Financial Report Package

March 2024

Prepared for

La Arboleda II Condominium

By

Excel Management Associates, Inc.

Income Statement - Operating

La Arboleda II Condominium

From 03/01/2024 to 03/31/2024

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	$39,368.21	$39,368.00	$0.21	$118,104.63	$118,104.00	$0.63	$472,416.00
4025-00 Reserve Contribution	4,211.00	4,211.00	-	12,633.00	12,633.00	-	50,532.00
4030-00 Late Fees	100.00	-	100.00	400.00	-	400.00	-
4040-00 Fines/Violations	1,000.00	-	1,000.00	1,100.00	-	1,100.00	-
4060-00 Interest Income - Operating	1.34	-	1.34	4.21	-	4.21	-
4065-00 Interest Income - Reserve	33.55	-	33.55	33.55	-	33.55	-
Total ASSESSMENT INCOME	$44,714.10	$43,579.00	$1,135.10	$132,275.39	$130,737.00	$1,538.39	$522,948.00
Total OPERATING INCOME	**$44,714.10**	**$43,579.00**	**$1,135.10**	**$132,275.39**	**$130,737.00**	**$1,538.39**	**$522,948.00**
OPERATING EXPENSE							
ADMINISTRATIVE							
5010-00 Bad Debt Expense	-	150.00	150.00	-	450.00	450.00	1,800.00
5015-00 Bank Charges	21.00	22.00	1.00	63.00	66.00	3.00	264.00
5025-00 Legal & Professional Services	-	90.00	90.00	-	270.00	270.00	1,080.00
5030-00 Licenses & Permits	-	112.00	112.00	208.75	336.00	127.25	1,344.00
5031-00 Annual Fire Dept. Inspection Permit	-	79.00	79.00	-	237.00	237.00	948.00
5035-00 Management Expense	1,188.00	1,188.00	-	3,564.00	3,564.00	-	14,256.00
5040-00 Payroll Services	1,117.91	1,300.00	182.09	3,931.11	3,900.00	(31.11)	15,600.00
5041-00 Payroll Taxes/Services	83.50	205.00	121.50	292.25	615.00	322.75	2,460.00
5045-00 Printing & Postage	-	114.00	114.00	389.33	342.00	(47.33)	1,368.00
5050-00 Audit & Tax Preparation	-	245.00	245.00	175.00	735.00	560.00	2,940.00
5065-00 Insurance Expense	24,921.04	23,430.00	(1,491.04)	74,763.12	70,290.00	(4,473.12)	281,160.00
5085-00 Insurance- Workman's Compensation	-	100.00	100.00	-	300.00	300.00	1,200.00
Total ADMINISTRATIVE	$27,331.45	$27,035.00	($296.45)	$83,386.56	$81,105.00	($2,281.56)	$324,420.00
UTILITIES							
5710-00 Electricity	560.46	350.00	(210.46)	1,685.51	1,050.00	(635.51)	4,200.00
5740-00 Telephone	138.05	180.00	41.95	414.14	540.00	125.86	2,160.00
5750-00 Waste Removal	2,431.38	2,520.00	88.62	7,294.14	7,560.00	265.86	30,240.00
5760-00 Water & Sewer	930.47	5,520.00	4,589.53	13,445.95	16,560.00	3,114.05	66,240.00
Total UTILITIES	$4,060.36	$8,570.00	$4,509.64	$22,839.74	$25,710.00	$2,870.26	$102,840.00
REPAIRS & IMPROVEMENTS							
6015-00 Electrical Repairs	1,202.72	375.00	(827.72)	1,628.47	1,125.00	(503.47)	4,500.00
6055-00 General Repairs & Maintenance	-	717.00	717.00	6,360.26	2,151.00	(4,209.26)	8,604.00
6140-00 Roof Repairs	-	208.00	208.00	-	624.00	624.00	2,496.00
Total REPAIRS & IMPROVEMENTS	$1,202.72	$1,300.00	$97.28	$7,988.73	$3,900.00	($4,088.73)	$15,600.00
CONTRACT & SUPPLIES							
6520-00 Fire Extinguisher Inspections	-	18.00	18.00	-	54.00	54.00	216.00
6545-00 Lake Maintenance	162.94	152.00	(10.94)	468.82	456.00	(12.82)	1,824.00
6550-00 Lawn Maintenance	550.00	1,100.00	550.00	1,650.00	3,300.00	1,650.00	13,200.00
6565-00 Parking Enforcement	200.00	100.00	(100.00)	600.00	300.00	(300.00)	1,200.00
6575-00 Pool Contract	350.00	355.00	5.00	1,050.00	1,065.00	15.00	4,260.00
6590-00 Shrub & Tree Maintenance	-	500.00	500.00	-	1,500.00	1,500.00	6,000.00
6598-00 Storage	-	38.00	38.00	90.00	114.00	24.00	456.00
6599-00 Supplies	541.32	200.00	(341.32)	541.32	600.00	58.68	2,400.00
Total CONTRACT & SUPPLIES	$1,804.26	$2,463.00	$658.74	$4,400.14	$7,389.00	$2,988.86	$29,556.00

Income Statement - Operating

La Arboleda II Condominium

From 03/01/2024 to 03/31/2024

Description	Current Period Actual	Current Period Budget	Current Period Variance	Year-to-date Actual	Year-to-date Budget	Year-to-date Variance	Annual Budget
RESERVE ACCOUNT ACTIVITY							
7000-00 General Reserves	$4,211.00	$4,211.00	$-	$12,633.00	$12,633.00	$-	$50,532.00
Total RESERVE ACCOUNT ACTIVITY	$4,211.00	$4,211.00	$-	$12,633.00	$12,633.00	$-	$50,532.00
Total OPERATING EXPENSE	**$38,609.79**	**$43,579.00**	**$4,969.21**	**$131,248.17**	**$130,737.00**	**($511.17)**	**$522,948.00**
Net Income:	**$6,104.31**	**$0.00**	**$6,104.31**	**$1,027.22**	**$0.00**	**$1,027.22**	**$0.00**

Balance Sheet - Operating

La Arboleda II Condominium

End Date: 03/31/2024

Assets			
CASH- OPERATING			
10-1000-00	City National Bank- OPR 4036	$35,903.89	
10-1060-00	Petty Cash	50.00	
10-1070-00	Due to/from Operating	(140,781.51)	
Total CASH- OPERATING:			($104,827.62)
CASH - RESERVE			
12-1200-00	City National Bank- Reserve 5155	140,442.57	
12-1240-00	Due to/from Reserves	140,781.51	
Total CASH - RESERVE:			$281,224.08
ACCOUNTS RECEIVABLE			
14-1400-00	Accounts Receivable- Homeowner	23,524.60	
14-1420-00	Allowance for Doubtful Account	(1,000.00)	
Total ACCOUNTS RECEIVABLE:			$22,524.60
CURRENT ASSETS			
15-1500-00	Prepaid Insurance	82,877.20	
Total CURRENT ASSETS:			$82,877.20
Total Assets:			**$281,798.26**
Liabilities & Equity			
CURRENT LIABILITIES			
20-2000-00	Accounts Payable	30,804.15	
20-2020-00	Prepaid Assessments	14,016.59	
20-2030-00	Deferred Comcast Income	2,835.00	
20-2035-00	Due to Attorney	(1,437.60)	
20-2040-00	Insurance Note Payable	82,200.81	
20-2060-00	Accrued Expenses	7,922.58	
Total CURRENT LIABILITIES:			$136,341.53
RESERVE CONTRIBUTIONS			
30-3010-00	Reserve- Interest	2,742.45	
30-3085-00	Painting Reserve	56,047.65	
30-3095-00	Pool Reserve	4,373.50	
30-3100-00	Resurfacing Reserve	(10,736.47)	
30-3105-00	Flat Roofing 700, 830, 850 Reserve	15,403.66	
30-3106-00	Flat Roofing 730, 770, 860, 870 Reserve	17,467.64	
30-3107-00	Flat Roofing 780-786	(107,410.82)	
30-3108-00	Tile Roofing Reserve	327,036.93	
30-3110-00	Flat Roofing 760,800,750 Reserve	3,032.88	
30-3111-00	Fat Roofing 716-742	500.01	
Total RESERVE CONTRIBUTIONS:			$308,457.43
EQUITY			

32-3210-00	Retained Earnings- Operating	($164,027.92)	
Total EQUITY:			($164,027.92)
	Net Income Gain / Loss	1,027.22	$1,027.22
Total Liabilities & Equity:			**$281,798.26**

General Ledger Trial Balance

La Arboleda II Condominium

From: 10-1000-00 To: 80-8025-00 03/01/2024 to 03/31/2024

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
10-1000-00	City National Bank- OPR 4036	$36,644.63	$38,978.12	$39,718.86	$35,903.89
10-1060-00	Petty Cash	$50.00	$0.00	$0.00	$50.00
10-1070-00	Due to/from Operating	($140,781.51)	$0.00	$0.00	($140,781.51)
12-1200-00	City National Bank- Reserve 5155	$140,998.02	$4,244.55	$4,800.00	$140,442.57
12-1240-00	Due to/from Reserves	$140,781.51	$0.00	$0.00	$140,781.51
14-1400-00	Accounts Receivable- Homeowner	$19,884.24	$44,779.21	$41,138.85	$23,524.60
14-1420-00	Allowance for Doubtful Account	($1,000.00)	$0.00	$0.00	($1,000.00)
15-1500-00	Prepaid Insurance	$82,877.20	$0.00	$0.00	$82,877.20
20-2000-00	Accounts Payable	($31,913.22)	$54,743.78	$53,634.71	($30,804.15)
20-2020-00	Prepaid Assessments	($16,078.66)	$7,164.94	$5,102.87	($14,016.59)
20-2030-00	Deferred Comcast Income	($2,835.00)	$0.00	$0.00	($2,835.00)
20-2035-00	Due to Attorney	$1,437.60	$0.00	$0.00	$1,437.60
20-2040-00	Insurance Note Payable	($82,200.81)	$0.00	$0.00	($82,200.81)
20-2060-00	Accrued Expenses	($7,922.58)	$0.00	$0.00	($7,922.58)
30-3010-00	Reserve- Interest	($2,742.45)	$0.00	$0.00	($2,742.45)
30-3085-00	Painting Reserve	($55,108.54)	$0.00	$939.11	($56,047.65)
30-3095-00	Pool Reserve	($4,246.83)	$0.00	$126.67	($4,373.50)
30-3100-00	Resurfacing Reserve	$11,379.28	$0.00	$642.81	$10,736.47
30-3105-00	Flat Roofing 700, 830, 850 Reserve	($15,128.65)	$0.00	$275.01	($15,403.66)
30-3106-00	Flat Roofing 730, 770, 860, 870 Reserve	($17,088.15)	$0.00	$379.49	($17,467.64)
30-3107-00	Flat Roofing 780-786	$108,241.55	$0.00	$830.73	$107,410.82
30-3108-00	Tile Roofing Reserve	($331,247.38)	$4,800.00	$589.55	($327,036.93)
30-3110-00	Flat Roofing 760,800,750 Reserve	($2,771.92)	$0.00	$260.96	($3,032.88)
30-3111-00	Fat Roofing 716-742	($333.34)	$0.00	$166.67	($500.01)
32-3210-00	Retained Earnings- Operating	$164,027.92	$0.00	$0.00	$164,027.92
40-4000-00	Assessments- Member's	($78,736.42)	$4,211.00	$43,579.21	($118,104.63)
40-4025-00	Reserve Contribution	($8,422.00)	$0.00	$4,211.00	($12,633.00)
40-4030-00	Late Fees	($300.00)	$0.00	$100.00	($400.00)
40-4040-00	Fines/Violations	($100.00)	$100.00	$1,100.00	($1,100.00)
40-4060-00	Interest Income - Operating	($2.87)	$0.00	$1.34	($4.21)
40-4065-00	Interest Income - Reserve	$0.00	$0.00	$33.55	($33.55)
50-5015-00	Bank Charges	$42.00	$21.00	$0.00	$63.00
50-5030-00	Licenses & Permits	$208.75	$0.00	$0.00	$208.75

Account No	Description	Prior Balance	Current Debit	Current Credit	End Balance
50-5035-00	Management Expense	$2,376.00	$1,188.00	$0.00	$3,564.00
50-5040-00	Payroll Services	$2,813.20	$2,076.86	$958.95	$3,931.11
50-5041-00	Payroll Taxes/Services	$208.75	$158.66	$75.16	$292.25
50-5045-00	Printing & Postage	$389.33	$0.00	$0.00	$389.33
50-5050-00	Audit & Tax Preparation	$175.00	$0.00	$0.00	$175.00
50-5065-00	Insurance Expense	$49,842.08	$24,921.04	$0.00	$74,763.12
57-5700-00	Cable/T.V./Internet	$0.00	$138.05	$138.05	$0.00
57-5710-00	Electricity	$1,125.05	$560.46	$0.00	$1,685.51
57-5740-00	Telephone	$276.09	$138.05	$0.00	$414.14
57-5750-00	Waste Removal	$4,862.76	$2,431.38	$0.00	$7,294.14
57-5760-00	Water & Sewer	$12,515.48	$930.47	$0.00	$13,445.95
60-6015-00	Electrical Repairs	$425.75	$1,202.72	$0.00	$1,628.47
60-6055-00	General Repairs & Maintenance	$6,360.26	$0.00	$0.00	$6,360.26
65-6545-00	Lake Maintenance	$305.88	$162.94	$0.00	$468.82
65-6550-00	Lawn Maintenance	$1,100.00	$550.00	$0.00	$1,650.00
65-6565-00	Parking Enforcement	$400.00	$200.00	$0.00	$600.00
65-6575-00	Pool Contract	$700.00	$350.00	$0.00	$1,050.00
65-6598-00	Storage	$90.00	$0.00	$0.00	$90.00
65-6599-00	Supplies	$0.00	$541.32	$0.00	$541.32
65-6600-00	Waste Removal Expense	$0.00	$4,862.76	$4,862.76	$0.00
70-7000-00	General Reserves	$8,422.00	$4,211.00	$0.00	$12,633.00
70-7010-00	Reserve Transfers	$0.00	$4,211.00	$4,211.00	$0.00
	Totals:	**$0.00**	**$207,877.31**	**$207,877.31**	**$0.00**

Homeowner Aging Report Excluding Prepaid

La Arboleda II Condominium

End Date: 03/31/2024

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7001 - Xenia Valdes Owner 700 Nw 106 Avenue Unit 1						**Last Payment:** $479.20 on 03/19/2024
	Total:	**$479.20**	**$95.80**	**$0.00**	**$0.00**	**$575.00**
ARB7002 - Iliana Aday Owner 700 Nw 106 Avenue Unit 2						**Last Payment:** $490.39 on 03/20/2024
	Total:	**$80.94**	**$0.00**	**$0.00**	**$0.00**	**$80.94**
ARB7004 - Maria Cecilia Lopez Owner 700 Nw 106 Avenue Unit 4						**Last Payment:** $250.00 on 03/12/2024
	Total:	**$219.79**	**$0.00**	**$0.00**	**$0.00**	**$219.79**
ARB7101 - Jesus Trujillo & Ida Trujillo Owner 710 Nw 106 Avenue Unit 1						**Last Payment:** $561.52 on 02/27/2024
	Total:	**$243.12**	**$0.00**	**$0.00**	**$0.00**	**$243.12**
ARB7122 - Dora Maria De Polanco Owner 712 Nw 106 Avenue Unit 2						**Last Payment:** $567.05 on 03/04/2024
	Total:	**$584.00**	**$0.00**	**$0.00**	**$0.00**	**$584.00**
ARB7143 - Dalila Del Pilar Allen Owner 714 Nw 106 Avenue Unit 3						**Last Payment:** $448.43 on 03/12/2024 **Collection Status:** Attorney
	Total:	**$584.00**	**$584.00**	**$89.23**	**$0.00**	**$1,257.23**
ARB7203 - Estate Of Myriam Tobon Owner 720 Nw 106 Avenue Unit 3						**Last Payment:** $490.39 on 03/19/2024 **Collection Status:** Attorney
	Total:	**$515.39**	**$515.39**	**$515.39**	**$1,777.32**	**$3,323.49**
ARB7204 - Omar Betancourt & Carmen Betancourt Owner 720 Nw 106 Avenue Unit 4						**Last Payment:** $315.00 on 03/15/2024 **Collection Status:** 30 Day Letter
	Total:	**$1,579.20**	**$53.40**	**$0.00**	**$0.00**	**$1,632.60**
ARB7302 - Silvia Marrero Owner 730 Nw 106 Avenue Unit 2						**Last Payment:** $480.00 on 03/19/2024
	Total:	**$490.39**	**$490.39**	**$490.39**	**$605.65**	**$2,076.82**
ARB7464 - Surekha Joshi Owner 746 Nw 106 Avenue Unit 4						**Last Payment:** $448.43 on 03/10/2024
	Total:	**$135.57**	**$0.00**	**$0.00**	**$0.00**	**$135.57**
ARB7501 - Hector M. Ruyol Jr. Owner 750 Nw 106 Avenue Unit 1						**Last Payment:** $462.33 on 03/19/2024
	Total:	**$462.33**	**$77.57**	**$0.00**	**$0.00**	**$539.90**
ARB7502 - Melissa M. Delgado & Kevin Delgado Owner 750 Nw 106 Avenue Unit 2						**Last Payment:** $449.26 on 02/15/2024
	Total:	**$474.26**	**$0.00**	**$0.00**	**$0.00**	**$474.26**
ARB7508 - Bertha Bagaria Owner 750 Nw 106 Avenue Unit 8						**Last Payment:** $449.26 on 03/19/2024
	Total:	**$101.31**	**$0.00**	**$0.00**	**$0.00**	**$101.31**
ARB7509 - Elsa Torres Owner 750 Nw 106 Avenue Unit 9						**Last Payment:** $462.33 on 02/26/2024
	Total:	**$462.33**	**$0.00**	**$0.00**	**$0.00**	**$462.33**

Homeowner Aging Report Excluding Prepaid

La Arboleda II Condominium

End Date: 03/31/2024

Description		Current	Over 30	Over 60	Over 90	Balance
ARB7601 - Yuny Nieves De Pane Owner 760 Nw 106 Avenue Unit 1				**Last Payment:** $333.45 on 09/15/2023		
	Total:	**$459.27**	**$459.27**	**$459.27**	**$1,639.41**	**$3,017.22**
ARB7603 - Angel Castro & Ana Castro Owner 760 Nw 106 Avenue Unit 3				**Last Payment:** $449.26 on 03/14/2024		
	Total:	**$369.97**	**$0.00**	**$0.00**	**$0.00**	**$369.97**
ARB7604 - Luis Bernardo Turuseta & Iliana Maria Gonzales Urquijo Owner 760 Nw 106 Avenue Unit 4				**Last Payment:** $419.27 on 03/28/2024		
	Total:	**$402.58**	**$0.00**	**$0.00**	**$0.00**	**$402.58**
ARB7705 - Marber Holdings, Llc Owner 770 Nw 106 Avenue Unit 5				**Last Payment:** $434.27 on 02/20/2024		
	Total:	**$434.27**	**$0.00**	**$0.00**	**$0.00**	**$434.27**
ARB7707 - Angel Parrilla & Sheila Leon Owner 770 Nw 106 Avenue Unit 7				**Last Payment:** $480.00 on 03/25/2024		
	Total:	**$88.13**	**$0.00**	**$0.00**	**$0.00**	**$88.13**
ARB7708 - Joaquin Daniel Owner 770 Nw 106 Avenue Unit 8				**Last Payment:** $490.39 on 03/19/2024		
	Total:	**$44.50**	**$0.00**	**$0.00**	**$0.00**	**$44.50**
ARB7822 - Rafael Orfila & Nelly Sanabria Owner 782 Nw 106 Avenue Unit 2				**Last Payment:** $584.00 on 03/19/2024		
	Total:	**($0.05)**	**$0.00**	**$0.00**	**$0.00**	**($0.05)**
ARB7864 - Alberto Laurel Owner 786 Nw 106 Avenue Unit 4				**Last Payment:** $580.00 on 02/29/2024		
	Total:	**$584.00**	**$4.00**	**$0.00**	**$0.00**	**$588.00**
ARB8007 - Alba Acosta Owner 800 Nw 106 Avenue Unit 7				**Last Payment:** $449.26 on 03/19/2024		
	Total:	**$31.80**	**$0.00**	**$0.00**	**$0.00**	**$31.80**
ARB8303 - Douglas J. Quintana Owner 830 Nw 106 Avenue Unit 3				**Last Payment:** $419.17 on 03/19/2024		
	Total:	**$0.10**	**$0.00**	**$0.00**	**$0.00**	**$0.10**
ARB8304 - Alain Bello Rey & Yanira Rey Owner 830 Nw 106 Avenue Unit 4				**Last Payment:** $434.27 on 03/28/2024		
	Total:	**$434.27**	**$434.27**	**$193.23**	**$0.00**	**$1,061.77**
ARB8305 - Eduardo Mirabal Owner 830 Nw 106 Avenue Unit 5				**Last Payment:** $419.27 on 02/20/2024		
	Total:	**$419.27**	**$0.00**	**$0.00**	**$0.00**	**$419.27**
ARB8306 - Alicia Aguilar Owner 830 Nw 106 Avenue Unit 6				**Last Payment:** $479.20 on 03/18/2024		
	Total:	**$0.80**	**$0.00**	**$0.00**	**$0.00**	**$0.80**
ARB8307 - Juan M. Rodriguez Owner 830 Nw 106 Avenue Unit 7				**Last Payment:** $490.39 on 02/14/2024		
	Total:	**$489.92**	**$0.00**	**$0.00**	**$0.00**	**$489.92**

Homeowner Aging Report Excluding Prepaid

La Arboleda II Condominium

End Date: 03/31/2024

Description		Current	Over 30	Over 60	Over 90	Balance
ARB8308 - Oscar Benavides Owner 830 Nw 106 Avenue Unit 8					**Last Payment:** $434.27 on 02/20/2024	
	Total:	**$434.27**	**$73.74**	**$0.00**	**$0.00**	**$508.01**
ARB8402 - Irma Fernandez Owner 840 Nw 106 Avenue Unit 2					**Last Payment:** $500.00 on 03/06/2024	
	Total:	**$490.39**	**$490.39**	**$204.66**	**$0.00**	**$1,185.44**
ARB8403 - Darlene Burgos-Olivera Owner 840 Nw 106 Avenue Unit 3					**Last Payment:** $490.39 on 03/28/2024	
	Total:	**$490.39**	**$128.60**	**$0.00**	**$0.00**	**$618.99**
ARB8404 - Aida Rosa Pico Owner 840 Nw 106 Avenue Unit 4					**Last Payment:** $479.20 on 03/19/2024	
	Total:	**$150.00**	**$0.00**	**$0.00**	**$0.00**	**$150.00**
ARB8501 - Roberta Jorge Pelarigo Owner 850 Nw 106 Avenue Unit 1					**Last Payment:** $479.20 on 03/12/2024	
	Total:	**$162.95**	**$0.00**	**$0.00**	**$0.00**	**$162.95**
ARB8504 - Mercy Levine Owner 850 Nw 106 Avenue Unit 4					**Last Payment:** $479.20 on 03/19/2024	
	Total:	**$7.48**	**$0.00**	**$0.00**	**$0.00**	**$7.48**
ARB8602 - Ricardo Blanco Cassana & Lida Arminda Elera De Blanco Owner 860 Nw 106 Avenue Unit 2					**Last Payment:** $376.55 on 03/08/2024 **Collection Status:** 30 Day Letter	
	Total:	**$490.39**	**$488.12**	**$0.00**	**$0.00**	**$978.51**
ARB8603 - Jeremy Ferry & Paulina Ferry Owner 860 Nw 106 Avenue Unit 3					**Last Payment:** $490.39 on 03/04/2024	
	Total:	**$490.39**	**$174.66**	**$0.00**	**$0.00**	**$665.05**
ARB8604 - Orlando Sendon & Margarita Sendon Owner 860 Nw 106 Avenue Unit 4					**Last Payment:** $479.20 on 03/05/2024	
	Total:	**$96.23**	**$0.00**	**$0.00**	**$0.00**	**$96.23**
ARB8743 - Arturo Rodriguez & Sara Rodriguez Owner 874 Nw 106 Avenue Unit 3					**Last Payment:** $584.00 on 03/20/2024	
	Total:	**$497.30**	**$0.00**	**$0.00**	**$0.00**	**$497.30**

Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
La Arboleda II Condominium	**$13,480.45**	**$4,069.60**	**$1,952.17**	**$4,022.38**	**$23,524.60**

Description	Total
Assessment (Delinquent Fee) 2023	$99.48
Assessment (Delinquent Fee) 2024	$200.80
Assessment 2023	$2,166.90
Assessment 2024	$18,619.94
Owner Fines 2024	$1,100.00
Special Assessment 2023	$1,337.48
AR Total:	**$23,524.60**

Cash Disbursement

La Arboleda II Condominium

03/01/2024 - 03/31/2024

Date	Check #	Payee		Amount
10-1000-00 City National Bank- OPR 4036				
03/01/2024	3962	LAZARO GONZALEZ		$940.00
		Invoice #: 739651		
		60-6055-00 Jobs in common areas	$940.00	
03/04/2024	3963	EXCEL MANAGEMENT ASSOCIATES		$1,188.00
		Invoice #: 07194831		
		50-5035-00 March service	$1,188.00	
03/04/2024	3964	LA ARBOLEDA II CONDO. ASSOC.		$4,211.00
		Invoice #: 3/2024		
		70-7010-00 March reserve	$4,211.00	
03/04/2024	3965	SOUTH FLORIDA PARKING AUTHORITY		$200.00
		Invoice #: 1032		
		65-6565-00 February service	$200.00	
03/04/2024	3966	SOUTH FLORIDA PARKING AUTHORITY		$200.00
		Invoice #: 1107		
		65-6565-00 March service	$200.00	
03/04/2024	3967	LAZARO GONZALEZ		$184.67
		Invoice #: 022724		
		60-6055-00 Reimb. expenses for materials	$184.67	
03/04/2024	3968	LAZARO GONZALEZ		$541.32
		Invoice #: 3/4/2024		
		65-6599-00 To buy 2 gallons of paint	$541.32	
03/04/2024	3969	IPFS CORPORATION		$24,921.04
		Invoice #: 8th.install D36548		
		50-5065-00 Acctr# GAA-D36548	$24,921.04	
03/04/2024	3970	WASTE CONNECTIONS OF FLORIDA		$2,431.38
		Invoice #: 3106783W440		
		65-6600-00 March service	$2,431.38	
03/04/2024	3971	FPL		$520.05
		Invoice #: 51547 3/15/24		
		57-5710-00 Serv. to 02/23/2024	$520.05	
03/04/2024	3972	MIAMI-DADE WATER & SEWER		$957.39
		Invoice #: 4507644200 3/13/24		
		57-5760-00 Serv. to 02/16/2024	$957.39	
03/08/2024	3973	EXCEL MANAGEMENT ASSOCIATES		$437.90
		Invoice #: 07194861		
		50-5045-00 January charges & 1096	$262.90	
		50-5050-00 January charges & 1096	$175.00	
03/08/2024	3974	LAZARO GONZALEZ		$114.46
		Invoice #: 03082024		
		60-6015-00 for electrical supplies	$114.46	
03/08/2024	3975	LAZARO GONZALEZ		$448.26
		Invoice #: 03072024		
		60-6015-00 Reimb. for lamps	$448.26	

Date	Check #	Payee				Amount
03/05/2024	0	AT&T				$138.04
		Invoice #: 308957821 3/20/24				
		57-5740-00 Serv. to 03/28/2024			$138.04	
03/14/2024	3976	SOLITUDE LAKE MANAGEMENT				$162.94
		Invoice #: PSI051339				
		65-6545-00 March service			$162.94	
03/14/2024	3977	MAYROD LANDSCAPING INC.				$550.00
		Invoice #: 21324				
		65-6550-00 1 Cut of grass			$550.00	
03/14/2024	3978	AQUAZONE POOL AND SPA, INC.				$350.00
		Invoice #: 11708				
		65-6575-00 March service			$350.00	
03/14/2024	0	ADP PAYROLL SERVICES				$461.75
		Invoice #: 03132024				
		50-5040-00 Payroll Services w/e 03/15/2024			$461.75	
03/14/2024	0	ADP PAYROLL SERVICES				$80.00
		Invoice #: 31324				
		50-5040-00 Payroll taxes w/e 03/15/2024			$38.25	
		50-5041-00 Payroll taxes w/e 03/15/2024			$41.75	
03/28/2024	0	ADP PAYROLL SERVICES				$461.75
		Invoice #: 03282024				
		50-5040-00 Payroll Services w/e 03/29/2024			$461.75	
03/28/2024	0	ADP PAYROLL SERVICES				$80.00
		Invoice #: 3282024				
		50-5040-00 Payroll taxes w/e 03/29/2024			$38.25	
		50-5041-00 Payroll taxes w/e 03/29/2024			$41.75	
03/08/2024	0	ADP PAYROLL SERVICES				$58.95
		Invoice #: 030824				
		50-5040-00 Payroll Service			$58.95	
03/15/2024	0	CITY NATIONAL BANK				$21.00
		50-5015-00 Bank Adjustment - Monthly service fee; Monthly service fee			$21.00	
03/22/2024	0	ADP PAYROLL SERVICES				$58.96
		Invoice #: 032224				
		50-5040-00 Payroll Service			$58.96	
			Account Totals	**# Checks:**	**25**	**$39,718.86**
12-1200-00 City National Bank- Reserve 5155						
03/04/2024	1075	ENVIROTECH ROOFING GROUP				$4,800.00
		Invoice #: 0121204				
		30-3108-00 B# 730-3 30% Roof replacement			$4,800.00	
			Account Totals	**# Checks:**	**1**	**$4,800.00**
			Association Totals	**# Checks:**	**26**	**$44,518.86**

Bank Account Reconciliation

La Arboleda II Condominium

City National Bank- OPR 4036 (End: 03/31/2024)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Uncleared Items					
12/31/2023		Beginning Balance		1000	($2,252.94)
02/13/2024		Return - Account Closed	10405 - Move or Return Paymer	0	($479.20)
02/17/2024		Return - Unable to Locate Account	11477 - Move or Return Paymen	0	($479.20)
02/24/2024		Return - No Account/Unable to Locate Account 066004367|898086237892	11549 - Move or Return Paymen	0	($479.20)
03/04/2024		LAZARO GONZALEZ		3968	($541.32)
03/14/2024		AQUAZONE POOL AND SPA, INC.		3978	($350.00)
			Total Uncleared		**($4,581.86)**
Cleared Items					
Credits					
03/01/2024	03/04/2024	Deposit from batch 11656	11656 - Online Payment	641	$448.43
03/04/2024	03/05/2024	Deposit from batch 11664	11664 - Online Payment	643	$924.66
03/04/2024	03/04/2024	Deposit from batch 11681	11681 - Scanned Checks	642	$4,838.87
03/05/2024	03/06/2024	Deposit from batch 11558	11558 - ACH Payment	644	$2,255.52
03/05/2024	03/06/2024	Deposit from batch 11710	11710 - Online Payment	645	$958.40
03/05/2024	03/06/2024	Deposit from batch 11713	11713 - Online Payment	646	$1,123.04
03/06/2024	03/06/2024	Deposit from batch 11732	11732 - Scanned Checks	647	$2,871.58
03/08/2024	03/08/2024	Deposit from batch 11779	11779 - Scanned Checks	648	$810.82
03/08/2024	03/11/2024	Deposit from batch 11776	11776 - Online Payment	649	$928.46
03/11/2024	03/12/2024	Deposit from batch 11800	11800 - Online Payment	650	$448.43
03/12/2024	03/13/2024	Deposit from batch 11830	11830 - Online Payment	652	$561.52
03/12/2024	03/12/2024	Deposit from batch 11845	11845 - Auto Payment	653	$1,145.52
03/12/2024	03/12/2024	Deposit from batch 11834	11834 - Scanned Checks	651	$2,577.69
03/14/2024	03/14/2024	Deposit from batch 11865	11865 - Scanned Checks	654	$1,946.73
03/15/2024	03/18/2024	Deposit from batch 11885	11885 - Online Payment	655	$1,130.18
03/18/2024	03/18/2024	Deposit from batch 11898	11898 - Auto Payment	656	$479.20
03/19/2024	03/19/2024	Deposit from batch 11926	11926 - Auto Payment	659	$419.17
03/19/2024	03/20/2024	Deposit from batch 11899	11899 - Online Payment	658	$1,624.64
03/19/2024	03/19/2024	Deposit from batch 11901	11901 - Scanned Checks	657	$7,952.00
03/20/2024	03/20/2024	Deposit from batch 11936	11936 - Auto Payment	660	$1,074.39
03/25/2024	03/26/2024	Deposit from batch 11954	11954 - Scanned Checks	661	$1,361.60
03/28/2024	03/29/2024	Deposit from batch 12005	12005 - Scanned Checks	662	$2,511.93
03/29/2024	03/30/2024	Interest			$1.34
03/29/2024	03/29/2024	Deposit from batch 12031	12031 - Auto Payment	663	$584.00
			Total Cleared Credits		**$38,978.12**
Debits					
02/01/2024	03/07/2024	Melissa Delgado		3950	($330.00)
02/01/2024	03/11/2024	FLORIDA DEPARTMENT OF STATE		3951	($61.25)
02/15/2024	03/26/2024	AQUAZONE POOL AND SPA, INC.		3960	($350.00)
02/29/2024	03/01/2024	ADP PAYROLL SERVICES		0	($461.75)
02/29/2024	03/01/2024	ADP PAYROLL SERVICES		0	($80.00)
03/01/2024	03/04/2024	LAZARO GONZALEZ		3962	($940.00)
03/04/2024	03/05/2024	IPFS CORPORATION		3969	($24,921.04)
03/04/2024	03/28/2024	LA ARBOLEDA II CONDO. ASSOC.		3964	($4,211.00)
03/04/2024	03/05/2024	WASTE CONNECTIONS OF FLORIDA		3970	($2,431.38)
03/04/2024	03/06/2024	EXCEL MANAGEMENT ASSOCIATES		3963	($1,188.00)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
03/04/2024	03/06/2024	MIAMI-DADE WATER & SEWER		3972	($957.39)
03/04/2024	03/06/2024	FPL		3971	($520.05)
03/04/2024	03/12/2024	SOUTH FLORIDA PARKING AUTHORITY		3965	($200.00)
03/04/2024	03/12/2024	SOUTH FLORIDA PARKING AUTHORITY		3966	($200.00)
03/04/2024	03/06/2024	LAZARO GONZALEZ		3967	($184.67)
03/05/2024	03/06/2024	AT&T		0	($138.04)
03/08/2024	03/11/2024	LAZARO GONZALEZ		3975	($448.26)
03/08/2024	03/13/2024	EXCEL MANAGEMENT ASSOCIATES		3973	($437.90)
03/08/2024	03/11/2024	LAZARO GONZALEZ		3974	($114.46)
03/08/2024	03/08/2024	ADP PAYROLL SERVICES		0	($58.95)
03/14/2024	03/20/2024	MAYROD LANDSCAPING INC.		3977	($550.00)
03/14/2024	03/14/2024	ADP PAYROLL SERVICES		0	($461.75)
03/14/2024	03/27/2024	SOLITUDE LAKE MANAGEMENT		3976	($162.94)
03/14/2024	03/14/2024	ADP PAYROLL SERVICES		0	($80.00)
03/15/2024	03/21/2024	CITY NATIONAL BANK		0	($21.00)
03/22/2024	03/22/2024	ADP PAYROLL SERVICES		0	($58.96)
03/28/2024	03/29/2024	ADP PAYROLL SERVICES		0	($461.75)
03/28/2024	03/29/2024	ADP PAYROLL SERVICES		0	($80.00)
			Total Cleared Debits		**($40,110.54)**

City National Bank- OPR 4036 Summary

Ending Account Balance:	$ 35,903.89
Uncleared Items:	($4,581.86)
Adjusted Balance:	$ 40,485.75
Bank Ending Balance:	$ 40,485.75
Difference:	$-

City National Bank

Client Service

Online
citynational.com

CityTel
1-800-762-CITY (2489)

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:10221 / T: / S:

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

Association Interest Checking

Account Summary

Account:	XXXXX4036	Beginning Balance:	$41,618.17
Last Statement:	February 29, 2024	Ending Balance:	$40,485.75
This Statement:	March 29, 2024	Average Ledger Balance:	$33,808.44
		Low Balance:	$18,995.96
		Interest Earned This Period:	$1.34
		Interest Earned 2024:	$4.21
		Days In Period:	29
		Annual Percentage Yield Earned:	0.05%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
02-29	Beginning balance			41,618.17
03-01	Adp - Tax Adp - Tax 475057539931A00		80.00	41,538.17
03-01	Adp Wage Pay Wage Pay 6610623197256Lm		461.75	41,076.42
03-04	Icl Deposit	4,838.87		45,915.29
03-04	La Arboleda Ii C Onlinepay 11656	448.43		46,363.72
03-04	Check # 3962		940.00	45,423.72
03-05	La Arboleda Ii C Onlinepay 11664	924.66		46,348.38
03-05	Waste Connection Web_pay 80906461030424		2,431.38	43,917.00
03-05	Ipfs800-584-9969 Ipfspmtgaa D36548		24,921.04	18,995.96
03-06	Icl Deposit	2,871.58		21,867.54
03-06	La Arboleda Ii C Onlinepay 11710	958.40		22,825.94
03-06	La Arboleda Ii C Onlinepay 11713	1,123.04		23,948.98
03-06	La Arboleda Ii C Assn Dues 6	2,255.52		26,204.50
03-06	Att Payment 203538003Myw9h		138.05	26,066.45
03-06	Fpl Direct Debit Elec Pymt 5154771538 Webi		520.05	25,546.40

Continued on the next page

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
03-06	Mdws M-dwasdpmt 000001613126464		957.39	24,589.01
03-06	Check # 3967		184.67	24,404.34
03-06	Check # 3963		1,188.00	23,216.34
03-07	Check # 3950		330.00	22,886.34
03-08	Icl Deposit	810.82		23,697.16
03-08	Adp Payroll Fees Adp Fees 440072391674		58.95	23,638.21
03-11	La Arboleda Ii C Onlinepay 11776	928.46		24,566.67
03-11	Check # 3951		61.25	24,505.42
03-11	Check # 3974		114.46	24,390.96
03-11	Check # 3975		448.26	23,942.70
03-12	Icl Deposit	1,145.52		25,088.22
03-12	Icl Deposit	2,577.69		27,665.91
03-12	La Arboleda Ii C Onlinepay 11800	448.43		28,114.34
03-12	Check # 3965		200.00	27,914.34
03-12	Check # 3966		200.00	27,714.34
03-13	La Arboleda Ii C Onlinepay 11830	561.52		28,275.86
03-13	Check # 3973		437.90	27,837.96
03-14	Icl Deposit	1,946.73		29,784.69
03-14	Adp - Tax Adp - Tax 932731012713A00		80.00	29,704.69
03-14	Adp Wage Pay Wage Pay 7380672509716Lm		461.75	29,242.94
03-15	Monthly Service Fee		21.00	29,221.94
03-18	Icl Deposit	479.20		29,701.14
03-18	La Arboleda Ii C Onlinepay 11885	1,130.18		30,831.32
03-19	Icl Deposit	419.17		31,250.49
03-19	Icl Deposit	7,952.00		39,202.49
03-20	Icl Deposit	1,074.39		40,276.88
03-20	La Arboleda Ii C Onlinepay 11899	1,624.64		41,901.52
03-20	Check # 3977		550.00	41,351.52
03-22	Adp Payroll Fees Adp Fees 765093132090		58.95	41,292.57
03-25	Icl Deposit	1,361.60		42,654.17
03-25	Check # 3960		350.00	42,304.17
03-26	Check # 3976		162.94	42,141.23
03-27	Check # 3964		4,211.00	37,930.23
03-28	Icl Deposit	2,511.93		40,442.16
03-28	Adp - Tax Adp - Tax 514093586747A00		80.00	40,362.16
03-28	Adp Wage Pay Wage Pay 9415302971716Lm		461.75	39,900.41
03-29	Icl Deposit	584.00		40,484.41
03-29	Interest	1.34		40,485.75
03-29	Ending totals	38,978.12	40,110.54	40,485.75

Checks

Number	Date	Amount	Number	Date	Amount
3950	03-07	330.00	3966	03-12	200.00
3951*	03-11	61.25	3967*	03-06	184.67
3960*	03-25	350.00	3973	03-13	437.90
3962	03-04	940.00	3974	03-11	114.46
3963	03-06	1,188.00	3975	03-11	448.26
3964	03-27	4,211.00	3976	03-26	162.94
3965	03-12	200.00	3977	03-20	550.00

* Skip In Check Sequence

Continued on the next page

Check # 3950 Amount: $330.00 Date: 03/07/2024

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

City National Bank Miami, FL

Check Number: 3950

PAY Three Hundred Thirty And 00/100 Dollars

DATE 02/01/2024 AMOUNT ****$330.00

TO THE ORDER OF Melissa Delgado
750-2 NW 109 Avenue
Miami, FL 33172

Memo: Reimbursement for Repair and paint to wood fence 750-2

Authorized Signature

⑈0000003950⑈ ⑆066004367⑆0431904036⑈ ⑈0000033000⑈

Check # 3950 Amount: $330.00 Date: 03/07/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

0092598718
2024-03-07

Check # 3951 Amount: $61.25 Date: 03/11/2024

VOID VOID VOID VOID VOID VOID

Dorat, FL 33172

Check Number: 3951

DATE 02/01/2024 AMOUNT ****$61.25

TO THE ORDER OF FLORIDA DEPARTMENT OF STATE
Division Of Corporations
PO BOX 6198
Tallahassee, FL 32314

Memo: Annual corporate filing fee

Authorized Signature

⑈0000003951⑈ ⑆066004367⑆0431904036⑈ ⑈0000006125⑈

Check # 3951 Amount: $61.25 Date: 03/11/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

0092743773
2024-03-11

Check # 3960 Amount: $350.00 Date: 03/25/2024

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

City National Bank Miami, FL

Check Number: 3960

PAY Three Hundred Fifty And 00/100 Dollars

DATE 02/15/2024 AMOUNT ****$350.00

TO THE ORDER OF AQUAZONE POOL AND SPA, INC.
1612 SW 139 Court
Miami, FL 33184

Memo: February service

Authorized Signature

⑈0000003960⑈ ⑆066004367⑆0431904036⑈ ⑈0000035000⑈

Check # 3960 Amount: $350.00 Date: 03/25/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

0092614460
2024-03-25

Check # 3962 Amount: $940.00 Date: 03/04/2024

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

City National Bank Miami, FL

Check Number: 3962

PAY Nine Hundred Forty And 00/100 Dollars

DATE 03/01/2024 AMOUNT ****$940.00

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

Memo: Jobs in common areas

Authorized Signature

⑈0000003962⑈ ⑆066004367⑆0431904036⑈ ⑈0000094000⑈

Check # 3962 Amount: $940.00 Date: 03/04/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

0092321435
2024-03-04

Check # 3963 Amount: $1,188.00 Date: 03/06/2024

LA Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #200
Doral, FL 33172

City National Bank Miami, FL

Check Number: 3963

PAY One Thousand, One Hundred Eighty-Eight And 00/100 Dollars

DATE 03/04/2024 AMOUNT ****$1,188.00

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

Memo: March service

Authorized Signature

⑈0000003963⑈ ⑆066004367⑆0431904036⑈ ⑈0000118800⑈

Check # 3963 Amount: $1,188.00 Date: 03/06/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3964 Amount: $4,211.00 Date: 03/27/2024

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

City National Bank Miami, FL

Check Number: 3964

PAY Four Thousand, Two Hundred Eleven And 00/100 Dollars

DATE 03/04/2024 AMOUNT ****$4,211.00

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

Memo: March reserve

Authorized Signature

⑈0000003964⑈ ⑆066004367⑆0431904036⑈ ⑈0000421100⑈

Check # 3964 Amount: $4,211.00 Date: 03/27/2024

Pay To The Order Of
City National Bank
For Deposit Only
La Arboleda II Condominium

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3965 Amount: $200.00 Date: 03/12/2024

City National Bank Miami, FL

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

Check Number: 3965

PAY Two Hundred And 00/100 Dollars

DATE 03/04/2024 AMOUNT ****$200.00

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

Memo: February service

Authorized Signature

⑈0000003965⑈ ⑆066004367⑆0431904036⑈ ⑈0000020000⑈

Check # 3965 Amount: $200.00 Date: 03/12/2024

0092859254
2024-03-12

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3966 Amount: $200.00 Date: 03/12/2024

City National Bank Miami, FL

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

Check Number: 3966

PAY Two Hundred And 00/100 Dollars

DATE 03/04/2024 AMOUNT ****$200.00

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

Memo: March service

Authorized Signature

⑈0000003966⑈ ⑆066004367⑆0431904036⑈ ⑈0000020000⑈

Check # 3966 Amount: $200.00 Date: 03/12/2024

0092859255
2024-03-12

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3967 Amount: $184.67 Date: 03/06/2024

City National Bank Miami, FL

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

Check Number: 3967

PAY One Hundred Eighty-Four And 67/100 Dollars

DATE 03/04/2024 AMOUNT ****$184.67

TO THE ORDER OF LAZARO GONZALEZ
278 NW 62 COURT
MIAMI, FL 33126

Memo: Bolms, expenses for ...

Authorized Signature

⑈0000003967⑈ ⑆066004367⑆0431904036⑈ ⑈0000018467⑈

Check # 3967 Amount: $184.67 Date: 03/06/2024

0092517639
2024-03-06

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3973 Amount: $437.90 Date: 03/13/2024

City National Bank Miami, FL

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

Check Number: 3973

PAY Four Hundred Thirty-Seven And 90/100 Dollars

DATE 03/08/2024 AMOUNT ****$437.90

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

Memo: January charges & 1099

Authorized Signature

⑈0000003973⑈ ⑆066004367⑆0431904036⑈ ⑈0000043790⑈

Check # 3973 Amount: $437.90 Date: 03/13/2024

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3974 Amount: $114.46 Date: 03/11/2024

City National Bank Miami, FL

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

Check Number: 3974

PAY One Hundred Fourteen And 46/100 Dollars

DATE 03/08/2024 AMOUNT ****$114.46

TO THE ORDER OF LAZARO GONZALEZ
278 NW 62 COURT
MIAMI, FL 33126

Memo: for electrical supplies

Authorized Signature

⑈0000003974⑈ ⑆066004367⑆0431904036⑈ ⑈0000011446⑈

Check # 3974 Amount: $114.46 Date: 03/11/2024

0092763629
2024-03-11

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

Check # 3975 Amount: $448.26 Date: 03/11/2024

City National Bank Miami, FL

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

Check Number: 3975

PAY Four Hundred Forty-Eight And 26/100 Dollars

DATE 03/08/2024 AMOUNT ****$448.26

TO THE ORDER OF LAZARO GONZALEZ
278 NW 62 COURT
MIAMI, FL 33126

Memo: Rehab for bench

Authorized Signature

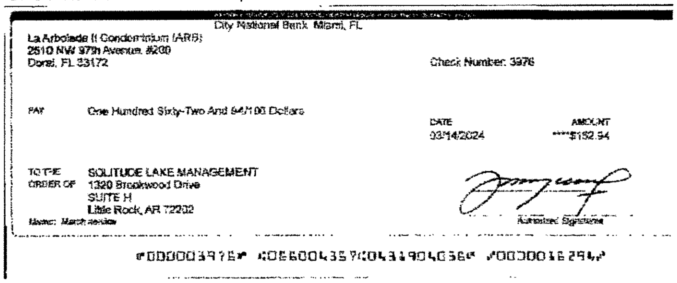
⑈0000003975⑈ ⑆066004367⑆0431904036⑈ ⑈0000044826⑈

Check # 3975 Amount: $448.26 Date: 03/11/2024

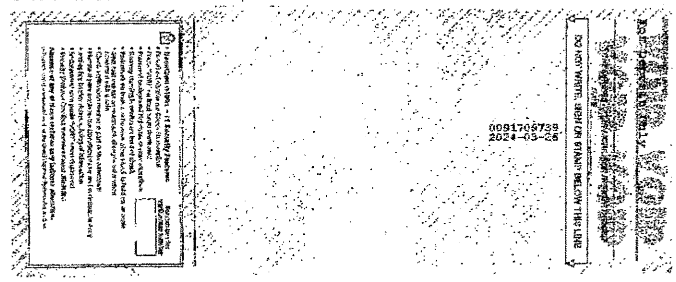
0092763628
2024-03-11

DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

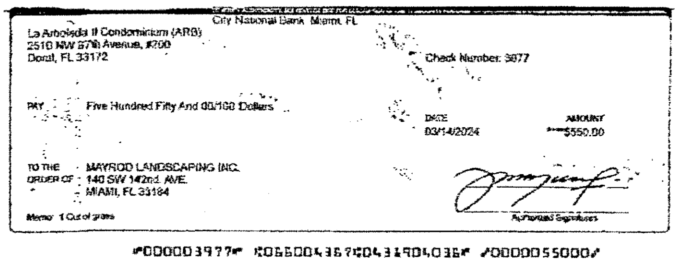
Check # 3976 Amount: $162.94 Date: 03/26/2024



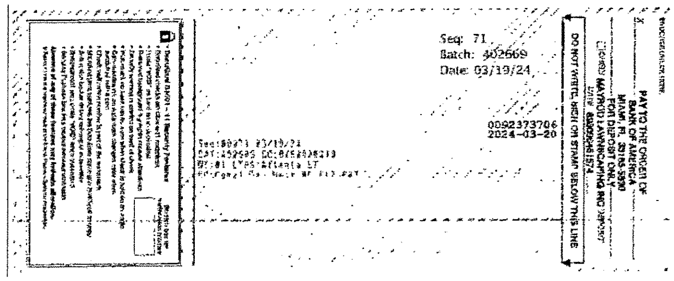
Check # 3976 Amount: $162.94 Date: 03/26/2024



Check # 3977 Amount: $550.00 Date: 03/20/2024



Check # 3977 Amount: $550.00 Date: 03/20/2024



Bank Account Reconciliation

La Arboleda II Condominium

City National Bank- Reserve 5155 (End: 03/31/2024)

Date	Reconciled	Description	Batch # - Type	Check #	Trans. Amt
Cleared Items					
Credits					
03/26/2024	03/28/2024	Misc Scanned Deposit		105	$4,211.00
03/29/2024	03/30/2024	Interest			$33.55
			Total Cleared Credits		**$4,244.55**
Debits					
03/04/2024	03/26/2024	ENVIROTECH ROOFING GROUP		1075	($4,800.00)
			Total Cleared Debits		**($4,800.00)**

City National Bank- Reserve 5155 Summary

Ending Account Balance:	$ 140,442.57
Uncleared Items:	$-
Adjusted Balance:	$ 140,442.57
Bank Ending Balance:	$ 140,442.57
Difference:	$-

City National Bank

Client Service

Online
citynational.com

CityTel
1-800-762-CITY (2489)

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:10222 / 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:	$140,998.02
Last Statement:	February 29, 2024	Ending Balance:	$140,442.57
This Statement:	March 29, 2024	Average Ledger Balance:	$140,771.57
		Low Balance:	$136,198.02
		Interest Earned This Period:	$33.55
		Interest Earned 2024:	$107.79
		Days In Period:	29
		Annual Percentage Yield Earned:	0.30%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
02-29	Beginning balance			140,998.02
03-26	Check # 4800		4,800.00	136,198.02
03-27	Icl Deposit	4,211.00		140,409.02
03-29	Interest	33.55		140,442.57
03-29	Ending totals	4,244.55	4,800.00	140,442.57

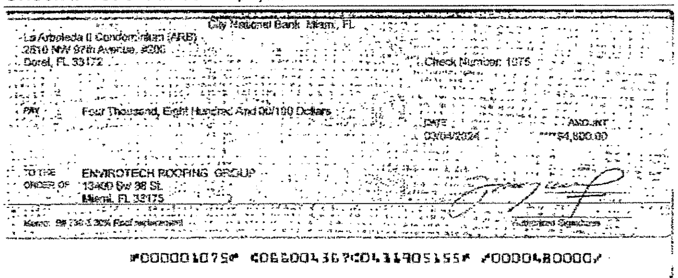
Checks

Number	Date	Amount	Number	Date	Amount
4800	03-26	4,800.00			

* Skip In Check Sequence

Continued on the next page

Check # 1075 Amount: $4,800.00 Date: 03/26/2024



City National Bank Miami, FL

La Arboleda II Condominium (ARB)
2510 NW 97th Avenue, #206
Doral, FL 33172

Check Number: 1075

PAY Four Thousand, Eight Hundred And 00/100 Dollars

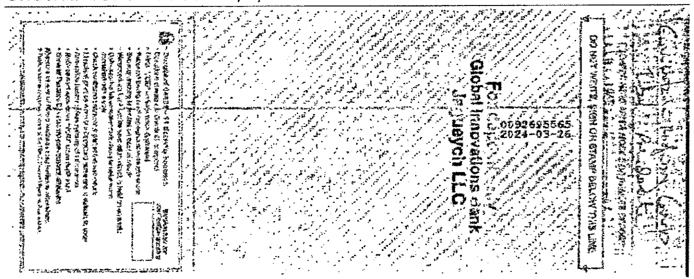
DATE 03/04/2024 AMOUNT ****$4,800.00

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

Memo: [illegible] Authorized Signature

⑈000001075⑈ ⑆066004367⑆0411905155⑈ ⑇0000480000⑇

Check # 1075 Amount: $4,800.00 Date: 03/26/2024



DO NOT WRITE, SIGN OR STAMP BELOW THIS LINE

0092695565
2024-03-26