑈0008293⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8293 Date: 08/05/2020 Amount: \$365.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8295
7/15/2020

Pay to the Order of: CRE-sources, Inc.
 One Hundred Fifty and 00/100 DOLLARS

CRE-sources, Inc.
 Payment Processing
 981 E Eau Gallie Blvd.
 Suite E PHB 13075
 Melbourne, FL 32937

Memo: Inv. BQ20-097

Amount: \$150.00

Signature: *Natalia M. Francisco*

MEMO: INV BQ20-097

⑈0008295⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8295 Date: 08/10/2020 Amount: \$150.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8298
7/15/2020

Pay to the Order of: Padron, Montoro & Hartney, LLP
 Three Hundred and 00/100 DOLLARS

Padron, Montoro & Hartney, LL
 13358 SW 128 Street
 Miami, FL 33186

Memo: Inv 17508

Amount: \$300.00

Signature: *Natalia M. Francisco*

MEMO: INV 17508

⑈0008298⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8298 Date: 08/03/2020 Amount: \$300.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8299
7/30/2020

Pay to the Order of: Collaborators Society
 Three Hundred and 00/100 DOLLARS

Collaborators Society
 3302 Crystal Ct
 Miami, FL 33133

Memo: Inv. 10224

Amount: \$300.00

Signature: *Natalia M. Francisco*

MEMO: INV 10224

⑈0008299⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8299 Date: 08/10/2020 Amount: \$300.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8301
7/30/2020

Pay to the Order of: Grove Properties LLC
 Three Thousand and 00/100 DOLLARS

Grove Properties LLC

Memo: Inv. 2041

Amount: \$3,000.00

Signature: *Natalia M. Francisco*

MEMO: INV 2041

⑈0008301⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8301 Date: 08/03/2020 Amount: \$3,000.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8302
7/30/2020

Pay to the Order of: Grove Properties LLC
 One Thousand Two Hundred Thirty-Six and 81/100 DOLLARS

Grove Properties LLC

Memo: Inv. 2042

Amount: \$1,236.81

Signature: *Natalia M. Francisco*

MEMO: INV 2042

⑈0008302⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8302 Date: 08/03/2020 Amount: \$1,236.81

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th Ave.
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13254 SW 128 STREET
 MIAMI, FL 33186

8303
7/30/2020

Pay to the Order of: Grove Properties LLC
 Two Hundred Twenty-Five and 24/100 DOLLARS

Grove Properties LLC

Memo: Inv. 2043

Amount: \$225.24

Signature: *Natalia M. Francisco*

MEMO: INV 2043

⑈0008303⑈ Ⓜ067008155⑈ 04237099⑈06

Number: 8303 Date: 08/03/2020 Amount: \$225.24

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8304
 7/30/2020

Pay to the Order of **K/JW Enterprises, Inc.**
 One Thousand Five Hundred Thirty and 10/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 0058

⑈0008304⑈ ⑆067008155⑆ 04237099⑆06

Number: 8304 Date: 08/11/2020 Amount: \$1,530.10

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8305
 7/30/2020

Pay to the Order of **K/JW Enterprises, Inc.**
 One Thousand Seven Hundred Twenty-Eight and 05/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 0058

⑈0008305⑈ ⑆067008155⑆ 04237099⑆06

Number: 8305 Date: 08/11/2020 Amount: \$1,728.05

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8306
 7/30/2020

Pay to the Order of **Padron, Montoro & Hartney, LLP**
 Four Hundred and 00/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 17538

⑈0008306⑈ ⑆067008155⑆ 04237099⑆06

Number: 8306 Date: 08/07/2020 Amount: \$400.00

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8309
 8/13/2020

Pay to the Order of **Care Post Solutions**
 Ninety and 99/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 16988

⑈0008309⑈ ⑆067008155⑆ 04237099⑆06

Number: 8309 Date: 08/31/2020 Amount: \$90.95

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8313
 8/13/2020

Pay to the Order of **Grove Properties LLC**
 Four Hundred Thirty-Two and 80/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 2044

⑈0008313⑈ ⑆067008155⑆ 04237099⑆06

Number: 8313 Date: 08/26/2020 Amount: \$432.60

GABLES TERRACE CONDOMINIUM ASSOCIATION
 Operating Account
 2351 SW 37th AVE
 MIAMI, FL 33145

EXECUTIVE NATIONAL BANK
 Operating Account
 13356 SW 128 STREET
 MIAMI, FL 33186

8316
 8/13/2020

Pay to the Order of **Padron, Montoro & Hartney, LLP**
 Four Hundred Thirty and 99/100 DOLLARS

Natalia M. Francisco
[Signature]

Memo Inv. 17803

⑈0008316⑈ ⑆067008155⑆ 04237099⑆06

Number: 8316 Date: 08/28/2020 Amount: \$430.95

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Summary
103.06 · Exec.Nat.Bank-1014-Security Dep, Period Ending 08/31/2020

	<u>Aug 31, 20</u>
Beginning Balance	46,445.95
Cleared Transactions	
Checks and Payments - 2 items	-5.48
Deposits and Credits - 2 items	2,001.98
Total Cleared Transactions	<u>1,996.50</u>
Cleared Balance	<u>48,442.45</u>
Uncleared Transactions	
Checks and Payments - 1 item	<u>-500.00</u>
Total Uncleared Transactions	<u>-500.00</u>
Register Balance as of 08/31/2020	<u>47,942.45</u>
Ending Balance	47,942.45

GABLES TERRACE CONDOMINIUM ASSOC., INC.**Reconciliation Detail****103.06 · Exec.Nat.Bank-1014-Security Dep, Period Ending 08/31/2020**

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						46,445.95
Cleared Transactions						
Checks and Payments - 2 items						
Check	08/28/2020		Service Charge	X	-5.00	-5.00
Check	08/31/2020			X	-0.48	-5.48
Total Checks and Payments					-5.48	-5.48
Deposits and Credits - 2 items						
Deposit	08/28/2020			X	2,000.00	2,000.00
Deposit	08/31/2020			X	1.98	2,001.98
Total Deposits and Credits					2,001.98	2,001.98
Total Cleared Transactions					1,996.50	1,996.50
Cleared Balance					1,996.50	48,442.45
Uncleared Transactions						
Checks and Payments - 1 item						
Check	08/27/2020	1068	Emily Walsh		-500.00	-500.00
Total Checks and Payments					-500.00	-500.00
Total Uncleared Transactions					-500.00	-500.00
Register Balance as of 08/31/2020					1,496.50	47,942.45
Ending Balance					1,496.50	47,942.45

Last statement: July 31, 2020
 This statement: August 31, 2020
 Total days in statement period: 31

 Page 1 of 2
 0432091014
 (1)

 Direct inquiries to:
 305-274-8382

**GABLES TERRACE CONDOMINIUM
 ASSOCIATION INC
 SECURITY DEPOSIT
 C/O PADRON MONTORO & HARTNEY
 13358 SW 128 ST
 MIAMI FL 33186**

 Executive National Bank
 9600 N. Kendall Drive
 Miami Florida 33176

EXECUTIVE NATIONAL BANK'S PRIVACY POLICY HAS NOT CHANGED AND IS AVAILABLE ON OUR WEBSITE: EXECUTIVEBANK.COM/PRIVACY-POLICY. IF YOU WISH TO RECEIVE A PAPER COPY, PLEASE CALL: (305) 274-8382 THANK YOU

Association Advantage Checking

Account number	0432091014	Beginning balance	\$46,445.95
Enclosures	1	Total additions	2,001.98
Low balance	\$46,445.95	Total subtractions	5.48
Average balance	\$46,703.37	Ending balance	\$48,442.45
Avg collected balance	\$46,396		
Interest paid year to date	\$15.56		

DEBITS

Date	Description	Subtractions
08-28	Service Charge	5.00
	DEPOSIT ADJ-CREDIT	
08-31	Fed Tax Withheld	0.48

CREDITS

Date	Description	Additions
08-28	Deposit	1,500.00
08-28	Deposit Adj-Credit	500.00
08-31	Interest Credit	1.98

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
07-31	46,445.95	08-28	48,440.95	08-31	48,442.45

GABLES TERRACE CONDOMINIUM
August 31, 2020Page 2 of 2
0432091014**INTEREST INFORMATION**

Annual percentage yield earned	0.05%
Interest-bearing days	31
Average balance for APY	\$46,703.37
Interest earned	\$1.98

Federal tax withheld on interest year-to-date is \$3.74

==

Thank you for banking with Executive National Bank

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Summary
104.01 - Executive S/A -2019 acc 6280, Period Ending 08/31/2020

	<u>Aug 31, 20</u>
Beginning Balance	56,816.76
Cleared Transactions	
Checks and Payments - 2 items	-352.05
Deposits and Credits - 17 items	<u>11,316.35</u>
Total Cleared Transactions	<u>10,964.30</u>
Cleared Balance	<u>67,781.06</u>
Uncleared Transactions	
Checks and Payments - 2 items	<u>-21,693.57</u>
Total Uncleared Transactions	<u>-21,693.57</u>
Register Balance as of 08/31/2020	<u>46,087.49</u>
Ending Balance	46,087.49

GABLES TERRACE CONDOMINIUM ASSOC., INC.

Reconciliation Detail

104.01 · Executive S/A -2019 acc 6280, Period Ending 08/31/2020

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						56,816.76
Cleared Transactions						
Checks and Payments - 2 items						
Bill Pmt -Check	07/30/2020	1035	Padron, Montoro & ...	X	-142.00	-142.00
Check	08/06/2020		NSF	X	-210.05	-352.05
Total Checks and Payments					-352.05	-352.05
Deposits and Credits - 17 items						
Deposit	08/01/2020	809	A/R Deposit	X	1,680.40	1,680.40
Deposit	08/03/2020	803	A/R Deposit	X	210.05	1,890.45
Deposit	08/05/2020	805	A/R Deposit	X	840.20	2,730.65
Deposit	08/06/2020	806	A/R Deposit	X	420.10	3,150.75
Deposit	08/11/2020	811	A/R Deposit	X	210.05	3,360.80
Deposit	08/12/2020	812	A/R Deposit	X	210.05	3,570.85
Deposit	08/13/2020	813	A/R Deposit	X	210.05	3,780.90
Deposit	08/14/2020	814	A/R Deposit	X	630.10	4,411.00
Deposit	08/17/2020	817	A/R Deposit	X	210.05	4,621.05
Deposit	08/17/2020	817	A/R Deposit	X	420.10	5,041.15
Deposit	08/18/2020	818	A/R Deposit	X	210.05	5,251.20
Deposit	08/18/2020	820	A/R Deposit	X	2,100.50	7,351.70
Deposit	08/21/2020	821	A/R Deposit	X	2,491.65	9,843.35
Deposit	08/24/2020	824	A/R Deposit	X	210.05	10,053.40
Deposit	08/27/2020	827	A/R Deposit	X	1,050.25	11,103.65
Deposit	08/28/2020	828	A/R Deposit	X	210.05	11,313.70
Deposit	08/31/2020			X	2.65	11,316.35
Total Deposits and Credits					11,316.35	11,316.35
Total Cleared Transactions					10,964.30	10,964.30
Cleared Balance					10,964.30	67,781.06
Uncleared Transactions						
Checks and Payments - 2 items						
Bill Pmt -Check	04/21/2020	1021	South Coast		-21,663.57	-21,663.57
Check	08/27/2020	1036	Aaron H. Mednick		-30.00	-21,693.57
Total Checks and Payments					-21,693.57	-21,693.57
Total Uncleared Transactions					-21,693.57	-21,693.57
Register Balance as of 08/31/2020					-10,729.27	46,087.49
Ending Balance					-10,729.27	46,087.49

Last statement: July 31, 2020
 This statement: August 31, 2020
 Total days in statement period: 31

Page 1 of 2
 0445516280
 (14)

Direct inquiries to:
 305-274-8382

**GABLES TERRACE CONDOMINIUM
 ASSOCIATION INC
 SPECIAL ASSESSMENT
 C/O PADRON MONIRO & HARTNEY
 13358 SW 128 ST
 MIAMI FL 33145**

Executive National Bank
 9600 N. Kendall Drive
 Miami Florida 33176

EXECUTIVE NATIONAL BANK'S PRIVACY POLICY HAS NOT CHANGED AND IS AVAILABLE ON OUR WEBSITE EXECUTIVEBANK.COM/PRIVACY-POLICY. IF YOU WISH TO RECEIVE A PAPER COPY, PLEASE CALL: (305) 274-8382 THANK YOU

Association Advantage Checking

Account number	0445516280	Beginning balance	\$56,816.76
Enclosures	14	Total additions	11,316.35
Low balance	\$57,026.81	Total subtractions	378.10
Average balance	\$62,359.20	Ending balance	\$67,755.01
Avg collected balance	\$61,245		
Interest paid year to date	\$28.53		

CHECKS

Number	Date	Amount	Number	Date	Amount
1035	08-07	142.00			

DEBITS

Date	Description	Subtractions
08-06	ACH Returned Item RETURN SETTLE N ACH RTN - R03 RODOLFO MIQUILLARE 0807 ORIGINAL ENTRY EFF DATE = 200804	210.05
08-11	Maintenance Fee FEE BASED ACTIVITY FOR 07/20	26.05

CREDITS

Date	Description	Additions
08-03	Lock Box Deposit	210.05
08-04	Preauthorized Credit GABLES TERRACE ACH 200804	1,680.40
08-05	Lock Box Deposit	840.20

GABLES TERRACE CONDOMINIUM
 August 31, 2020

 Page 2 of 2
 0445516280

Date	Description	Additions
08-06	Lock Box Deposit	420.10
08-11	Lock Box Deposit	210.05
08-12	Lock Box Deposit	210.05
08-13	Lock Box Deposit	210.05
08-14	Lock Box Deposit	630.10
08-17	Lock Box Deposit	420.10
08-17	Deposit	210.05
08-18	Lock Box Deposit	210.05
08-21	Lock Box Deposit	2,491.65
08-21	Deposit	2,100.50
08-24	Lock Box Deposit	210.05
08-27	Lock Box Deposit	1,050.25
08-28	Lock Box Deposit	210.05
08-31	Interest Credit	2.65

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
07-31	56,816.76	08-11	59,799.46	08-21	66,282.01
08-03	57,026.81	08-12	60,009.51	08-24	66,492.06
08-04	58,707.21	08-13	60,219.56	08-27	67,542.31
08-05	59,547.41	08-14	60,849.66	08-28	67,752.36
08-06	59,757.46	08-17	61,479.81	08-31	67,755.01
08-07	59,615.46	08-18	61,689.86		

INTEREST INFORMATION

Annual percentage yield earned	0.05%
Interest-bearing days	31
Average balance for APY	\$62,359.20
Interest earned	\$2.65

Thank you for banking with Executive National Bank

Gables Terrace Condominium Association c/o Padron, Montoro & Harney 13356 SW 128th Street Miami, FL 33196		Executive National Bank Special Assessment Account 13356 SW 128th Street Miami, FL 33196 62-316 870	1035 7/30/2020
Pay to the Order of:	Padron, Montoro & Harney, LLP	<div style="border: 1px solid black; padding: 2px;">\$142.00</div>	
One Hundred Forty-Two and 00/100 ***** DOLLARS			
Padron, Montoro & Harney, LL 13356 SW 128 Street Miami, FL 33196		<i>Natalia M. Hernandez</i> <hr/> <i>Padron, Montoro & Harney, LLP</i>	
Memo Inv. 17637			
001035 40670081554 445516280*			

Number: 1035 Date: 08/07/2020 Amount: \$142.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Summary
105.04 · Wells Fargo-4716-MM, Period Ending 08/31/2020

	<u>Aug 31, 20</u>
Beginning Balance	72.00
Cleared Transactions	
Checks and Payments - 1 item	<u>-14.00</u>
Total Cleared Transactions	<u>-14.00</u>
Cleared Balance	<u>58.00</u>
Register Balance as of 08/31/2020	58.00
Ending Balance	58.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Detail
105.04 · Wells Fargo-4716-MM, Period Ending 08/31/2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						72.00
Cleared Transactions						
Checks and Payments - 1 item						
Check	08/31/2020			X	-14.00	-14.00
Total Checks and Payments					-14.00	-14.00
Total Cleared Transactions					-14.00	-14.00
Cleared Balance					-14.00	58.00
Register Balance as of 08/31/2020					-14.00	58.00
Ending Balance					-14.00	58.00

Wells Fargo Business Choice Checking

August 31, 2020 ■ Page 1 of 4



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GABLES TERRACE CONDOMINIUM ASSN INC
2351 SW 37AVE
MIAMI FL 33145-3050

Questions?

Available by phone 24 hours a day, 7 days a week:
Telecommunications Relay Services calls accepted
1-800-CALL-WELLS (1-800-225-5935)

TTY: 1-800-877-4833

En español: 1-877-337-7454

Online: wellsfargo.com/biz

Write: Wells Fargo Bank, N.A. (287)
P.O. Box 6995
Portland, OR 97228-6995

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Account options

A check mark in the box indicates you have these convenient services with your account(s). Go to wellsfargo.com/biz or call the number above if you have questions or if you would like to add new services.

- Business Online Banking
- Online Statements
- Business Bill Pay
- Business Spending Report
- Overdraft Protection



IMPORTANT ACCOUNT INFORMATION

We're making important changes to the terms and conditions of several of our accounts. If these changes affect you, a detailed message is included below your transaction detail for each impacted account.

Statement period activity summary

Beginning balance on 8/1	\$72.00
Deposits/Credits	0.00
Withdrawals/Debits	- 14.00
Ending balance on 8/31	\$58.00
 Average ledger balance this period	 \$72.00

Account number: 2000041814716

GABLES TERRACE CONDOMINIUM ASSN INC

Florida account terms and conditions apply

For Direct Deposit use

Routing Number (RTN): 063107513

For Wire Transfers use

Routing Number (RTN): 121000248

DCDL11UTCO 011136 NNNNNNNNNN NNN NNN 001 002 287 058375 217160203



Overdraft Protection

This account is not currently covered by Overdraft Protection. If you would like more information regarding Overdraft Protection and eligibility requirements please call the number listed on your statement or visit your Wells Fargo branch.

Transaction history

Date	Check Number	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
8/31		Monthly Service Fee		14.00	58.00
Ending balance on 8/31					58.00
Totals			\$0.00	\$14.00	

The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.

Monthly service fee summary

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to wellsfargo.com/feefaq for a link to these documents, and answers to common monthly service fee questions.

Fee period 08/01/2020 - 08/31/2020	Standard monthly service fee \$14.00	You paid \$14.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Average ledger balance	\$7,500.00	\$72.00 <input type="checkbox"/>
• A qualifying transaction from a linked Wells Fargo Merchant Services account	1	0 <input type="checkbox"/>
• Total number of posted debit card purchases or posted debit card payments of bills in any combination	10	0 <input type="checkbox"/>
• Enrollment in a linked Direct Pay service through Wells Fargo Business Online	1	0 <input type="checkbox"/>
• Combined balance in linked accounts, which may include	\$10,000.00	<input type="checkbox"/>
- Average ledger balance in business checking, savings, and Time Accounts (Cds)		
- Most recent statement balance in eligible Wells Fargo business credit cards and lines of credit, and combined average daily balance from the previous month in eligible Wells Fargo business and commercial loans and lines of credit		
- For complete details on how you can avoid the monthly service fee based on your combined balances please refer to page 10 of the Business Account Fee and Information Schedule at www.wellsfargo.com/blz/fee-information		

www

058376

Account transaction fees summary

Service charge description	Units used	Units included	Excess units	Service charge per excess units (\$)	Total service charge (\$)
Cash Deposited (\$)	0	7,500	0	0.0030	0.00
Transactions	0	200	0	0.50	0.00
Total service charges					\$0.00

IMPORTANT ACCOUNT INFORMATION:





As a valuable customer, your monthly service fee for this Business Choice Checking account will be waived beginning November 9, 2020 for twelve consecutive fee periods. If you have converted or choose to convert this Business Choice Checking account to another checking account type at any time, this waiver will not be applied to that account. The terms of that new account, including the applicable monthly service fee and options to avoid the fee, will immediately apply.

Thank you for being a valuable customer. If you have any questions about this change, please contact your local banker or call the number listed on your statement. Please note the Business Account Fee and Information Schedule and the Deposit Account Agreement, as amended, continue to apply.

IMPORTANT ACCOUNT INFORMATION:

Your Wells Fargo Business Choice Checking account is changing.

Effective with the fee period beginning after October 8, 2020, the current options to avoid the \$14 monthly service fee, as displayed in the monthly service fee summary section of this statement above, will no longer be available. Once these changes are effective, the monthly service fee can be avoided with ONE of the following new options each fee period:

- Maintain a \$500 minimum daily balance
- Maintain a \$1,000 average ledger balance

If you do not meet one of the options above, the monthly service fee will be charged for fee periods ending on or after November 9, 2020.

In addition, effective with the fee period beginning after October 8, 2020, other features of your account will change:

- Your account will continue to include 200 Transactions at no charge each fee period. The fee for Transactions over 200 each fee period remains at \$0.50 each.
- The definition of Transactions is changing to include all checks deposited and all withdrawals or debits posted to your account, including paper and electronic, except debit card purchases and debit card payments.

Fee Period: The fee period is the period used to calculate monthly fees. Your statement includes a monthly service fee summary with the dates of the fee period. The monthly service fee summary is also available through Wells Fargo Business Online® or Wells Fargo Mobile®.

What remains the same:

- You can continue to use your debit card.
- The Business Fee and Information Schedule and Deposit Account Agreement, as amended, continue to apply.

If you have questions about these changes, please contact your local banker or call the number listed on this statement.

Thank you for banking with Wells Fargo. We appreciate your business.

 **IMPORTANT ACCOUNT INFORMATION**

Effective 05/22/2020, the Night Depository Agreement was amended to include: "Deposits placed into the night depository are considered received by us when the bag is removed from the night depository and is available to us for processing. We will credit the deposit to your account no later than the next business day."

No action is required on your part and there is no impact to the current night depository deposit process.

DCDL1TUT00 011135 NNNNNNNNNN NNN NNN 002 002 287 058377 21718020.3

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Summary
105.08 · Executive Reserve 4369, Period Ending 08/31/2020

	<u>Aug 31, 20</u>
Beginning Balance	149,742.66
Cleared Transactions	
Checks and Payments - 2 items	-5,874.00
Deposits and Credits - 1 item	18.62
	<u>-5,855.38</u>
Cleared Balance	<u>143,887.28</u>
Register Balance as of 08/31/2020	143,887.28
Ending Balance	143,887.28

GABLES TERRACE CONDOMINIUM ASSOC., INC.
Reconciliation Detail
105.08 - Executive Reserve 4369, Period Ending 08/31/2020

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						149,742.66
Cleared Transactions						
Checks and Payments - 2 items						
Bill Pmt -Check	07/30/2020	1002	BioResponse Corp	X	-4,411.00	-4,411.00
Bill Pmt -Check	07/30/2020	1003	BioResponse Corp	X	-1,463.00	-5,874.00
Total Checks and Payments					-5,874.00	-5,874.00
Deposits and Credits - 1 item						
Deposit	08/31/2020			X	18.62	18.62
Total Deposits and Credits					18.62	18.62
Total Cleared Transactions					-5,855.38	-5,855.38
Cleared Balance					-5,855.38	143,887.28
Register Balance as of 08/31/2020					-5,855.38	143,887.28
Ending Balance					-5,855.38	143,887.28

Last statement: July 31, 2020
 This statement: August 31, 2020
 Total days in statement period: 31

 Page 1 of 2
 0747114369
 (2)

 Direct inquiries to:
 305-274-8382

**GABLES TERRACE CONDOMINIUM
 ASSOCIATION INC
 RESERVE
 C/O PADRON MONTEIRO & HARTNEY LLP
 13358 SW 128 ST
 MIAMI FL 33186**

 Executive National Bank
 9600 N. Kendall Drive
 Miami Florida 33176

EXECUTIVE NATIONAL BANK'S PRIVACY POLICY HAS NOT CHANGED AND IS AVAILABLE ON OUR WEBSITE: EXECUTIVEBANK.COM/PRIVACY-POLICY. IF YOU WISH TO RECEIVE A PAPER COPY, PLEASE CALL: (305) 274-8382 THANK YOU

Business Prime Money Market

Account number	0747114369	Beginning balance	\$149,742.66
Enclosures	2	Total additions	18.62
Low balance	\$143,868.66	Total subtractions	5,874.00
Average balance	\$146,142.47	Ending balance	\$143,887.28
Avg collected balance	\$146,142		
Interest paid year to date	\$85.98		

CHECKS

Number	Date	Amount	Number	Date	Amount
1002	08-13	4,411.00	1003	08-13	1,463.00

CREDITS

Date	Description	Additions
08-31	Interest Credit	18.62

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
07-31	149,742.66	08-13	143,868.66	08-31	143,887.28

INTEREST INFORMATION

Annual percentage yield earned	0.15%
Interest-bearing days	31
Average balance for APY	\$146,142.47
Interest earned	\$18.62

GABLES TERRACE CONDOMINIUM
August 31, 2020Page 2 of 2
0747114369**OVERDRAFT/RETURN ITEM FEES**

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

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Thank you for banking with Executive National Bank

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

Gables Terrace
Condominium Association
c/o Pagon Morsani & Harney
12358 SW 123rd Street
Miami, FL 33186

Executive National Bank
Reserve Account
35213
570

1002
7/30/2020

Pay to the
Order of BioResponse Corp

Four Thousand Four Hundred Eleven and 00/100

BioResponse Corp
P.O. Box 558711
Miami, FL 33255

MEMO INK 4414

001002 :0670081556 0747114369*

Number: 1002 Date: 08/13/2020 Amount: \$4,411.00

WARNING: THIS DOCUMENT HAS SECURITY FEATURES IN THE PAPER

Gables Terrace
Condominium Association
c/o Pagon Morsani & Harney
12358 SW 123rd Street
Miami, FL 33186

Executive National Bank
Reserve Account
35213
570

1003
7/30/2020

Pay to the
Order of BioResponse Corp

One Thousand Four Hundred Sixty-Three and 00/100

BioResponse Corp
P.O. Box 558711
Miami, FL 33255

MEMO INK 4623

001003 :0670081556 0747114369*

Number: 1003 Date: 08/13/2020 Amount: \$1,463.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.

General Ledger - Month

As of August 31, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
103.01 - Executive-9906- operating							167,025.76
Deposit	08/01/2020	808	A/R Deposit	Deposit	20,205.00		187,230.76
Deposit	08/03/2020	803	A/R Deposit	Deposit	2,755.00		189,985.76
Deposit	08/03/2020	803	A/R Deposit	Online	898.00		190,883.76
Deposit	08/04/2020	804	A/R Deposit	Deposit	3,089.00		193,972.76
Deposit	08/05/2020	805	A/R Deposit	Deposit	4,012.10		197,984.86
Deposit	08/06/2020	806	A/R Deposit	Deposit	2,694.00		200,678.86
Deposit	08/06/2020	806	A/R Deposit	Assoc	898.00		201,576.86
Deposit	08/10/2020	810	A/R Deposit	Deposit	2,694.90		204,271.76
Deposit	08/10/2020	810	A/R Deposit	Online	420.10		204,691.86
Check	08/10/2020	ACH	Comcast			3,754.33	200,937.53
Deposit	08/11/2020	811	A/R Deposit	Deposit	2,904.05		203,841.58
Check	08/11/2020		Miscellaneous Fees			74.00	203,767.58
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.	Acct. 1748205455		3,226.77	200,540.81
Deposit	08/12/2020	812	A/R Deposit	Deposit	464.00		201,004.81
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.			193.49	200,811.32
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.			12.65	200,798.67
Bill Pm...	08/13/2020	ACH	Waste Management of Dade County	Inv. 0790375-2194-9 - Confirmation N...		2,162.72	198,635.95
Deposit	08/13/2020	813	A/R Deposit	Deposit	210.05		198,846.00
Bill Pm...	08/13/2020	8307	American Pool Service Inc.	Inv. 502075		365.00	198,481.00
Bill Pm...	08/13/2020	8308	American Pool Service Inc.	Inv. 502313		128.40	198,352.60
Bill Pm...	08/13/2020	8309	Care Pest Solutions	Inv. 159868		90.95	198,261.65
Bill Pm...	08/13/2020	8310	Diversifire Systems, Inc	Inv. 108861		347.75	197,913.90
Bill Pm...	08/13/2020	8311	Diversifire Systems, Inc	Inv. 108867		1,064.65	196,849.25
Bill Pm...	08/13/2020	8312	Diversifire Systems, Inc	Inv. 108991		160.45	196,688.80
Bill Pm...	08/13/2020	8313	Grove Properties LLC	Inv. 2044		432.60	196,256.20
Bill Pm...	08/13/2020	8314	Hiller Law, P.A.	Inv. 02989		1,519.25	194,736.95
Bill Pm...	08/13/2020	8315	Jorge L Herrera, CPA, P.A.	Inv. 1338		1,500.00	193,236.95
Bill Pm...	08/13/2020	8316	Padron, Montoro & Hartney, LLP	Inv. 17603		430.95	192,806.00
Bill Pm...	08/13/2020	8317	Professional Service Corp.	Inv. 2355		1,350.00	191,456.00
Deposit	08/13/2020	813	A/R Deposit	Online	210.05		191,666.05
Deposit	08/14/2020	814	A/R Deposit	Online	1,170.10		192,836.15
Deposit	08/14/2020	814	A/R Deposit	Deposit	420.10		193,256.25
Check	08/17/2020	ACH	FPL			2,811.44	190,444.81
Deposit	08/17/2020	817	A/R Deposit	Deposit	913.00		191,357.81
Deposit	08/20/2020	820	A/R Deposit	Deposit	1,347.00		192,704.81
Deposit	08/20/2020	820	A/R Deposit	Assoc	449.00		193,153.81
Check	08/21/2020	ACH	IPFS Corporation			9,269.23	183,884.58
Deposit	08/21/2020	821	A/R Deposit	Online	1,211.30		185,095.88
Deposit	08/21/2020		Paypal	Deposit	116.22		185,212.10
Deposit	08/23/2020	823	A/R Deposit	Online	464.00		185,676.10
Deposit	08/24/2020	824	A/R Deposit	Deposit	449.00		186,125.10
Deposit	08/26/2020	826	A/R Deposit	Deposit	449.00		186,574.10
Deposit	08/26/2020	826	A/R Deposit	Deposit	449.00		187,023.10
Check	08/27/2020	8318	Aaron H. Mednick	Unit 1211 - Overpayment Refund		64.00	186,959.10
Bill Pm...	08/27/2020	8319	DDCA Security Inc	Inv. 8629		3,874.40	183,084.70
Bill Pm...	08/27/2020	8320	DDCA Security Inc	Inv. 8659		3,874.40	179,210.30
Bill Pm...	08/27/2020	8321	Grove Properties LLC	Inv. 2045		3,000.00	176,210.30
Bill Pm...	08/27/2020	8322	Grove Properties LLC	Inv. 2046		70.00	176,140.30
Bill Pm...	08/27/2020	8323	KJW Enterprizes, Inc.	Inv. 0059		1,460.55	174,679.75
Bill Pm...	08/27/2020	8324	Professional Service Corp.	Inv. 2356		330.00	174,349.75
Bill Pm...	08/27/2020	8325	Professional Service Corp.	Inv. 2360		735.00	173,614.75
Check	08/27/2020	8326	Sherwood Forest	Landscaping: 8/18/2020		2,499.18	171,115.57
Deposit	08/27/2020	827	A/R Deposit	Deposit	1,664.00		172,779.57
Deposit	08/28/2020	828	A/R Deposit	Deposit	449.00		173,228.57
Deposit	08/28/2020	828	A/R Deposit	Online	680.05		173,908.62
Deposit	08/28/2020		A/R Deposit	Deposit	665.00		174,573.62
Deposit	08/31/2020	831	A/R Deposit	Deposit	1,807.00		176,380.62
Check	08/31/2020		Fed Tax Withheld			2.02	176,378.60
Deposit	08/31/2020			Interest	8.41		176,387.01
Total 103.01 - Executive-9906- operating					54,165.43	44,804.18	176,387.01
103.06 - Exec.Nat.Bank-1014-Security Dep							46,445.95
Check	08/27/2020	1068	Emily Walsh	Unit 707 - Security Deposit Refund		500.00	45,945.95
Check	08/28/2020		Service Charge	Service charges Dep Adjustment		5.00	45,940.95
Deposit	08/28/2020			Deposit	2,000.00		47,940.95
Check	08/31/2020			Service Charge		0.48	47,940.47
Deposit	08/31/2020			Interest	1.98		47,942.45
Total 103.06 - Exec.Nat.Bank-1014-Security Dep					2,001.98	505.48	47,942.45

GABLES TERRACE CONDOMINIUM ASSOC., INC.

General Ledger - Month

As of August 31, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
104.01 · Executive S/A -2019 acc 6280							35,011.19
Deposit	08/01/2020	809	A/R Deposit	Assoc	1,680.40		36,691.59
Deposit	08/03/2020	803	A/R Deposit	Deposit	210.05		36,901.64
Deposit	08/05/2020	805	A/R Deposit	Deposit	840.20		37,741.84
Deposit	08/06/2020	806	A/R Deposit	Deposit	420.10		38,161.94
Check	08/06/2020		NSF			210.05	37,951.89
Deposit	08/11/2020	811	A/R Deposit	Deposit	210.05		38,161.94
Deposit	08/12/2020	812	A/R Deposit	Deposit	210.05		38,371.99
Deposit	08/13/2020	813	A/R Deposit	Deposit	210.05		38,582.04
Deposit	08/14/2020	814	A/R Deposit	Deposit	630.10		39,212.14
Deposit	08/17/2020	817	A/R Deposit	Deposit	420.10		39,632.24
Deposit	08/17/2020	817	A/R Deposit	Assoc.	210.05		39,842.29
Deposit	08/18/2020	820	A/R Deposit	Assoc.	2,100.50		41,942.79
Deposit	08/18/2020	818	A/R Deposit	Deposit	210.05		42,152.84
Deposit	08/21/2020	821	A/R Deposit	Deposit	2,491.65		44,644.49
Deposit	08/24/2020	824	A/R Deposit	Deposit	210.05		44,854.54
Check	08/27/2020	1036	Aaron H. Mednick	Unit 1211 - Overpayment Refund		30.00	44,824.54
Deposit	08/27/2020	827	A/R Deposit	Deposit	1,050.25		45,874.79
Deposit	08/28/2020	828	A/R Deposit	Deposit	210.05		46,084.84
Deposit	08/31/2020			Interest	2.65		46,087.49
Total 104.01 · Executive S/A -2019 acc 6280					11,316.35	240.05	46,087.49
105.04 · Wells Fargo-4716-MM							72.00
Check	08/31/2020			Service Charge		14.00	58.00
Total 105.04 · Wells Fargo-4716-MM					0.00	14.00	58.00
105.08 · Executive Reserve 4369							143,868.66
Deposit	08/31/2020			Interest	18.62		143,887.28
Total 105.08 · Executive Reserve 4369					18.62	0.00	143,887.28
114 · Unbilled Special Assessment							111,536.55
Gener...	08/01/2020	1364		special assessment b-839		14,073.35	97,463.20
Total 114 · Unbilled Special Assessment					0.00	14,073.35	97,463.20
111 · Special assessment							13,651.92
Gener...	08/01/2020	1364		Set up prepaid S/A	5,455.74		19,107.66
Gener...	08/01/2020	1364		Reverse prepaid S/A		4,015.39	15,092.27
Gener...	08/01/2020	1364		special assessment b-839	14,073.35		29,165.62
Deposit	08/01/2020	809	A/R Deposit	Assoc		1,680.40	27,485.22
Gener...	08/01/2020	1364		special assessment b-832		5,412.25	22,072.97
Deposit	08/03/2020	803	A/R Deposit	Deposit		210.05	21,862.92
Deposit	08/05/2020	805	A/R Deposit	Deposit		840.20	21,022.72
Deposit	08/06/2020	806	A/R Deposit	Deposit		420.10	20,602.62
Check	08/06/2020		NSF		210.05		20,812.67
Deposit	08/11/2020	811	A/R Deposit	Deposit		210.05	20,602.62
Deposit	08/12/2020	812	A/R Deposit	Deposit		210.05	20,392.57
Deposit	08/13/2020	813	A/R Deposit	Deposit		210.05	20,182.52
Deposit	08/14/2020	814	A/R Deposit	Deposit		630.10	19,552.42
Deposit	08/17/2020	817	A/R Deposit	Deposit		420.10	19,132.32
Deposit	08/17/2020	817	A/R Deposit	Assoc.		210.05	18,922.27
Deposit	08/18/2020	820	A/R Deposit	Assoc.		2,100.50	16,821.77
Deposit	08/18/2020	818	A/R Deposit	Deposit		210.05	16,611.72
Deposit	08/21/2020	821	A/R Deposit	Deposit		2,491.65	14,120.07
Deposit	08/24/2020	824	A/R Deposit	Deposit		210.05	13,910.02
Check	08/27/2020	1036	Aaron H. Mednick	Unit 1211 - Overpayment Refund	30.00		13,940.02
Deposit	08/27/2020	827	A/R Deposit	Deposit		1,050.25	12,889.77
Deposit	08/28/2020	828	A/R Deposit	Deposit		210.05	12,679.72
Total 111 · Special assessment					19,769.14	20,741.34	12,679.72

GABLES TERRACE CONDOMINIUM ASSOC., INC.

General Ledger - Month

As of August 31, 2020

Type	Date	Num	Name	Memo	Debit	Credit	Balance
112 - Assessment receivable							2,011.20
Gener...	08/01/2020	1364		Monthly assesment	48,492.00		50,503.20
Gener...	08/01/2020	1364		Set up prepaid	25,775.68		76,278.88
Gener...	08/01/2020	1364		Reverse prepaid		25,536.68	50,742.20
Gener...	08/01/2020	1364		Late charge		111.00	50,631.20
Deposit	08/01/2020	808	A/R Deposit	Deposit		20,205.00	30,426.20
Gener...	08/01/2020	1364		special assessment b-832	5,412.25		35,838.45
Deposit	08/03/2020	803	A/R Deposit	Deposit		2,755.00	33,083.45
Deposit	08/03/2020	803	A/R Deposit	Online		898.00	32,185.45
Deposit	08/04/2020	804	A/R Deposit	Deposit		3,089.00	29,096.45
Deposit	08/05/2020	805	A/R Deposit	Deposit		4,012.10	25,084.35
Deposit	08/06/2020	806	A/R Deposit	Deposit		2,694.00	22,390.35
Deposit	08/06/2020	806	A/R Deposit	Assoc		898.00	21,492.35
Deposit	08/10/2020	810	A/R Deposit	Deposit		2,694.90	18,797.45
Deposit	08/10/2020	810	A/R Deposit	Online		420.10	18,377.35
Deposit	08/11/2020	811	A/R Deposit	Deposit		2,904.05	15,473.30
Deposit	08/12/2020	812	A/R Deposit	Deposit		464.00	15,009.30
Deposit	08/13/2020	813	A/R Deposit	Deposit		210.05	14,799.25
Deposit	08/13/2020	813	A/R Deposit	Online		210.05	14,589.20
Deposit	08/14/2020	814	A/R Deposit	Online		1,170.10	13,419.10
Deposit	08/14/2020	814	A/R Deposit	Deposit		420.10	12,999.00
Deposit	08/17/2020	817	A/R Deposit	Deposit		913.00	12,086.00
Deposit	08/20/2020	820	A/R Deposit	Deposit		1,347.00	10,739.00
Deposit	08/20/2020	820	A/R Deposit	Assoc		449.00	10,290.00
Deposit	08/21/2020	821	A/R Deposit	Online		1,211.30	9,078.70
Deposit	08/23/2020	823	A/R Deposit	Online		464.00	8,614.70
Deposit	08/24/2020	824	A/R Deposit	Deposit		449.00	8,165.70
Deposit	08/26/2020	826	A/R Deposit	Deposit		449.00	7,716.70
Deposit	08/26/2020	826	A/R Deposit	Deposit		449.00	7,267.70
Check	08/27/2020	8318	Aaron H. Mednick	Unit 1211 - Overpayment Refund	64.00		7,331.70
Deposit	08/27/2020	827	A/R Deposit	Deposit		1,664.00	5,667.70
Deposit	08/28/2020	828	A/R Deposit	Deposit		449.00	5,218.70
Deposit	08/28/2020	828	A/R Deposit	Online		680.05	4,538.65
Deposit	08/31/2020	831	A/R Deposit	Deposit		1,807.00	2,731.65
Total 112 - Assessment receivable					79,743.93	79,023.48	2,731.65
115 - Prepaid insurance							42,966.76
Gener...	08/01/2020	1364		Amort Insurance		9,447.25	33,519.51
Total 115 - Prepaid insurance					0.00	9,447.25	33,519.51
116 - Prepaid expenses							3,000.00
Gener...	08/01/2020	1375R		prepaid expenses		3,000.00	0.00
Bill	08/20/2020	2045	Grove Properties LLC	Management Services: Sept./2020	3,000.00		3,000.00
Total 116 - Prepaid expenses					3,000.00	3,000.00	3,000.00
125 - Federal Tax Withheld							46.55
Check	08/31/2020		Fed Tax Withheld		2.02		48.57
Check	08/31/2020			Service Charge	0.48		49.05
Total 125 - Federal Tax Withheld					2.50	0.00	49.05
202 - Accounts payable							-22,206.34
Bill	08/01/2020	17538	Padron, Montoro & Hartney, LLP	Inv. 17538		400.00	-22,606.34
Bill	08/01/2020	17537	Padron, Montoro & Hartney, LLP	Inv. 17537		142.00	-22,748.34
Bill	08/01/2020	5020...	American Pool Service Inc.	Inv. 502075		365.00	-23,113.34
Bill	08/01/2020	1089...	Diversifire Systems, Inc	Inv. 108991		160.45	-23,273.79
Bill	08/03/2020	2356	Professional Service Corp.	Inv. 2356		330.00	-23,603.79
Bill	08/04/2020	2044	Grove Properties LLC	Inv. 2044		432.60	-24,036.39
Bill	08/05/2020	5023...	American Pool Service Inc.	Inv. 502313		128.40	-24,164.79
Bill	08/07/2020	2360	Professional Service Corp.	Inv. 2360		735.00	-24,899.79
Bill	08/08/2020	02989	Hiller Law, P.A.	Inv. 02989		1,519.25	-26,419.04
Bill	08/10/2020	8629	DDCA Security Inc	Inv. 8629		3,874.40	-30,293.44
Bill Pm...	08/13/2020	ACH	Waste Management of Dade County	Inv. 0790375-2194-9 - Confirmation N...	2,162.72		-28,130.72
Bill Pm...	08/13/2020	8307	American Pool Service Inc.	Inv. 502075	365.00		-27,765.72
Bill Pm...	08/13/2020	8308	American Pool Service Inc.	Inv. 502313	128.40		-27,637.32
Bill Pm...	08/13/2020	8309	Care Pest Solutions	Inv. 159868	90.95		-27,546.37
Bill Pm...	08/13/2020	8310	Diversifire Systems, Inc	Inv. 108861	347.75		-27,198.62
Bill Pm...	08/13/2020	8311	Diversifire Systems, Inc	Inv. 108867	1,064.65		-26,133.97
Bill Pm...	08/13/2020	8312	Diversifire Systems, Inc	Inv. 108991	160.45		-25,973.52
Bill Pm...	08/13/2020	8313	Grove Properties LLC	Inv. 2044	432.60		-25,540.92
Bill Pm...	08/13/2020	8314	Hiller Law, P.A.	Inv. 02989	1,519.25		-24,021.67

GABLES TERRACE CONDOMINIUM ASSOC., INC.

General Ledger - Month

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
Bill Pm...	08/13/2020	8315	Jorge L Herrera, CPA, P.A.	Inv. 1338	1,500.00		-22,521.67
Bill Pm...	08/13/2020	8316	Padron, Montoro & Hartney, LLP	Inv. 17603	430.95		-22,090.72
Bill Pm...	08/13/2020	8317	Professional Service Corp.	Inv. 2355	1,350.00		-20,740.72
Bill	08/20/2020	2045	Grove Properties LLC	Inv. 2045		3,000.00	-23,740.72
Bill	08/20/2020	2046	Grove Properties LLC	Inv. 2046		70.00	-23,810.72
Bill	08/21/2020	8659	DDCA Security Inc	Inv. 8659		3,874.40	-27,685.12
Bill	08/24/2020	0059	KJW Enterprizes, Inc.	Inv. 0059		1,460.55	-29,145.67
Bill	08/25/2020	1605...	Care Pest Solutions	Inv. 160502		90.95	-29,236.62
Bill Pm...	08/27/2020	8319	DDCA Security Inc	Inv. 8629	3,874.40		-25,362.22
Bill Pm...	08/27/2020	8320	DDCA Security Inc	Inv. 8659	3,874.40		-21,487.82
Bill Pm...	08/27/2020	8321	Grove Properties LLC	Inv. 2045	3,000.00		-18,487.82
Bill Pm...	08/27/2020	8322	Grove Properties LLC	Inv. 2046	70.00		-18,417.82
Bill Pm...	08/27/2020	8323	KJW Enterprizes, Inc.	Inv. 0059	1,460.55		-16,957.27
Bill Pm...	08/27/2020	8324	Professional Service Corp.	Inv. 2356	330.00		-16,627.27
Bill Pm...	08/27/2020	8325	Professional Service Corp.	Inv. 2360	735.00		-15,892.27
Bill	08/28/2020	55573	Circle Generator Service	Inv. 55573		321.00	-16,213.27
Bill	08/31/2020	28548	Rodriguez Lawn Maintenance Inc.	Inv. 28548		100.00	-16,313.27
Total 202 · Accounts payable					22,897.07	17,004.00	-16,313.27
203 · Accrued expenses							-14,868.37
Gener...	08/01/2020	1362R		July 2020	14,868.37		0.00
Gener...	08/31/2020	1362		August 2020		19,766.88	-19,766.88
Total 203 · Accrued expenses					14,868.37	19,766.88	-19,766.88
206 · Prepaid assessments							-25,536.68
Gener...	08/01/2020	1364		Set up prepaid		25,775.68	-51,312.36
Gener...	08/01/2020	1364		Reverse prepaid	25,536.68		-25,775.68
Total 206 · Prepaid assessments					25,536.68	25,775.68	-25,775.68
207 · Prepaid special assessment							-4,015.39
Gener...	08/01/2020	1364		Set up prepaid S/A		5,455.74	-9,471.13
Gener...	08/01/2020	1364		Reverse prepaid S/A	4,015.39		-5,455.74
Total 207 · Prepaid special assessment					4,015.39	5,455.74	-5,455.74
210 · Security Deposit							-46,420.00
2100912 · Unit 912							0.00
Deposit	08/28/2020	117	Jambeiro Corp	Coomon area Security Deposit		1,000.00	-1,000.00
Total 2100912 · Unit 912					0.00	1,000.00	-1,000.00
2100803 · Unit-0803							0.00
Deposit	08/28/2020	119	Edwin aan de Wiel	Security Depsoit		500.00	-500.00
Total 2100803 · Unit-0803					0.00	500.00	-500.00
210 · Security Deposit - Other							-46,420.00
Check	08/27/2020	1068	Emily Walsh	Unit 707 - Security Deposit Refund	500.00		-45,920.00
Total 210 · Security Deposit - Other					500.00	0.00	-45,920.00
Total 210 · Security Deposit					500.00	1,500.00	-47,420.00
212 · Insurance payable							-36,150.00
Check	08/21/2020	ACH	IPFS Corporation		9,269.23		-26,880.77
Total 212 · Insurance payable					9,269.23	0.00	-26,880.77
243 · Contract Liabilities S/A 2019							-187,320.69
243.01 · S/A 2019 Revenues							-401,556.20
Total 243.01 · S/A 2019 Revenues							-401,556.20
243.02 · S/A 2019 Interest							-29.40
Total 243.02 · S/A 2019 Interest							-29.40
243.03 · Bank charges							109.25
Total 243.03 · Bank charges							109.25
243.05 · S/A 2019 Expenses							214,155.66
243.050 · Domestic water pum							7,529.00
Total 243.050 · Domestic water pum							7,529.00

GABLES TERRACE CONDOMINIUM ASSOC., INC.

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
243.051 · Life safety equipment							19,417.25
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019	5,680.00		25,097.25
Total 243.051 · Life safety equipment					5,680.00	0.00	25,097.25
243.052 · Roof project							127,647.98
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019	1,114.41		128,762.39
Total 243.052 · Roof project					1,114.41	0.00	128,762.39
243.053 · Pool Repairs							4,424.05
Total 243.053 · Pool Repairs							4,424.05
243.054 · Garage project							28,040.40
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019	18,108.57		46,148.97
Total 243.054 · Garage project					18,108.57	0.00	46,148.97
243.05 · S/A 2019 Expenses - Other							27,096.98
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019		1,114.41	25,982.57
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019			25,982.57
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019		1,200.00	24,782.57
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019		18,108.57	6,674.00
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019		5,680.00	994.00
Total 243.05 · S/A 2019 Expenses - Other					0.00	26,102.98	994.00
Total 243.05 · S/A 2019 Expenses					24,902.98	26,102.98	212,955.66
Total 243 · Contract Liabilities S/A 2019					24,902.98	26,102.98	-188,520.69
271 · Fund balance - reserves							-190,817.49
271.02 · Street sealing-pavement							-3,999.70
Total 271.02 · Street sealing-pavement							-3,999.70
271.08 · Pool							-6,291.32
Total 271.08 · Pool							-6,291.32
271.11 · Lobby Furniture							-8,000.03
Total 271.11 · Lobby Furniture							-8,000.03
271.12 · Generator							-15,866.97
Total 271.12 · Generator							-15,866.97
271.13 · Painting/interior							-24,941.85
Total 271.13 · Painting/interior							-24,941.85
271.15 · Pool furniture							-821.80
Total 271.15 · Pool furniture							-821.80
271.16 · Flooring							-6,961.46
Total 271.16 · Flooring							-6,961.46
271.17 · Awning							-16,910.29
Total 271.17 · Awning							-16,910.29
271.18 · Garage Gate							-829.50
Total 271.18 · Garage Gate							-829.50
271.19 · Water Pump							871.80
Total 271.19 · Water Pump							871.80
271.27 · HVAC							-2,020.12
Total 271.27 · HVAC							-2,020.12
271.28 · Pooled reserves							-104,589.10
Gener...	08/01/2020	1364		Monthly reserves		6,583.33	-111,172.43
Total 271.28 · Pooled reserves					0.00	6,583.33	-111,172.43
271.85 · Interest income							-485.15
Deposit	08/31/2020			Interest		18.62	-503.77
Total 271.85 · Interest income					0.00	18.62	-503.77

GABLES TERRACE CONDOMINIUM ASSOC., INC.
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Type	Date	Num	Name	Memo	Debit	Credit	Balance		
271.86 · Bank Charges - reserves							28.00		
Check	08/31/2020			Service Charge	14.00		42.00		
Total 271.86 · Bank Charges - reserves							14.00	0.00	42.00
Total 271 · Fund balance - reserves							14.00	6,601.95	-197,405.44
274.1 · Fund balance - operating									-42,832.49
Gener...	08/01/2020	1377		Reclass other expenses 08/28/2019	1,200.00		-41,632.49		
Total 274.1 · Fund balance - operating							1,200.00	0.00	-41,632.49
301 · Maintenance assessments									-48,492.45
Gener...	08/01/2020	1364		Monthly assesment		48,492.00	-96,984.45		
Total 301 · Maintenance assessments							0.00	48,492.00	-96,984.45
310 · Screening fees									-500.00
Deposit	08/28/2020	102	A/R Deposit	Screening Income		100.00	-600.00		
Deposit	08/28/2020	117	A/R Deposit	Screening Income		100.00	-700.00		
Deposit	08/28/2020	1913...	A/R Deposit	Screening Income		100.00	-800.00		
Deposit	08/28/2020	1913...	A/R Deposit	screening Income		100.00	-900.00		
Deposit	08/28/2020	116	Jambeiro Corp	Aplication Fees (Impact window) contr...		500.00	-1,400.00		
Total 310 · Screening fees							0.00	900.00	-1,400.00
315 · Late charges									-120.00
Gener...	08/01/2020	1364		Late charge	111.00		-9.00		
Total 315 · Late charges							111.00	0.00	-9.00
320 · Interest									-12.25
Deposit	08/31/2020			Interest		8.41	-20.66		
Deposit	08/31/2020			Interest		2.65	-23.31		
Deposit	08/31/2020			Interest		1.98	-25.29		
Total 320 · Interest							0.00	13.04	-25.29
334 · Parking space & Storage rental									-2,737.00
Deposit	08/21/2020		Paypal	Deposit		120.00	-2,857.00		
Deposit	08/28/2020	1850	A/R Deposit	Rental space Parking		80.00	-2,937.00		
Deposit	08/28/2020	3089	A/R Deposit	Rental space Parking		135.00	-3,072.00		
Total 334 · Parking space & Storage rental							0.00	335.00	-3,072.00
335 · Gate cards									-105.00
Deposit	08/28/2020	185	A/R Deposit	Gate Cards		25.00	-130.00		
Deposit	08/28/2020	3268	A/R Deposit	Gate Cards		25.00	-155.00		
Total 335 · Gate cards							0.00	50.00	-155.00
1 · Administrative Expenses									4,509.07
544 · Corporate Filing Fees									0.00
Bill	08/20/2020	2046	Grove Properties LLC	Sunbiz Reimb.	70.00		70.00		
Total 544 · Corporate Filing Fees							70.00	0.00	70.00
505 · Accounting									842.08
Bill	08/01/2020	17538	Padron, Montoro & Hartney, LLP	Aug./2020	400.00		1,242.08		
Bill	08/01/2020	17537	Padron, Montoro & Hartney, LLP	S/A Aug./2020	142.00		1,384.08		
Total 505 · Accounting							542.00	0.00	1,384.08
515 · Office expenses									102.50
Total 515 · Office expenses									102.50
522 · Bank Charges									133.54
Check	08/11/2020		Miscellaneous Fees		74.00		207.54		
Deposit	08/21/2020		Paypal	Paypal	3.78		211.32		
Check	08/28/2020		Service Charge	Service charges Dep Adjustment	5.00		216.32		
Total 522 · Bank Charges							82.78	0.00	216.32

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
540 · Legal							0.00
Bill	08/08/2020	02989	Hiller Law, P.A.	Inv. 02989	1,519.25		1,519.25
Total 540 · Legal					1,519.25	0.00	1,519.25
550 · Management Services							3,000.00
Gener...	08/01/2020	1375R		Reverse of GJE 1375 -- prepaid expen...	3,000.00		6,000.00
Total 550 · Management Services					3,000.00	0.00	6,000.00
582 · Postage & printing							430.95
Total 582 · Postage & printing							430.95
Total 1 · Administrative Expenses					5,214.03	0.00	9,723.10
2 · Insurance							9,447.25
615.01 · Insurance - Property/Liability							9,219.40
Gener...	08/01/2020	1364		Amort Insurance	9,219.40		18,438.80
Total 615.01 · Insurance - Property/Liability					9,219.40	0.00	18,438.80
615.07 · Insurance-Umbrella							93.00
Gener...	08/01/2020	1364		Amort Insurance	93.00		186.00
Total 615.07 · insurance-Umbrella					93.00	0.00	186.00
615.09 · Insurance-Boiler & Machinery							80.29
Gener...	08/01/2020	1364		Amort Insurance	80.29		160.58
Total 615.09 · Insurance-Boiler & Machinery					80.29	0.00	160.58
615.11 · Workers Compensation							54.56
Gener...	08/01/2020	1364		Amort Insurance	54.56		109.12
Total 615.11 · Workers Compensation					54.56	0.00	109.12
Total 2 · Insurance					9,447.25	0.00	18,894.50
3 · Utilities							10,578.12
585 · Telephone							1,159.22
Gener...	08/31/2020	1362		Accrued Telephone	794.26		1,953.48
Total 585 · Telephone					794.26	0.00	1,953.48
610 · Electricity							3,603.88
Gener...	08/01/2020	1362R		Accrued electricity		3,056.10	547.78
Check	08/17/2020	ACH	FPL		2,811.44		3,359.22
Gener...	08/31/2020	1362		Accrued electricity	2,630.01		5,989.23
Total 610 · Electricity					5,441.45	3,056.10	5,989.23
690 · Waste removal							2,162.72
Gener...	08/31/2020	1362		Accrued Waste Management	2,162.72		4,325.44
Total 690 · Waste removal					2,162.72	0.00	4,325.44
695 · Water & sewer							3,652.30
Gener...	08/01/2020	1362R		Reverse of GJE 1362 -- Accrued Wat...		5,149.47	-1,497.17
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.	6/10/2020-7/13/2020	3,226.77		1,729.60
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.		193.49		1,923.09
Check	08/12/2020	ACH	Miami-Dade Water And Sewer Dept.		12.65		1,935.74
Gener...	08/31/2020	1362		Accrued Water and Sewer	5,097.47		7,033.21
Total 695 · Water & sewer					8,530.38	5,149.47	7,033.21
Total 3 · Utilities					16,928.81	8,205.57	19,301.36
4 · Property Expenses							21,912.24
604 · Security/ Concierge							8,642.89
Gener...	08/01/2020	1362R		Accrued Security		2,086.21	6,556.68
Bill	08/10/2020	8629	DDCA Security Inc	7/25/2020-8/7/2020	3,874.40		10,431.08
Bill	08/21/2020	8659	DDCA Security Inc	8/8/2020-8/21/2020	3,874.40		14,305.48
Gener...	08/31/2020	1362		Accrued Security	2,980.30		17,285.78
Total 604 · Security/ Concierge					10,729.10	2,086.21	17,285.78

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Type	Date	Num	Name	Memo	Debit	Credit	Balance
603 · Cable- COMCAST							
Check	08/10/2020	ACH	Comcast		3,754.33		3,753.88 7,508.21
Total 603 · Cable- COMCAST					3,754.33	0.00	7,508.21
608 · Elevator service							
Gener...	08/01/2020	1362R		Accrued Elevator May and June and J...		4,576.59	6,102.12 1,525.53
Gener...	08/31/2020	1362		Accrued Elevator May and June , July...	6,102.12		7,627.65
Total 608 · Elevator service					6,102.12	4,576.59	7,627.65
613 · Fire alarm service							
Bill	08/01/2020	1089...	Diversifire Systems, Inc	Inv. 108991	160.45		1,412.40 1,572.85
Total 613 · Fire alarm service					160.45	0.00	1,572.85
614 · Generator/Fire Pump Maint.							
Bill	08/28/2020	55573	Circle Generator Service	Inv. 55573	321.00		0.00 321.00
Total 614 · Generator/Fire Pump Maint.					321.00	0.00	321.00
625 · Lawn maintenance							
Bill	08/31/2020	28548	Rodriguez Lawn Maintenance Inc.	Inv. 28548	100.00		0.00 100.00
Total 625 · Lawn maintenance					100.00	0.00	100.00
626 · Maintenance Service							
Bill	08/24/2020	0059	KJW Enterprizes, Inc.	8/1/2020-8/31/2020	1,460.55		1,495.00 2,955.55
Total 626 · Maintenance Service					1,460.55	0.00	2,955.55
665 · Pest Control							
Bill	08/25/2020	1605...	Care Pest Solutions	Inv. 160502	90.95		140.95 231.90
Total 665 · Pest Control					90.95	0.00	231.90
667 · HVAC Service							
Bill	08/03/2020	2356	Professional Service Corp.	Inv. 2356	330.00		0.00 330.00
Total 667 · HVAC Service					330.00	0.00	330.00
670 · Pool service							
Bill	08/01/2020	5020...	American Pool Service Inc.	8/1/2020-8/31/2020	365.00		365.00 730.00
Bill	08/05/2020	5023...	American Pool Service Inc.	Sept./2020-Feb/2021	128.40		858.40
Total 670 · Pool service					493.40	0.00	858.40
Total 4 · Property Expenses					23,541.90	6,662.80	38,791.34
6 · Repairs and Maintenance							
675.03 · Repairs - general							
Bill	08/04/2020	2044	Grove Properties LLC	8/4/2020 - 15 Garage Clickers	432.60		3,467.60 951.05 1,383.65
Total 675.03 · Repairs - general					432.60	0.00	1,383.65
675.04 · Repairs - plumbing							
Total 675.04 · Repairs - plumbing							225.00 225.00
675.05 · Landscaping.							
Check	08/27/2020	8326	Sherwood Forest	Landscaping: 8/18/2020	2,499.18		0.00 2,499.18
Total 675.05 · Landscaping.					2,499.18	0.00	2,499.18
675.15 · Repairs- HVAC							
Bill	08/07/2020	2360	Professional Service Corp.	Inv. 2360	735.00		1,350.00 2,085.00
Total 675.15 · Repairs- HVAC					735.00	0.00	2,085.00
675.17 · Life Safety Equipment							
Total 675.17 · Life Safety Equipment							708.50 708.50
675.91 · Maintenance Supplies							
Total 675.91 · Maintenance Supplies							233.05 233.05
Total 6 · Repairs and Maintenance					3,666.78	0.00	7,134.38

GABLES TERRACE CONDOMINIUM ASSOC., INC.

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<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
720 · Reserve transfers							
Gener...	08/01/2020	1364		Monthly reserves	6,583.33		6,583.33
							13,166.66
Total 720 · Reserve transfers					6,583.33	0.00	13,166.66
TOTAL					338,714.77	338,714.77	0.00