

Greenwich Association, Inc.

Report on Compilation of Financial Statements

June 30, 2020

To the Board of Directors:  
Greenwich Association, Inc.

The Association is responsible for the accompanying financial statements of Greenwich Association, Inc. which comprise the balance sheet as of June 30, 2020, and the related statement of revenues and expenses - actual compared to budget for the 1 Month and 6 Months then ended in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

The accompanying current month budget, year to date budget and annual budget of Greenwich Association, Inc. for the 1 Month and 6 Months ended June 30, 2020, and for the year ended December 31, 2020, has not been compiled or examined by us, and accordingly, we do not express an opinion or any other form of assurance on it.

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

The Association has omitted supplementary information about future major repairs and replacements of common property that accounting principles generally accepted in the United States of America require to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Financial Accounting Standards Board, which considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context.

We are not independent with respect to Greenwich Association, Inc. .

*Juda, Eskew & Associates, P.A.*

Certified Public Accountants  
Plantation, FL 33324-2744

July 22, 2020

Greenwich Association, Inc.

Balance Sheet

June 30, 2020

Assets

Cash - Operating	
Popular Community Bank- Operating	\$ 261,107
	<u>261,107</u>
Cash - Reserves	
Popular Community Bank- Reserves	48,522
	<u>48,522</u>
Cash - Security	
Popular Community Bank- Escrow	108,326
	<u>108,326</u>
Cash - Special Assessment	
Popular Community Bank- S/A	465
	<u>465</u>
	<u>418,420</u>
Other Assets	
Maintenance Receivables	50,349
Allowance for Doubtful Accounts	(6,913)
Special Assessment Receivables #6	4,795
Allowance for Doubtful Accounts - S/A	(4,795)
Due from Operating	107,137
Prepaid Insurance	116,752
	<u>267,325</u>
	<u>\$ 685,745</u>

Greenwich Association, Inc.

Balance Sheet

June 30, 2020

Liabilities and Members' Equity

Accounts Payable	\$	39,878
Insurance Payable		107,874
Prepaid Maintenance		44,722
Security Deposits		108,325
Deferred Cable Contract		19,660
Due to Reserves		<u>107,137</u>
		<u>427,596</u>
Reserve Contract Liabilities / Fund Balances		
Reserves - General (Pooled)		155,569
Reserves - Interest		<u>92</u>
		<u>155,661</u>
Operating Fund Balance		
Fund Balance		30,898
Current Year Revenue (Expense)		<u>71,590</u>
		<u>102,488</u>
		<u>258,149</u>
	\$	<u><u>685,745</u></u>

**Greenwich Association, Inc.**  
**Statement of Revenues and Expenses**  
**Actual Compared to Budget**  
**For the 1 Month and 6 Months ended June 30, 2020**

	<b>Current Month Actual</b>	<b>Current Month Budget</b>	<b>Current Month Variance</b>	<b>Year to Date Actual</b>	<b>Year to Date Budget</b>	<b>Year to Date Variance</b>	<b>Annual Budget</b>
<b>Revenues</b>							
Owner Assessments	\$ 92,382	\$ 92,383	\$ (1)	\$ 554,291	\$ 554,297	\$ (6)	\$ 1,108,593
Reserve Assessment	-	7,255	(7,255)	-	43,530	(43,530)	87,061
Laundry	1,951	2,208	(257)	10,695	13,250	(2,555)	26,500
Key Income	125	-	125	550	-	550	-
Interest Income	9	-	9	92	-	92	-
Late Fee	-	83	(83)	1,775	500	1,275	1,000
Bank Charges	-	-	-	75	-	75	-
Gate Card Income	-	42	(42)	450	250	200	500
Filter Income	-	8	(8)	13	50	(37)	100
Miscellaneous Income	350	83	267	870	500	370	1,000
Deferred Comcast Income	322	322	-	1,934	1,934	-	3,867
Reserve Interest	(2)	-	(2)	(57)	-	(57)	-
Bad Debt Expense	-	(1,667)	1,667	26	(10,000)	10,026	(20,000)
	<u>95,137</u>	<u>100,717</u>	<u>(5,580)</u>	<u>570,714</u>	<u>604,311</u>	<u>(33,597)</u>	<u>1,208,621</u>
Reserve Income							
Reserve Income	-	-	-	45,601	-	45,601	-
	-	-	-	45,601	-	45,601	-
<b>Total Revenues</b>	<u>95,137</u>	<u>100,717</u>	<u>(5,580)</u>	<u>616,315</u>	<u>604,311</u>	<u>12,004</u>	<u>1,208,621</u>

**Greenwich Association, Inc.**  
**Statement of Revenues and Expenses**  
**Actual Compared to Budget**  
**For the 1 Month and 6 Months ended June 30, 2020**

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
<b>Operating Expenses</b>							
Administrative:							
Accounting Fees	1,265	1,265	-	7,590	7,590	-	15,180
Year End Accounting	-	417	417	4,000	2,500	(1,500)	5,000
Legal Fees	319	1,000	681	51,733	6,000	(45,733)	12,000
Legal Fee Recovery	-	-	-	(307)	-	307	-
Management Fees	1,550	1,550	-	9,300	9,300	-	18,600
License & Permit	61	167	106	2,041	1,000	(1,041)	2,000
Professional Fees	-	-	-	1,595	-	(1,595)	-
Office Help	4,338	5,000	662	24,409	30,000	5,591	60,000
Office Supplies	237	250	13	1,421	1,500	79	3,000
Postage and Mail	-	333	333	2,320	2,000	(320)	4,000
	<u>7,770</u>	<u>9,982</u>	<u>2,212</u>	<u>104,102</u>	<u>59,890</u>	<u>(44,212)</u>	<u>119,780</u>
Community Room/Building:							
Greenwich Park Monthly Expense	<u>2,427</u>	<u>6,107</u>	<u>3,680</u>	<u>32,463</u>	<u>36,640</u>	<u>4,177</u>	<u>73,280</u>
	2,427	6,107	3,680	32,463	36,640	4,177	73,280
Contracts:							
Sanitation	1,678	1,900	222	12,960	11,400	(1,560)	22,800
Elevator	900	900	-	5,400	5,400	-	10,800
Elevator Phone	-	75	75	-	450	450	900
Cooling Tower	460	500	40	2,761	3,000	239	6,000
Lawn Maintenance	1,000	1,000	-	6,500	6,000	(500)	12,000
Pest Control	653	683	30	4,191	4,100	(91)	8,200
Maintenance Staff	<u>7,432</u>	<u>7,175</u>	<u>(257)</u>	<u>44,713</u>	<u>43,050</u>	<u>(1,663)</u>	<u>86,100</u>
	12,123	12,233	110	76,525	73,400	(3,125)	146,800
Insurance:							
Insurance	<u>16,679</u>	<u>15,833</u>	<u>(846)</u>	<u>85,912</u>	<u>95,000</u>	<u>9,088</u>	<u>190,000</u>
	16,679	15,833	(846)	85,912	95,000	9,088	190,000
Repairs and Maintenance:							
Maintenance Supplies	-	250	250	1,642	1,500	(142)	3,000
R&M - Electrical	1,058	583	(475)	7,856	3,500	(4,356)	7,000
R&M - Fire Alarm	-	333	333	883	2,000	1,117	4,000
R&M - General	860	7,500	6,640	20,468	45,000	24,532	90,000
R&M - Access Control	-	50	50	-	300	300	600
R&M - Trash Chute	2,410	417	(1,993)	7,472	2,500	(4,972)	5,000
R&M - Tree Trimming	-	417	417	7,235	2,500	(4,735)	5,000
R&M - Air Conditioning Systems	-	625	625	139	3,750	3,611	7,500
R&M - Parking Repairs	-	208	208	-	1,250	1,250	2,500
R&M - Roof Repairs	-	417	417	-	2,500	2,500	5,000
R&M - Plumbing	-	1,250	1,250	384	7,500	7,116	15,000
R&M - Generator & Water Tower	-	417	417	-	2,500	2,500	5,000
R&M - Sprinkler	-	167	167	-	1,000	1,000	2,000
R&M - Elevators	-	208	208	1,964	1,250	(714)	2,500
40 Year Certification	-	3,750	3,750	-	22,500	22,500	45,000
	<u>4,328</u>	<u>16,592</u>	<u>12,264</u>	<u>48,043</u>	<u>99,550</u>	<u>51,507</u>	<u>199,100</u>

**Greenwich Association, Inc.**  
**Statement of Revenues and Expenses**  
**Actual Compared to Budget**  
**For the 1 Month and 6 Months ended June 30, 2020**

	<b>Current Month Actual</b>	<b>Current Month Budget</b>	<b>Current Month Variance</b>	<b>Year to Date Actual</b>	<b>Year to Date Budget</b>	<b>Year to Date Variance</b>	<b>Annual Budget</b>
Utilities:							
Water & Sewer	21,757	16,250	(5,507)	108,991	97,500	(11,491)	195,000
Electricity	5,217	6,250	1,033	28,157	37,500	9,343	75,000
Telephone	1,425	550	(875)	5,814	3,300	(2,514)	6,600
Gas	2,315	1,500	(815)	9,116	9,000	(116)	18,000
	<u>30,714</u>	<u>24,550</u>	<u>(6,164)</u>	<u>152,078</u>	<u>147,300</u>	<u>(4,778)</u>	<u>294,600</u>
Reserve Transfer:							
Reserves - Deferred Maintenance	-	8,167	8,167	-	49,000	49,000	98,000
Reserve Transfer	-	7,255	7,255	-	43,531	43,531	87,061
	<u>-</u>	<u>15,422</u>	<u>15,422</u>	<u>-</u>	<u>92,531</u>	<u>92,531</u>	<u>185,061</u>
Reserve Expenses							
Reserve Expense	-	-	-	45,601	-	(45,601)	-
	<u>-</u>	<u>-</u>	<u>-</u>	<u>45,601</u>	<u>-</u>	<u>(45,601)</u>	<u>-</u>
<b>Total Expenses</b>	<u>74,041</u>	<u>100,719</u>	<u>26,678</u>	<u>544,724</u>	<u>604,311</u>	<u>59,587</u>	<u>1,208,621</u>
<b>Excess Revenues (Expenses)</b>	<u>\$ 21,096</u>	<u>\$ (2)</u>	<u>\$ 21,098</u>	<u>\$ 71,591</u>	<u>\$ -</u>	<u>\$ 71,591</u>	<u>\$ -</u>

## Greenwich Association, Inc.

## General Ledger

June 1, 2020 - June 30, 2020

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
<b>1030</b>	<b>Popular Community Bank- Operating</b>			252,348.11		
06/02/20	Dep.1		EFTCR Batch # 2006018596		562.94	
06/02/20	Dep.2		LockBoxCR Batch # 2006028864		5,291.00	
06/03/20	1399		ALEX ELECTRIC SERVICES, INC		(772.50)	
06/03/20	1400		American Service Inds.		(7,431.90)	
06/03/20	1401		Avesta Biscayne		(5,322.59)	
06/03/20	1402		City of North Miami		(19,269.85)	
06/03/20	1403		JAR Painting Group Inc.		(700.00)	
06/03/20	1404		Jonathan R. Rubin, P.A.		(59.00)	
06/03/20	1405		Juda, Eskew & Associates, P.A.		(1,265.00)	
06/03/20	1406		Suncoast Elevator Solutions, Inc.		(900.00)	
06/03/20	1407		Sunrise Management		(5,888.00)	
06/03/20	AUTO.4		FPL		(83.84)	
06/03/20	Dep.3		LockBoxCR Batch # 2006039168		1,344.95	
06/04/20	AUTO.2		Teco People's Gas		(790.62)	
06/04/20	Dep.4		LockBoxCR Batch # 2006049366		4,033.15	
06/04/20	DP01		Miscellaneous Deposit		75.00	
06/05/20	AUTO.7		IPFS Corporation		(16,483.33)	
06/05/20	Dep.5		LockBoxCR Batch # 2006059582		3,760.40	
06/05/20	DP02		Miscellaneous Deposit		1,950.65	
06/08/20	Dep.7		LockBoxCR Batch # 2006089955		6,315.17	
06/09/20	ACHWEB202 00609		ACHWEB Unit GAI-1-512		372.43	
06/09/20	Dep.6		EFTCR Batch # 2006089757		31,328.22	
06/09/20	Dep.10		LockBoxCR Batch # 2006090145		6,298.50	
06/10/20	ACHWEB202 00610		ACHWEB Unit GAI-1-701		600.09	
06/10/20	AUTO.1		AT&T		(899.12)	
06/10/20	CCARD2020 0610		CCARD Unit GAI-1-211		372.43	
06/10/20	Dep.11		LockBoxCR Batch # 2006100340		1,344.86	
06/11/20	Dep.12		LockBoxCR Batch # 2006110486		4,634.94	
06/11/20	DP03		Miscellaneous Income		50.00	
06/11/20	DP04		Miscellaneous Income		50.00	
06/12/20	ACHWEB202 00612		ACHWEB Unit GAI-1-PH02		800.09	
06/12/20	AUTO.3		FPL		(3,320.48)	
06/12/20	Dep.13		LockBoxCR Batch # 2006120643		1,344.95	
06/15/20	ACHWEB202 00615		ACHWEB Unit GAI-1-1110		372.43	
06/15/20	AUTO.5		FPL		(28.15)	
06/15/20	CCARD2020 0615		CCARD Unit GAI-1-1003		467.67	
06/15/20	Dep.14		LockBoxCR Batch # 2006150857		3,418.09	
06/16/20	Dep.15		LockBoxCR Batch # 2006161141		745.36	
06/17/20	1408		AGI International, Inc.		(460.10)	
06/17/20	1409		ALEX ELECTRIC SERVICES, INC		(285.00)	
06/17/20	1410		AT&T		(352.36)	
06/17/20	1411		Avesta Biscayne		(3,763.03)	
06/17/20	1412		Chute Master Indoor Environmental Svcs		(2,409.64)	
06/17/20	1413		City of North Miami		(20.08)	
06/17/20	1414		FL Dept of State Div of Corporations		(61.25)	
06/17/20	1415		FPL Energy Services		(726.08)	
06/17/20	1416		Great American Business Products		(160.00)	
06/17/20	1417		Miami Dade Exterminators Co.		(652.70)	
06/17/20	1418		Quill LLC		(237.02)	
06/17/20	1419		Robert H. Yaffe, P.A.		(260.00)	
06/17/20	1420		Telplex Communications		(173.33)	
06/17/20	DP06		Miscellaneous Income		300.00	
06/18/20	Dep.16		LockBoxCR Batch # 2006181408		3,708.16	

## Greenwich Association, Inc.

## General Ledger

June 1, 2020 - June 30, 2020

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
06/19/20	Dep.17		LockBoxCR Batch # 2006191552		38.28	
06/22/20	Dep.18		LockBoxCR Batch # 2006221678		1,680.23	
06/24/20	Dep.19		LockBoxCR Batch # 2006241928		935.37	
06/25/20	ACHWEB202 00625		ACHWEB Unit GAI-1-901		600.09	
06/25/20	Dep.20		LockBoxCR Batch # 2006252100		935.37	
06/26/20	Dep.21		LockBoxCR Batch # 2006262250		615.00	
06/27/20	AUTO.6		IPFS Corporation		(1,152.94)	
06/29/20	Dep.22		LockBoxCR Batch # 2006292433		3,283.61	
06/30/20	ACHWEB202 00630		ACHWEB Unit GAI-1-208		1,202.73	
06/30/20	Dep.23		LockBoxCR Batch # 2006302648		1,104.53	
06/30/20	INT		Interest Income		4.68	
06/30/20	RESF		Monthly Reserve Funding		(7,255.00)	
<b>Totals for 1030</b>					<u>8,758.46</u>	<u>261,106.57</u>
<b>1035 Popular Community Bank- S/A</b>				465.48		
06/30/20	INT		Interest Income		0.01	
<b>Totals for 1035</b>					<u>0.01</u>	<u>465.49</u>
<b>1040 Popular Community Bank- Reserves</b>				41,264.94		
06/30/20	INT		Interest Income		2.48	
06/30/20	RESF		Monthly Reserve Funding		7,255.00	
<b>Totals for 1040</b>					<u>7,257.48</u>	<u>48,522.42</u>
<b>1045 Popular Community Bank- Escrow</b>				109,523.72		
06/17/20	1012		Cesar A. Batista		(1,200.00)	
06/30/20	INT		Interest Income		1.92	
<b>Totals for 1045</b>					<u>(1,198.08)</u>	<u>108,325.64</u>
<b>1200 Maintenance Receivables</b>				40,572.75		
06/01/20	RE02.1		Reclass Prepaid Maintenance		(47,071.52)	
06/02/20	Dep.1		EFTCR Batch # 2006018596		(562.94)	
06/02/20	Dep.2		LockBoxCR Batch # 2006028864		(5,291.00)	
06/03/20	Dep.3		LockBoxCR Batch # 2006039168		(1,344.95)	
06/04/20	Dep.4		LockBoxCR Batch # 2006049366		(4,033.15)	
06/05/20	Dep.5		LockBoxCR Batch # 2006059582		(3,760.40)	
06/08/20	Dep.7		LockBoxCR Batch # 2006089955		(6,315.17)	
06/09/20	ACHWEB202 00609		ACHWEB Unit GAI-1-512		(372.43)	
06/09/20	Dep.6		EFTCR Batch # 2006089757		(31,328.22)	
06/09/20	Dep.10		LockBoxCR Batch # 2006090145		(6,298.50)	
06/10/20	ACHWEB202 00610		ACHWEB Unit GAI-1-701		(600.09)	
06/10/20	CCARD2020 0610		CCARD Unit GAI-1-211		(372.43)	
06/10/20	Dep.11		LockBoxCR Batch # 2006100340		(1,344.86)	
06/11/20	Dep.12		LockBoxCR Batch # 2006110486		(4,634.94)	
06/12/20	ACHWEB202 00612		ACHWEB Unit GAI-1-PH02		(800.09)	
06/12/20	Dep.13		LockBoxCR Batch # 2006120643		(1,344.95)	
06/15/20	ACHWEB202 00615		ACHWEB Unit GAI-1-1110		(372.43)	
06/15/20	CCARD2020 0615		CCARD Unit GAI-1-1003		(467.67)	
06/15/20	Dep.14		LockBoxCR Batch # 2006150857		(3,418.09)	
06/16/20	Dep.15		LockBoxCR Batch # 2006161141		(745.36)	
06/18/20	Dep.16		LockBoxCR Batch # 2006181408		(3,708.16)	
06/19/20	Dep.17		LockBoxCR Batch # 2006191552		(38.28)	
06/22/20	Dep.18		LockBoxCR Batch # 2006221678		(1,680.23)	

## Greenwich Association, Inc.

## General Ledger

June 1, 2020 - June 30, 2020

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
06/24/20	Dep.19		LockBoxCR Batch # 2006241928		(935.37)	
06/25/20	ACHWEB202 00625		ACHWEB Unit GAI-1-901		(600.09)	
06/25/20	Dep.20		LockBoxCR Batch # 2006252100		(935.37)	
06/26/20	Dep.21		LockBoxCR Batch # 2006262250		(615.00)	
06/29/20	Dep.22		LockBoxCR Batch # 2006292433		(3,283.61)	
06/30/20	ACHWEB202 00630		ACHWEB Unit GAI-1-208		(1,202.73)	
06/30/20	CHG.1		GenMaint 06/01/2020 - 06/30/2020		99,636.82	
06/30/20	Dep.23		LockBoxCR Batch # 2006302648		(1,104.53)	
06/30/20	RE02		Reclass Prepaid Maintenance		44,721.99	
<b>Totals for 1200</b>					<u>9,776.25</u>	<u>50,349.00</u>
<b>1205 Allowance for Doubtful Accounts</b>				(6,913.14)		
<b>Totals for 1205</b>					<u>0.00</u>	<u>(6,913.14)</u>
<b>1210 Special Assessment Receivables #6</b>				4,795.00		
<b>Totals for 1210</b>					<u>0.00</u>	<u>4,795.00</u>
<b>1215 Allowance for Doubtful Accounts - S/A</b>				(4,794.80)		
<b>Totals for 1215</b>					<u>0.00</u>	<u>(4,794.80)</u>
<b>1500 Due from Operating</b>				107,137.00		
<b>Totals for 1500</b>					<u>0.00</u>	<u>107,137.00</u>
<b>1850 Prepaid Insurance</b>				133,430.78		
06/30/20	INS		Expense Prepaid Insurance		(16,678.85)	
<b>Totals for 1850</b>					<u>(16,678.85)</u>	<u>116,751.93</u>
<b>4010 Accounts Payable</b>				(38,808.81)		
06/01/20	RE01.1		Record Accounts Payable		38,808.81	
06/30/20	RE01		Record Accounts Payable		(39,878.18)	
<b>Totals for 4010</b>					<u>(1,069.37)</u>	<u>(39,878.18)</u>
<b>4015 Insurance Payable</b>				(125,510.14)		
06/05/20	AUTO.7		IPFS Corporation - GAA-985191 Payment 4 of 11		16,483.33	
06/27/20	AUTO.6		IPFS Corporation - GAA-97233 Payment 6 of 11		1,152.94	
<b>Totals for 4015</b>					<u>17,636.27</u>	<u>(107,873.87)</u>
<b>4150 Prepaid Maintenance</b>				(47,071.52)		
06/01/20	RE02.1		Reclass Prepaid Maintenance		47,071.52	
06/30/20	RE02		Reclass Prepaid Maintenance		(44,721.99)	
<b>Totals for 4150</b>					<u>2,349.53</u>	<u>(44,721.99)</u>
<b>4165 Security Deposits</b>				(109,525.00)		
06/17/20	1012		Cesar A. Batista - Inv #06/05/20 - Security Deposit Refund GAI-1-PH1		1,200.00	
<b>Totals for 4165</b>					<u>1,200.00</u>	<u>(108,325.00)</u>
<b>4170 Deferred Cable Contract</b>				(19,982.18)		
06/30/20	GJ03		Recognize Cable Income		322.29	
<b>Totals for 4170</b>					<u>322.29</u>	<u>(19,659.89)</u>
<b>4200 Due to Reserves</b>				(107,137.00)		
<b>Totals for 4200</b>					<u>0.00</u>	<u>(107,137.00)</u>
<b>5500 Reserves - General (Pooled)</b>				(148,314.20)		
06/30/20	RES		Record Reserve Funding		(7,255.00)	
<b>Totals for 5500</b>					<u>(7,255.00)</u>	<u>(155,569.20)</u>

## Greenwich Association, Inc.

## General Ledger

June 1, 2020 - June 30, 2020

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
<b>5505 Reserves - Interest</b>				(89.83)		
06/30/20	RESIT		Reserve Interest Transfer		(2.48)	
			<b>Totals for 5505</b>		<u>(2.48)</u>	<u>(92.31)</u>
<b>5800 Fund Balance</b>				(30,898.14)		
			<b>Totals for 5800</b>		<u>0.00</u>	<u>(30,898.14)</u>
<b>6010 Owner Assessments</b>				(461,909.10)		
06/30/20	CHG.1		GenMaint 06/01/2020 - 06/30/2020		(99,636.82)	
06/30/20	RES		Record Reserve Funding		7,255.00	
			<b>Totals for 6010</b>		<u>(92,381.82)</u>	<u>(554,290.92)</u>
<b>6025 Laundry</b>				(8,744.48)		
06/05/20	DP02		Miscellaneous Deposit		(1,950.65)	
			<b>Totals for 6025</b>		<u>(1,950.65)</u>	<u>(10,695.13)</u>
<b>6030 Key Income</b>				(425.00)		
06/04/20	DP01		Miscellaneous Deposit		(75.00)	
06/11/20	DP03		Miscellaneous Income		(50.00)	
			<b>Totals for 6030</b>		<u>(125.00)</u>	<u>(550.00)</u>
<b>6040 Interest Income</b>				(82.52)		
06/30/20	INT		Interest Income		(9.09)	
			<b>Totals for 6040</b>		<u>(9.09)</u>	<u>(91.61)</u>
<b>6045 Late Fee</b>				(1,775.00)		
			<b>Totals for 6045</b>		<u>0.00</u>	<u>(1,775.00)</u>
<b>6060 Bank Charges</b>				(75.00)		
			<b>Totals for 6060</b>		<u>0.00</u>	<u>(75.00)</u>
<b>6065 Gate Card Income</b>				(450.00)		
			<b>Totals for 6065</b>		<u>0.00</u>	<u>(450.00)</u>
<b>6070 Filter Income</b>				(13.00)		
			<b>Totals for 6070</b>		<u>0.00</u>	<u>(13.00)</u>
<b>6075 Miscellaneous Income</b>				(520.00)		
06/11/20	DP04		Miscellaneous Income - Water Line		(50.00)	
06/17/20	DP06		Miscellaneous Income - Parking		(300.00)	
			<b>Totals for 6075</b>		<u>(350.00)</u>	<u>(870.00)</u>
<b>6080 Deferred Comcast Income</b>				(1,611.45)		
06/30/20	GJ03		Recognize Cable Income		(322.29)	
			<b>Totals for 6080</b>		<u>(322.29)</u>	<u>(1,933.74)</u>
<b>6085 Reserve Interest</b>				54.33		
06/30/20	RESIT		Reserve Interest Transfer		2.48	
			<b>Totals for 6085</b>		<u>2.48</u>	<u>56.81</u>
<b>6200 Reserve Income</b>				(45,600.90)		
			<b>Totals for 6200</b>		<u>0.00</u>	<u>(45,600.90)</u>
<b>7020 Water &amp; Sewer</b>				87,233.67		
06/01/20	RE01.1		Record Accounts Payable		(19,289.93)	
06/03/20	1402		City of North Miami - Inv #05/27/20 - 61-01-01990-00 - 04/02/20-05/01/20		19,269.85	

**Greenwich Association, Inc.**

**General Ledger**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Journal</b>	<b>Description</b>	<b>Beginning Balance</b>	<b>Current Amount</b>	<b>Period End Balance</b>
06/17/20	1413		City of North Miami - Inv #06/08/20 - 41-88-14938-01 - 04/02/20-05/01/20		20.08	
06/30/20	RE01		Record Accounts Payable		21,757.48	
<b>Totals for 7020</b>					<u>21,757.48</u>	<u>108,991.15</u>
<b>7030 Electricity</b>				22,940.30		
06/01/20	RE01.1		Record Accounts Payable		(3,432.47)	
06/03/20	AUTO.4		FPL - 5600615271-04/23/20 - 05/23/20		83.84	
06/12/20	AUTO.3		FPL - 3475218123-04/23/20 - 05/23/20		3,320.48	
06/15/20	AUTO.5		FPL - 6456331005-04/23/20 - 05/23/20		28.15	
06/30/20	RE01		Record Accounts Payable		5,216.91	
<b>Totals for 7030</b>					<u>5,216.91</u>	<u>28,157.21</u>
<b>7035 Telephone</b>				4,389.18		
06/10/20	AUTO.1		AT&T - 305-895-1156 030 0446 - 05/22/20-06/21/20		899.12	
06/17/20	1410		AT&T - Inv #10/02/20 - 130271463 - Replacement CK 09/03/20-10/02/20		352.36	
06/17/20	1420		Telplex Communications - Inv #16330220614 - 163302 - 06/05/20-07/14/20		173.33	
<b>Totals for 7035</b>					<u>1,424.81</u>	<u>5,813.99</u>
<b>7045 Gas</b>				6,800.76		
06/01/20	RE01.1		Record Accounts Payable		(750.00)	
06/04/20	AUTO.2		Teco People's Gas - 211011672295 - 04/09/20-05/08/20		790.62	
06/17/20	1415		FPL Energy Services - Inv #05/29/20 - 1100231747 - 04/09/20-05/08/20		726.08	
06/30/20	RE01		Record Accounts Payable		1,548.74	
<b>Totals for 7045</b>					<u>2,315.44</u>	<u>9,116.20</u>
<b>7110 Maintenance Supplies</b>				1,642.23		
<b>Totals for 7110</b>					<u>0.00</u>	<u>1,642.23</u>
<b>7120 R&amp;M - Electrical</b>				6,798.98		
06/03/20	1399		ALEX ELECTRIC SERVICES, INC - Inv #38063 - Replace Broken Wall Pack		355.00	
06/03/20	1399		ALEX ELECTRIC SERVICES, INC - Inv #38052 - Checked Problem With Sprinkler Pump		417.50	
06/17/20	1409		ALEX ELECTRIC SERVICES, INC - Inv #38097 - 05/20/20 Remove A Switch Timer Install Sensor		285.00	
<b>Totals for 7120</b>					<u>1,057.50</u>	<u>7,856.48</u>
<b>7125 R&amp;M - Fire Alarm</b>				882.75		
<b>Totals for 7125</b>					<u>0.00</u>	<u>882.75</u>
<b>7130 R&amp;M - General</b>				19,607.71		
06/03/20	1403		JAR Painting Group Inc. - Inv #000431 - Drywall Repairs Unit 207		700.00	
06/17/20	1416		Great American Business Products - Inv #42909822 - Paw Pal Bags on a Roll		160.00	
<b>Totals for 7130</b>					<u>860.00</u>	<u>20,467.71</u>
<b>7140 R&amp;M - Trash Chute</b>				5,062.00		
06/17/20	1412		Chute Master Indoor Environmental Svcs - Inv #2201704R - Floors 9-12 & 14 Install New Handles		2,409.64	
<b>Totals for 7140</b>					<u>2,409.64</u>	<u>7,471.64</u>
<b>7145 R&amp;M - Tree Trimming</b>				7,235.00		
<b>Totals for 7145</b>					<u>0.00</u>	<u>7,235.00</u>
<b>7150 R&amp;M - Air Conditioning Systems</b>				139.00		

## Greenwich Association, Inc.

## General Ledger

June 1, 2020 - June 30, 2020

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
<b>Totals for 7150</b>					<u>0.00</u>	<u>139.00</u>
<b>7170 R&amp;M - Plumbing</b>				384.00		
<b>Totals for 7170</b>					<u>0.00</u>	<u>384.00</u>
<b>7190 R&amp;M - Elevators</b>				1,964.45		
<b>Totals for 7190</b>					<u>0.00</u>	<u>1,964.45</u>
<b>7305 Sanitation</b>				11,282.28		
06/01/20	RE01.1		Record Accounts Payable		(1,677.52)	
06/30/20	RE01		Record Accounts Payable		3,355.05	
<b>Totals for 7305</b>					<u>1,677.53</u>	<u>12,959.81</u>
<b>7310 Elevator</b>				4,500.00		
06/03/20	1406		Suncoast Elevator Solutions, Inc. - Inv #27990 - 06/01-06/30/20		900.00	
<b>Totals for 7310</b>					<u>900.00</u>	<u>5,400.00</u>
<b>7325 Cooling Tower</b>				2,300.50		
06/17/20	1408		AGI International, Inc. - Inv #26876 - 06/01/20-06/30/20		460.10	
<b>Totals for 7325</b>					<u>460.10</u>	<u>2,760.60</u>
<b>7345 Lawn Maintenance</b>				5,500.00		
06/01/20	RE01.1		Record Accounts Payable		(1,000.00)	
06/30/20	RE01		Record Accounts Payable		2,000.00	
<b>Totals for 7345</b>					<u>1,000.00</u>	<u>6,500.00</u>
<b>7360 Pest Control</b>				3,538.50		
06/17/20	1417		Miami Dade Exterminators Co. - Inv #14312 - 06/01/20-06/30/20		652.70	
<b>Totals for 7360</b>					<u>652.70</u>	<u>4,191.20</u>
<b>7370 Maintenance Staff</b>				37,281.00		
06/03/20	1400		American Service Inds. - Inv #10432 - 06/01/20-06/30/20		7,431.90	
<b>Totals for 7370</b>					<u>7,431.90</u>	<u>44,712.90</u>
<b>7500 Accounting Fees</b>				6,325.00		
06/03/20	1405		Juda, Eskew & Associates, P.A. - Inv #59723 - 06/01/20-06/30/20		1,265.00	
<b>Totals for 7500</b>					<u>1,265.00</u>	<u>7,590.00</u>
<b>7502 Year End Accounting</b>				4,000.00		
<b>Totals for 7502</b>					<u>0.00</u>	<u>4,000.00</u>
<b>7505 Legal Fees</b>				51,414.38		
06/03/20	1404		Jonathan R. Rubin, P.A. - Inv #24964 - File 08-3370.066 Guerrier		39.00	
06/03/20	1404		Jonathan R. Rubin, P.A. - Inv #24965 - File 08-3370.210 Harvey Ruvin Interpleader		20.00	
06/17/20	1419		Robert H. Yaffe, P.A. - Inv #2786 - Professional Services		260.00	
<b>Totals for 7505</b>					<u>319.00</u>	<u>51,733.38</u>
<b>7506 Legal Fee Recovery</b>				(307.40)		
<b>Totals for 7506</b>					<u>0.00</u>	<u>(307.40)</u>
<b>7510 Management Fees</b>				7,750.00		
06/03/20	1407		Sunrise Management - Inv #06/02/20 - 06/01/20-06/30/20		1,550.00	

**Greenwich Association, Inc.**

**General Ledger**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Journal</b>	<b>Description</b>	<b>Beginning Balance</b>	<b>Current Amount</b>	<b>Period End Balance</b>
<b>Totals for 7510</b>					<u>1,550.00</u>	<u>9,300.00</u>
<b>7525 License &amp; Permit</b>				1,980.00		
06/17/20	1414		FL Dept of State Div of Corporations - Inv #7505576441CC - Doc# 757213 2020 Annual Report		<u>61.25</u>	
<b>Totals for 7525</b>					<u>61.25</u>	<u>2,041.25</u>
<b>7535 Professional Fees</b>				1,595.25		
<b>Totals for 7535</b>					<u>0.00</u>	<u>1,595.25</u>
<b>7536 Office Help</b>				20,071.00		
06/03/20	1407		Sunrise Management - Inv #06/02/20 - 05/24/20-06/06/20		<u>2,169.00</u>	
06/03/20	1407		Sunrise Management - Inv #05/22/20 - 05/09/20-05/24/20		<u>2,169.00</u>	
<b>Totals for 7536</b>					<u>4,338.00</u>	<u>24,409.00</u>
<b>7540 Office Supplies</b>				1,184.32		
06/17/20	1418		Quill LLC - Inv #7153843 - Hand Sanitizer		<u>29.32</u>	
06/17/20	1418		Quill LLC - Inv #7170935 - Toner, Staple Remover,		<u>207.70</u>	
<b>Totals for 7540</b>					<u>237.02</u>	<u>1,421.34</u>
<b>7545 Postage and Mail</b>				2,320.08		
<b>Totals for 7545</b>					<u>0.00</u>	<u>2,320.08</u>
<b>7550 Greenwich Park Monthly Expense</b>				30,035.90		
06/01/20	RE01.1		Record Accounts Payable		<u>(12,658.89)</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Landscaping 04/01/20-04/30/20		<u>428.00</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Pool House Entry		<u>90.53</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Fire Alarm Pool House 04/01/20-06/30/20		<u>57.75</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Fire Alarm Pool House 09/01/19-11/30/19		<u>57.72</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Fire Alarm Pool House 01/01/20-03/31/20		<u>57.72</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Rust Prevention 04/01/20-04/30/20		<u>84.60</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - New Motor Small Pool		<u>279.00</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Gym Front Restoration		<u>414.00</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Repair Irrigation Pump		<u>285.97</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Repair Irrigation Pump		<u>285.97</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Cleaning Supplies		<u>33.11</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Pool Stabilizer		<u>27.00</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Trash Bags Common Areas		<u>46.18</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Pool Maintenance 04/01/20-04/30/20		<u>306.00</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Kings III Elevator Alarm Phone 04/01/20-04/30/20		<u>17.74</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Spectrocel Elevator Alarm Phone 04/01/20-04/30/20		<u>70.41</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Common Area Electric 03/24/20-04/23/20		<u>155.89</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Common Area Electric Pool 03/24/20-04/23/20		<u>502.84</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Clubhouse Elevator 04/01/20-04/30/20		<u>52.53</u>	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Gas for Hot Tub 03/13-20-04/01/20		<u>101.27</u>	

**Greenwich Association, Inc.**

**General Ledger**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Journal</b>	<b>Description</b>	<b>Beginning Balance</b>	<b>Current Amount</b>	<b>Period End Balance</b>
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Common Area Cleaning 04/01/20-04/30/20		390.60	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Irrigation at Entrance 02/02/20-03/01/20		87.90	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Irrigation at 123st 02/02/20-03/01/20		54.60	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Pool Spa 01/02/20-02/01/20		78.26	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Pest Control 04/01/20-04/30/20		55.62	
06/03/20	1401		Avesta Biscayne - Inv #April 2020 - Security 04/01/20-04/30/20		1,301.38	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Landscaping 05/01/20-05/31/20		423.00	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Irrigation Parts		52.39	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Landscape Entrance		207.00	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Rust Prevention 05/01/20-05/31/20		59.22	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Dogipot Liners & Bags		33.12	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Heavy Duty Trash Bags Common Areas		22.73	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Cleaning Supplies Common Areas		68.84	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Extra Heavy Trash Bags		22.72	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Trash Bags Common Area		23.46	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Pool Maintenance 05/01/20-05/31/20		214.20	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Kings III Elevator Alarm 05/01/20-05/31/20		17.74	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Spectrotel Elevator Alarm 05/01/20-05/31/20		76.60	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - FPI 04/23/20-05/23/20		424.30	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Clubhouse Elevator 05/01/20-05/31/20		52.53	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Gas for Hot Tub 04/08/20-05/07/20		98.04	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Common Area Cleaning 05/01/20-05/31/20		390.60	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Irrigation Entrance 03/02/20-04/01/20		105.21	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Irrigation 1470 NE 123rd St 03/02/20-04/01/20		45.28	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Pool Water 03/02/20-04/01/20		69.05	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Pest Control		55.62	
06/17/20	1411		Avesta Biscayne - Inv #May2020 - Security 05/01/20-05/31/20		1,301.38	
06/30/20	RE01		Record Accounts Payable		6,000.00	
			<b>Totals for 7550</b>		<u>2,426.73</u>	<u>32,462.63</u>
<b>7555 Insurance</b>				69,233.52		
06/30/20	INS		Expense Prepaid Insurance		16,678.85	
			<b>Totals for 7555</b>		<u>16,678.85</u>	<u>85,912.37</u>
<b>7800 Reserve Expense</b>				45,600.90		
			<b>Totals for 7800</b>		<u>0.00</u>	<u>45,600.90</u>
<b>7810 Bad Debt Expense</b>				(26.16)		
			<b>Totals for 7810</b>		<u>0.00</u>	<u>(26.16)</u>
			<b>Report Total</b>		<u>0.00</u>	<u>0.00</u>

**Greenwich Association, Inc.**

**General Ledger**

June 1, 2020 - June 30, 2020

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<b>Date</b>	<b>Reference</b>	<b>Journal</b>	<b>Description</b>	<b>Beginning Balance</b>	<b>Current Amount</b>	<b>Period End Balance</b>
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**Net  
Revenue/(Expense)**

Current Period			<u>21,096.51</u>			
Year-to-Date			<u>71,589.53</u>			

Distribution count = 213

# Greenwich Association, Inc.

## Journals

June 1, 2020 - June 30, 2020

Date	Reference	Account	Description	Amount
<b>Journal: General</b>				
06/17/20	1012	1045	Cesar A. Batista	(1,200.00)
06/17/20	1012	4165	Inv #06/05/20 - Security Deposit Refund GAI-1-PH1	1,200.00
06/03/20	1399	1030	ALEX ELECTRIC SERVICES, INC	(772.50)
06/03/20	1399	7120	Inv #38063 - Replace Broken Wall Pack	355.00
06/03/20	1399	7120	Inv #38052 - Checked Problem With Sprinkler Pump	417.50
06/03/20	1400	1030	American Service Inds.	(7,431.90)
06/03/20	1400	7370	Inv #10432 - 06/01/20-06/30/20	7,431.90
06/03/20	1401	1030	Avesta Biscayne	(5,322.59)
06/03/20	1401	7550	Inv #April 2020 - Landscaping 04/01/20- 04/30/20	428.00
06/03/20	1401	7550	Inv #April 2020 - Pool House Entry	90.53
06/03/20	1401	7550	Inv #April 2020 - Fire Alarm Pool House 04/01/20-06/30/20	57.75
06/03/20	1401	7550	Inv #April 2020 - Fire Alarm Pool House 09/01/19-11/30/19	57.72
06/03/20	1401	7550	Inv #April 2020 - Fire Alarm Pool House 01/01/20-03/31/20	57.72
06/03/20	1401	7550	Inv #April 2020 - Rust Prevention 04/01/20- 04/30/20	84.60
06/03/20	1401	7550	Inv #April 2020 - New Motor Small Pool	279.00
06/03/20	1401	7550	Inv #April 2020 - Gym Front Restoration	414.00
06/03/20	1401	7550	Inv #April 2020 - Repair Irrigation Pump	285.97
06/03/20	1401	7550	Inv #April 2020 - Repair Irrigation Pump	285.97
06/03/20	1401	7550	Inv #April 2020 - Cleaning Supplies	33.11
06/03/20	1401	7550	Inv #April 2020 - Pool Stabilizer	27.00
06/03/20	1401	7550	Inv #April 2020 - Trash Bags Common Areas	46.18
06/03/20	1401	7550	Inv #April 2020 - Pool Maintenance 04/01/20-04/30/20	306.00
06/03/20	1401	7550	Inv #April 2020 - Kings III Elevator Alarm Phone 04/01/20-04/30/20	17.74
06/03/20	1401	7550	Inv #April 2020 - Spectrocel Elevator Alarm Phone 04/01/20-04/30/2	70.41
06/03/20	1401	7550	Inv #April 2020 - Common Area Electric 03/24/20-04/23/20	155.89
06/03/20	1401	7550	Inv #April 2020 - Common Area Electric Pool 03/24/20-04/23/20	502.84
06/03/20	1401	7550	Inv #April 2020 - Clubhouse Elevator 04/01/20-04/30/20	52.53
06/03/20	1401	7550	Inv #April 2020 - Gas for Hot Tub 03/13-20- 04/01/20	101.27
06/03/20	1401	7550	Inv #April 2020 - Common Area Cleaning 04/01/20-04/30/20	390.60
06/03/20	1401	7550	Inv #April 2020 - Irrigation at Entrance 02/02/20-03/01/20	87.90
06/03/20	1401	7550	Inv #April 2020 - Irrigation at 123st 02/02/20-03/01/20	54.60
06/03/20	1401	7550	Inv #April 2020 - Pool Spa 01/02/20- 02/01/20	78.26
06/03/20	1401	7550	Inv #April 2020 - Pest Control 04/01/20- 04/30/20	55.62
06/03/20	1401	7550	Inv #April 2020 - Security 04/01/20- 04/30/20	1,301.38
06/03/20	1402	1030	City of North Miami	(19,269.85)
06/03/20	1402	7020	Inv #05/27/20 - 61-01-01990-00 - 04/02/20-05/01/20	19,269.85
06/03/20	1403	1030	JAR Painting Group Inc.	(700.00)

# Greenwich Association, Inc.

## Journals

June 1, 2020 - June 30, 2020

Date	Reference	Account	Description	Amount
06/03/20	1403	7130	Inv #000431 - Drywall Repairs Unit 207	700.00
06/03/20	1404	1030	Jonathan R. Rubin, P.A.	(59.00)
06/03/20	1404	7505	Inv #24964 - File 08-3370.066 Guerrier	39.00
06/03/20	1404	7505	Inv #24965 - File 08-3370.210 Harvey Ruvn Interpleader	20.00
06/03/20	1405	1030	Juda, Eskew & Associates, P.A.	(1,265.00)
06/03/20	1405	7500	Inv #59723 - 06/01/20-06/30/20	1,265.00
06/03/20	1406	1030	Suncoast Elevator Solutions, Inc.	(900.00)
06/03/20	1406	7310	Inv #27990 - 06/01-06/30/20	900.00
06/03/20	1407	1030	Sunrise Management	(5,888.00)
06/03/20	1407	7510	Inv #06/02/20 - 06/01/20-06/30/20	1,550.00
06/03/20	1407	7536	Inv #06/02/20 - 05/24/20-06/06/20	2,169.00
06/03/20	1407	7536	Inv #05/22/20 - 05/09/20-05/24/20	2,169.00
06/17/20	1408	1030	AGI International, Inc.	(460.10)
06/17/20	1408	7325	Inv #26876 - 06/01/20-06/30/20	460.10
06/17/20	1409	1030	ALEX ELECTRIC SERVICES, INC	(285.00)
06/17/20	1409	7120	Inv #38097 - 05/20/20 Remove A Switch Timer Install Sensor	285.00
06/17/20	1410	1030	AT&T	(352.36)
06/17/20	1410	7035	Inv #10/02/20 - 130271463 - Replacement CK 09/03/20-10/02/20	352.36
06/17/20	1411	1030	Avesta Biscayne	(3,763.03)
06/17/20	1411	7550	Inv #May2020 - Landscaping 05/01/20- 05/31/20	423.00
06/17/20	1411	7550	Inv #May2020 - Irrigation Parts	52.39
06/17/20	1411	7550	Inv #May2020 - Landscape Entrance	207.00
06/17/20	1411	7550	Inv #May2020 - Rust Prevention 05/01/20- 05/31/20	59.22
06/17/20	1411	7550	Inv #May2020 - Dogipot Liners & Bags	33.12
06/17/20	1411	7550	Inv #May2020 - Heavy Duty Trash Bags Common Areas	22.73
06/17/20	1411	7550	Inv #May2020 - Cleaning Supplies Common Areas	68.84
06/17/20	1411	7550	Inv #May2020 - Extra Heavy Trash Bags	22.72
06/17/20	1411	7550	Inv #May2020 - Trash Bags Common Area	23.46
06/17/20	1411	7550	Inv #May2020 - Pool Maintenance 05/01/20-05/31/20	214.20
06/17/20	1411	7550	Inv #May2020 - Kings III Elevator Alarm 05/01/20-05/31/20	17.74
06/17/20	1411	7550	Inv #May2020 - Spectrotel Elevator Alarm 05/01/20-05/31/20	76.60
06/17/20	1411	7550	Inv #May2020 - FPI 04/23/20-05/23/20	424.30
06/17/20	1411	7550	Inv #May2020 - Clubhouse Elevator 05/01/20-05/31/20	52.53
06/17/20	1411	7550	Inv #May2020 - Gas for Hot Tub 04/08/20- 05/07/20	98.04
06/17/20	1411	7550	Inv #May2020 - Common Area Cleaning 05/01/20-05/31/20	390.60
06/17/20	1411	7550	Inv #May2020 - Irrigation Entrance 03/02/20-04/01/20	105.21
06/17/20	1411	7550	Inv #May2020 - Irrigation 1470 NE 123rd St 03/02/20-04/01/20	45.28
06/17/20	1411	7550	Inv #May2020 - Pool Water 03/02/20- 04/01/20	69.05
06/17/20	1411	7550	Inv #May2020 - Pest Control	55.62

**Greenwich Association, Inc.**  
**Journals**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Account</b>	<b>Description</b>	<b>Amount</b>
06/17/20	1411	7550	Inv #May2020 - Security 05/01/20-05/31/20	1,301.38
06/17/20	1412	1030	Chute Master Indoor Environmental Svcs	(2,409.64)
06/17/20	1412	7140	Inv #2201704R - Floors 9-12 & 14 Install New Handles	2,409.64
06/17/20	1413	1030	City of North Miami	(20.08)
06/17/20	1413	7020	Inv #06/08/20 - 41-88-14938-01 - 04/02/20-05/01/20	20.08
06/17/20	1414	1030	FL Dept of State Div of Corporations	(61.25)
06/17/20	1414	7525	Inv #7505576441CC - Doc# 757213 2020 Annual Report	61.25
06/17/20	1415	1030	FPL Energy Services	(726.08)
06/17/20	1415	7045	Inv #05/29/20 - 1100231747 - 04/09/20- 05/08/20	726.08
06/17/20	1416	1030	Great American Business Products	(160.00)
06/17/20	1416	7130	Inv #42909822 - Paw Pal Bags on a Roll	160.00
06/17/20	1417	1030	Miami Dade Exterminators Co.	(652.70)
06/17/20	1417	7360	Inv #14312 - 06/01/20-06/30/20	652.70
06/17/20	1418	1030	Quill LLC	(237.02)
06/17/20	1418	7540	Inv #7153843 - Hand Sanitizer	29.32
06/17/20	1418	7540	Inv #7170935 - Toner, Staple Remover,	207.70
06/17/20	1419	1030	Robert H. Yaffe, P.A.	(260.00)
06/17/20	1419	7505	Inv #2786 - Professional Services	260.00
06/17/20	1420	1030	Telplex Communications	(173.33)
06/17/20	1420	7035	Inv #16330220614 - 163302 - 06/05/20- 07/14/20	173.33
06/09/20	ACHWEB20200 609	1030	ACHWEB Unit GAI-1-512	372.43
06/09/20	ACHWEB20200 609	1200	ACHWEB Unit GAI-1-512	(372.43)
06/10/20	ACHWEB20200 610	1030	ACHWEB Unit GAI-1-701	600.09
06/10/20	ACHWEB20200 610	1200	ACHWEB Unit GAI-1-701	(600.09)
06/12/20	ACHWEB20200 612	1030	ACHWEB Unit GAI-1-PH02	800.09
06/12/20	ACHWEB20200 612	1200	ACHWEB Unit GAI-1-PH02	(800.09)
06/15/20	ACHWEB20200 615	1030	ACHWEB Unit GAI-1-1110	372.43
06/15/20	ACHWEB20200 615	1200	ACHWEB Unit GAI-1-1110	(372.43)
06/25/20	ACHWEB20200 625	1030	ACHWEB Unit GAI-1-901	600.09
06/25/20	ACHWEB20200 625	1200	ACHWEB Unit GAI-1-901	(600.09)
06/30/20	ACHWEB20200 630	1030	ACHWEB Unit GAI-1-208	1,202.73

**Greenwich Association, Inc.**

**Journals**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Account</b>	<b>Description</b>	<b>Amount</b>
06/30/20	ACHWEB20200 630	1200	ACHWEB Unit GAI-1-208	(1,202.73)
06/10/20	AUTO.1	1030	AT&T	(899.12)
06/10/20	AUTO.1	7035	305-895-1156 030 0446 - 05/22/20- 06/21/20	899.12
06/04/20	AUTO.2	1030	Teco People's Gas	(790.62)
06/04/20	AUTO.2	7045	211011672295 - 04/09/20-05/08/20	790.62
06/12/20	AUTO.3	1030	FPL	(3,320.48)
06/12/20	AUTO.3	7030	3475218123-04/23/20 - 05/23/20	3,320.48
06/03/20	AUTO.4	1030	FPL	(83.84)
06/03/20	AUTO.4	7030	5600615271-04/23/20 - 05/23/20	83.84
06/15/20	AUTO.5	1030	FPL	(28.15)
06/15/20	AUTO.5	7030	6456331005-04/23/20 - 05/23/20	28.15
06/27/20	AUTO.6	1030	IPFS Corporation	(1,152.94)
06/27/20	AUTO.6	4015	GAA-97233 Payment 6 of 11	1,152.94
06/05/20	AUTO.7	1030	IPFS Corporation	(16,483.33)
06/05/20	AUTO.7	4015	GAA-985191 Payment 4 of 11	16,483.33
06/10/20	CCARD202006 10	1030	CCARD Unit GAI-1-211	372.43
06/10/20	CCARD202006 10	1200	CCARD Unit GAI-1-211	(372.43)
06/15/20	CCARD202006 15	1030	CCARD Unit GAI-1-1003	467.67
06/15/20	CCARD202006 15	1200	CCARD Unit GAI-1-1003	(467.67)
06/30/20	CHG.1	1200	GenMaint 06/01/2020 - 06/30/2020	99,636.82
06/30/20	CHG.1	6010	GenMaint 06/01/2020 - 06/30/2020	(99,636.82)
06/02/20	Dep.1	1030	EFTCR Batch # 2006018596	562.94
06/02/20	Dep.1	1200	EFTCR Batch # 2006018596	(562.94)
06/02/20	Dep.2	1030	LockBoxCR Batch # 2006028864	5,291.00
06/02/20	Dep.2	1200	LockBoxCR Batch # 2006028864	(5,291.00)
06/03/20	Dep.3	1030	LockBoxCR Batch # 2006039168	1,344.95
06/03/20	Dep.3	1200	LockBoxCR Batch # 2006039168	(1,344.95)
06/04/20	Dep.4	1030	LockBoxCR Batch # 2006049366	4,033.15
06/04/20	Dep.4	1200	LockBoxCR Batch # 2006049366	(4,033.15)
06/05/20	Dep.5	1030	LockBoxCR Batch # 2006059582	3,760.40
06/05/20	Dep.5	1200	LockBoxCR Batch # 2006059582	(3,760.40)
06/09/20	Dep.6	1030	EFTCR Batch # 2006089757	31,328.22
06/09/20	Dep.6	1200	EFTCR Batch # 2006089757	(31,328.22)
06/08/20	Dep.7	1030	LockBoxCR Batch # 2006089955	6,315.17
06/08/20	Dep.7	1200	LockBoxCR Batch # 2006089955	(6,315.17)
06/09/20	Dep.10	1030	LockBoxCR Batch # 2006090145	6,298.50

**Greenwich Association, Inc.**

**Journals**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Account</b>	<b>Description</b>	<b>Amount</b>
06/09/20	Dep.10	1200	LockBoxCR Batch # 2006090145	(6,298.50)
06/10/20	Dep.11	1030	LockBoxCR Batch # 2006100340	1,344.86
06/10/20	Dep.11	1200	LockBoxCR Batch # 2006100340	(1,344.86)
06/11/20	Dep.12	1030	LockBoxCR Batch # 2006110486	4,634.94
06/11/20	Dep.12	1200	LockBoxCR Batch # 2006110486	(4,634.94)
06/12/20	Dep.13	1030	LockBoxCR Batch # 2006120643	1,344.95
06/12/20	Dep.13	1200	LockBoxCR Batch # 2006120643	(1,344.95)
06/15/20	Dep.14	1030	LockBoxCR Batch # 2006150857	3,418.09
06/15/20	Dep.14	1200	LockBoxCR Batch # 2006150857	(3,418.09)
06/16/20	Dep.15	1030	LockBoxCR Batch # 2006161141	745.36
06/16/20	Dep.15	1200	LockBoxCR Batch # 2006161141	(745.36)
06/18/20	Dep.16	1030	LockBoxCR Batch # 2006181408	3,708.16
06/18/20	Dep.16	1200	LockBoxCR Batch # 2006181408	(3,708.16)
06/19/20	Dep.17	1030	LockBoxCR Batch # 2006191552	38.28
06/19/20	Dep.17	1200	LockBoxCR Batch # 2006191552	(38.28)
06/22/20	Dep.18	1030	LockBoxCR Batch # 2006221678	1,680.23
06/22/20	Dep.18	1200	LockBoxCR Batch # 2006221678	(1,680.23)
06/24/20	Dep.19	1030	LockBoxCR Batch # 2006241928	935.37
06/24/20	Dep.19	1200	LockBoxCR Batch # 2006241928	(935.37)
06/25/20	Dep.20	1030	LockBoxCR Batch # 2006252100	935.37
06/25/20	Dep.20	1200	LockBoxCR Batch # 2006252100	(935.37)
06/26/20	Dep.21	1030	LockBoxCR Batch # 2006262250	615.00
06/26/20	Dep.21	1200	LockBoxCR Batch # 2006262250	(615.00)
06/29/20	Dep.22	1030	LockBoxCR Batch # 2006292433	3,283.61
06/29/20	Dep.22	1200	LockBoxCR Batch # 2006292433	(3,283.61)
06/30/20	Dep.23	1030	LockBoxCR Batch # 2006302648	1,104.53
06/30/20	Dep.23	1200	LockBoxCR Batch # 2006302648	(1,104.53)
06/04/20	DP01	1030	Miscellaneous Deposit	75.00
06/04/20	DP01	6030	Miscellaneous Deposit	(75.00)
06/05/20	DP02	1030	Miscellaneous Deposit	1,950.65
06/05/20	DP02	6025	Miscellaneous Deposit	(1,950.65)
06/11/20	DP03	1030	Miscellaneous Income	50.00
06/11/20	DP03	6030	Miscellaneous Income	(50.00)
06/11/20	DP04	1030	Miscellaneous Income	50.00
06/11/20	DP04	6075	Water Line	(50.00)
06/17/20	DP06	1030	Miscellaneous Income	300.00
06/17/20	DP06	6075	Parking	(300.00)
06/30/20	GJ03	4170	Recognize Cable Income	322.29
06/30/20	GJ03	6080	Recognize Cable Income	(322.29)

**Greenwich Association, Inc.**

**Journals**

June 1, 2020 - June 30, 2020

<b>Date</b>	<b>Reference</b>	<b>Account</b>	<b>Description</b>	<b>Amount</b>
06/30/20	INS	7555	Expense Prepaid Insurance	16,678.85
06/30/20	INS	1850	Expense Prepaid Insurance	(16,678.85)
06/30/20	INT	1030	Interest Income	4.68
06/30/20	INT	1035	Interest Income	0.01
06/30/20	INT	1040	Interest Income	2.48
06/30/20	INT	1045	Interest Income	1.92
06/30/20	INT	6040	Interest Income	(9.09)
06/30/20	RE01	7020	Record Accounts Payable	21,757.48
06/30/20	RE01	7030	Record Accounts Payable	5,216.91
06/30/20	RE01	7045	Record Accounts Payable	1,548.74
06/30/20	RE01	7305	Record Accounts Payable	3,355.05
06/30/20	RE01	7345	Record Accounts Payable	2,000.00
06/30/20	RE01	7550	Record Accounts Payable	6,000.00
06/30/20	RE01	4010	Record Accounts Payable	(39,878.18)
06/01/20	RE01.1	7020	Record Accounts Payable	(19,289.93)
06/01/20	RE01.1	7030	Record Accounts Payable	(3,432.47)
06/01/20	RE01.1	7045	Record Accounts Payable	(750.00)
06/01/20	RE01.1	7305	Record Accounts Payable	(1,677.52)
06/01/20	RE01.1	7345	Record Accounts Payable	(1,000.00)
06/01/20	RE01.1	7550	Record Accounts Payable	(12,658.89)
06/01/20	RE01.1	4010	Record Accounts Payable	38,808.81
06/30/20	RE02	1200	Reclass Prepaid Maintenance	44,721.99
06/30/20	RE02	4150	Reclass Prepaid Maintenance	(44,721.99)
06/01/20	RE02.1	1200	Reclass Prepaid Maintenance	(47,071.52)
06/01/20	RE02.1	4150	Reclass Prepaid Maintenance	47,071.52
06/30/20	RES	5500	Record Reserve Funding	(7,255.00)
06/30/20	RES	6010	Record Reserve Funding	7,255.00
06/30/20	RESF	1030	Monthly Reserve Funding	(7,255.00)
06/30/20	RESF	1040	Monthly Reserve Funding	7,255.00
06/30/20	RESIT	6085	Reserve Interest Transfer	2.48
06/30/20	RESIT	5505	Reserve Interest Transfer	(2.48)
<b>Transaction Balance for General</b>				0.00

**Transaction Totals**

Total Debits	<u>466,704.63</u>
Total Credits	<u>466,704.63</u>
Account Hash Total	<u>883202.0000</u>

**Greenwich Association, Inc.**  
**Bank Account Reconciliation Worksheet**

Popular Community Bank- Oper- (1030)

June 1, 2020 - June 30, 2020

Reference	Date	GL Account	Description	Amount
<b>Reconciled Bank Information</b>				
			<b>Ending Bank Balance</b>	261,722.21
<b>Open Deposits &amp; Additions</b>				
ACHWEB2020 0630	06/30/20	1200	ACHWEB Unit GAI-1-208	1,202.73
			<b>Total</b>	<u>1,202.73</u>
<b>Open Checks &amp; Payments</b>				
1406	06/03/20	7310	Suncoast Elevator Solutions, Inc.	900.00
1408	06/17/20	7325	AGI International, Inc.	460.10
1414	06/17/20	7525	FL Dept of State Div of Corporations	61.25
1416	06/17/20	7130	Great American Business Products	160.00
1418	06/17/20	7540	Quill LLC	237.02
			<b>Total</b>	<u>1,818.37</u>
			<b>Reconciled Bank Balance</b>	<u><u>261,106.57</u></u>
<b>Bank Account Reconciliation Summary</b>				
<b>Bank Statement Information</b>				
Beginning Bank Balance				278,843.75
+ Cleared Deposits & Additions				88,788.64
- Cleared Checks & Payments				<u>105,910.18</u>
Ending Bank Balance				261,722.21
<b>Reconciled Bank Information</b>				
+ Open Deposits & Additions				1,202.73
- Open Checks & Payments				<u>1,818.37</u>
<b>Reconciled Bank Balance</b>				<u><u>261,106.57</u></u>
<b>General Ledger Information</b>				
Unadjusted General Ledger Balance				261,106.57
+/- Total Adjustments				<u>0.00</u>
<b>Adjusted General Ledger Balance</b>				<u><u>261,106.57</u></u>
<b>Unreconciled Amount</b>				<u><u>0.00</u></u>

**Greenwich Association, Inc.**  
**Bank Account Reconciliation Worksheet**

Popular Community Bank- S/A- (1035)

June 1, 2020 - June 30, 2020

Reference	Date	GL Account	Description	Amount
<b>Reconciled Bank Information</b>				
			<b>Ending Bank Balance</b>	465.49
<b>Open Deposits &amp; Additions</b>				
			<b>Total</b>	<u>0.00</u>
<b>Open Checks &amp; Payments</b>				
			<b>Total</b>	<u>0.00</u>
			<b>Reconciled Bank Balance</b>	<u><u>465.49</u></u>
<b>Bank Account Reconciliation Summary</b>				
<b>Bank Statement Information</b>				
				465.48
			+ Cleared Deposits & Additions	0.01
			- Cleared Checks & Payments	<u>0.00</u>
			Ending Bank Balance	465.49
<b>Reconciled Bank Information</b>				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	<u>0.00</u>
			<b>Reconciled Bank Balance</b>	<u><u>465.49</u></u>
<b>General Ledger Information</b>				
				465.49
			+/- Total Adjustments	<u>0.00</u>
			<b>Adjusted General Ledger Balance</b>	<u><u>465.49</u></u>
			<b>Unreconciled Amount</b>	<u><u>0.00</u></u>

**Greenwich Association, Inc.**  
**Bank Account Reconciliation Worksheet**

Popular Community Bank- Reserves- (1040)

June 1, 2020 - June 30, 2020

Reference	Date	GL Account	Description	Amount
<b>Reconciled Bank Information</b>				
			<b>Ending Bank Balance</b>	48,522.42
<b>Open Deposits &amp; Additions</b>				<b>Total</b> <u>0.00</u>
<b>Open Checks &amp; Payments</b>				<b>Total</b> <u>0.00</u>
			<b>Reconciled Bank Balance</b>	<u><u>48,522.42</u></u>
 <b>Bank Account Reconciliation Summary</b>				
<b>Bank Statement Information</b>				
Beginning Bank Balance				41,264.94
+ Cleared Deposits & Additions				7,257.48
- Cleared Checks & Payments				<u>0.00</u>
Ending Bank Balance				48,522.42
 <b>Reconciled Bank Information</b>				
+ Open Deposits & Additions				0.00
- Open Checks & Payments				<u>0.00</u>
<b>Reconciled Bank Balance</b>				<u><u>48,522.42</u></u>
 <b>General Ledger Information</b>				
Unadjusted General Ledger Balance				48,522.42
+/- Total Adjustments				<u>0.00</u>
<b>Adjusted General Ledger Balance</b>				<u><u>48,522.42</u></u>
 <b>Unreconciled Amount</b>				<u><u>0.00</u></u>

**Greenwich Association, Inc.**  
**Bank Account Reconciliation Worksheet**

Popular Community Bank- Escrow- (1045)

June 1, 2020 - June 30, 2020

Reference	Date	GL Account	Description	Amount
<b>Reconciled Bank Information</b>				
<b>Ending Bank Balance</b>				108,325.64
<b>Open Deposits &amp; Additions</b>				
<b>Total</b>				<u>0.00</u>
<b>Open Checks &amp; Payments</b>				
<b>Total</b>				<u>0.00</u>
<b>Reconciled Bank Balance</b>				<u><u>108,325.64</u></u>
<b>Bank Account Reconciliation Summary</b>				
<b>Bank Statement Information</b>				
Beginning Bank Balance				109,523.72
+ Cleared Deposits & Additions				1.92
- Cleared Checks & Payments				<u>1,200.00</u>
Ending Bank Balance				108,325.64
<b>Reconciled Bank Information</b>				
+ Open Deposits & Additions				0.00
- Open Checks & Payments				<u>0.00</u>
<b>Reconciled Bank Balance</b>				<u><u>108,325.64</u></u>
<b>General Ledger Information</b>				
Unadjusted General Ledger Balance				108,325.64
+/- Total Adjustments				<u>0.00</u>
<b>Adjusted General Ledger Balance</b>				<u><u>108,325.64</u></u>
<b>Unreconciled Amount</b>				<u><u>0.00</u></u>