Financial Report Package

January 2023

Prepared for

La Arboleda II Condominium

By

Excel Management Associates, Inc.

EMA

Income Statement - Operating

La Arboleda II Condominium

From 01/01/2023 to 01/31/2023

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-to-date Actual	Year-to-date Budget	Year-to-date Variance	Annual Budget
OPERATING INCOME							
ASSESSMENT INCOME							
4000-00 Assessments- Member's	$29,072.46	$28,798.00	$274.46	$29,072.46	$28,798.00	$274.46	$345,576.00
4025-00 Reserve Contribution	4,415.00	4,415.00	-	4,415.00	4,415.00	-	52,980.00
4030-00 Late Fees	75.00	-	75.00	75.00	-	75.00	-
4060-00 Interest Income - Operating	0.87	-	0.87	0.87	-	0.87	-
Total ASSESSMENT INCOME	$33,563.33	$33,213.00	$350.33	$33,563.33	$33,213.00	$350.33	$398,556.00
Total OPERATING INCOME	**$33,563.33**	**$33,213.00**	**$350.33**	**$33,563.33**	**$33,213.00**	**$350.33**	**$398,556.00**
OPERATING EXPENSE							
ADMINISTRATIVE							
5010-00 Bad Debt Expense	-	150.00	150.00	-	150.00	150.00	1,800.00
5015-00 Bank Charges	21.00	10.00	(11.00)	21.00	10.00	(11.00)	120.00
5025-00 Legal & Professional Services	-	150.00	150.00	-	150.00	150.00	1,800.00
5030-00 Licenses & Permits	-	112.00	112.00	-	112.00	112.00	1,344.00
5031-00 Annual Fire Dept. Inspection Per	-	79.00	79.00	-	79.00	79.00	948.00
5035-00 Management Expense	1,188.00	1,188.00	-	1,188.00	1,188.00	-	14,256.00
5040-00 Payroll Services	831.15	1,300.00	468.85	831.15	1,300.00	468.85	15,600.00
5041-00 Payroll Taxes/Services	256.29	205.00	(51.29)	256.29	205.00	(51.29)	2,460.00
5045-00 Printing & Postage	208.64	110.00	(98.64)	208.64	110.00	(98.64)	1,320.00
5050-00 Audit & Tax Preparation	175.00	245.00	70.00	175.00	245.00	70.00	2,940.00
5065-00 Insurance Expense	13,700.21	13,600.00	(100.21)	13,700.21	13,600.00	(100.21)	163,200.00
5085-00 Insurance- Workman's Compens	-	100.00	100.00	-	100.00	100.00	1,200.00
Total ADMINISTRATIVE	$16,380.29	$17,249.00	$868.71	$16,380.29	$17,249.00	$868.71	$206,988.00
UTILITIES							
5710-00 Electricity	442.01	350.00	(92.01)	442.01	350.00	(92.01)	4,200.00
5740-00 Telephone	133.05	135.00	1.95	133.05	135.00	1.95	1,620.00
5750-00 Waste Removal	2,315.93	2,205.00	(110.93)	2,315.93	2,205.00	(110.93)	26,460.00
5760-00 Water & Sewer	11,826.85	5,500.00	(6,326.85)	11,826.85	5,500.00	(6,326.85)	66,000.00
Total UTILITIES	$14,717.84	$8,190.00	($6,527.84)	$14,717.84	$8,190.00	($6,527.84)	$98,280.00
REPAIRS & IMPROVEMENTS							
6015-00 Electrical Repairs	-	125.00	125.00	-	125.00	125.00	1,500.00
6055-00 General Repairs & Maintenance	309.99	600.00	290.01	309.99	600.00	290.01	7,200.00
6140-00 Roof Repairs	-	300.00	300.00	-	300.00	300.00	3,600.00
Total REPAIRS & IMPROVEMENTS	$309.99	$1,025.00	$715.01	$309.99	$1,025.00	$715.01	$12,300.00
CONTRACT & SUPPLIES							
6520-00 Fire Extinguisher Inspections	-	18.00	18.00	-	18.00	18.00	216.00
6545-00 Lake Maintenance	148.49	128.00	(20.49)	148.49	128.00	(20.49)	1,536.00
6550-00 Lawn Maintenance	1,000.00	1,000.00	-	1,000.00	1,000.00	-	12,000.00
6565-00 Parking Enforcement	200.00	200.00	-	200.00	200.00	-	2,400.00
6575-00 Pool Contract	350.00	300.00	(50.00)	350.00	300.00	(50.00)	3,600.00
6590-00 Shrub & Tree Maintenance	-	500.00	500.00	-	500.00	500.00	6,000.00
6598-00 Storage	90.00	38.00	(52.00)	90.00	38.00	(52.00)	456.00
6599-00 Supplies	-	150.00	150.00	-	150.00	150.00	1,800.00
Total CONTRACT & SUPPLIES	$1,788.49	$2,334.00	$545.51	$1,788.49	$2,334.00	$545.51	$28,008.00
RESERVE ACCOUNT ACTIVITY							
7000-00 General Reserves	4,415.00	4,415.00	-	4,415.00	4,415.00	-	52,980.00
Total RESERVE ACCOUNT ACTIVITY	$4,415.00	$4,415.00	$-	$4,415.00	$4,415.00	$-	$52,980.00

Description		Current Period Actual	Current Period Budget	Current Period Variance	Year-to-date Actual	Year-to-date Budget	Year-to-date Variance	Annual Budget
Total OPERATING EXPENSE		$37,611.61	$33,213.00	($4,398.61)	$37,611.61	$33,213.00	($4,398.61)	$398,556.00
	Net Income:	($4,048.28)	$0.00	($4,048.28)	($4,048.28)	$0.00	($4,048.28)	$0.00

Balance Sheet - Operating

La Arboleda II Condominium

End Date: 01/31/2023

Assets			
CASH- OPERATING			
10-1000-00	City National Bank- OPR 4036	$19,654.90	
10-1060-00	Petty Cash	50.00	
10-1070-00	Due to/from Operating	(119,671.26)	
Total CASH- OPERATING:			($99,966.36)
CASH - RESERVE			
12-1200-00	City National Bank- Reserve 5155	239,724.31	
12-1240-00	Due to/from Reserves	119,671.26	
Total CASH - RESERVE:			$359,395.57
ACCOUNTS RECEIVABLE			
14-1400-00	Accounts Receivable- Homeowner	21,759.87	
14-1420-00	Allowance for Doubtful Account	(1,000.00)	
Total ACCOUNTS RECEIVABLE:			$20,759.87
CURRENT ASSETS			
15-1500-00	Prepaid Insurance	57,988.37	
Total CURRENT ASSETS:			$57,988.37
Total Assets:			**$338,177.45**
Liabilities & Equity			
CURRENT LIABILITIES			
20-2000-00	Accounts Payable	54,286.40	
20-2020-00	Prepaid Assessments	17,317.43	
20-2030-00	Deferred Comcast Income	3,645.00	
20-2040-00	Insurance Note Payable	57,515.65	
20-2060-00	Accrued Expenses	11,248.15	
Total CURRENT LIABILITIES:			$144,012.63
RESERVE CONTRIBUTIONS			
30-3010-00	Reserve- Interest	2,201.59	
30-3085-00	Painting Reserve	43,932.18	
30-3095-00	Pool Reserve	3,181.14	
30-3100-00	Resurfacing Reserve	(14,864.90)	
30-3105-00	Flat Roofing 700, 830, 850 Reserve	11,651.20	
30-3106-00	Flat Roofing 730, 770, 860, 870 Reserve	3,477.08	
30-3107-00	Flat Roofing Reserve	(35,531.63)	
30-3108-00	Tile Roofing Reserve	326,071.91	
Total RESERVE CONTRIBUTIONS:			$340,118.57
EQUITY			
32-3210-00	Retained Earnings- Operating	(83,695.54)	
Total EQUITY:			($83,695.54)

Net Income Gain / Loss	($4,048.28)	
		($4,048.28)
Total Liabilities & Equity:		**$396,387.38**

General Ledger Trial Balance

La Arboleda II Condominium

Complete Report 01/01/2023 to 01/31/2023

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
10-1000-00	City National Bank- OPR 4036	$14,220.68	$32,906.97	$27,472.75	$19,654.90
10-1060-00	Petty Cash	$50.00	$0.00	$0.00	$50.00
10-1070-00	Due to/from Operating	($119,671.26)	$0.00	$0.00	($119,671.26)
12-1200-00	City National Bank- Reserve 5155	$263,526.09	$4,483.22	$28,285.00	$239,724.31
12-1240-00	Due to/from Reserves	$119,671.26	$0.00	$0.00	$119,671.26
14-1400-00	Accounts Receivable- Homeowner	$16,214.65	$33,884.40	$28,339.18	$21,759.87
14-1420-00	Allowance for Doubtful Account	($1,000.00)	$0.00	$0.00	($1,000.00)
15-1500-00	Prepaid Insurance	$57,988.37	$0.00	$0.00	$57,988.37
20-2000-00	Accounts Payable	($24,548.60)	$74,975.53	$104,713.33	($54,286.40)
20-2020-00	Prepaid Assessments	($12,750.51)	$280.93	$4,847.85	($17,317.43)
20-2030-00	Deferred Comcast Income	($3,645.00)	$0.00	$0.00	($3,645.00)
20-2040-00	Insurance Note Payable	($57,515.65)	$0.00	$0.00	($57,515.65)
20-2060-00	Accrued Expenses	($11,248.15)	$0.00	$0.00	($11,248.15)
30-3010-00	Reserve- Interest	($2,133.37)	$0.00	$68.22	($2,201.59)
30-3085-00	Painting Reserve	($43,086.51)	$0.00	$845.67	($43,932.18)
30-3090-00	Paving Reserve	$0.00	$16,685.00	$16,685.00	$0.00
30-3095-00	Pool Reserve	($3,107.29)	$0.00	$73.85	($3,181.14)
30-3100-00	Resurfacing Reserve	($9,297.10)	$24,362.00	$200.00	$14,864.90
30-3105-00	Flat Roofing 700, 830, 850 Reserve	($11,385.07)	$0.00	$266.13	($11,651.20)
30-3106-00	Flat Roofing 730, 770, 860, 870 Reserve	($3,111.08)	$0.00	$366.00	($3,477.08)
30-3107-00	Flat Roofing Reserve	$14,427.17	$23,200.00	$2,095.54	$35,531.63
30-3108-00	Tile Roofing Reserve	($325,504.10)	$0.00	$567.81	($326,071.91)
32-3210-00	Retained Earnings- Operating	$83,695.54	$0.00	$0.00	$83,695.54
40-4000-00	Assessments- Member's	$0.00	$4,415.00	$33,487.46	($29,072.46)
40-4025-00	Reserve Contribution	$0.00	$0.00	$4,415.00	($4,415.00)
40-4030-00	Late Fees	$0.00	$0.00	$75.00	($75.00)
40-4060-00	Interest Income - Operating	$0.00	$0.00	$0.87	($0.87)
40-4065-00	Interest Income - Reserve	$0.00	$68.22	$68.22	$0.00
50-5015-00	Bank Charges	$0.00	$21.00	$0.00	$21.00
50-5035-00	Management Expense	$0.00	$1,188.00	$0.00	$1,188.00
50-5040-00	Payroll Services	$0.00	$1,246.72	$415.57	$831.15
50-5041-00	Payroll Taxes/Services	$0.00	$400.51	$144.22	$256.29
50-5045-00	Printing & Postage	$0.00	$208.64	$0.00	$208.64

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
50-5050-00	Audit & Tax Preparation	$0.00	$175.00	$0.00	$175.00
50-5065-00	Insurance Expense	$0.00	$13,700.21	$0.00	$13,700.21
57-5710-00	Electricity	$0.00	$442.01	$0.00	$442.01
57-5740-00	Telephone	$0.00	$133.05	$0.00	$133.05
57-5750-00	Waste Removal	$0.00	$2,315.93	$0.00	$2,315.93
57-5760-00	Water & Sewer	$0.00	$11,826.85	$0.00	$11,826.85
60-6055-00	General Repairs & Maintenance	$0.00	$309.99	$0.00	$309.99
65-6545-00	Lake Maintenance	$0.00	$148.49	$0.00	$148.49
65-6550-00	Lawn Maintenance	$0.00	$1,000.00	$0.00	$1,000.00
65-6565-00	Parking Enforcement	$0.00	$200.00	$0.00	$200.00
65-6575-00	Pool Contract	$0.00	$350.00	$0.00	$350.00
65-6598-00	Storage	$0.00	$90.00	$0.00	$90.00
65-6600-00	Waste Removal Expense	$0.00	$2,315.93	$2,315.93	$0.00
70-7000-00	General Reserves	$0.00	$4,415.00	$0.00	$4,415.00
	Totals:	**($58,209.93)**	**$255,748.60**	**$255,748.60**	**($58,209.93)**

Homeowner Aging Report

La Arboleda II Condominium

End Date: 01/31/2023

Filters: Minimum Balance - 0 ACH Only - No

Description		Current	Over 30	Over 60	Over 90	Balance
ARB8007 - Alba Acosta - Owner						**Last Payment:** $344.97 on 01/18/2023
	Total:	**$36.80**	**$0.00**	**$0.00**	**$0.00**	**$36.80**
ARB7002 - Iliana Aday - Owner						**Last Payment:** $376.55 on 01/24/2023
	Total:	**$80.94**	**$0.00**	**$0.00**	**$0.00**	**$80.94**
ARB7143 - Dalila Del Pilar Allen - Owner						**Last Payment:** $70.63 on 01/26/2023
	Total:	**$91.94**	**$0.00**	**$0.00**	**$0.00**	**$91.94**
ARB7502 - Carlos Armengol - Owner						**Last Payment:** $1,453.15 on 11/04/2022
	Total:	**$344.97**	**$0.00**	**$0.00**	**$0.00**	**$344.97**
ARB7508 - Bertha Bagaria - Owner						**Last Payment:** $344.97 on 01/12/2023
	Total:	**$100.00**	**$0.00**	**$0.00**	**$0.00**	**$100.00**
ARB8308 - Oscar Benavides - Owner						**Last Payment:** $333.45 on 01/25/2023
	Total:	**$73.92**	**$0.00**	**$0.00**	**$0.00**	**$73.92**
ARB7204 - Omar Betancourt & Carmen Betancourt - Owner						**Last Payment:** $310.00 on 01/08/2023
	Total:	**$149.09**	**$0.00**	**$0.00**	**$0.00**	**$149.09**
ARB7202 - Angel Caballero - Owner						**Last Payment:** $350.00 on 01/01/2023
	Total:	**$164.55**	**$0.00**	**$0.00**	**$0.00**	**$164.55**
ARB8722 - Carlos Cardo - Owner						**Last Payment:** $448.43 on 01/18/2023
	Total:	**$448.43**	**$0.00**	**$85.24**	**$0.00**	**$533.67**

Description		Current	Over 30	Over 60	Over 90	Balance
ARB8602 - Ricardo Blanco Cassana - Owner						**Last Payment:** $376.55 on 01/09/2023
	Total:	**$376.55**	**$0.00**	**$317.25**	**$254.83**	**$948.63**
ARB7801 - Century Invest Llc - Owner						**Last Payment:** $363.26 on 12/01/2022
	Total:	**$67.91**	**$0.00**	**$0.00**	**$0.00**	**$67.91**
ARB7507 - Hiram Cruz - Owner						**Last Payment:** $321.94 on 01/09/2023
	Total:	**$18.89**	**$0.00**	**$0.00**	**$0.00**	**$18.89**
ARB7708 - Joaquin Daniel - Owner						**Last Payment:** $326.55 on 01/12/2023
	Total:	**$50.00**	**$0.00**	**$0.00**	**$0.00**	**$50.00**
ARB7122 - Dora Maria De Polanco - Owner						**Last Payment:** $328.54 on 01/24/2023
	Total:	**$119.89**	**$0.00**	**$0.00**	**$0.00**	**$119.89**
ARB8701 - Dorvi Llc - Owner						**Last Payment:** $726.52 on 12/15/2022
	Total:	**$431.17**	**$0.00**	**$0.00**	**$0.00**	**$431.17**
ARB7203 - Estate Of Myriam Tobon - Owner						**Last Payment:** $376.55 on 01/12/2023
	Total:	**$401.55**	**$0.00**	**$317.25**	**$1,617.70**	**$2,336.50**
ARB8402 - Irma Fernandez - Owner						**Last Payment:** $1,510.00 on 11/17/2022
	Total:	**$401.55**	**$0.00**	**$317.25**	**$3,369.43**	**$4,088.23**
ARB8603 - Jeremy Ferry & Paulina Ferry - Owner						**Last Payment:** $342.25 on 12/28/2022
	Total:	**$376.55**	**$0.00**	**$0.00**	**$0.00**	**$376.55**

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7504 - Dolores Garcia & Eric Garcia - Owner						**Last Payment:** $290.63 on 12/05/2022
	Total:	**$54.34**	**$0.00**	**$0.00**	**$0.00**	**$54.34**
ARB8122 - Samara G. Glyn - Owner						**Last Payment:** $377.80 on 12/15/2022
	Total:	**$448.43**	**$0.00**	**$377.80**	**$6.55**	**$832.78**
ARB7702 - Maria Guerra - Owner						**Last Payment:** $4,740.00 on 12/15/2022
	Total:	**$376.55**	**$0.00**	**$0.00**	**$0.00**	**$376.55**
ARB7304 - Ovidio Jasso - Owner						**Last Payment:** $2,300.00 on 01/30/2023
	Total:	**($246.06)**	**$0.00**	**$0.00**	**$0.00**	**($246.06)**
ARB7464 - Surekha Joshi - Owner						**Last Payment:** $377.80 on 11/04/2022
	Total:	**$473.43**	**$0.00**	**$377.80**	**$0.00**	**$851.23**
ARB7706 - Jesus La Rosa & Terry La Rosa - Owner - Automatic ACH						**Last Payment:** $296.94 on 01/12/2023
	Total:	**$321.94**	**$0.00**	**$0.00**	**$0.00**	**$321.94**
ARB7864 - Alberto Laurel - Owner						**Last Payment:** $448.43 on 01/24/2023
	Total:	**$448.43**	**$0.00**	**$377.80**	**$36.53**	**$862.76**
ARB7605 - Omayra Leon & Gloria Gonzalez - Owner						**Last Payment:** $266.22 on 01/04/2023
	Total:	**$67.23**	**$0.00**	**$0.00**	**$0.00**	**$67.23**
ARB8504 - Mercy Levine - Owner						**Last Payment:** $367.95 on 01/12/2023
	Total:	**$125.87**	**$0.00**	**$0.00**	**$0.00**	**$125.87**

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7004 - Maria Cecilia Lopez - Owner						**Last Payment:** $200.00 on 12/06/2022
	Total:	**$367.95**	**$0.00**	**$310.00**	**$189.72**	**$867.67**
ARB7302 - Silvia Marrero - Owner						**Last Payment:** $380.00 on 01/24/2023
	Total:	**$376.55**	**$0.00**	**$317.25**	**$1,392.60**	**$2,086.40**
ARB8401 - Jesus Menendez & Sandra Menendez - Owner						**Last Payment:** $294.86 on 01/18/2023
	Total:	**$254.77**	**$0.00**	**$0.00**	**$0.00**	**$254.77**
ARB7703 - Ivania Morazan - Owner						**Last Payment:** $620.00 on 12/15/2022
	Total:	**$367.95**	**$0.00**	**$0.00**	**$0.00**	**$367.95**
ARB8004 - Giovanni S. Navarrete - Owner						**Last Payment:** $280.93 on 01/18/2023
	Total:	**$52.52**	**$0.00**	**$0.00**	**$0.00**	**$52.52**
ARB7707 - Angel Parrilla & Sheila Leon - Owner						**Last Payment:** $368.00 on 01/18/2023
	Total:	**$94.14**	**$0.00**	**$0.00**	**$0.00**	**$94.14**
ARB8501 - Roberta Jorge Pelarigo - Owner						**Last Payment:** $367.95 on 01/09/2023
	Total:	**$137.95**	**$0.00**	**$0.00**	**$0.00**	**$137.95**
ARB8304 - Alain Bello Rey & Yanira Rey - Owner						**Last Payment:** $333.45 on 01/26/2023
	Total:	**$333.45**	**$0.00**	**$280.93**	**$397.39**	**$1,011.77**
ARB7401 - Maria Carmen Rivera - Owner						**Last Payment:** $135.25 on 01/10/2023
	Total:	**$295.92**	**$0.00**	**$0.00**	**$0.00**	**$295.92**

Homeowner Aging Report

La Arboleda II Condominium

End Date: 01/31/2023

Filters: Minimum Balance - 0 ACH Only - No

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7505 - Alexis Rodriguez & Maria Rodriguez - Owner						**Last Payment:** $271.24 on 01/09/2023
	Total:	**$50.70**	**$0.00**	**$0.00**	**$0.00**	**$50.70**
ARB8743 - Arturo Rodriguez & Sara Rodriguez - Owner						**Last Payment:** $377.80 on 01/20/2023
	Total:	**$448.43**	**$0.00**	**$308.27**	**$0.00**	**$756.70**
ARB7501 - Hector M. Ruyol Jr. - Owner						**Last Payment:** $355.00 on 01/18/2023
	Total:	**$355.00**	**$0.00**	**$184.80**	**$0.00**	**$539.80**
ARB8604 - Orlando Sendon & Margarita Sendon - Owner						**Last Payment:** $310.00 on 12/09/2022
	Total:	**$367.95**	**$0.00**	**$310.00**	**$38.60**	**$716.55**
ARB7305 - T&M Investments Group - Owner						**Last Payment:** $310.00 on 01/18/2023
	Total:	**$342.95**	**$0.00**	**$0.00**	**$0.00**	**$342.95**
ARB8302 - German A. Triana - Owner						**Last Payment:** $321.94 on 01/18/2023
	Total:	**$25.00**	**$0.00**	**$0.00**	**$0.00**	**$25.00**
ARB7604 - Luis Bernardo Turuseta & Iliana Maria Gonzales Urquijo - Owner						**Last Payment:** $271.24 on 01/30/2023
	Total:	**$54.28**	**$0.00**	**$0.00**	**$0.00**	**$54.28**
ARB7001 - Xenia Valdes - Owner						**Last Payment:** $367.95 on 01/06/2023
	Total:	**$367.95**	**$0.00**	**$207.05**	**$0.00**	**$575.00**
ARB7607 - Miriam Viera - Owner						**Last Payment:** $319.32 on 01/14/2023
	Total:	**$25.65**	**$0.00**	**$0.00**	**$0.00**	**$25.65**

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7307 - Maria Elena Vila - Owner						**Last Payment:** $27.52 on 12/28/2022
	Total:	**$243.86**	**$0.00**	**$0.00**	**$0.00**	**$243.86**

Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
La Arboleda II Condominium	**$10,367.83**	**$0.00**	**$4,088.69**	**$7,303.35**	**$21,759.87**

Description		Total
Assessment (Delinquent Fee) 2023		$75.00
Assessment 2022		$11,302.45
Assessment 2023		$10,382.42
	AR Total:	**$21,759.87**

Date	Check #	Payee		Amount
10-1000-00 City National Bank- OPR 4036				
01/03/2023	0	IPFS CORPORATION		$13,700.21
		Invoice #: 6th.install 962		
		20-2000-00 Acct# GAA-C93962	$13,700.21	
		50-5065-00 Acct# GAA-C93962	$13,700.21	
01/09/2023	3705	AQUAZONE POOL AND SPA, INC.		$350.00
		Invoice #: 9795		
		20-2000-00 January service	$350.00	
		65-6575-00 January service	$350.00	
01/09/2023	3706	BEST TREE TRIMMING BY DIAZ INC		$1,000.00
		Invoice #: 20230114		
		20-2000-00 December service	$1,000.00	
		65-6550-00 December service	$1,000.00	
01/09/2023	3707	EXCEL MANAGEMENT ASSOCIATES		$90.00
		Invoice #: 07193997		
		20-2000-00 Quarterly storage rental	$90.00	
		65-6598-00 Quarterly storage rental	$90.00	
01/09/2023	3708	EXCEL MANAGEMENT ASSOCIATES		$1,188.00
		Invoice #: 07193998		
		20-2000-00 January service	$1,188.00	
		50-5035-00 January service	$1,188.00	
01/09/2023	3709	EXCEL MANAGEMENT ASSOCIATES		$104.07
		Invoice #: 07194038		
		20-2000-00 October charges	$104.07	
		50-5045-00 October charges	$104.07	
01/09/2023	3710	EXCEL MANAGEMENT ASSOCIATES		$407.85
		Invoice #: 07194039		
		20-2000-00 November charges	$407.85	
		50-5045-00 November charges	$407.85	
01/09/2023	3711	LA ARBOLEDA II CONDO. ASSOC.		$4,415.00
		Invoice #: 1/2023		
		20-2000-00 January reserve	$4,415.00	
		70-7000-00 January reserve	$4,415.00	
01/09/2023	0	MIAMI-DADE WATER & SEWER		$1,219.78
		Invoice #: 4507644200 1/13/22		
		20-2000-00 Serv. to 12/17/2022	$1,219.78	
		57-5760-00 Serv. to 12/17/2022	$1,219.78	
01/09/2023	3712	SOLITUDE LAKE MANAGEMENT		$148.49
		Invoice #: PSI-43610		
		20-2000-00 January service	$148.49	
		65-6545-00 January service	$148.49	
01/09/2023	3713	WASTE CONNECTIONS OF FLORIDA		$2,315.93

Date	Check #	Payee		Amount
		Invoice #: 2901406W440		
		20-2000-00 January service	$2,315.93	
		57-5750-00 January service	$2,315.93	
01/09/2023	3714	SOUTH FLORIDA PARKING AUTHORITY		$200.00
		Invoice #: 16020		
		20-2000-00 January service	$200.00	
		65-6565-00 January service	$200.00	
01/13/2023	0	AT&T		$133.05
		Invoice #: 308957821 1/19/23		
		20-2000-00 Serv. to 1/28/2023	$133.05	
		57-5740-00 Serv. to 1/28/2023	$133.05	
01/13/2023	3715	Terry La Rosa		$321.94
		14-1400-00 Return; Refund Overpayment	$321.94	
01/20/2023	3716	AQUAZONE POOL AND SPA, INC.		$460.00
		Invoice #: 9277 2		
		20-2000-00 Replace pool pump	$460.00	
		60-6055-00 Replace pool pump	$460.00	
01/20/2023	3717	LAZARO GONZALEZ		$154.99
		Invoice #: 012023		
		20-2000-00 Reimb. for repair expenses	$154.99	
		60-6055-00 Reimb. for repair expenses	$154.99	
01/20/2023	3718	LAZARO GONZALEZ		$155.00
		Invoice #: 12023		
		20-2000-00 Materials for fence repairs	$155.00	
		60-6055-00 Materials for fence repairs	$155.00	
01/05/2023	0	ADP PAYROLL SERVICES		$415.57
		Invoice #: 01/5/2022		
		20-2000-00 Payroll Services	$415.57	
		50-5040-00 Payroll Services	$415.57	
01/05/2023	0	ADP PAYROLL SERVICES		$72.01
		Invoice #: 1/5/2023		
		20-2000-00 Payroll taxes	$72.01	
		50-5041-00 Payroll taxes	$72.01	
01/19/2023	0	ADP PAYROLL SERVICES		$415.58
		Invoice #: 01192023		
		20-2000-00 Payroll Services	$415.58	
		50-5040-00 Payroll Services	$415.58	
01/19/2023	0	ADP PAYROLL SERVICES		$72.00
		Invoice #: 1192023		
		20-2000-00 Payroll taxes	$72.00	
		50-5041-00 Payroll taxes	$72.00	
01/13/2023	0	ADP PAYROLL SERVICES		$56.14

Date	Check #	Payee					Amount
		Invoice #: 01132023					
		20-2000-00 Payroll services				$56.14	
		50-5041-00 Payroll services				$56.14	
01/27/2023	0	ADP PAYROLL SERVICES					$56.14
		Invoice #: 01272023					
		20-2000-00 Payroll services				$56.14	
		50-5041-00 Payroll services				$56.14	
01/17/2023	0	CITY NATIONAL BANK					$21.00
		50-5015-00 Bank Adjustment - Monthly service fee; Monthly service fee				$21.00	
			Account Totals	**# Checks:**	**24**		**$27,472.75**
12-1200-00 City National Bank- Reserve 5155							
01/13/2023	1055	RAMS PAINTING INC					$7,525.00
		Invoice #: 01132023					
		20-2000-00 D/P for Repair damaged asphalt				$7,525.00	
		30-3100-00 D/P for Repair damaged asphalt				$7,525.00	
01/20/2023	1056	ENVIROTECH ROOFING GROUP					$11,600.00
		Invoice #: 011823					
		20-2000-00 2nd. pymt. roof replace Bldg 716				$11,600.00	
		30-3107-00 2nd. pymt. roof replace Bldg 716				$11,600.00	
01/27/2023	1057	RAM'S PAINTING INC.					$9,160.00
		Invoice #: 01232023					
		20-2000-00 2nd.pymt for asphalt restoration				$9,160.00	
		30-3100-00 2nd.pymt for asphalt restoration				$9,160.00	
			Account Totals	**# Checks:**	**3**		**$28,285.00**
			Association Totals	**# Checks:**	**27**		**$55,757.75**

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Uncleared Items					
01/09/2023		BEST TREE TRIMMING BY DIAZ INC		3706	($1,000.00)
01/09/2023		AQUAZONE POOL AND SPA, INC.		3705	($350.00)
01/20/2023		AQUAZONE POOL AND SPA, INC.		3716	($460.00)
			Total Uncleared		**($1,810.00)**
Cleared Items					
Credits					
01/03/2023	01/04/2023	Deposit from batch 3577	3577 - Online Payment	183	$350.00
01/03/2023	01/03/2023	Deposit from batch 3644	3644 - Auto Payment	184	$448.43
01/04/2023	01/06/2023	Deposit from batch 3543	3543 - ACH Payment	185	$344.97
01/04/2023	01/04/2023	Deposit from batch 3675	3675 - Auto Payment	187	$431.17
01/04/2023	01/04/2023	Deposit from batch 3648	3648 - Scanned Checks	186	$2,733.94
01/05/2023	01/05/2023	Deposit from batch 3692	3692 - Revo-Credit Card	189	$266.22
01/05/2023	01/06/2023	Deposit from batch 3676	3676 - Online Payment	188	$367.95
01/06/2023	01/06/2023	Deposit from batch 3706	3706 - Auto Payment	191	$355.00
01/06/2023	01/06/2023	Deposit from batch 3695	3695 - Scanned Checks	190	$2,942.08
01/09/2023	01/09/2023	Deposit from batch 3711	3711 - Online Payment	193	$310.00
01/09/2023	01/09/2023	Deposit from batch 3736	3736 - Auto Payment	194	$689.89
01/09/2023	01/09/2023	Deposit from batch 3713	3713 - Scanned Checks	192	$1,757.38
01/11/2023	01/11/2023	Deposit from batch 3783	3783 - Auto Payment	196	$333.45
01/11/2023	01/12/2023	Deposit from batch 3770	3770 - Online Payment	195	$457.19
01/12/2023	01/12/2023	Deposit from batch 3787	3787 - Scanned Checks	197	$4,100.26
01/13/2023	01/13/2023	Deposit from batch 3839	3839 - Auto Payment	199	$689.89
01/13/2023	01/13/2023	Deposit from batch 3826	3826 - Scanned Checks	198	$868.90
01/17/2023	01/18/2023	Deposit from batch 3844	3844 - Online Payment	200	$319.32
01/17/2023	01/17/2023	Deposit from batch 3863	3863 - Auto Payment	201	$1,069.46
01/18/2023	01/18/2023	Deposit from batch 3880	3880 - Scanned Checks	202	$5,369.63
01/20/2023	01/20/2023	Deposit from batch 3981	3981 - Auto Payment	203	$377.80
01/24/2023	01/24/2023	Deposit from batch 4009	4009 - Auto Payment	205	$55.91
01/24/2023	01/24/2023	Deposit from batch 3987	3987 - Scanned Checks	204	$2,565.46
01/25/2023	01/25/2023	Deposit from batch 4026	4026 - Auto Payment	206	$333.45
01/26/2023	01/26/2023	Deposit from batch 4032	4032 - Scanned Checks	207	$404.08
01/27/2023	01/27/2023	Deposit from batch 4061	4061 - Auto Payment	208	$431.17
01/27/2023	01/27/2023	Deposit from batch 4062	4062 - Auto Payment	209	$448.43
01/30/2023	01/30/2023	Deposit from batch 4087	4087 - Auto Payment	211	$355.00
01/30/2023	01/30/2023	Deposit from batch 4070	4070 - Scanned Checks	210	$1,074.67
01/30/2023	01/30/2023	Deposit from batch 4797		256	$2,300.00
01/31/2023	01/31/2023	Interest			$0.87
01/31/2023	01/31/2023	Deposit from batch 4148	4148 - Auto Payment	212	$355.00
			Total Cleared Credits		**$32,906.97**
Debits					
12/13/2022	01/19/2023	BEST TREE TRIMMING BY DIAZ INC		3693	($1,000.00)
12/13/2022	01/13/2023	AQUAZONE POOL AND SPA, INC.		3691	($350.00)
12/13/2022	01/13/2023	AQUAZONE POOL AND SPA, INC.		3692	($350.00)
12/20/2022	01/23/2023	ENVIROTECH ROOFING GROUP		3701	($450.00)
12/22/2022	01/11/2023	FPL		0	($383.36)
01/03/2023	01/05/2023	IPFS CORPORATION		0	($13,700.21)

Bank Account Reconciliation

La Arboleda II Condominium

City National Bank- OPR 4036 (End: 01/31/2023)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
01/05/2023	01/06/2023	ADP PAYROLL SERVICES		0	($415.57)
01/05/2023	01/06/2023	ADP PAYROLL SERVICES		0	($72.01)
01/09/2023	01/27/2023	LA ARBOLEDA II CONDO. ASSOC.		3711	($4,415.00)
01/09/2023	01/09/2023	WASTE CONNECTIONS OF FLORIDA		3713	($2,315.93)
01/09/2023	01/11/2023	MIAMI-DADE WATER & SEWER		0	($1,219.78)
01/09/2023	01/11/2023	EXCEL MANAGEMENT ASSOCIATES		3708	($1,188.00)
01/09/2023	01/11/2023	EXCEL MANAGEMENT ASSOCIATES		3710	($407.85)
01/09/2023	01/18/2023	SOUTH FLORIDA PARKING AUTHORITY		3714	($200.00)
01/09/2023	01/19/2023	SOLITUDE LAKE MANAGEMENT		3712	($148.49)
01/09/2023	01/11/2023	EXCEL MANAGEMENT ASSOCIATES		3709	($104.07)
01/09/2023	01/11/2023	EXCEL MANAGEMENT ASSOCIATES		3707	($90.00)
01/13/2023	01/26/2023	Terry La Rosa	3838 - Move or Return Payment	3715	($321.94)
01/13/2023	01/17/2023	AT&T		0	($133.05)
01/13/2023	01/13/2023	ADP PAYROLL SERVICES		0	($56.14)
01/17/2023	01/17/2023	CITY NATIONAL BANK		0	($21.00)
01/19/2023	01/19/2023	ADP PAYROLL SERVICES		0	($415.58)
01/19/2023	01/19/2023	ADP PAYROLL SERVICES		0	($72.00)
01/20/2023	01/24/2023	LAZARO GONZALEZ		3718	($155.00)
01/20/2023	01/24/2023	LAZARO GONZALEZ		3717	($154.99)
01/27/2023	01/27/2023	ADP PAYROLL SERVICES		0	($56.14)
			Total Cleared Debits		**($28,196.11)**

City National Bank- OPR 4036 Summary

Ending Account Balance:	$ 21,907.84
Uncleared Items:	($1,810.00)
Adjusted Balance:	$ 23,717.84
Bank Ending Balance:	$ 23,717.84
Difference:	$-

City National Bank
Bci FINANCIAL GROUP
75 YEARS
WE GROW FLORIDA

Client Service

Online
citynational.com

CityTel
1-800-762-CITY (248

Your Banking Center
HOA
P.O. Box 025620
Miami, FL 33102-5620

Telephone
305-577-7336
800-435-8839

Your Banking Center Hours
Lobby: Monday - Friday: 9:00am - 5:00pm

P:12132 / T: / S:

LA ARBOLEDA II CONDOMINIUM ASSOC INC
OPERATING ACCOUNT
CO EXCEL MANAGEMENT
2510 NW 97 AVE SUITE 200
DORAL FL 33172-1407

For additional locations and hours, please visit citynational.com

NMLS 412469
Member FDIC
EQUAL HOUSING LENDER

Association Interest Checking

Account Summary

Account:	XXXXX4036	Beginning Balance:	$19,006.98
Last Statement:	December 30, 2022	Ending Balance:	$23,717.84
This Statement:	January 31, 2023	Average Ledger Balance:	$19,776.62
		Low Balance:	$9,536.53
		Interest Earned This Period:	$0.87
		Interest Earned 2023:	$0.87
		Days In Period:	32
		Annual Percentage Yield Earned:	0.05%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
12-30	Beginning balance			19,006.98
01-03	Icl Deposit	448.43		19,455.41
01-04	Icl Deposit	431.17		19,886.58
01-04	Icl Deposit	2,733.94		22,620.52
01-04	La Arboleda Ii C Onlinepay 3577	350.00		22,970.52
01-05	Net Setlmt 5/3 Bankcard Sys 5/3 Bankcard Net Setlmt 4445057332561 Rev	266.22		23,236.74
01-05	Ipfs800-584-9969 Ipfspmtgaa C93962		13,700.21	9,536.53
01-06	Icl Deposit	355.00		9,891.53
01-06	Icl Deposit	2,942.08		12,833.61
01-06	La Arboleda Ii C Assn Dues 6	344.97		13,178.58
01-06	La Arboleda Ii C Onlinepay 3676	367.95		13,546.53
01-06	Adp - Tax Adp - Tax 929427453476A00		72.01	13,474.52
01-06	Adp Wage Pay Wage Pay 4400669916416Lm		415.57	13,058.95
01-09	Icl Deposit	689.89		13,748.84
01-09	Icl Deposit	1,757.38		15,506.22

Continued on the next page

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
01-10	La Arboleda Ii C Onlinepay 3711	310.00		15,816.22
01-11	Icl Deposit	333.45		16,149.67
01-11	Fpl Direct Debit Elec Pymt 5154771538 Webi		383.36	15,766.31
01-11	Mdws M-dwasdpmt 000001500206487		1,219.78	14,546.53
01-11	Check # 3707		90.00	14,456.53
01-11	Check # 3709		104.07	14,352.46
01-11	Check # 3710		407.85	13,944.61
01-11	Check # 3708		1,188.00	12,756.61
01-12	Icl Deposit	4,100.26		16,856.87
01-12	La Arboleda Ii C Onlinepay 3770	457.19		17,314.06
01-13	Icl Deposit	689.89		18,003.95
01-13	Icl Deposit	868.90		18,872.85
01-13	Adp Payroll Fees Adp Fees 928526785404R12		56.14	18,816.71
01-13	Check # 3691		350.00	18,466.71
01-13	Check # 3692		350.00	18,116.71
01-17	Icl Deposit	1,069.46		19,186.17
01-17	Att Payment 885545003Myw4a		133.05	19,053.12
01-17	Monthly Service Fee		21.00	19,032.12
01-18	Icl Deposit	5,369.63		24,401.75
01-18	La Arboleda Ii C Onlinepay 3844	319.32		24,721.07
01-18	Check # 3714		200.00	24,521.07
01-19	Adp - Tax Adp - Tax 928226706964A00		72.00	24,449.07
01-19	Adp Wage Pay Wage Pay 4900657717396Lm		415.58	24,033.49
01-19	Check # 3712		148.49	23,885.00
01-19	Check # 3693		1,000.00	22,885.00
01-20	Icl Deposit	377.80		23,262.80
01-23	Check # 450		450.00	22,812.80
01-24	Icl Deposit	55.91		22,868.71
01-24	Icl Deposit	2,565.46		25,434.17
01-24	Check # 3717		154.99	25,279.18
01-24	Check # 3718		155.00	25,124.18
01-25	Icl Deposit	333.45		25,457.63
01-26	Icl Deposit	404.08		25,861.71
01-26	Icl Deposit	431.17		26,292.88
01-26	Check # 3715		321.94	25,970.94
01-27	Icl Deposit	448.43		26,419.37
01-27	Adp Payroll Fees Adp Fees 789087602416R12		56.14	26,363.23
01-27	Check # 3711		4,415.00	21,948.23
01-30	Icl Deposit	355.00		22,303.23
01-30	Icl Deposit	1,074.67		23,377.90
01-30	La Arboleda Ii C Settlement 000016928829762	2,300.00		25,677.90
01-31	Icl Deposit	355.00		26,032.90
01-31	Waste Connection Web_pay 67900640013023		2,315.93	23,716.97
01-31	Interest	0.87		23,717.84
01-31	Ending totals	32,906.97	28,196.11	23,717.84

Checks

Number	Date	Amount	Number	Date	Amount
450*	01-23	450.00	3708	01-11	1,188.00
3691	01-13	350.00	3709	01-11	104.07
3692	01-13	350.00	3710	01-11	407.85
3693*	01-19	1,000.00	3711	01-27	4,415.00
3707	01-11	90.00	3712*	01-19	148.49

* Skip In Check Sequence

Continued on the next page

Checks

Number	Date	Amount	Number	Date	Amount
3714	01-18	200.00	3717	01-24	154.99
3715*	01-26	321.94	3718	01-24	155.00

* Skip In Check Sequence

Continued on the next page

Check # 3701 Amount: $450.00 Date: 01/23/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3701
PAY Four Hundred Fifty And 00/100 Dollars
DATE 12/20/2022 AMOUNT ****$450.00
TO THE ORDER OF ENVIROTECH ROOFING GROUP 15400 Sw 38 St Miami, FL 33175
Memo: 744 Leak Repair
Authorized Signature
⑈0000003701⑈ ⑆066004367⑆0431904036⑈ ⑈0000045000⑈

Check # 3701 Amount: $450.00 Date: 01/23/2023

For Deposit only
Global Innovations Bank
Jaguar... LLC
0092349025
2023-01-23

Check # 3691 Amount: $350.00 Date: 01/13/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3691
PAY Three Hundred Fifty And 00/100 Dollars
DATE 12/13/2022 AMOUNT ****$350.00
TO THE ORDER OF AQUAZONE POOL AND SPA, INC. 1312 Sw 139 Court Miami, FL 33184
Memo: November service
Authorized Signature
⑈0000003691⑈ ⑆066004367⑆0431904036⑈ ⑈0000035000⑈

Check # 3691 Amount: $350.00 Date: 01/13/2023

0092897887
2023-01-13
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3692 Amount: $350.00 Date: 01/13/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3692
PAY Three Hundred Fifty And 00/100 Dollars
DATE 12/13/2022 AMOUNT ****$350.00
TO THE ORDER OF AQUAZONE POOL AND SPA, INC. 1312 Sw 139 Court Miami, FL 33184
Memo: December service
Authorized Signature
⑈0000003692⑈ ⑆066004367⑆0431904036⑈ ⑈0000035000⑈

Check # 3692 Amount: $350.00 Date: 01/13/2023

0092897886
2023-01-13
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3693 Amount: $1,000.00 Date: 01/19/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3693
PAY One Thousand And 00/100 Dollars
DATE 12/13/2022 AMOUNT ****$1,000.00
TO THE ORDER OF BEST TREE TRIMMING BY DIAZ INC 2510 43rd. AVE NE NAPLES, FL 34120
Memo: November service
Authorized Signature
⑈0000003693⑈ ⑆066004367⑆0431904036⑈ ⑈0000100000⑈

Check # 3693 Amount: $1,000.00 Date: 01/19/2023

0092193409
2023-01-19
CHECK HERE AFTER MOBILE OR REMOTE DEPOSIT
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3707 Amount: $90.00 Date: 01/11/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3707
PAY Ninety And 00/100 Dollars
DATE 01/09/2023 AMOUNT ****$90.00
TO THE ORDER OF EXCEL MANAGEMENT ASSOCIATES 2510 NW 97 AVENUE, SUITE 200 DORAL, FL 33172
Memo: Quarterly storage rental
Authorized Signature
⑈0000003707⑈ ⑆066004367⑆0431904036⑈ ⑈0000009000⑈

Check # 3707 Amount: $90.00 Date: 01/11/2023

For RDC at CNB Only
Excel Management - Op
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3708 Amount: $1,188.00 Date: 01/11/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3708
PAY One Thousand, One Hundred Eighty-Eight And 00/100 Dollars
DATE 01/09/2023 AMOUNT ****$1,188.00
TO THE ORDER OF EXCEL MANAGEMENT ASSOCIATES 2510 NW 97 AVENUE, SUITE 200 DORAL, FL 33172
Memo: January service
Authorized Signature
⑈0000003708⑈ ⑆066004367⑆0431904036⑈ ⑈0000118800⑈

Check # 3708 Amount: $1,188.00 Date: 01/11/2023

For RDC at CNB Only
Excel Management - Op
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3709 Amount: $104.07 Date: 01/11/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3709

PAY One Hundred Four And 07/100 Dollars
DATE 01/09/2023 AMOUNT ****$104.07

TO THE ORDER OF EXCEL MANAGEMENT ASSOCIATES
2510 NW 97 AVENUE, SUITE 200
DORAL, FL 33172

Memo: October charges
Authorized Signature

⑈000003709⑈ ⑆066004367⑆0431904036⑈ ⑈0000010407⑈

Check # 3709 Amount: $104.07 Date: 01/11/2023

For RDC at CNB Only
Excel Management Op
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3710 Amount: $407.85 Date: 01/11/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3710

PAY Four Hundred Seven And 85/100 Dollars
DATE 01/06/2023 AMOUNT ****$407.85

TO THE ORDER OF EXCEL MANAGEMENT ASSOCIATES
2510 NW 97 AVENUE, SUITE 200
DORAL, FL 33172

Memo: November charges
Authorized Signature

⑈000003710⑈ ⑆066004367⑆0431904036⑈ ⑈0000040785⑈

Check # 3710 Amount: $407.85 Date: 01/11/2023

For RDC at CNB Only
Excel Management Op
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3711 Amount: $4,415.00 Date: 01/27/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue #200
Doral, FL 33172
Check Number: 3711

PAY Four Thousand, Four Hundred Fifteen And 00/100 Dollars
DATE 01/09/2023 AMOUNT ****$4,415.00

TO THE ORDER OF LA ARBOLEDA II CONDO. ASSOC.
2510 Nw 97Th. Ave.#200
Doral, FL 33172

Memo: January reserve
Authorized Signature

⑈000003711⑈ ⑆066004367⑆0431904036⑈ ⑈0000441500⑈

Check # 3711 Amount: $4,415.00 Date: 01/27/2023

Pay To The Order Of
City National Bank
066004367
For Deposit Only(AI-SC)
La Arboleda II Condominium
Acct Ending ...6156
01/27/2023 14:56

Check # 3712 Amount: $148.49 Date: 01/19/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3712

PAY One Hundred Forty-Eight And 49/100 Dollars
DATE 01/09/2023 AMOUNT ****$148.49

TO THE ORDER OF SOLITUDE LAKE MANAGEMENT
1320 Brookwood Drive
SUITE H
Little Rock, AR 72202

Memo: January service
Authorized Signature

⑈000003712⑈ ⑆066004367⑆0431904036⑈ ⑈0000014849⑈

Check # 3712 Amount: $148.49 Date: 01/19/2023

For Deposit Only
0091190179
2023-01-19
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3714 Amount: $200.00 Date: 01/18/2023

City National Bank, Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3714

PAY Two Hundred And 00/100 Dollars
DATE 01/09/2023 AMOUNT ****$200.00

TO THE ORDER OF SOUTH FLORIDA PARKING AUTHORITY
15476 Nw 77Th. Ct
UNIT 433
Miami Lakes, FL 33016

Memo: January service
Authorized Signature

⑈000003714⑈ ⑆066004367⑆0431904036⑈ ⑈0000020000⑈

Check # 3714 Amount: $200.00 Date: 01/18/2023

SFPA LLC
Deposit Only
0092114727
2023-01-18
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3715 Amount: $321.94 Date: 01/26/2023

City National Bank, Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172
Check Number: 3715

PAY Three Hundred Twenty-One And 94/100 Dollars
DATE 01/13/2023 AMOUNT ****$321.94

TO THE ORDER OF Terry La Rosa
770 Nw 108 Avenue
#6
Miami, FL 33172

Memo: Return
Authorized Signature

⑈000003715⑈ ⑆066004367⑆0431904036⑈ ⑈0000032194⑈

Check # 3715 Amount: $321.94 Date: 01/26/2023

For Deposit Only - JPMC
Terry La Rosa
0092598997
2023-01-26
DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

Check # 3717 Amount: $154.99 Date: 01/24/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172

Check Number: 3717

PAY One Hundred Fifty-Four And 99/100 Dollars

DATE 01/20/2023
AMOUNT ***$154.99

TO THE ORDER OF LAZARO GONZALEZ
278 NW 82 COURT
MIAMI, FL 33126

Memo: Reimb. for legal expenses

Authorized Signatures

⑈000003717⑈ ⑆066004367⑆0431904036⑈ ⑇0000015499⑇

Check # 3717 Amount: $154.99 Date: 01/24/2023

DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

0092436539
2023-01-24

Check # 3718 Amount: $155.00 Date: 01/24/2023

City National Bank Miami, FL
La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172

Check Number: 3718

PAY One Hundred Fifty-Five And 00/100 Dollars

DATE 01/20/2023
AMOUNT ***$155.00

TO THE ORDER OF LAZARO GONZALEZ
278 NW 82 COURT
MIAMI, FL 33126

Memo: Materials for fence repairs

Authorized Signatures

⑈000003718⑈ ⑆066004367⑆0431904036⑈ ⑇0000015500⑇

Check # 3718 Amount: $155.00 Date: 01/24/2023

DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

0092436539
2023-01-24

Bank Account Reconciliation

La Arboleda II Condominium

City National Bank- Reserve 5155 (End: 01/31/2023)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Cleared Items					
Credits					
01/27/2023	01/27/2023	January reserve		83	$4,415.00
01/31/2023	01/31/2023	Interest			$68.22
			Total Cleared Credits		**$4,483.22**
Debits					
01/13/2023	01/17/2023	RAMS PAINTING INC		1055	($7,525.00)
01/20/2023	01/30/2023	ENVIROTECH ROOFING GROUP		1056	($11,600.00)
01/27/2023	01/30/2023	RAM'S PAINTING INC.		1057	($9,160.00)
			Total Cleared Debits		**($28,285.00)**

City National Bank- Reserve 5155 Summary

Ending Account Balance:	$ 239,724.31
Uncleared Items:	$-
Adjusted Balance:	$ 239,724.31
Bank Ending Balance:	$ 239,724.31
Difference:	$-

City National Bank
Bci FINANCIAL GROUP
75 YEARS
WE GROW FLORIDA

Client Service

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1-800-762-CITY (248

Your Banking Center
HOA
P.O. Box 025620
Miami, FL 33102-5620

Telephone
305-577-7336
800-435-8839

Your Banking Center Hours
Lobby: Monday - Friday: 9:00am - 5:00pm

P:12133 / T: / S:

LA ARBOLEDA II CONDOMINIUM ASSOC INC
RESERVE ACCOUNT
CO EXCEL MANAGEMENT
2510 NW 97 AVE SUITE 200
DORAL FL 33172-1407

For additional locations and hours, please visit citynational.com

NMLS 412469
Member FDIC
EQUAL HOUSING LENDER

Condo Tiered

Account Summary

Account:	XXXXX5155	Beginning Balance:	$263,526.09
Last Statement:	December 30, 2022	Ending Balance:	$239,724.31
This Statement:	January 31, 2023	Average Ledger Balance:	$259,391.09
		Low Balance:	$239,656.09
		Interest Earned This Period:	$68.22
		Interest Earned 2023:	$68.22
		Days In Period:	32
		Annual Percentage Yield Earned:	0.30%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
12-30	Beginning balance			263,526.09
01-17	Check # 1055		7,525.00	256,001.09
01-27	Icl Deposit	4,415.00		260,416.09
01-30	Check # 1057		9,160.00	251,256.09
01-30	Check # 1056		11,600.00	239,656.09
01-31	Interest	68.22		239,724.31
01-31	Ending totals	4,483.22	28,285.00	239,724.31

Checks

Number	Date	Amount	Number	Date	Amount
1055	01-17	7,525.00	1057	01-30	9,160.00
1056	01-30	11,600.00			

* Skip In Check Sequence

Continued on the next page

Check # 1055 Amount: $7,525.00 Date: 01/17/2023

City National Bank Miami, FL

La Arboleda II Condominium (ARB)
2610 NW 97th Avenue, #200
Doral, FL 33172

Check Number: 1055

PAY Seven Thousand, Five Hundred Twenty-Five And 00/100 Dollars

DATE 01/13/2023 AMOUNT ****$7,525.00

TO THE ORDER OF RAMS PAINTING INC
8573 SW 32 TERRACE
MIAMI, FL 33155

Memo O/P for Repair damaged asphalt

Authorized Signature

⑈000001055⑈ ⑆066004367⑆0431905155⑈ ⑇0000752500⑇

Check # 1055 Amount: $7,525.00 Date: 01/17/2023

For Deposit Only
Ram's Painting Inc

DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

0092996000
2023-01-17

Check # 1056 Amount: $11,600.00 Date: 01/30/2023

City National Bank Miami, FL

La Arboleda II Condominium (ARB)
2610 NW 97th Avenue, #200
Doral, FL 33172

Check Number: 1056

PAY Eleven Thousand, Six Hundred And 00/100 Dollars

DATE 01/28/2023 AMOUNT ****$11,600.00

TO THE ORDER OF ENVIROTECH ROOFING GROUP
13400 SW 38 St
Miami, FL 33175

Memo 2nd. pymt. roof replace Bdg 716

Authorized Signature

⑈000001056⑈ ⑆066004367⑆0431905155⑈ ⑇0001160000⑇

Check # 1056 Amount: $11,600.00 Date: 01/30/2023

FOR DEPOSIT ONLY
ENVIROTECH ROOFING GROUP, INC.

DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

0092757117
2023-01-30

Check # 1057 Amount: $9,160.00 Date: 01/30/2023

City National Bank Miami, FL

La Arboleda II Condominium (ARB)
2610 NW 97th Avenue, #200
Doral, FL 33172

Check Number: 1057

PAY Nine Thousand, One Hundred Sixty And 00/100 Dollars

DATE 01/27/2023 AMOUNT ****$9,160.00

TO THE ORDER OF RAMS PAINTING INC.
8573 Sw 32 Terrace
Miami, FL 33155

VOID VOID VOID

Memo 2nd.pymt. for asphalt restoration

Authorized Signature

⑈000001057⑈ ⑆066004367⑆0431905155⑈ ⑇0000916000⑇

Check # 1057 Amount: $9,160.00 Date: 01/30/2023

For Deposit only
Ram's Painting Inc

DO NOT WRITE / SIGN / STAMP BELOW THIS LINE
DEPOSITORY BANK ENDORSEMENT

0092758981
2023-01-30