

Greenwich Association, Inc.

Report on Compilation of Financial Statements

January 31, 2022



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 January 31, 2022, and the related statement of revenues and expenses - actual compared to budget for the 1 Month and 1 Month 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 1 Month ended January 31, 2022, and for the year ended December 31, 2022, 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

February 23, 2022

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Plantation, FL 33324-2744
954-577-9700

Greenwich Association, Inc.

Balance Sheet

January 31, 2022

Assets

Cash - Operating	
Popular Community Bank- Operating	\$ 92,946
	<u>92,946</u>
Cash - Reserves	
Popular Community Bank- Reserves	283,405
	<u>283,405</u>
Cash - Security	
Popular Community Bank- Escrow	134,177
	<u>134,177</u>
Cash - Special Assessment	
Popular Community Bank- S/A	466
	<u>466</u>
	<u>510,994</u>
Other Assets	
Maintenance Receivables	30,346
Allowance for Doubtful Accounts	(4,331)
Special Assessment Receivables #6	4,795
Allowance for Doubtful Accounts - S/A	(4,795)
Prepaid Insurance	287,799
Prepaid Expenses	1,050
	<u>314,864</u>
	<u>\$ 825,858</u>

Greenwich Association, Inc.
Balance Sheet
January 31, 2022

Liabilities and Members' Equity

Accounts Payable	\$ 65,477
Insurance Payable	248,007
Prepaid Maintenance	51,989
Security Deposits	134,175
Deferred Cable Contract	<u>13,537</u>
	<u>513,185</u>
Reserve Contract Liabilities / Fund Balances	
Reserves - General (Pooled)	282,094
Reserves - Interest	<u>1,311</u>
	<u>283,405</u>
Operating Fund Balance	
Fund Balance	23,776
Current Year Revenue (Expense)	<u>5,492</u>
	<u>29,268</u>
	<u>312,673</u>
	<u>\$ 825,858</u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 1 Month ended January 31, 2022

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Revenues							
Owner Assessments	\$ 104,675	\$ 104,676	\$ (1)	\$ 104,675	\$ 104,676	\$ (1)	\$ 1,256,113
Reserve Assessment	-	6,315	(6,315)	-	6,315	(6,315)	75,780
Laundry	8,078	2,500	5,578	8,078	2,500	5,578	30,000
Key Income	75	-	75	75	-	75	-
Interest Income	97	-	97	97	-	97	-
Late Fee	-	83	(83)	-	83	(83)	1,000
Bank Charges	50	-	50	50	-	50	-
Gate Card Income	100	42	58	100	42	58	500
Filter Income	-	8	(8)	-	8	(8)	100
Miscellaneous Income	438	417	21	438	417	21	5,000
Deferred Comcast Income	322	322	-	322	322	-	3,867
Reserve Interest Transfer	(95)	-	(95)	(95)	-	(95)	-
Bad Debt Expense	-	(833)	833	-	(833)	833	(10,000)
	<u>113,740</u>	<u>113,530</u>	<u>210</u>	<u>113,740</u>	<u>113,530</u>	<u>210</u>	<u>1,362,360</u>
Total Revenues	<u>113,740</u>	<u>113,530</u>	<u>210</u>	<u>113,740</u>	<u>113,530</u>	<u>210</u>	<u>1,362,360</u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 1 Month ended January 31, 2022

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Operating Expenses							
Administrative:							
Accounting Fees	1,315	1,315	-	1,315	1,315	-	15,780
Year End Accounting	-	417	417	-	417	417	5,000
Legal Fees	7,082	2,083	(4,999)	7,082	2,083	(4,999)	25,000
Management Fees	1,550	1,550	-	1,550	1,550	-	18,600
License & Permit	1,591	417	(1,174)	1,591	417	(1,174)	5,000
Office Help	7,959	5,417	(2,542)	7,959	5,417	(2,542)	65,000
Office Supplies	240	250	10	240	250	10	3,000
Postage and Mail	1,651	333	(1,318)	1,651	333	(1,318)	4,000
	<u>21,388</u>	<u>11,782</u>	<u>(9,606)</u>	<u>21,388</u>	<u>11,782</u>	<u>(9,606)</u>	<u>141,380</u>
Community Room/Building:							
Greenwich Park Monthly Expense	4,583	4,583	-	4,583	4,583	-	55,000
	<u>4,583</u>	<u>4,583</u>	<u>-</u>	<u>4,583</u>	<u>4,583</u>	<u>-</u>	<u>55,000</u>
Contracts:							
Sanitation	1,981	2,000	19	1,981	2,000	19	24,000
Elevator	900	900	-	900	900	-	10,800
Elevator Phone	(150)	125	275	(150)	125	275	1,500
Cooling Tower	460	467	7	460	467	7	5,600
Lawn Maintenance	1,100	1,275	175	1,100	1,275	175	15,300
Pest Control	867	867	-	867	867	-	10,400
Janitorial Staff	16,607	9,583	(7,024)	16,607	9,583	(7,024)	115,000
	<u>21,765</u>	<u>15,217</u>	<u>(6,548)</u>	<u>21,765</u>	<u>15,217</u>	<u>(6,548)</u>	<u>182,600</u>
Insurance:							
Insurance	19,683	22,083	2,400	19,683	22,083	2,400	265,000
	<u>19,683</u>	<u>22,083</u>	<u>2,400</u>	<u>19,683</u>	<u>22,083</u>	<u>2,400</u>	<u>265,000</u>
Repairs and Maintenance:							
Maintenance Supplies	2,462	333	(2,129)	2,462	333	(2,129)	4,000
R&M - Electrical	-	333	333	-	333	333	4,000
R&M - Fire Alarm	-	500	500	-	500	500	6,000
R&M - General	2,350	8,333	5,983	2,350	8,333	5,983	100,000
R&M - Access Control	-	50	50	-	50	50	600
R&M - Trash Chute	534	500	(34)	534	500	(34)	6,000
R&M - Tree Trimming	-	500	500	-	500	500	6,000
R&M - Air Conditioning Systems	-	625	625	-	625	625	7,500
R&M - Parking Repairs	-	208	208	-	208	208	2,500
R&M - Roof Repairs	-	417	417	-	417	417	5,000
R&M - Plumbing	1,667	1,000	(667)	1,667	1,000	(667)	12,000
R&M - Generator & Water Tower	-	417	417	-	417	417	5,000
R&M - Sprinkler	-	167	167	-	167	167	2,000
R&M - Elevators	4,132	417	(3,715)	4,132	417	(3,715)	5,000
40 Year Certification	3,250	12,500	9,250	3,250	12,500	9,250	150,000
	<u>14,395</u>	<u>26,300</u>	<u>11,905</u>	<u>14,395</u>	<u>26,300</u>	<u>11,905</u>	<u>315,600</u>

Greenwich Association, Inc.
Statement of Revenues and Expenses
Actual Compared to Budget
For the 1 Month and 1 Month ended January 31, 2022

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance	Annual Budget
Utilities:							
Water & Sewer	18,048	18,833	785	18,048	18,833	785	226,000
Electricity	4,910	5,458	548	4,910	5,458	548	65,500
Telephone	1,521	708	(813)	1,521	708	(813)	8,500
Gas	1,956	2,250	294	1,956	2,250	294	27,000
	<u>26,435</u>	<u>27,249</u>	<u>814</u>	<u>26,435</u>	<u>27,249</u>	<u>814</u>	<u>327,000</u>
Reserve Transfer:							
Reserve Transfer	-	6,315	6,315	-	6,315	6,315	75,780
	<u>-</u>	<u>6,315</u>	<u>6,315</u>	<u>-</u>	<u>6,315</u>	<u>6,315</u>	<u>75,780</u>
Total Expenses	<u>108,249</u>	<u>113,529</u>	<u>5,280</u>	<u>108,249</u>	<u>113,529</u>	<u>5,280</u>	<u>1,362,360</u>
Excess Revenues (Expenses)	<u>\$ 5,491</u>	<u>\$ 1</u>	<u>\$ 5,490</u>	<u>\$ 5,491</u>	<u>\$ 1</u>	<u>\$ 5,490</u>	<u>\$ -</u>

Greenwich Association, Inc.
General Ledger

January 1, 2022 - January 31, 2022

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
1030 Popular Community Bank- Operating				101,298.18		
01/03/22	AUTO.1		FPL		(104.62)	
01/03/22	Dep.22		LockBoxCR Batch # 2201053221		2,700.93	
01/04/22	Dep.23		LockBoxCR Batch # 2201053374		414.87	
01/05/22	ACHWEB202 20105		ACHWEB Unit GAI-1-1115		668.46	
01/05/22	AUTO.5		Teco People's Gas		(955.94)	
01/05/22	Dep.24		LockBoxCR Batch # 2201053502		414.87	
01/06/22	ACHWEB202 20106		ACHWEB Unit GAI-1-913		414.87	
01/06/22	AUTO.6		IPFS Corporation		(18,539.59)	
01/06/22	Dep.25		LockBoxCR Batch # 2201063773		12,526.68	
01/06/22	DP01		Miscellaneous Income		75.00	
01/06/22	DP02		Miscellaneous Income		50.00	
01/07/22	ACHWEB202 20107		ACHWEB Unit GAI-1-810		414.87	
01/07/22	AUTO.4		AT&T		(1,382.93)	
01/07/22	Dep.26		LockBoxCR Batch # 2201074052		3,530.11	
01/10/22	2021		City of North Miami		(707.00)	
01/10/22	ACHWEB202 20110		ACHWEB Unit GAI-1-211		414.87	
01/10/22	CCARD2022 0110		CCARD Unit GAI-1-911		414.87	
01/10/22	Dep.28		LockBoxCR Batch # 2201104591		3,207.55	
01/11/22	ACHWEB202 20111		ACHWEB Unit GAI-1-901		1,293.55	
01/11/22	AUTO.2		FPL		(36.96)	
01/11/22	AUTO.3		FPL		(4,990.31)	
01/11/22	Dep.27		EFTCR Batch # 2201104383		49,479.65	
01/11/22	Dep.29		LockBoxCR Batch # 2201114838		5,312.73	
01/12/22	CCARD2022 0112		CCARD Unit GAI-1-1003		414.87	
01/12/22	CCARD2022 0112		CCARD Unit GAI-1-116		668.46	
01/12/22	Dep.30		LockBoxCR Batch # 2201125108		2,742.81	
01/12/22	DP03		Miscellaneous Income		50.00	
01/13/22	2022		1.2.3. Locksmith, Corp.		(176.55)	
01/13/22	2023		A-1 Balers & Compactors		(181.90)	
01/13/22	2024		AGI International, Inc.		(460.10)	
01/13/22	2025		America Service Inds.		(8,303.55)	
01/13/22	2026		City of North Miami		(19,513.76)	
01/13/22	2027		Coastal Elevator Communication & Consultant Servic		(225.00)	
01/13/22	2028		Excel Security Inc		(243.96)	
01/13/22	2029		Florida Door Control of Orlando, Inc.		(346.49)	
01/13/22	2030		GRC/Grass Roots Complete		(1,100.00)	
01/13/22	2031		Great American Business Products		(171.20)	
01/13/22	2032		Hollander, Goode, Lopez		(2,172.50)	
01/13/22	2033		Juda Eskew & Associates, P.A.		(221.06)	
01/13/22	2034		Juda Eskew & Associates, P.A.		(330.00)	
01/13/22	2035		Juda Eskew & Associates, P.A.		(1,315.00)	
01/13/22	2036		Miami Dade Exterminators Co.		(866.70)	
01/13/22	2037		O&S Associates, Inc.		(3,250.00)	
01/13/22	2038		Popular Bank		(929.89)	
01/13/22	2039		Quill LLC		(240.49)	
01/13/22	2040		Robert H. Yaffe, P.A.		(922.75)	
01/13/22	2041		Suncoast Elevator Solutions, Inc.		(4,416.84)	
01/13/22	2042		Sunrise Management		(2,469.00)	
01/13/22	2043		Sunrise Management		(1,550.00)	
01/13/22	2044		Sunrise Management		(2,469.00)	
01/13/22	2045		The Trash Chute Co., LLC.		(534.00)	

Greenwich Association, Inc.
General Ledger

January 1, 2022 - January 31, 2022

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/13/22	2046		Waste Pro - Pembroke Pines		(1,980.84)	
01/13/22	ACHWEB202 20113		ACHWEB Unit GAI-1-411		414.87	
01/13/22	ACHWEB202 20113		ACHWEB Unit GAI-1-PH02		668.46	
01/13/22	Dep.31		LockBoxCR Batch # 2201135313		2,166.19	
01/13/22	R- EFT2022011 3		R-EFT Unit GAI-1-1208		(414.87)	
01/14/22	ACHWEB202 20114		ACHWEB Unit GAI-1-512		41.87	
01/14/22	Dep.32		LockBoxCR Batch # 2201145576		2,337.49	
01/14/22	R- ACH2022011 4		R-ACH Unit GAI-1-901		(1,293.55)	
01/15/22	ACHWEB202 20115		ACHWEB Unit GAI-1-1110		414.87	
01/15/22	DP04		Miscellaneous Income		188.00	
01/15/22	DP05		Miscellaneous Income		100.00	
01/17/22	Dep.33		LockBoxCR Batch # 2201175844		6,410.87	
01/18/22	2047		Hollander, Goode, Lopez		(1,986.09)	
01/18/22	2048		Hollander, Goode, Lopez		(1,986.09)	
01/18/22	2049		JC Doors Installation, Inc.		(539.28)	
01/18/22	2050		JC Doors Installation, Inc.		(539.28)	
01/18/22	2051		Jonathan R. Rubin, P.A.		(15.00)	
01/19/22	1702		VOID - Coastal Elevator Communication & Consultant Servic		225.00	
01/19/22	AUTO.7		AT&T		(138.26)	
01/19/22	Dep.34		LockBoxCR Batch # 2201196229		3,558.60	
01/20/22	Dep.35		ManCR Batch # 2201206431		1,087.73	
01/20/22	Dep.36		LockBoxCR Batch # 2201206489		563.00	
01/21/22	Dep.37		LockBoxCR Batch # 2201216634		1,049.51	
01/24/22	Dep.38		LockBoxCR Batch # 2201246829		1,456.82	
01/25/22	CCARD2022 0125		CCARD Unit GAI-1-1410		48.82	
01/25/22	Dep.39		EFTCR Batch # 2201246914		414.87	
01/25/22	Dep.40		LockBoxCR Batch # 2201257361		372.43	
01/26/22	CCARD2022 0126		CCARD Unit GAI-1-515		220.35	
01/26/22	Dep.41		LockBoxCR Batch # 2201267544		1,125.88	
01/27/22	2052		1.2.3. Locksmith, Corp.		(497.55)	
01/27/22	2053		A & I ENTERPRISES OF SOUTH FLORIDA/SERVICE		(1,666.50)	
01/27/22	2054		America Service Inds.		(8,303.55)	
01/27/22	2055		Brown & Brown of FL Inc.- Miami Division		(23,544.56)	
01/27/22	2056		City of North Miami		(20.08)	
01/27/22	2057		Extrabit Industries Inc.		(360.00)	
01/27/22	2058		Popular Bank		(1,185.40)	
01/27/22	2059		Suncoast Elevator Solutions, Inc.		(1,515.00)	
01/27/22	2060		Sunrise Management		(2,661.30)	
01/27/22	ACHWEB202 20127		ACHWEB Unit GAI-1-106		414.88	
01/27/22	Dep.42		LockBoxCR Batch # 2201277710		1,669.03	
01/27/22	DP06		Miscellaneous Income		8,078.06	
01/27/22	DP07		Miscellaneous Income		50.00	
01/27/22	DP08		Miscellaneous Income		50.00	
01/30/22	CCARD2022 0130		CCARD Unit GAI-1-207		350.00	
01/31/22	CCARD2022 0131		CCARD Unit GAI-1-208		400.00	
01/31/22	CCARD2022 0131		CCARD Unit GAI-1-603		400.00	
01/31/22	Dep.43		LockBoxCR Batch # 2201317999		6,196.66	

Greenwich Association, Inc.
General Ledger

January 1, 2022 - January 31, 2022

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/31/22	DP09		Miscellaneous Income		50.00	
01/31/22	INT		Interest Income		2.29	
01/31/22	RESF		Monthly Reserve Funding		<u>(6,315.00)</u>	
Totals for 1030					<u>(8,352.72)</u>	<u>92,945.46</u>
1035 Popular Community Bank- S/A				465.66		
01/31/22	INT		Interest Income		0.01	
Totals for 1035					<u>0.01</u>	<u>465.67</u>
1040 Popular Community Bank- Reserves				276,994.88		
01/31/22	INT		Interest Income		94.85	
01/31/22	RESF		Monthly Reserve Funding		<u>6,315.00</u>	
Totals for 1040					<u>6,409.85</u>	<u>283,404.73</u>
1045 Popular Community Bank- Escrow				126,976.91		
01/12/22	DP01		Security Deposit		2,400.00	
01/12/22	GJ15		Security Deposit Unit 1404 & PH16		2,400.00	
01/12/22	GJ16		Security Deposit Unit# 1213 & PH13		2,400.00	
01/18/22	1030		Julio Sanchez		(1,200.00)	
01/18/22	1031		Miguel Canario		(1,200.00)	
01/26/22	DP02		Security Deposit		<u>2,400.00</u>	
Totals for 1045					<u>7,200.00</u>	<u>134,176.91</u>
1200 Maintenance Receivables				28,575.59		
01/01/22	RE02.1		Reclass Prepaid Maintenance		(46,148.46)	
01/03/22	Dep.22		LockBoxCR Batch # 2201053221		(2,700.93)	
01/04/22	Dep.23		LockBoxCR Batch # 2201053374		(414.87)	
01/05/22	ACHWEB202 20105		ACHWEB Unit GAI-1-1115		(668.46)	
01/05/22	Dep.24		LockBoxCR Batch # 2201053502		(414.87)	
01/06/22	ACHWEB202 20106		ACHWEB Unit GAI-1-913		(414.87)	
01/06/22	Dep.25		LockBoxCR Batch # 2201063773		(12,526.68)	
01/07/22	ACHWEB202 20107		ACHWEB Unit GAI-1-810		(414.87)	
01/07/22	Dep.26		LockBoxCR Batch # 2201074052		(3,530.11)	
01/10/22	ACHWEB202 20110		ACHWEB Unit GAI-1-211		(414.87)	
01/10/22	CCARD2022 0110		CCARD Unit GAI-1-911		(414.87)	
01/10/22	Dep.28		LockBoxCR Batch # 2201104591		(3,207.55)	
01/11/22	ACHWEB202 20111		ACHWEB Unit GAI-1-901		(1,293.55)	
01/11/22	Dep.27		EFTCR Batch # 2201104383		(49,479.65)	
01/11/22	Dep.29		LockBoxCR Batch # 2201114838		(5,312.73)	
01/12/22	CCARD2022 0112		CCARD Unit GAI-1-1003		(414.87)	
01/12/22	CCARD2022 0112		CCARD Unit GAI-1-116		(668.46)	
01/12/22	Dep.30		LockBoxCR Batch # 2201125108		(2,742.81)	
01/13/22	ACHWEB202 20113		ACHWEB Unit GAI-1-411		(414.87)	
01/13/22	ACHWEB202 20113		ACHWEB Unit GAI-1-PH02		(668.46)	
01/13/22	Dep.31		LockBoxCR Batch # 2201135313		(2,166.19)	
01/13/22	R- EFT2022011 3		R-EFT Unit GAI-1-1208		414.87	
01/14/22	ACHWEB202 20114		ACHWEB Unit GAI-1-512		(41.87)	
01/14/22	Dep.32		LockBoxCR Batch # 2201145576		(2,337.49)	

Greenwich Association, Inc.
General Ledger

January 1, 2022 - January 31, 2022

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/14/22	R-ACH20220114		R-ACH Unit GAI-1-901		1,293.55	
01/15/22	ACHWEB202115		ACHWEB Unit GAI-1-1110		(414.87)	
01/17/22	Dep.33		LockBoxCR Batch # 2201175844		(6,410.87)	
01/19/22	Dep.34		LockBoxCR Batch # 2201196229		(3,558.60)	
01/20/22	Dep.35		ManCR Batch # 2201206431		(1,087.73)	
01/20/22	Dep.36		LockBoxCR Batch # 2201206489		(563.00)	
01/21/22	Dep.37		LockBoxCR Batch # 2201216634		(1,049.51)	
01/24/22	Dep.38		LockBoxCR Batch # 2201246829		(1,456.82)	
01/25/22	CCARD20220125		CCARD Unit GAI-1-1410		(48.82)	
01/25/22	Dep.39		EFTCR Batch # 2201246914		(414.87)	
01/25/22	Dep.40		LockBoxCR Batch # 2201257361		(372.43)	
01/26/22	CCARD20220126		CCARD Unit GAI-1-515		(220.35)	
01/26/22	Dep.41		LockBoxCR Batch # 2201267544		(1,125.88)	
01/27/22	ACHWEB202127		ACHWEB Unit GAI-1-106		(414.88)	
01/27/22	Dep.42		LockBoxCR Batch # 2201277710		(1,669.03)	
01/30/22	CCARD20220130		CCARD Unit GAI-1-207		(350.00)	
01/31/22	CCARD20220131		CCARD Unit GAI-1-208		(400.00)	
01/31/22	CCARD20220131		CCARD Unit GAI-1-603		(400.00)	
01/31/22	CHG.1		GenMaint 01/01/2022 - 01/31/2022		110,989.90	
01/31/22	Dep.43		LockBoxCR Batch # 2201317999		(6,196.66)	
01/31/22	GJ.1		B/C 01/01/2022 - 01/31/2022		50.00	
01/31/22	RE02		Reclass Prepaid Maintenance		51,988.75	
Totals for 1200					<u>1,770.39</u>	<u>30,345.98</u>
1205 Allowance for Doubtful Accounts				(4,330.64)		
Totals for 1205					<u>0.00</u>	<u>(4,330.64)</u>
1210 Special Assessment Receivables #6				4,795.00		
Totals for 1210					<u>0.00</u>	<u>4,795.00</u>
1215 Allowance for Doubtful Accounts - S/A				(4,794.80)		
Totals for 1215					<u>0.00</u>	<u>(4,794.80)</u>
1850 Prepaid Insurance				18,504.66		
01/31/22	GJ10		Record Insurance Renewal		287,799.21	
01/31/22	INS		Expense Prepaid Insurance		(18,504.66)	
Totals for 1850					<u>269,294.55</u>	<u>287,799.21</u>
1860 Prepaid Expenses				1,984.00		
01/13/22	2027		Coastal Elevator Communication & Consultant Serv - Inv #2059 - Elevator Phone Monitoring Quarterly		225.00	
01/27/22	2059		Suncoast Elevator Solutions, Inc. - Inv #32867 - 02/01-02/28/22		900.00	
01/31/22	GJ16		Prepaid Expenses		(2,059.00)	
Totals for 1860					<u>(934.00)</u>	<u>1,050.00</u>
4010 Accounts Payable				(61,602.54)		
01/01/22	RE01.1		Record Accounts Payable		61,602.54	
01/13/22	RE01		Record Accounts Payable		(65,477.66)	
Totals for 4010					<u>(3,875.12)</u>	<u>(65,477.66)</u>
4015 Insurance Payable				(1,113.49)		

Greenwich Association, Inc.
General Ledger

January 1, 2022 - January 31, 2022

Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/06/22	AUTO.6		IPFS Corporation - Insurance Payable		18,539.59	
01/27/22	2055		Brown & Brown of FL Inc.- Miami Division - Inv #01/21/22 - Renewal Fee - 02/05-02/05/23 Down Payment		23,544.56	
01/31/22	GJ04		Adjust Insurance Payable		(1,178.10)	
01/31/22	GJ10		Record Insurance Renewal		(287,799.21)	
			Totals for 4015		<u>(246,893.16)</u>	<u>(248,006.65)</u>
4150 Prepaid Maintenance				(46,148.46)		
01/01/22	RE02.1		Reclass Prepaid Maintenance		46,148.46	
01/31/22	RE02		Reclass Prepaid Maintenance		(51,988.75)	
			Totals for 4150		<u>(5,840.29)</u>	<u>(51,988.75)</u>
4165 Security Deposits				(126,975.00)		
01/12/22	DP01		Security Deposit - Security Deposit Unit 1404		(1,200.00)	
01/12/22	DP01		Security Deposit - Security Deposit - PH16		(1,200.00)	
01/12/22	GJ15		Security Deposit Unit 1404 & PH16		(2,400.00)	
01/12/22	GJ16		Security Deposit Unit# 1213 & PH13		(2,400.00)	
01/18/22	1030		Julio Sanchez - Inv #12/29/21 - Security Deposit Refund - Unit 1111		1,200.00	
01/18/22	1031		Miguel Canario - Inv #12/10/21 - Security Deposits Refund - Unit #1213		1,200.00	
01/26/22	DP02		Security Deposit - Security Deposit Unit# 1213		(1,200.00)	
01/26/22	DP02		Security Deposit - Security Deposit Unit# PH13		(1,200.00)	
			Totals for 4165		<u>(7,200.00)</u>	<u>(134,175.00)</u>
4170 Deferred Cable Contract				(13,858.67)		
01/31/22	GJ03		Recognize Cable Income		322.29	
			Totals for 4170		<u>322.29</u>	<u>(13,536.38)</u>
5500 Reserves - General (Pooled)				(275,779.20)		
01/31/22	RES		Record Reserve Funding		(6,315.00)	
			Totals for 5500		<u>(6,315.00)</u>	<u>(282,094.20)</u>
5505 Reserves - Interest				(1,215.86)		
01/31/22	RESIT		Reserve Interest Transfer		(94.85)	
			Totals for 5505		<u>(94.85)</u>	<u>(1,310.71)</u>
5800 Fund Balance				(23,776.22)		
			Totals for 5800		<u>0.00</u>	<u>(23,776.22)</u>
6010 Owner Assessments				0.00		
01/31/22	CHG.1		GenMaint 01/01/2022 - 01/31/2022		(110,989.90)	
01/31/22	RES		Record Reserve Funding		6,315.00	
			Totals for 6010		<u>(104,674.90)</u>	<u>(104,674.90)</u>
6025 Laundry				0.00		
01/27/22	DP06		Miscellaneous Income		(8,078.06)	
			Totals for 6025		<u>(8,078.06)</u>	<u>(8,078.06)</u>
6030 Key Income				0.00		
01/06/22	DP01		Miscellaneous Income - Keys - Unit 1407		(75.00)	
			Totals for 6030		<u>(75.00)</u>	<u>(75.00)</u>
6040 Interest Income				0.00		
01/31/22	INT		Interest Income		(97.15)	
			Totals for 6040		<u>(97.15)</u>	<u>(97.15)</u>
6060 Bank Charges				0.00		

Greenwich Association, Inc.
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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/31/22	GJ.1		B/C 01/01/2022 - 01/31/2022		(50.00)	
			Totals for 6060		<u>(50.00)</u>	<u>(50.00)</u>
6065 Gate Card Income				0.00		
01/27/22	DP07		Miscellaneous Income - FOB		(50.00)	
01/31/22	DP09		Miscellaneous Income - FOB		(50.00)	
			Totals for 6065		<u>(100.00)</u>	<u>(100.00)</u>
6075 Miscellaneous Income				0.00		
01/06/22	DP02		Miscellaneous Income - Water Shutoff		(50.00)	
01/12/22	DP03		Miscellaneous Income - Water Shutoff		(50.00)	
01/15/22	DP04		Miscellaneous Income - Repairs - Unit #415		(188.00)	
01/15/22	DP05		Miscellaneous Income - Violation - Unit #1008		(100.00)	
01/27/22	DP08		Miscellaneous Income - Water Shutoff		(50.00)	
			Totals for 6075		<u>(438.00)</u>	<u>(438.00)</u>
6080 Deferred Comcast Income				0.00		
01/31/22	GJ03		Recognize Cable Income		(322.29)	
			Totals for 6080		<u>(322.29)</u>	<u>(322.29)</u>
6085 Reserve Interest Transfer				0.00		
01/31/22	RESIT		Reserve Interest Transfer		94.85	
			Totals for 6085		<u>94.85</u>	<u>94.85</u>
7020 Water & Sewer				0.00		
01/01/22	RE01.1		Record Accounts Payable		(31,000.00)	
01/13/22	2026		City of North Miami - Inv #12/29/21 - 11/01-12/01/21		19,513.76	
01/13/22	RE01		Record Accounts Payable		29,513.76	
01/27/22	2056		City of North Miami - Inv #01/03/22 - 41-88-14938-01 - 11/02-12/01/21		20.08	
			Totals for 7020		<u>18,047.60</u>	<u>18,047.60</u>
7030 Electricity				0.00		
01/01/22	RE01.1		Record Accounts Payable		(5,679.98)	
01/03/22	AUTO.1		FPL - 56006-15271 - 11/23-12/22/21		104.62	
01/11/22	AUTO.2		FPL - 64563-31005 - 11/23-12/22/22		36.96	
01/11/22	AUTO.3		FPL - 34752-18123 - 11/23-12/22/21		4,990.31	
01/13/22	RE01		Record Accounts Payable		5,458.00	
			Totals for 7030		<u>4,909.91</u>	<u>4,909.91</u>
7035 Telephone				0.00		
01/07/22	AUTO.4		AT&T - 305 895-1195 030 0446 - 12/22-01/21/22		1,382.93	
01/19/22	AUTO.7		AT&T - 01/2022		138.26	
			Totals for 7035		<u>1,521.19</u>	<u>1,521.19</u>
7045 Gas				0.00		
01/05/22	AUTO.5		Teco People's Gas - 211011672295 - 11/09-12/09/21		955.94	
01/13/22	RE01		Record Accounts Payable		1,000.00	
			Totals for 7045		<u>1,955.94</u>	<u>1,955.94</u>
7110 Maintenance Supplies				0.00		
01/13/22	2029		Florida Door Control of Orlando, Inc. - Inv #1067706 - Key Tags, Black Sequentially Numbered		346.49	
01/13/22	2038		Popular Bank - Inv #12/15/21 - 4484 6702 0100 4907 - Supplies		929.89	
01/27/22	2058		Popular Bank - Inv #01/16/22 - Maintenance Supplies		1,185.40	
			Totals for 7110		<u>2,461.78</u>	<u>2,461.78</u>
7130 R&M - General				0.00		

Greenwich Association, Inc.
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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
01/13/22	2022		1.2.3. Locksmith, Corp. - Inv #3733 - Extraction of Broken Key		176.55	
01/13/22	2023		A-1 Balers & Compactors - Inv #32912 - Repaired Damaged Door Latch		181.90	
01/13/22	2028		Excel Security Inc - Inv #01/02/22 - Security Service 12/31/21 - 01/01/22		243.96	
01/13/22	2031		Great American Business Products - Inv #43087593 - Paw Pal Bags		171.20	
01/18/22	2049		JC Doors Installation, Inc. - Inv #2097 - New Doors for Laundry/Storage - Balance		539.28	
01/18/22	2050		JC Doors Installation, Inc. - Inv #2097 - New Doors for LaundryStorage Deposit		539.28	
01/27/22	2052		1.2.3. Locksmith, Corp. - Inv #3754 - Door Repairs		497.55	
			Totals for 7130		<u>2,349.72</u>	<u>2,349.72</u>
7140 R&M - Trash Chute				0.00		
01/13/22	2045		The Trash Chute Co., LLC. - Inv #56814 - 01/01-03/31/22		534.00	
			Totals for 7140		<u>534.00</u>	<u>534.00</u>
7170 R&M - Plumbing				0.00		
01/27/22	2053		A & I ENTERPRISES OF SOUTH FLORIDA/SERVICE - Inv #24148 - Repair Leak on 1st Floor		1,404.00	
01/27/22	2053		A & I ENTERPRISES OF SOUTH FLORIDA/SERVICE - Inv #24180 - Repair - Stoppage Main Line in Apt 102		262.50	
			Totals for 7170		<u>1,666.50</u>	<u>1,666.50</u>
7190 R&M - Elevators				0.00		
01/13/22	2041		Suncoast Elevator Solutions, Inc. - Inv #32805 - Replaced Damaged Control Security Board		2,891.15	
01/13/22	2041		Suncoast Elevator Solutions, Inc. - Inv #32770 - Replace Emergency Exit Contact		625.69	
01/27/22	2059		Suncoast Elevator Solutions, Inc. - Inv #32973 - Service Call - DOS Power Failure Reset		615.00	
			Totals for 7190		<u>4,131.84</u>	<u>4,131.84</u>
7195 40 Year Certification				0.00		
01/13/22	2037		O&S Associates, Inc. - Inv #07-2021-12-002 - 40 Year Building Certification		3,250.00	
			Totals for 7195		<u>3,250.00</u>	<u>3,250.00</u>
7305 Sanitation				0.00		
01/01/22	RE01.1		Record Accounts Payable		(1,920.90)	
01/13/22	2046		Waste Pro - Pembroke Pines - Inv #0001034529 - 12/01-12/31/21		1,980.84	
01/13/22	RE01		Record Accounts Payable		1,920.90	
			Totals for 7305		<u>1,980.84</u>	<u>1,980.84</u>
7310 Elevator				0.00		
01/13/22	2041		Suncoast Elevator Solutions, Inc. - Inv #32649 - 01/01-01/31/22		900.00	
			Totals for 7310		<u>900.00</u>	<u>900.00</u>
7315 Elevator Phone				0.00		
01/19/22	1702		VOID - Coastal Elevator Communication & Consultant Serv - VOID - Inv #1871 - 04/01/21-06/30/21		(225.00)	
01/31/22	GJ16		Prepaid Expenses		75.00	
			Totals for 7315		<u>(150.00)</u>	<u>(150.00)</u>
7325 Cooling Tower				0.00		
01/13/22	2024		AGI International, Inc. - Inv #30779 - Chemicals		460.10	
			Totals for 7325		<u>460.10</u>	<u>460.10</u>

Greenwich Association, Inc.
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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
7345 Lawn Maintenance				0.00		
01/01/22	RE01.1		Record Accounts Payable		(7,600.00)	
01/13/22	2030		GRC/Grass Roots Complete - Inv #53496 - 01/01-01/31/22		1,100.00	
01/13/22	RE01		Record Accounts Payable		7,600.00	
Totals for 7345					<u>1,100.00</u>	<u>1,100.00</u>
7360 Pest Control				0.00		
01/13/22	2036		Miami Dade Exterminators Co. - Inv #15920 - 01/01-01/31/22		866.70	
Totals for 7360					<u>866.70</u>	<u>866.70</u>
7370 Janitorial Staff				0.00		
01/13/22	2025		America Service Inds. - Inv #13459 - 01/01-01/31/22		8,303.55	
01/27/22	2054		America Service Inds. - Inv #13637 - 02/01-02/28/22		8,303.55	
Totals for 7370					<u>16,607.10</u>	<u>16,607.10</u>
7500 Accounting Fees				0.00		
01/13/22	2035		Juda Eskew & Associates, P.A. - Inv #66993 - 01/2022		1,315.00	
Totals for 7500					<u>1,315.00</u>	<u>1,315.00</u>
7505 Legal Fees				0.00		
01/13/22	2032		Hollander, Goode, Lopez - Inv #16062 - Professional Services - 12/2021		2,172.50	
01/13/22	2040		Robert H. Yaffe, P.A. - Inv #2679 - Geyepes, Eva & Hamilton, Susan - 308		307.40	
01/13/22	2040		Robert H. Yaffe, P.A. - Inv #2680 - Mazal 207, LLC - A507		307.95	
01/13/22	2040		Robert H. Yaffe, P.A. - Inv #2912 - Megalhaes, Suzete & Garavaglia, Joao M - A1214		307.40	
01/18/22	2047		Hollander, Goode, Lopez - Inv #22-001 - Foreclosure - Gomez, Raul - A 806		1,986.09	
01/18/22	2048		Hollander, Goode, Lopez - Inv #22-002 - Foreclosure - Curry, Victor T. - A615		1,986.09	
01/18/22	2051		Jonathan R. Rubin, P.A. - Inv #26814 - 000510 - Guerrier		15.00	
Totals for 7505					<u>7,082.43</u>	<u>7,082.43</u>
7510 Management Fees				0.00		
01/13/22	2043		Sunrise Management - Inv #01/2022 - 01/2022		1,550.00	
Totals for 7510					<u>1,550.00</u>	<u>1,550.00</u>
7525 License & Permit				0.00		
01/10/22	2021		City of North Miami - Inv #FYBRR-2021-00178 - Building Recertification Inspection Fee		707.00	
01/31/22	GJ16		Prepaid Expenses		884.00	
Totals for 7525					<u>1,591.00</u>	<u>1,591.00</u>
7536 Office Help				0.00		
01/13/22	2042		Sunrise Management - Inv #01/04/22 - 12/20/21 - 01/02/22		2,469.00	
01/13/22	2044		Sunrise Management - Inv #12/20/21 - 12/06-12/19/21		2,469.00	
01/27/22	2057		Extrabit Industries Inc. - Inv #2282 - Online Backup Renewal 2022		360.00	
01/27/22	2060		Sunrise Management - Inv #01/17/22 - 01/03-01/16/22		2,661.30	
Totals for 7536					<u>7,959.30</u>	<u>7,959.30</u>
7540 Office Supplies				0.00		
01/13/22	2039		Quill LLC - Inv #21511584 - Office Supplies		104.82	
01/13/22	2039		Quill LLC - Inv #21488438 - Office Supplies		19.99	
01/13/22	2039		Quill LLC - Inv #21512286 - Office Supplies		115.68	

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Date	Reference	Journal	Description	Beginning Balance	Current Amount	Period End Balance
Totals for 7540					<u>240.49</u>	<u>240.49</u>
7545 Postage and Mail				0.00		
01/13/22	2033		Juda Eskew & Associates, P.A. - Inv #66697 - 122 Copies Mailed with 2022 Coupons		221.06	
01/13/22	2034		Juda Eskew & Associates, P.A. - Inv #66817 - 11 Late Letters - Copies/Postage/ Env. 10/2021		330.00	
01/31/22	GJ16		Prepaid Expenses		<u>1,100.00</u>	
Totals for 7545					<u>1,651.06</u>	<u>1,651.06</u>
7550 Greenwich Park Monthly Expense				0.00		
01/01/22	RE01.1		Record Accounts Payable		(15,401.66)	
01/13/22	RE01		Record Accounts Payable		<u>19,985.00</u>	
Totals for 7550					<u>4,583.34</u>	<u>4,583.34</u>
7555 Insurance				0.00		
01/31/22	GJ04		Adjust Insurance Payable		1,178.10	
01/31/22	INS		Expense Prepaid Insurance		<u>18,504.66</u>	
Totals for 7555					<u>19,682.76</u>	<u>19,682.76</u>
Report Total						<u>0.00</u>
Net Revenue/(Expense)						
Current Period			<u>5,491.95</u>			
Year-to-Date			<u>5,491.95</u>			

Distribution count = 263

Greenwich Association, Inc.
Journals

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Date	Reference	Account	Description	Amount
Journal: General				
01/18/22	1030	1045	Julio Sanchez	(1,200.00)
01/18/22	1030	4165	Inv #12/29/21 - Security Deposit Refund - Unit 1111	1,200.00
01/18/22	1031	1045	Miguel Canario	(1,200.00)
01/18/22	1031	4165	Inv #12/10/21 - Security Deposits Refund - Unit #1213	1,200.00
01/19/22	1702	1030	VOID - Coastal Elevator Communication & Consultant Servic	225.00
01/19/22	1702	7315	VOID - Inv #1871 - 04/01/21-06/30/21	(225.00)
01/10/22	2021	1030	City of North Miami	(707.00)
01/10/22	2021	7525	Inv #FYBRR-2021-00178 - Building Recertification Inspection Fee	707.00
01/13/22	2022	1030	1.2.3. Locksmith, Corp.	(176.55)
01/13/22	2022	7130	Inv #3733 - Extraction of Broken Key	176.55
01/13/22	2023	1030	A-1 Balers & Compactors	(181.90)
01/13/22	2023	7130	Inv #32912 - Repaired Damaged Door Latch	181.90
01/13/22	2024	1030	AGI International, Inc.	(460.10)
01/13/22	2024	7325	Inv #30779 - Chemicals	460.10
01/13/22	2025	1030	America Service Inds.	(8,303.55)
01/13/22	2025	7370	Inv #13459 - 01/01-01/31/22	8,303.55
01/13/22	2026	1030	City of North Miami	(19,513.76)
01/13/22	2026	7020	Inv #12/29/21 - 11/01-12/01/21	19,513.76
01/13/22	2027	1030	Coastal Elevator Communication & Consultant Servic	(225.00)
01/13/22	2027	1860	Inv #2059 - Elevator Phone Monitoring Quarterly	225.00
01/13/22	2028	1030	Excel Security Inc	(243.96)
01/13/22	2028	7130	Inv #01/02/22 - Security Service 12/31/21 - 01/01/22	243.96
01/13/22	2029	1030	Florida Door Control of Orlando, Inc.	(346.49)
01/13/22	2029	7110	Inv #1067706 - Key Tags, Black Sequentially Numbered	346.49
01/13/22	2030	1030	GRC/Grass Roots Complete	(1,100.00)
01/13/22	2030	7345	Inv #53496 - 01/01-01/31/22	1,100.00
01/13/22	2031	1030	Great American Business Products	(171.20)
01/13/22	2031	7130	Inv #43087593 - Paw Pal Bags	171.20
01/13/22	2032	1030	Hollander, Goode, Lopez	(2,172.50)
01/13/22	2032	7505	Inv #16062 - Professional Services - 12/2021	2,172.50
01/13/22	2033	1030	Juda Eskew & Associates, P.A.	(221.06)
01/13/22	2033	7545	Inv #66697 - 122 Copies Mailed with 2022 Coupons	221.06
01/13/22	2034	1030	Juda Eskew & Associates, P.A.	(330.00)

Greenwich Association, Inc.**Journals**

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Date	Reference	Account	Description	Amount
01/13/22	2034	7545	Inv #66817 - 11 Late Letters - Copies/Postage/ Env. 10/2021	330.00
01/13/22	2035	1030	Juda Eskew & Associates, P.A.	(1,315.00)
01/13/22	2035	7500	Inv #66993 - 01/2022	1,315.00
01/13/22	2036	1030	Miami Dade Exterminators Co.	(866.70)
01/13/22	2036	7360	Inv #15920 - 01/01-01/31/22	866.70
01/13/22	2037	1030	O&S Associates, Inc.	(3,250.00)
01/13/22	2037	7195	Inv #07-2021-12-002 - 40 Year Building Certification	3,250.00
01/13/22	2038	1030	Popular Bank	(929.89)
01/13/22	2038	7110	Inv #12/15/21 - 4484 6702 0100 4907 - Supplies	929.89
01/13/22	2039	1030	Quill LLC	(240.49)
01/13/22	2039	7540	Inv #21511584 - Office Supplies	104.82
01/13/22	2039	7540	Inv #21488438 - Office Supplies	19.99
01/13/22	2039	7540	Inv #21512286 - Office Supplies	115.68
01/13/22	2040	1030	Robert H. Yaffe, P.A.	(922.75)
01/13/22	2040	7505	Inv #2679 - Geyepes, Eva & Hamilton, Susan - 308	307.40
01/13/22	2040	7505	Inv #2680 - Mazal 207, LLC - A507	307.95
01/13/22	2040	7505	Inv #2912 - Megalhaes, Suzete & Garavaglia, Joao M - A1214	307.40
01/13/22	2041	1030	Suncoast Elevator Solutions, Inc.	(4,416.84)
01/13/22	2041	7190	Inv #32805 - Replaced Damaged Control Security Board	2,891.15
01/13/22	2041	7190	Inv #32770 - Replace Emergency Exit Contact	625.69
01/13/22	2041	7310	Inv #32649 - 01/01-01/31/22	900.00
01/13/22	2042	1030	Sunrise Management	(2,469.00)
01/13/22	2042	7536	Inv #01/04/22 - 12/20/21 - 01/02/22	2,469.00
01/13/22	2043	1030	Sunrise Management	(1,550.00)
01/13/22	2043	7510	Inv #01/2022 - 01/2022	1,550.00
01/13/22	2044	1030	Sunrise Management	(2,469.00)
01/13/22	2044	7536	Inv #12/20/21 - 12/06-12/19/21	2,469.00
01/13/22	2045	1030	The Trash Chute Co., LLC.	(534.00)
01/13/22	2045	7140	Inv #56814 - 01/01-03/31/22	534.00
01/13/22	2046	1030	Waste Pro - Pembroke Pines	(1,980.84)
01/13/22	2046	7305	Inv #0001034529 - 12/01-12/31/21	1,980.84
01/18/22	2047	1030	Hollander, Goode, Lopez	(1,986.09)
01/18/22	2047	7505	Inv #22-001 - Foreclosure - Gomez, Raul - A 806	1,986.09
01/18/22	2048	1030	Hollander, Goode, Lopez	(1,986.09)
01/18/22	2048	7505	Inv #22-002 - Foreclosure - Curry, Victor T. - A615	1,986.09
01/18/22	2049	1030	JC Doors Installation, Inc.	(539.28)

Greenwich Association, Inc.

Journals

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Date	Reference	Account	Description	Amount
01/18/22	2049	7130	Inv #2097 - New Doors for Laundry/Storage - Balance	539.28
01/18/22	2050	1030	JC Doors Installation, Inc.	(539.28)
01/18/22	2050	7130	Inv #2097 - New Doors for LaundryStorage Deposit	539.28
01/18/22	2051	1030	Jonathan R. Rubin, P.A.	(15.00)
01/18/22	2051	7505	Inv #26814 - 000510 - Guerrier	15.00
01/27/22	2052	1030	1.2.3. Locksmith, Corp.	(497.55)
01/27/22	2052	7130	Inv #3754 - Door Repairs	497.55
01/27/22	2053	1030	A & I ENTERPRISES OF SOUTH FLORIDA/SERVICE	(1,666.50)
01/27/22	2053	7170	Inv #24180 - Repair - Stoppage Main Line in Apt 102	262.50
01/27/22	2053	7170	Inv #24148 - Repair Leak on 1st Floor	1,404.00
01/27/22	2054	1030	America Service Inds.	(8,303.55)
01/27/22	2054	7370	Inv #13637 - 02/01-02/28/22	8,303.55
01/27/22	2055	1030	Brown & Brown of FL Inc. - Miami Division	(23,544.56)
01/27/22	2055	4015	Inv #01/21/22 - Renewal Fee - 02/05- 02/05/23 Down Payment	23,544.56
01/27/22	2056	1030	City of North Miami	(20.08)
01/27/22	2056	7020	Inv #01/03/22 - 41-88-14938-01 - 11/02- 12/01/21	20.08
01/27/22	2057	1030	Extrabit Industries Inc.	(360.00)
01/27/22	2057	7536	Inv #2282 - Online Backup Renewal 2022	360.00
01/27/22	2058	1030	Popular Bank	(1,185.40)
01/27/22	2058	7110	Inv #01/16/22 - Maintenance Supplies	1,185.40
01/27/22	2059	1030	Suncoast Elevator Solutions, Inc.	(1,515.00)
01/27/22	2059	1860	Inv #32867 - 02/01-02/28/22	900.00
01/27/22	2059	7190	Inv #32973 - Service Call - DOS Power Failure Reset	615.00
01/27/22	2060	1030	Sunrise Management	(2,661.30)
01/27/22	2060	7536	Inv #01/17/22 - 01/03-01/16/22	2,661.30
01/05/22	ACHWEB20220 105	1030	ACHWEB Unit GAI-1-1115	668.46
01/05/22	ACHWEB20220 105	1200	ACHWEB Unit GAI-1-1115	(668.46)
01/06/22	ACHWEB20220 106	1030	ACHWEB Unit GAI-1-913	414.87
01/06/22	ACHWEB20220 106	1200	ACHWEB Unit GAI-1-913	(414.87)
01/07/22	ACHWEB20220 107	1030	ACHWEB Unit GAI-1-810	414.87
01/07/22	ACHWEB20220 107	1200	ACHWEB Unit GAI-1-810	(414.87)
01/10/22	ACHWEB20220 110	1030	ACHWEB Unit GAI-1-211	414.87

Greenwich Association, Inc.
Journals

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Date	Reference	Account	Description	Amount
01/10/22	ACHWEB20220 110	1200	ACHWEB Unit GAI-1-211	(414.87)
01/11/22	ACHWEB20220 111	1030	ACHWEB Unit GAI-1-901	1,293.55
01/11/22	ACHWEB20220 111	1200	ACHWEB Unit GAI-1-901	(1,293.55)
01/13/22	ACHWEB20220 113	1030	ACHWEB Unit GAI-1-411	414.87
01/13/22	ACHWEB20220 113	1200	ACHWEB Unit GAI-1-411	(414.87)
01/13/22	ACHWEB20220 113	1030	ACHWEB Unit GAI-1-PH02	668.46
01/13/22	ACHWEB20220 113	1200	ACHWEB Unit GAI-1-PH02	(668.46)
01/14/22	ACHWEB20220 114	1030	ACHWEB Unit GAI-1-512	41.87
01/14/22	ACHWEB20220 114	1200	ACHWEB Unit GAI-1-512	(41.87)
01/15/22	ACHWEB20220 115	1030	ACHWEB Unit GAI-1-1110	414.87
01/15/22	ACHWEB20220 115	1200	ACHWEB Unit GAI-1-1110	(414.87)
01/27/22	ACHWEB20220 127	1030	ACHWEB Unit GAI-1-106	414.88
01/27/22	ACHWEB20220 127	1200	ACHWEB Unit GAI-1-106	(414.88)
01/03/22	AUTO.1	1030	FPL	(104.62)
01/03/22	AUTO.1	7030	56006-15271 - 11/23-12/22/21	104.62
01/11/22	AUTO.2	1030	FPL	(36.96)
01/11/22	AUTO.2	7030	64563-31005 - 11/23-12/22/22	36.96
01/11/22	AUTO.3	1030	FPL	(4,990.31)
01/11/22	AUTO.3	7030	34752-18123 - 11/23-12/22/21	4,990.31
01/07/22	AUTO.4	1030	AT&T	(1,382.93)
01/07/22	AUTO.4	7035	305 895-1195 030 0446 - 12/22-01/21/22	1,382.93
01/05/22	AUTO.5	1030	Teco People's Gas	(955.94)
01/05/22	AUTO.5	7045	211011672295 - 11/09-12/09/21	955.94
01/06/22	AUTO.6	1030	IPFS Corporation	(18,539.59)
01/06/22	AUTO.6	4015	Insurance Payable	18,539.59
01/19/22	AUTO.7	1030	AT&T	(138.26)
01/19/22	AUTO.7	7035	01/2022	138.26
01/10/22	CCARD202201 10	1030	CCARD Unit GAI-1-911	414.87
01/10/22	CCARD202201 10	1200	CCARD Unit GAI-1-911	(414.87)
01/12/22	CCARD202201 12	1030	CCARD Unit GAI-1-1003	414.87
01/12/22	CCARD202201 12	1200	CCARD Unit GAI-1-1003	(414.87)

Greenwich Association, Inc.
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Date	Reference	Account	Description	Amount
01/12/22	CCARD202201 12	1030	CCARD Unit GAI-1-116	668.46
01/12/22	CCARD202201 12	1200	CCARD Unit GAI-1-116	(668.46)
01/25/22	CCARD202201 25	1030	CCARD Unit GAI-1-1410	48.82
01/25/22	CCARD202201 25	1200	CCARD Unit GAI-1-1410	(48.82)
01/26/22	CCARD202201 26	1030	CCARD Unit GAI-1-515	220.35
01/26/22	CCARD202201 26	1200	CCARD Unit GAI-1-515	(220.35)
01/30/22	CCARD202201 30	1030	CCARD Unit GAI-1-207	350.00
01/30/22	CCARD202201 30	1200	CCARD Unit GAI-1-207	(350.00)
01/31/22	CCARD202201 31	1030	CCARD Unit GAI-1-208	400.00
01/31/22	CCARD202201 31	1200	CCARD Unit GAI-1-208	(400.00)
01/31/22	CCARD202201 31	1030	CCARD Unit GAI-1-603	400.00
01/31/22	CCARD202201 31	1200	CCARD Unit GAI-1-603	(400.00)
01/31/22	CHG.1	1200	GenMaint 01/01/2022 - 01/31/2022	110,989.90
01/31/22	CHG.1	6010	GenMaint 01/01/2022 - 01/31/2022	(110,989.90)
01/03/22	Dep.22	1030	LockBoxCR Batch # 2201053221	2,700.93
01/03/22	Dep.22	1200	LockBoxCR Batch # 2201053221	(2,700.93)
01/04/22	Dep.23	1030	LockBoxCR Batch # 2201053374	414.87
01/04/22	Dep.23	1200	LockBoxCR Batch # 2201053374	(414.87)
01/05/22	Dep.24	1030	LockBoxCR Batch # 2201053502	414.87
01/05/22	Dep.24	1200	LockBoxCR Batch # 2201053502	(414.87)
01/06/22	Dep.25	1030	LockBoxCR Batch # 2201063773	12,526.68
01/06/22	Dep.25	1200	LockBoxCR Batch # 2201063773	(12,526.68)
01/07/22	Dep.26	1030	LockBoxCR Batch # 2201074052	3,530.11
01/07/22	Dep.26	1200	LockBoxCR Batch # 2201074052	(3,530.11)
01/11/22	Dep.27	1030	EFTCR Batch # 2201104383	49,479.65
01/11/22	Dep.27	1200	EFTCR Batch # 2201104383	(49,479.65)
01/10/22	Dep.28	1030	LockBoxCR Batch # 2201104591	3,207.55
01/10/22	Dep.28	1200	LockBoxCR Batch # 2201104591	(3,207.55)
01/11/22	Dep.29	1030	LockBoxCR Batch # 2201114838	5,312.73
01/11/22	Dep.29	1200	LockBoxCR Batch # 2201114838	(5,312.73)
01/12/22	Dep.30	1030	LockBoxCR Batch # 2201125108	2,742.81
01/12/22	Dep.30	1200	LockBoxCR Batch # 2201125108	(2,742.81)

Greenwich Association, Inc.

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Date	Reference	Account	Description	Amount
01/13/22	Dep.31	1030	LockBoxCR Batch # 2201135313	2,166.19
01/13/22	Dep.31	1200	LockBoxCR Batch # 2201135313	(2,166.19)
01/14/22	Dep.32	1030	LockBoxCR Batch # 2201145576	2,337.49
01/14/22	Dep.32	1200	LockBoxCR Batch # 2201145576	(2,337.49)
01/17/22	Dep.33	1030	LockBoxCR Batch # 2201175844	6,410.87
01/17/22	Dep.33	1200	LockBoxCR Batch # 2201175844	(6,410.87)
01/19/22	Dep.34	1030	LockBoxCR Batch # 2201196229	3,558.60
01/19/22	Dep.34	1200	LockBoxCR Batch # 2201196229	(3,558.60)
01/20/22	Dep.35	1030	ManCR Batch # 2201206431	1,087.73
01/20/22	Dep.35	1200	ManCR Batch # 2201206431	(1,087.73)
01/20/22	Dep.36	1030	LockBoxCR Batch # 2201206489	563.00
01/20/22	Dep.36	1200	LockBoxCR Batch # 2201206489	(563.00)
01/21/22	Dep.37	1030	LockBoxCR Batch # 2201216634	1,049.51
01/21/22	Dep.37	1200	LockBoxCR Batch # 2201216634	(1,049.51)
01/24/22	Dep.38	1030	LockBoxCR Batch # 2201246829	1,456.82
01/24/22	Dep.38	1200	LockBoxCR Batch # 2201246829	(1,456.82)
01/25/22	Dep.39	1030	EFTCR Batch # 2201246914	414.87
01/25/22	Dep.39	1200	EFTCR Batch # 2201246914	(414.87)
01/25/22	Dep.40	1030	LockBoxCR Batch # 2201257361	372.43
01/25/22	Dep.40	1200	LockBoxCR Batch # 2201257361	(372.43)
01/26/22	Dep.41	1030	LockBoxCR Batch # 2201267544	1,125.88
01/26/22	Dep.41	1200	LockBoxCR Batch # 2201267544	(1,125.88)
01/27/22	Dep.42	1030	LockBoxCR Batch # 2201277710	1,669.03
01/27/22	Dep.42	1200	LockBoxCR Batch # 2201277710	(1,669.03)
01/31/22	Dep.43	1030	LockBoxCR Batch # 2201317999	6,196.66
01/31/22	Dep.43	1200	LockBoxCR Batch # 2201317999	(6,196.66)
01/06/22	DP01	1030	Miscellaneous Income	75.00
01/06/22	DP01	6030	Keys - Unit 1407	(75.00)
01/12/22	DP01	1045	Security Deposit	2,400.00
01/12/22	DP01	4165	Security Deposit Unit 1404	(1,200.00)
01/12/22	DP01	4165	Security Deposit - PH16	(1,200.00)
01/06/22	DP02	1030	Miscellaneous Income	50.00
01/06/22	DP02	6075	Water Shutoff	(50.00)
01/26/22	DP02	1045	Security Deposit	2,400.00
01/26/22	DP02	4165	Security Deposit Unit# 1213	(1,200.00)
01/26/22	DP02	4165	Security Deposit Unit# PH13	(1,200.00)
01/12/22	DP03	1030	Miscellaneous Income	50.00
01/12/22	DP03	6075	Water Shutoff	(50.00)
01/15/22	DP04	1030	Miscellaneous Income	188.00
01/15/22	DP04	6075	Repairs - Unit #415	(188.00)

Greenwich Association, Inc.
Journals

January 1, 2022 - January 31, 2022

Date	Reference	Account	Description	Amount
01/15/22	DP05	1030	Miscellaneous Income	100.00
01/15/22	DP05	6075	Violation - Unit #1008	(100.00)
01/27/22	DP06	1030	Miscellaneous Income	8,078.06
01/27/22	DP06	6025	Miscellaneous Income	(8,078.06)
01/27/22	DP07	1030	Miscellaneous Income	50.00
01/27/22	DP07	6065	FOB	(50.00)
01/27/22	DP08	1030	Miscellaneous Income	50.00
01/27/22	DP08	6075	Water Shutoff	(50.00)
01/31/22	DP09	1030	Miscellaneous Income	50.00
01/31/22	DP09	6065	FOB	(50.00)
01/31/22	GJ.1	1200	B/C 01/01/2022 - 01/31/2022	50.00
01/31/22	GJ.1	6060	B/C 01/01/2022 - 01/31/2022	(50.00)
01/31/22	GJ03	4170	Recognize Cable Income	322.29
01/31/22	GJ03	6080	Recognize Cable Income	(322.29)
01/31/22	GJ04	7555	Adjust Insurance Payable	1,178.10
01/31/22	GJ04	4015	Adjust Insurance Payable	(1,178.10)
01/31/22	GJ10	1850	Record Insurance Renewal	287,799.21
01/31/22	GJ10	4015	Record Insurance Renewal	(287,799.21)
01/12/22	GJ15	1045	Security Deposit Unit 1404 & PH16	2,400.00
01/12/22	GJ15	4165	Security Deposit Unit 1404 & PH16	(2,400.00)
01/12/22	GJ16	1045	Security Deposit Unit# 1213 & PH13	2,400.00
01/12/22	GJ16	4165	Security Deposit Unit# 1213 & PH13	(2,400.00)
01/31/22	GJ16	7545	Prepaid Expenses	1,100.00
01/31/22	GJ16	7525	Prepaid Expenses	884.00
01/31/22	GJ16	7315	Prepaid Expenses	75.00
01/31/22	GJ16	1860	Prepaid Expenses	(2,059.00)
01/31/22	INS	7555	Expense Prepaid Insurance	18,504.66
01/31/22	INS	1850	Expense Prepaid Insurance	(18,504.66)
01/31/22	INT	1030	Interest Income	2.29
01/31/22	INT	1035	Interest Income	0.01
01/31/22	INT	1040	Interest Income	94.85
01/31/22	INT	6040	Interest Income	(97.15)
01/14/22	R-ACH20220114	1030	R-ACH Unit GAI-1-901	(1,293.55)
01/14/22	R-ACH20220114	1200	R-ACH Unit GAI-1-901	1,293.55
01/13/22	RE01	7020	Record Accounts Payable	29,513.76
01/13/22	RE01	7030	Record Accounts Payable	5,458.00
01/13/22	RE01	7305	Record Accounts Payable	1,920.90
01/13/22	RE01	7345	Record Accounts Payable	7,600.00
01/13/22	RE01	7550	Record Accounts Payable	19,985.00
01/13/22	RE01	7045	Record Accounts Payable	1,000.00
01/13/22	RE01	4010	Record Accounts Payable	(65,477.66)

Greenwich Association, Inc.
Journals

January 1, 2022 - January 31, 2022

Date	Reference	Account	Description	Amount
01/01/22	RE01.1	7020	Record Accounts Payable	(31,000.00)
01/01/22	RE01.1	7030	Record Accounts Payable	(5,679.98)
01/01/22	RE01.1	7305	Record Accounts Payable	(1,920.90)
01/01/22	RE01.1	7345	Record Accounts Payable	(7,600.00)
01/01/22	RE01.1	7550	Record Accounts Payable	(15,401.66)
01/01/22	RE01.1	4010	Record Accounts Payable	61,602.54
01/31/22	RE02	1200	Reclass Prepaid Maintenance	51,988.75
01/31/22	RE02	4150	Reclass Prepaid Maintenance	(51,988.75)
01/01/22	RE02.1	1200	Reclass Prepaid Maintenance	(46,148.46)
01/01/22	RE02.1	4150	Reclass Prepaid Maintenance	46,148.46
01/13/22	R- EFT20220113	1030	R-EFT Unit GAI-1-1208	(414.87)
01/13/22	R- EFT20220113	1200	R-EFT Unit GAI-1-1208	414.87
01/31/22	RES	6010	Record Reserve Funding	6,315.00
01/31/22	RES	5500	Record Reserve Funding	(6,315.00)
01/31/22	RESF	1030	Monthly Reserve Funding	(6,315.00)
01/31/22	RESF	1040	Monthly Reserve Funding	6,315.00
01/31/22	RESIT	6085	Reserve Interest Transfer	94.85
01/31/22	RESIT	5505	Reserve Interest Transfer	(94.85)
Transaction Balance for General				0.00

Transaction Totals

Total Debits	<u>924,451.14</u>
Total Credits	<u>924,451.14</u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Oper- (1030)
 January 1, 2022 - January 31, 2022

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	134,601.88
Open Deposits & Additions				
ACHWEB2022	01/27/22	1200	ACHWEB Unit GAI-1-106	414.88
	0127			
CCARD202201	01/30/22	1200	CCARD Unit GAI-1-207	350.00
	30			
CCARD202201	01/31/22	1200	CCARD Unit GAI-1-603	400.00
	31			
CCARD202201	01/31/22	1200	CCARD Unit GAI-1-208	400.00
	31			
XR01	12/31/21		Transfer to Operating	8,387.08
			Total	<u>9,951.96</u>
Open Checks & Payments				
1868	08/12/21	7505	Hollander, Goode, Lopez	4,495.19
2022	01/13/22	7130	1.2.3. Locksmith, Corp.	176.55
2039	01/13/22	7540	Quill LLC	240.49
2041	01/13/22	Multiple	Suncoast Elevator Solutions, Inc.	4,416.84
2048	01/18/22	7505	Hollander, Goode, Lopez	1,986.09
2050	01/18/22	7130	JC Doors Installation, Inc.	539.28
2052	01/27/22	7130	1.2.3. Locksmith, Corp.	497.55
2053	01/27/22	7170	A & I ENTERPRISES OF SOUTH FLORIDA/SERVICE	1,666.50
2054	01/27/22	7370	America Service Inds.	8,303.55
2055	01/27/22	4015	Brown & Brown of FL Inc.- Miami Division	23,544.56
2056	01/27/22	7020	City of North Miami	20.08
2057	01/27/22	7536	Extrabit Industries Inc.	360.00
2058	01/27/22	7110	Popular Bank	1,185.40
2059	01/27/22	Multiple	Suncoast Elevator Solutions, Inc.	1,515.00
2060	01/27/22	7536	Sunrise Management	2,661.30
			Total	<u>51,608.38</u>
			Reconciled Bank Balance	<u>92,945.46</u>
Bank Account Reconciliation Summary				
Bank Statement Information				
Beginning Bank Balance				125,414.71
+ Cleared Deposits & Additions				124,346.69
- Cleared Checks & Payments				<u>115,159.52</u>
Ending Bank Balance				134,601.88
Reconciled Bank Information				
+ Open Deposits & Additions				9,951.96
- Open Checks & Payments				<u>51,608.38</u>
Reconciled Bank Balance				<u>92,945.46</u>
General Ledger Information				
Unadjusted General Ledger Balance				92,945.46
+/- Total Adjustments				<u>0.00</u>
Adjusted General Ledger Balance				<u>92,945.46</u>
Unreconciled Amount				<u>0.00</u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- S/A- (1035)
 January 1, 2022 - January 31, 2022

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	465.67
Open Deposits & Additions				Total _____
				0.00
Open Checks & Payments				Total _____
				0.00
			Reconciled Bank Balance	<u><u>465.67</u></u>
Bank Account Reconciliation Summary				
Bank Statement Information				
			Beginning Bank Balance	465.66
			+ Cleared Deposits & Additions	0.01
			- Cleared Checks & Payments	0.00
			Ending Bank Balance	<u>465.67</u>
Reconciled Bank Information				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	0.00
			Reconciled Bank Balance	<u><u>465.67</u></u>
General Ledger Information				
			Unadjusted General Ledger Balance	465.67
			+/- Total Adjustments	0.00
			Adjusted General Ledger Balance	<u><u>465.67</u></u>
			Unreconciled Amount	<u><u>0.00</u></u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Reserves- (1040)
 January 1, 2022 - January 31, 2022

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
			Ending Bank Balance	283,404.73
Open Deposits & Additions				Total _____
				0.00
Open Checks & Payments				Total _____
				0.00
			Reconciled Bank Balance	<u>283,404.73</u>
Bank Account Reconciliation Summary				
Bank Statement Information				
			Beginning Bank Balance	276,994.88
			+ Cleared Deposits & Additions	6,409.85
			- Cleared Checks & Payments	0.00
			Ending Bank Balance	<u>283,404.73</u>
Reconciled Bank Information				
			+ Open Deposits & Additions	0.00
			- Open Checks & Payments	0.00
			Reconciled Bank Balance	<u>283,404.73</u>
General Ledger Information				
			Unadjusted General Ledger Balance	283,404.73
			+/- Total Adjustments	0.00
			Adjusted General Ledger Balance	<u>283,404.73</u>
			Unreconciled Amount	<u>0.00</u>

Greenwich Association, Inc.
Bank Account Reconciliation Worksheet

Popular Community Bank- Escrow- (1045)
 January 1, 2022 - January 31, 2022

Reference	Date	GL Account	Description	Amount
Reconciled Bank Information				
				Ending Bank Balance 137,763.99
Open Deposits & Additions				Total 0.00
Open Checks & Payments				Total 8,387.08
XR01	12/31/21	1030	Transfer to Operating	8,387.08
				Total 8,387.08
				Reconciled Bank Balance 129,376.91
Bank Account Reconciliation Summary				
Bank Statement Information				
Beginning Bank Balance				135,363.99
+ Cleared Deposits & Additions				4,800.00
- Cleared Checks & Payments				2,400.00
Ending Bank Balance				137,763.99
Reconciled Bank Information				
+ Open Deposits & Additions				0.00
- Open Checks & Payments				8,387.08
Reconciled Bank Balance				129,376.91
General Ledger Information				
Unadjusted General Ledger Balance				129,376.91
+/- Total Adjustments				0.00
Adjusted General Ledger Balance				129,376.91
Unreconciled Amount				0.00