

Ocean Club South General Ledger

As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
2017 Special Assessment							0.00
Total 2017 Special Assessment							0.00
Operating Funds Bank Account							39,465.27
OCS Chase Operating 1311							42,553.89
Insurance Assesement							0.00
Total Insurance Assesement							0.00
Assessment 12/15/14							0.00
Total Assessment 12/15/14							0.00
Operating 1311							0.00
Total Operating 1311							0.00
OCS Chase Operating 1311 - Other							42,553.89
Deposit	01/06/2025			Deposit	-SPLIT-	6,576.00	49,129.89
Deposit	01/09/2025			Deposit	Undeposited Fu...	250.00	49,379.89
Deposit	01/09/2025			Deposit	-SPLIT-	7,125.00	56,504.89
Deposit	01/13/2025			Deposit	-SPLIT-	4,384.00	60,888.89
Bill Pmt -Check	01/14/2025	22056...	IPFS Corporation	FLS-219538 P...	Accounts Paya...	-928.86	59,960.03
Bill Pmt -Check	01/15/2025	4069	Massey Services, Inc.	PAID 25.01.15...	Accounts Paya...	-56.58	59,903.45
Bill Pmt -Check	01/15/2025	4075	Waste Management I...	INV # 857102...	Accounts Paya...	-925.75	58,977.70
Bill Pmt -Check	01/15/2025	4074	UTILITIES COMMISS...	117876-51698...	Accounts Paya...	-2,035.19	56,942.51
Bill Pmt -Check	01/15/2025	4073	Surf Coast Realty, Inc.		Accounts Paya...	-3,374.99	53,567.52
Bill Pmt -Check	01/15/2025	4071	Servair Heating & Air ...	INV # I-54309...	Accounts Paya...	-230.00	53,337.52
Bill Pmt -Check	01/15/2025	4070	PROQUEST PEST C...	Quarterly Serv...	Accounts Paya...	-71.00	53,266.52
Bill Pmt -Check	01/15/2025	4068	IPFS Corporation	FLS-242411 P...	Accounts Paya...	-1,796.51	51,470.01
Bill Pmt -Check	01/15/2025	4067	HEAPE HANDYMAN...		Accounts Paya...	-310.00	51,160.01
Bill Pmt -Check	01/15/2025	4066	Frontline Insurance	POLICY FIC1-...	Accounts Paya...	-3,681.08	47,478.93
Bill Pmt -Check	01/15/2025	4063	Carpet Installations b...		Accounts Paya...	-675.00	46,803.93
Bill Pmt -Check	01/15/2025	4062	Aqua Tech Pool Serv...	Monthly Pool ...	Accounts Paya...	-700.00	46,103.93
Bill Pmt -Check	01/15/2025	4061	Amato, Lisa - REIMB ...		Accounts Paya...	-30.81	46,073.12
Bill Pmt -Check	01/17/2025	4076	COASTLINE COOL...	INV 00025985...	Accounts Paya...	-410.00	45,663.12
Bill Pmt -Check	01/18/2025	08108...	Spectrum Business/C...	INV 02423980...	Accounts Paya...	-3,301.42	42,361.70
Bill Pmt -Check	01/18/2025	08108...	CHARTER COMMU...	Acct# 8337 11...	Accounts Paya...	-54.99	42,306.71
Bill Pmt -Check	01/18/2025	08108...	CHARTER COMMU...	ACCT 8337 1...	Accounts Paya...	-162.29	42,144.42
Bill Pmt -Check	01/23/2025	4077	Amato, Lisa - REIMB ...		Accounts Paya...	-188.76	41,955.66
Bill Pmt -Check	01/23/2025	4078	Carpet Installations b...	INV# 1-25-202...	Accounts Paya...	-225.00	41,730.66
Bill Pmt -Check	01/23/2025	4079	Department of Busine...	App# 727648 ...	Accounts Paya...	-164.00	41,566.66
Bill Pmt -Check	01/23/2025	4080	HEAPE HANDYMAN...	Inv 01/17/25 D...	Accounts Paya...	-100.00	41,466.66
Bill Pmt -Check	01/23/2025	4081	ONE ROSSOME LA...	Inv# 11515 20...	Accounts Paya...	-1,035.00	40,431.66
Bill Pmt -Check	01/23/2025	4082	PYE BARKER FIRE ...	INV IV004013...	Accounts Paya...	-410.03	40,021.63
Bill Pmt -Check	01/23/2025	4083	Volusia Patio & Restr...	INV 1316 Rep...	Accounts Paya...	-121.50	39,900.13
Bill Pmt -Check	01/23/2025	4084	Amato, Lisa - REIMB ...	Reimburseme...	Accounts Paya...	-95.83	39,804.30
Bill Pmt -Check	01/23/2025	4085	Carpet Installations b...		Accounts Paya...	-508.25	39,296.05
Bill Pmt -Check	01/23/2025	4086	COASTLINE COOL...	INV 00025985...	Accounts Paya...	-410.00	38,886.05
Bill Pmt -Check	01/24/2025	AUTO...	Florida Public Utilities...	\$61.19 Auto p...	Accounts Paya...	-61.19	38,824.86
Deposit	01/27/2025			Deposit SCR ...	Undeposited Fu...	299.28	39,124.14
Deposit	01/27/2025			Deposit	-SPLIT-	6,576.00	45,700.14
Deposit	01/28/2025			Deposit	-SPLIT-	2,192.00	47,892.14
Total OCS Chase Operating 1311 - Other						5,338.25	47,892.14
Total OCS Chase Operating 1311						5,338.25	47,892.14
2022 Special Assessment							0.00
Total 2022 Special Assessment							0.00
Spec Assessment Hurricane Ian							0.00
Total Spec Assessment Hurricane Ian							0.00
Additional Items Special Assess							0.00
Total Additional Items Special Assess							0.00
Hurricane Nichole							0.00
Total Hurricane Nichole							0.00
Operating Funds Bank Account - Other							-3,088.62
Transfer	01/28/2025			Funds Transfe...	OCS Chase Re...	-3,063.62	-6,152.24
Total Operating Funds Bank Account - Other						-3,063.62	-6,152.24
Total Operating Funds Bank Account						2,274.63	41,739.90
OCS Chase Reserve 6023							61,803.28
Bill Pmt -Check	01/23/2025	0333	HEAPE HANDYMAN...	Inv 01/17/25 B...	Accounts Paya...	-155.00	61,648.28
Transfer	01/28/2025			Funds Transfe...	Operating Fund...	3,063.62	64,711.90
Deposit	01/31/2025			Interest	Unallocated Ba...	2.90	64,714.80
Total OCS Chase Reserve 6023						2,911.52	64,714.80

Ocean Club South General Ledger

As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
OCS - Suntrust Operating 6256							0.00
Total OCS - Suntrust Operating 6256							0.00
OCS - Suntrust Reserve Account							0.00
Total OCS - Suntrust Reserve Account							0.00
Colonial Bank - Special B							0.00
Total Colonial Bank - Special B							0.00
Colonial Bank - Operating							0.00
Total Colonial Bank - Operating							0.00
Mercantile Bank - MM Reserve							0.00
Total Mercantile Bank - MM Reserve							0.00
Petty Cash - Tracy Duffy							0.00
Total Petty Cash - Tracy Duffy							0.00
Colonial Bank - Special C							0.00
Total Colonial Bank - Special C							0.00
United Heritage-Restoration							0.00
Total United Heritage-Restoration							0.00
Sunshine Bank - Operating							0.00
Total Sunshine Bank - Operating							0.00
Sunshine Bank MM - Reserve Fund							0.00
Total Sunshine Bank MM - Reserve Fund							0.00
Accounts Receivable							9,296.67
Invoice	01/01/2025	10840	A101, BROWN		Monthly Mainte...	548.00	9,844.67
Invoice	01/01/2025	10841	A102, HUHNS / ACH ...		Monthly Mainte...	548.00	10,392.67
Invoice	01/01/2025	10842	A103 ROTZ, STEVE ...		Monthly Mainte...	548.00	10,940.67
Invoice	01/01/2025	10843	A104, SCOTT		Monthly Mainte...	548.00	11,488.67
Invoice	01/01/2025	10844	A105, WHEELER		Monthly Mainte...	548.00	12,036.67
Invoice	01/01/2025	10845	A106, A106 LLC [BE...		Monthly Mainte...	548.00	12,584.67
Invoice	01/01/2025	10846	A201, ACKERSON, L...		Monthly Mainte...	548.00	13,132.67
Invoice	01/01/2025	10847	A202, SAUNDERS		Monthly Mainte...	548.00	13,680.67
Invoice	01/01/2025	10848	A203, O'MAHONY		Monthly Mainte...	548.00	14,228.67
Invoice	01/01/2025	10849	A204 MCDERMOTT, ...		Monthly Mainte...	548.00	14,776.67
Invoice	01/01/2025	10850	A205-John Huhn / W...		Monthly Mainte...	548.00	15,324.67
Invoice	01/01/2025	10851	A206, RAMEY, JOR...		Monthly Mainte...	548.00	15,872.67
Invoice	01/01/2025	10852	A207 WARWICK		Monthly Mainte...	548.00	16,420.67
Invoice	01/01/2025	10853	A208, CARIONE		Monthly Mainte...	548.00	16,968.67
Invoice	01/01/2025	10854	A209, VIRGIL, LOUA...		Monthly Mainte...	548.00	17,516.67
Invoice	01/01/2025	10855	A210 - HOPLER		Monthly Mainte...	548.00	18,064.67
Invoice	01/01/2025	10856	A211 - ANDERSON		Monthly Mainte...	548.00	18,612.67
Invoice	01/01/2025	10857	A212, DEN BESTE, ...		Monthly Mainte...	548.00	19,160.67
Invoice	01/01/2025	10858	B101, FAZIO/SCHIA...		Monthly Mainte...	548.00	19,708.67
Invoice	01/01/2025	10859	B102, ROBERTS		Monthly Mainte...	548.00	20,256.67
Invoice	01/01/2025	10860	B103, ACH ASSOCI...		Monthly Mainte...	548.00	20,804.67
Invoice	01/01/2025	10861	B104, SCHMIT		Monthly Mainte...	548.00	21,352.67
Invoice	01/01/2025	10862	B105, VERNE		Monthly Mainte...	548.00	21,900.67
Invoice	01/01/2025	10863	B106, ALLTON		Monthly Mainte...	548.00	22,448.67
Invoice	01/01/2025	10864	B107, NEEL TRUST...		Monthly Mainte...	548.00	22,996.67
Invoice	01/01/2025	10865	B108, GUSTAFSON		Monthly Mainte...	548.00	23,544.67
Invoice	01/01/2025	10866	C101, MCLEOD		Monthly Mainte...	548.00	24,092.67
Invoice	01/01/2025	10867	C102, MCLEOD JA...		Monthly Mainte...	548.00	24,640.67
Invoice	01/01/2025	10868	C103, BOWALD		Monthly Mainte...	548.00	25,188.67
Invoice	01/01/2025	10869	C104 - WEBB		Monthly Mainte...	548.00	25,736.67
Invoice	01/01/2025	10870	C208, RICCI, TORI &...		Monthly Mainte...	548.00	26,284.67
Invoice	01/01/2025	10871	C201, LONGACRE, ...		Monthly Mainte...	548.00	26,832.67
Invoice	01/01/2025	10872	C202, CAFAZO		Monthly Mainte...	548.00	27,380.67
Invoice	01/01/2025	10873	C203, WALTON/RIC...		Monthly Mainte...	548.00	27,928.67
Invoice	01/01/2025	10874	C204, HOGAN		Monthly Mainte...	548.00	28,476.67
Invoice	01/01/2025	10875	C205, RAMEY		Monthly Mainte...	548.00	29,024.67
Invoice	01/01/2025	10876	C206, PHILLIPS		Monthly Mainte...	548.00	29,572.67
Invoice	01/01/2025	10877	C207, LOMBARDI		Monthly Mainte...	548.00	30,120.67
Invoice	01/01/2025	10878	C209, SAHYOUN, L...		Monthly Mainte...	548.00	30,668.67
Invoice	01/01/2025	10879	C210, BRONSON		Monthly Mainte...	548.00	31,216.67
Payment	01/06/2025	1325 ...	A102, HUHNS / ACH ...	HOA Dues A1...	Undeposited Fu...	-1,644.00	29,572.67
Payment	01/06/2025	00222...	A206, RAMEY, JOR...	A206 & C205 ...	Undeposited Fu...	-548.00	29,024.67
Payment	01/06/2025	00222...	C205, RAMEY	A206 & C205 ...	Undeposited Fu...	-548.00	28,476.67
Payment	01/06/2025	00810...	A210 - HOPLER	A210 BPCK 0...	Undeposited Fu...	-548.00	27,928.67
Payment	01/06/2025	2258	B105, VERNE	B105 CK 2258...	Undeposited Fu...	-548.00	27,380.67
Payment	01/06/2025	213	B107, NEEL TRUST...	B107 CK 213	Undeposited Fu...	-548.00	26,832.67
Payment	01/06/2025	4279	C101, MCLEOD		Undeposited Fu...	-548.00	26,284.67
Payment	01/06/2025	1325 ...	B103, ACH ASSOCI...	HOA Dues A1...	Undeposited Fu...	-1,644.00	24,640.67
Payment	01/09/2025	00819...	A103 ROTZ, STEVE ...		Undeposited Fu...	-548.00	24,092.67

Ocean Club South General Ledger

As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Payment	01/09/2025	36902...	A201, ACKERSON, L...		Undeposited Fu...	-548.00	23,544.67
Payment	01/09/2025	564	A204 MCDERMOTT, ...		Undeposited Fu...	-548.00	22,996.67
Payment	01/09/2025	00000...	C206, PHILLIPS		Undeposited Fu...	-548.00	22,448.67
Payment	01/09/2025	1935 ...	B108, GUSTAFSON	B108 Gustafs...	Undeposited Fu...	-250.00	22,198.67
Payment	01/09/2025	5727	A105, WHEELER		Undeposited Fu...	-1,644.00	20,554.67
Payment	01/09/2025	00009...	A106, A106 LLC [BE...		Undeposited Fu...	-548.00	20,006.67
Payment	01/09/2025	00009...	A101, BROWN		Undeposited Fu...	-548.00	19,458.67
Payment	01/09/2025	4287	A104, SCOTT		Undeposited Fu...	-548.00	18,910.67
Payment	01/09/2025	00008...	A205-John Huhn / W...		Undeposited Fu...	-548.00	18,362.67
Payment	01/09/2025	00817...	A208, CARIONE		Undeposited Fu...	-548.00	17,814.67
Payment	01/09/2025	65885...	A209, VIRGIL, LOUA...		Undeposited Fu...	-548.00	17,266.67
Payment	01/09/2025	00009...	A211 - ANDERSON		Undeposited Fu...	-548.00	16,718.67
Payment	01/09/2025	2644	B101, FAZIO/SCHIA...		Undeposited Fu...	-548.00	16,170.67
Payment	01/09/2025	00801...	B106, ALLTON		Undeposited Fu...	-549.00	15,621.67
Payment	01/09/2025	1398	B108, GUSTAFSON		Undeposited Fu...	-548.00	15,073.67
Payment	01/09/2025	02211...	C103, BOWALD		Undeposited Fu...	-548.00	14,525.67
Payment	01/09/2025	87058...	C203, WALTON/RIC...		Undeposited Fu...	-548.00	13,977.67
Payment	01/09/2025	00804...	C204, HOGAN		Undeposited Fu...	-548.00	13,429.67
Payment	01/09/2025	00802...	C208, RICCI, TORI &...		Undeposited Fu...	-548.00	12,881.67
Payment	01/23/2025	87308...	B104, SCHMIT	B104 BPck 87...	Undeposited Fu...	-548.00	12,333.67
Payment	01/23/2025	3051	A212, DEN BESTE, ...	A212 Ck 3051...	Undeposited Fu...	-2,740.00	9,593.67
Payment	01/27/2025	2392	B102, ROBERTS	B102 Ck 2392...	Undeposited Fu...	-2,740.00	6,853.67
Payment	01/27/2025	1231	C210, BRONSON	C210 Ck 1231...	Undeposited Fu...	-548.00	6,305.67
Payment	01/28/2025	00009...	A203, O'MAHONY		Undeposited Fu...	-548.00	5,757.67
Payment	01/28/2025	00000...	A207 WARWICK		Undeposited Fu...	-548.00	5,209.67
Payment	01/28/2025	1255	C209, SAHYOUN, L...		Undeposited Fu...	-548.00	4,661.67
Payment	01/28/2025	86158...	A209, VIRGIL, LOUA...		Undeposited Fu...	-548.00	4,113.67
Total Accounts Receivable						-5,183.00	4,113.67
Prepaid Expenses							0.00
Total Prepaid Expenses							0.00
NSF - Returned Checks							0.00
Total NSF - Returned Checks							0.00
Due from Reserves							0.00
Total Due from Reserves							0.00
Inventory Asset							0.00
Total Inventory Asset							0.00
Due to/from Surfcoast							0.00
Total Due to/from Surfcoast							0.00
Terminix - Baiting 9/1-9/30/14							0.00
Total Terminix - Baiting 9/1-9/30/14							0.00
RETURNED CHECKS							0.00
Total RETURNED CHECKS							0.00
Prepaid Insurance							16,448.59
Total Prepaid Insurance							16,448.59
Terminex T-Bond 9/1-9/30/13							0.00
Total Terminex T-Bond 9/1-9/30/13							0.00
Citizen Windstorm							0.00
Total Citizen Windstorm							0.00
Due to Restoration from Oper							0.00
Total Due to Restoration from Oper							0.00
Due to Restoration from Reserve							0.00
Total Due to Restoration from Reserve							0.00
Due from Operating to Reserve							-856.00
Total Due from Operating to Reserve							-856.00
A/R to BS 6/30/06							0.00
Total A/R to BS 6/30/06							0.00
Due to Reserve from Operating.							0.00
Total Due to Reserve from Operating.							0.00

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Undeposited Funds							299.28
Payment	01/06/2025	1325 ...	A102, HUH / ACH ...	HOA Dues A1...	Accounts Recei...	1,644.00	1,943.28
Payment	01/06/2025	1325 ...	B103, ACH ASSOCI...	HOA Dues A1...	Accounts Recei...	1,644.00	3,587.28
Payment	01/06/2025	00222...	A206, RAMEY, JOR...	A206 & C205 ...	Accounts Recei...	548.00	4,135.28
Payment	01/06/2025	00222...	C205, RAMEY	A206 & C205 ...	Accounts Recei...	548.00	4,683.28
Payment	01/06/2025	00810...	A210 - HOPLER	A210 BPCK 0...	Accounts Recei...	548.00	5,231.28
Payment	01/06/2025	2258	B105, VERNE	B105 CK 2258...	Accounts Recei...	548.00	5,779.28
Payment	01/06/2025	213	B107, NEEL TRUST...	B107 CK 213	Accounts Recei...	548.00	6,327.28
Payment	01/06/2025	4279	C101, MCLEOD		Accounts Recei...	548.00	6,875.28
Deposit	01/06/2025	1325 ...	A102, HUH / ACH ...	HOA Dues A1...	OCS Chase Op...	-1,644.00	5,231.28
Deposit	01/06/2025	1325 ...	B103, ACH ASSOCI...	HOA Dues A1...	OCS Chase Op...	-1,644.00	3,587.28
Deposit	01/06/2025	00222...	A206, RAMEY, JOR...	A206 & C205 ...	OCS Chase Op...	-548.00	3,039.28
Deposit	01/06/2025	00222...	C205, RAMEY	A206 & C205 ...	OCS Chase Op...	-548.00	2,491.28
Deposit	01/06/2025	00810...	A210 - HOPLER	A210 BPCK 0...	OCS Chase Op...	-548.00	1,943.28
Deposit	01/06/2025	2258	B105, VERNE	B105 CK 2258...	OCS Chase Op...	-548.00	1,395.28
Deposit	01/06/2025	213	B107, NEEL TRUST...	B107 CK 213	OCS Chase Op...	-548.00	847.28
Deposit	01/06/2025	4279	C101, MCLEOD	Deposit	OCS Chase Op...	-548.00	299.28
Payment	01/09/2025	1935 ...	B108, GUSTAFSON	B108 Gustafs...	Accounts Recei...	250.00	549.28
Deposit	01/09/2025	1935	B108, GUSTAFSON	B108 Gustafs...	OCS Chase Op...	-250.00	299.28
Payment	01/09/2025	00819...	A103 ROTZ, STEVE ...		Accounts Recei...	548.00	847.28
Payment	01/09/2025	5727	A105, WHEELER		Accounts Recei...	1,644.00	2,491.28
Payment	01/09/2025	00009...	A106, A106 LLC [BE...		Accounts Recei...	548.00	3,039.28
Payment	01/09/2025	36902...	A201, ACKERSON, L...		Accounts Recei...	548.00	3,587.28
Payment	01/09/2025	564	A204 MCDERMOTT, ...		Accounts Recei...	548.00	4,135.28
Payment	01/09/2025	00000...	C206, PHILLIPS		Accounts Recei...	548.00	4,683.28
Payment	01/09/2025	00009...	A101, BROWN		Accounts Recei...	548.00	5,231.28
Payment	01/09/2025	4287	A104, SCOTT		Accounts Recei...	548.00	5,779.28
Payment	01/09/2025	00008...	A205-John Huhn / W...		Accounts Recei...	548.00	6,327.28
Payment	01/09/2025	00817...	A208, CARIONE		Accounts Recei...	548.00	6,875.28
Payment	01/09/2025	65885...	A209, VIRGIL, LOUA...		Accounts Recei...	548.00	7,423.28
Payment	01/09/2025	00009...	A211 - ANDERSON		Accounts Recei...	548.00	7,971.28
Payment	01/09/2025	2644	B101, FAZIO/SCHIA...		Accounts Recei...	548.00	8,519.28
Payment	01/09/2025	00801...	B106, ALLTON		Accounts Recei...	549.00	9,068.28
Payment	01/09/2025	1398	B108, GUSTAFSON		Accounts Recei...	548.00	9,616.28
Payment	01/09/2025	02211...	C103, BOWALD		Accounts Recei...	548.00	10,164.28
Payment	01/09/2025	87058...	C203, WALTON/RIC...		Accounts Recei...	548.00	10,712.28
Payment	01/09/2025	00804...	C204, HOGAN		Accounts Recei...	548.00	11,260.28
Payment	01/09/2025	00802...	C208, RICCI, TORI &...		Accounts Recei...	548.00	11,808.28
Deposit	01/09/2025	00009...	A101, BROWN	Deposit	OCS Chase Op...	-548.00	11,260.28
Deposit	01/09/2025	4287	A104, SCOTT	Deposit	OCS Chase Op...	-548.00	10,712.28
Deposit	01/09/2025	00008...	A205-John Huhn / W...	Deposit	OCS Chase Op...	-548.00	10,164.28
Deposit	01/09/2025	00817...	A208, CARIONE	Deposit	OCS Chase Op...	-548.00	9,616.28
Deposit	01/09/2025	65885...	A209, VIRGIL, LOUA...	Deposit	OCS Chase Op...	-548.00	9,068.28
Deposit	01/09/2025	00009...	A211 - ANDERSON	Deposit	OCS Chase Op...	-548.00	8,520.28
Deposit	01/09/2025	2644	B101, FAZIO/SCHIA...	Deposit	OCS Chase Op...	-548.00	7,972.28
Deposit	01/09/2025	00801...	B106, ALLTON	Deposit	OCS Chase Op...	-549.00	7,423.28
Deposit	01/09/2025	1398	B108, GUSTAFSON	Deposit	OCS Chase Op...	-548.00	6,875.28
Deposit	01/09/2025	02211...	C103, BOWALD	Deposit	OCS Chase Op...	-548.00	6,327.28
Deposit	01/09/2025	87058...	C203, WALTON/RIC...	Deposit	OCS Chase Op...	-548.00	5,779.28
Deposit	01/09/2025	00804...	C204, HOGAN	Deposit	OCS Chase Op...	-548.00	5,231.28
Deposit	01/09/2025	00802...	C208, RICCI, TORI &...	Deposit	OCS Chase Op...	-548.00	4,683.28
Deposit	01/13/2025	00819...	A103 ROTZ, STEVE ...	Deposit	OCS Chase Op...	-548.00	4,135.28
Deposit	01/13/2025	5727	A105, WHEELER	Deposit	OCS Chase Op...	-1,644.00	2,491.28
Deposit	01/13/2025	00009...	A106, A106 LLC [BE...	Deposit	OCS Chase Op...	-548.00	1,943.28
Deposit	01/13/2025	36902...	A201, ACKERSON, L...	Deposit	OCS Chase Op...	-548.00	1,395.28
Deposit	01/13/2025	564	A204 MCDERMOTT, ...	Deposit	OCS Chase Op...	-548.00	847.28
Deposit	01/13/2025	00000...	C206, PHILLIPS	Deposit	OCS Chase Op...	-548.00	299.28
Payment	01/23/2025	3051	A212, DEN BESTE, ...	A212 Ck 3051...	Accounts Recei...	2,740.00	3,039.28
Payment	01/23/2025	87308...	B104, SCHMIT	B104 BPCK 87...	Accounts Recei...	548.00	3,587.28
Deposit	01/27/2025	SCR ...	A104, SCOTT	A104 SSA PAI...	OCS Chase Op...	-299.28	3,288.00
Payment	01/27/2025	2392	B102, ROBERTS	B102 Ck 2392...	Accounts Recei...	2,740.00	6,028.00
Payment	01/27/2025	1231	C210, BRONSON	C210 Ck 1231...	Accounts Recei...	548.00	6,576.00
Deposit	01/27/2025	3051	A212, DEN BESTE, ...	A212 Ck 3051...	OCS Chase Op...	-2,740.00	3,836.00
Deposit	01/27/2025	2392	B102, ROBERTS	B102 Ck 2392...	OCS Chase Op...	-2,740.00	1,096.00
Deposit	01/27/2025	87308...	B104, SCHMIT	B104 BPCK 87...	OCS Chase Op...	-548.00	548.00
Deposit	01/27/2025	1231	C210, BRONSON	C210 Ck 1231...	OCS Chase Op...	-548.00	0.00
Payment	01/28/2025	00009...	A203, O'MAHONY		Accounts Recei...	548.00	548.00
Payment	01/28/2025	00000...	A207 WARWICK		Accounts Recei...	548.00	1,096.00
Payment	01/28/2025	86158...	A209, VIRGIL, LOUA...		Accounts Recei...	548.00	1,644.00
Payment	01/28/2025	1255	C209, SAHYOUN, L...		Accounts Recei...	548.00	2,192.00
Deposit	01/28/2025	00009...	A203, O'MAHONY	Deposit	OCS Chase Op...	-548.00	1,644.00
Deposit	01/28/2025	00000...	A207 WARWICK	Deposit	OCS Chase Op...	-548.00	1,096.00
Deposit	01/28/2025	86158...	A209, VIRGIL, LOUA...	Deposit	OCS Chase Op...	-548.00	548.00
Deposit	01/28/2025	1255	C209, SAHYOUN, L...	Deposit	OCS Chase Op...	-548.00	0.00
Total Undeposited Funds						-299.28	0.00

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Scheltens Liab. - 10/06-10/07							0.00
Total Scheltens Liab. - 10/06-10/07							0.00
Prop Ins-Scheltens 9/30/05-06							0.00
Total Prop Ins-Scheltens 9/30/05-06							0.00
Liab Ins-Scheltens 9/30/05-06							0.00
Total Liab Ins-Scheltens 9/30/05-06							0.00
Prop Ins-Scheltens 1/11/07-08							0.00
Total Prop Ins-Scheltens 1/11/07-08							0.00
Prop Ins-Scheltens 7/1/06-07							0.00
Total Prop Ins-Scheltens 7/1/06-07							0.00
Terminex T-Bond 1-09 to 12-09							0.00
Total Terminex T-Bond 1-09 to 12-09							0.00
Nationwide Flood 10/05-06							0.00
Total Nationwide Flood 10/05-06							0.00
Nationwide Fld A.B.C 4/15/07-08							0.00
Total Nationwide Fld A.B.C 4/15/07-08							0.00
WC Ins-Scheltens 10/06-07							0.00
Total WC Ins-Scheltens 10/06-07							0.00
Accounts Payable							-168.09
Bill	01/01/2025	INV 5...	Surf Coast Realty, Inc.	INV# 5175 20...	-SPLIT-	-3,303.26	-3,471.35
Bill	01/01/2025	FLS-2...	IPFS Corporation	FLS-219538 P...	Insurance	-928.86	-4,400.21
Bill	01/03/2025	INV# ...	Carpet Installations b...	INV# 1-4-2025...	Janitorial / Wee...	-225.00	-4,625.21
Bill	01/05/2025	2025.01	Aqua Tech Pool Serv...	Monthly Pool ...	Pool Maintenan...	-700.00	-5,325.21
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117876-51698...	-SPLIT-	-2,035.19	-7,360.40
Bill	01/10/2025	INV# ...	Carpet Installations b...	INV# 1-11-202...	Janitorial / Wee...	-225.00	-7,585.40
Bill	01/12/2025	PMT 8...	Frontline Insurance	POLICY FIC1-...	Insurance	-3,681.08	-11,266.48
Bill	01/14/2025	INV 5...	Surf Coast Realty, Inc.	INV 5182 202...	Office/Admin E...	-13.48	-11,279.96
Bill	01/14/2025	INV 5...	Surf Coast Realty, Inc.	INV 5179 202...	Office/Admin E...	-33.18	-11,313.14
Bill Pmt -Check	01/14/2025	22056...	IPFS Corporation	FLS-219538 P...	OCS Chase Op...	928.86	-10,384.28
Bill	01/15/2025	FLS-2...	IPFS Corporation	FLS-242411 P...	Insurance	-1,796.51	-12,180.79
Bill	01/15/2025	USPS...	Amato, Lisa - REIMB ...	Reimburseme...	Postage and D...	-12.41	-12,193.20
Bill	01/15/2025	INV 0...	CHARTER COMMU...	ACCT 8337 1...	Internet/Teleph...	-162.29	-12,355.49
Bill	01/15/2025	01/09/...	HEAPE HANDYMAN...	Inv 01/09/25 O...	Common Area	-70.00	-12,425.49
Bill	01/15/2025	INV 3...	Massey Services, Inc.	PAID 25.01.15...	Pest Control	-56.58	-12,482.07
Bill	01/15/2025	INV 0...	Spectrum Business/C...	INV 02423980...	Cable	-3,301.42	-15,783.49
Bill	01/15/2025	INV 5...	Surf Coast Realty, Inc.	Inv 5171 12/13...	Office/Admin E...	-5.00	-15,788.49
Bill	01/15/2025	INV 5...	Surf Coast Realty, Inc.	INV 5180 202...	Office/Admin E...	-20.07	-15,808.56
Bill	01/15/2025	INV # ...	Waste Management I...	INV # 857102...	Trash	-925.75	-16,734.31
Bill Pmt -Check	01/15/2025	4069	Massey Services, Inc.	PAID 25.01.15...	OCS Chase Op...	56.58	-16,677.73
Bill Pmt -Check	01/15/2025	4075	Waste Management I...	INV # 857102...	OCS Chase Op...	925.75	-15,751.98
Bill Pmt -Check	01/15/2025	4074	UTILITIES COMMISS...	117876-51698...	OCS Chase Op...	2,035.19	-13,716.79
Bill Pmt -Check	01/15/2025	4073	Surf Coast Realty, Inc.		OCS Chase Op...	3,374.99	-10,341.80
Bill	01/15/2025	INV # ...	Servair Heating & Air ...	INV # I-54309-...	Office/Admin E...	-230.00	-10,571.80
Bill Pmt -Check	01/15/2025	4071	Servair Heating & Air ...	INV # I-54309-...	OCS Chase Op...	230.00	-10,341.80
Bill	01/15/2025	Quart...	PROQUEST PEST C...	Quarterly Serv...	Pest Control	-71.00	-10,412.80
Bill Pmt -Check	01/15/2025	4070	PROQUEST PEST C...	Quarterly Serv...	OCS Chase Op...	71.00	-10,341.80
Bill Pmt -Check	01/15/2025	4068	IPFS Corporation	FLS-242411 P...	OCS Chase Op...	1,796.51	-8,545.29
Bill Pmt -Check	01/15/2025	4067	HEAPE HANDYMAN...		OCS Chase Op...	310.00	-8,235.29
Bill Pmt -Check	01/15/2025	4066	Frontline Insurance	POLICY FIC1-...	OCS Chase Op...	3,681.08	-4,554.21
Bill Pmt -Check	01/15/2025	4063	Carpet Installations b...		OCS Chase Op...	675.00	-3,879.21
Bill Pmt -Check	01/15/2025	4062	Aqua Tech Pool Serv...	Monthly Pool ...	OCS Chase Op...	700.00	-3,179.21
Bill Pmt -Check	01/15/2025	4061	Amato, Lisa - REIMB ...		OCS Chase Op...	30.81	-3,148.40
Bill	01/17/2025	HD 25...	Amato, Lisa - REIMB ...	Reimburseme...	Common Area	-14.21	-3,162.61
Bill	01/17/2025	HD 25...	Amato, Lisa - REIMB ...	Reimburseme...	Common Area	-4.19	-3,166.80
Bill	01/17/2025	INV# ...	Carpet Installations b...	INV# 1-18-202...	Janitorial / Wee...	-225.00	-3,391.80
Bill	01/17/2025	07673...	CHARTER COMMU...	Acct# 8337 11...	C-105 Utilities	-54.99	-3,446.79
Bill	01/17/2025	00025...	COASTLINE COOLI...	INV 00025985...	Common Area	-410.00	-3,856.79
Bill	01/17/2025	01/09/...	HEAPE HANDYMAN...	Inv 01/09/25 O...	Common Area	-240.00	-4,096.79
Bill	01/17/2025	2025	Department of Busine...	App# 727648 ...	Bureau Condo ...	-164.00	-4,260.79
Bill	01/17/2025	Inv# 1...	ONE ROSSOME LA...	Inv# 11515 20...	-SPLIT-	-1,035.00	-5,295.79
Bill	01/17/2025	00025...	COASTLINE COOLI...	INV 00025985...	Common Area	-410.00	-5,705.79
Bill Pmt -Check	01/17/2025	4076	COASTLINE COOLI...	INV 00025985...	OCS Chase Op...	410.00	-5,295.79
Bill Pmt -Check	01/18/2025	08108...	Spectrum Business/C...	INV 02423980...	OCS Chase Op...	3,301.42	-1,994.37
Bill Pmt -Check	01/18/2025	08108...	CHARTER COMMU...	Acct# 8337 11...	OCS Chase Op...	54.99	-1,939.38
Bill Pmt -Check	01/18/2025	08108...	CHARTER COMMU...	ACCT 8337 1...	OCS Chase Op...	162.29	-1,777.09
Bill	01/23/2025	DG 25...	Amato, Lisa - REIMB ...	Reimburseme...	Common Area	-29.02	-1,806.11
Bill	01/23/2025	20000...	Florida Public Utilities...	\$61.19 Auto p...	Gas	-61.19	-1,867.30
Bill	01/23/2025	01/17/...	HEAPE HANDYMAN...	Inv 01/17/25 D...	Common Area	-100.00	-1,967.30
Bill	01/23/2025	Invoic...	Volusia Patio & Restr...	INV 1316 Rep...	Pool Repair	-121.50	-2,088.80
Bill	01/23/2025	INV IV...	PYE BARKER FIRE ...	INV IV004013...	Building	-410.03	-2,498.83

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Bill Pmt -Check	01/23/2025	4077	Amato, Lisa - REIMB ...		OCS Chase Op...	188.76	-2,310.07
Bill Pmt -Check	01/23/2025	4078	Carpet Installations b...	INV# 1-25-202...	OCS Chase Op...	225.00	-2,085.07
Bill Pmt -Check	01/23/2025	4079	Department of Busine...	App# 727648 ...	OCS Chase Op...	164.00	-1,921.07
Bill Pmt -Check	01/23/2025	4080	HEAPE HANDYMAN...	Inv 01/17/25 D...	OCS Chase Op...	100.00	-1,821.07
Bill Pmt -Check	01/23/2025	4081	ONE ROSSOME LA...	Inv# 11515 20...	OCS Chase Op...	1,035.00	-786.07
Bill Pmt -Check	01/23/2025	4082	PYE BARKER FIRE ...	INV IV004013...	OCS Chase Op...	410.03	-376.04
Bill Pmt -Check	01/23/2025	4083	Volusia Patio & Restr...	INV 1316 Rep...	OCS Chase Op...	121.50	-254.54
Bill	01/23/2025	INV# ...	Carpet Installations b...	INV# 1-7-25-B...	Building	-234.50	-489.04
Bill	01/23/2025	INV# ...	Carpet Installations b...	INV# 1-7-25-C...	Building	-273.75	-762.79
Bill	01/23/2025	Amzn ...	Amato, Lisa - REIMB ...	Reimburseme...	-SPLIT-	-95.83	-858.62
Bill	01/23/2025	INV 5...	Surf Coast Realty, Inc.	INV 5184 202...	Office/Admin E...	-96.42	-955.04
Bill Pmt -Check	01/23/2025	4084	Amato, Lisa - REIMB ...	Reimburseme...	OCS Chase Op...	95.83	-859.21
Bill Pmt -Check	01/23/2025	4085	Carpet Installations b...		OCS Chase Op...	508.25	-350.96
Bill Pmt -Check	01/23/2025	4086	COASTLINE COOLI...	INV 00025985...	OCS Chase Op...	410.00	59.04
Bill	01/24/2025	INV# ...	Carpet Installations b...	INV# 1-25-202...	Janitorial / Wee...	-225.00	-165.96
Bill Pmt -Check	01/24/2025	AUTO...	Florida Public Utilities...	\$61.19 Auto p...	OCS Chase Op...	61.19	-104.77
Bill	01/27/2025	2023/...	CHARLES L. BELOT...	2023 1120H I...	Accounting	-1,800.00	-1,904.77
Bill	01/29/2025	INV 2...	Culligan Water Produ...	INV INV 2024...	Supplies	-44.92	-1,949.69
Total Accounts Payable						-1,781.60	-1,949.69
Accounts Payable - Reserve							0.00
Bill	01/23/2025	01/17/...	HEAPE HANDYMAN...	Inv 01/17/25 B...	Building Repair ...	-155.00	-155.00
Bill Pmt -Check	01/23/2025	0333	HEAPE HANDYMAN...	Inv 01/17/25 B...	OCS Chase Re...	155.00	0.00
Total Accounts Payable - Reserve						0.00	0.00
Advance Maintenance Fees							-9,488.88
Total Advance Maintenance Fees							-9,488.88
Exchange							0.00
Total Exchange							0.00
Due to Operating from Reserves							0.00
Total Due to Operating from Reserves							0.00
Due from Reserves to Operating							0.00
Total Due from Reserves to Operating							0.00
Deferred Insurance Assessment							0.00
Total Deferred Insurance Assessment							0.00
L/T Premium Finance							0.00
Total L/T Premium Finance							0.00
Due to Corporate							0.00
Total Due to Corporate							0.00
Accrued Special Assessments							0.00
2022 S/A							0.00
Total 2022 S/A							0.00
Additional Items S/A							0.00
Total Additional Items S/A							0.00
Hurricane Nichole S/A							0.00
Total Hurricane Nichole S/A							0.00
Hurricane Ian S/A							0.00
Total Hurricane Ian S/A							0.00
Accrued Special Assessments - Other							0.00
Total Accrued Special Assessments - Other							0.00
Total Accrued Special Assessments							0.00
Deposit in transit							0.00
Total Deposit in transit							0.00
Federal Income Tax Payable							0.00
Total Federal Income Tax Payable							0.00
Due to Prime Rate Finance Corp							0.00
Total Due to Prime Rate Finance Corp							0.00
Due from Oper to Restoration							0.00
Total Due from Oper to Restoration							0.00
Due to Reserve from Operating							856.00
Total Due to Reserve from Operating							856.00

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Due from Operating to Reserve.							0.00
Total Due from Operating to Reserve.							0.00
A/P per B/S 6-30-06							0.00
Total A/P per B/S 6-30-06							0.00
Accrued Estimated Expenses							0.00
Total Accrued Estimated Expenses							0.00
Due from Reserve to Restoration							0.00
Total Due from Reserve to Restoration							0.00
Restoration							0.00
2005 Insurance Proceeds							0.00
Total 2005 Insurance Proceeds							0.00
2003 Restoration Account							0.00
Total 2003 Restoration Account							0.00
Spec Assmnt-Insurance Deduct							0.00
Total Spec Assmnt-Insurance Deduct							0.00
Spec Assmnt-Hurricane/Legal							0.00
Total Spec Assmnt-Hurricane/Legal							0.00
Spent from S/A-Hurricane/Legal							0.00
Total Spent from S/A-Hurricane/Legal							0.00
07 Restoration							0.00
Total 07 Restoration							0.00
Restoration Int/Bank Chg.							0.00
Total Restoration Int/Bank Chg.							0.00
Restoration - Other							0.00
Total Restoration - Other							0.00
Total Restoration							0.00
Prepaid Assessments							0.00
Total Prepaid Assessments							0.00
Payroll Liabilities							0.00
Total Payroll Liabilities							0.00
Reserves							-147,115.96
Roof Reserve							-710.97
General Journal	01/01/2025	Aje3			Reserve Fundin...	-709.47	-1,420.44
Total Roof Reserve						-709.47	-1,420.44
Tennis Courts Reserve							-16,340.52
General Journal	01/01/2025	Aje3			Reserve Fundin...	-97.90	-16,438.42
Total Tennis Courts Reserve						-97.90	-16,438.42
Painting Reserve							-50,987.26
General Journal	01/01/2025	Aje3			Reserve Fundin...	-1,169.87	-52,157.13
Total Painting Reserve						-1,169.87	-52,157.13
Fence Reserve							-1,036.91
General Journal	01/01/2025	Aje3			Reserve Fundin...	-30.24	-1,067.15
Total Fence Reserve						-30.24	-1,067.15
Paving Reserve							-4,255.49
General Journal	01/01/2025	Aje3			Reserve Fundin...	-87.26	-4,342.75
Total Paving Reserve						-87.26	-4,342.75
Building Repair Reserve							-13,196.15
General Journal	01/01/2025	Aje3			Reserve Fundin...	-74.30	-13,270.45
Bill	01/23/2025	01/17/...	HEAPE HANDYMAN...	Inv 01/17/25 B...	Accounts Paya...	155.00	-13,115.45
Total Building Repair Reserve						80.70	-13,115.45
Capital Expense & C-105 Reserve							-61.91
General Journal	01/01/2025	Aje3			Reserve Fundin...	-61.91	-123.82
Total Capital Expense & C-105 Reserve						-61.91	-123.82

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Swimming Pool/Furniture Reserve							-43,905.71
General Journal	01/01/2025	Aje3			Reserve Fundin...	-502.20	-44,407.91
Total Swimming Pool/Furniture Reserve						-502.20	-44,407.91
Lighting Reserve							-7,049.09
General Journal	01/01/2025	Aje3			Reserve Fundin...	-111.76	-7,160.85
Total Lighting Reserve						-111.76	-7,160.85
Sea Wall Reserve							-9,068.86
General Journal	01/01/2025	Aje3			Reserve Fundin...	-96.86	-9,165.72
Total Sea Wall Reserve						-96.86	-9,165.72
Restoration Funds to Reserve							0.00
Total Restoration Funds to Reserve							0.00
Aluminum Railing Reserve							-495.21
General Journal	01/01/2025	Aje3			Reserve Fundin...	-121.55	-616.76
Total Aluminum Railing Reserve						-121.55	-616.76
Building Repair							0.00
Total Building Repair							0.00
Unallocated Bank Int/Exp							-7.88
Deposit	01/31/2025			Interest	OCS Chase Re...	-2.90	-10.78
Total Unallocated Bank Int/Exp						-2.90	-10.78
Reserves - Other							0.00
Total Reserves - Other							0.00
Total Reserves						-2,911.22	-150,027.18
Reserves - B/S 6/30-06							0.00
06 Bldg. Repair Reserve							0.00
Total 06 Bldg. Repair Reserve							0.00
06 Capital Exp & 105C							0.00
Total 06 Capital Exp & 105C							0.00
06 Fence Reserve							0.00
Total 06 Fence Reserve							0.00
06 Painting Reserve							0.00
Total 06 Painting Reserve							0.00
Major Maint-Def Spent from Res							0.00
Total Major Maint-Def Spent from Res							0.00
Maj Maint - Def Maint							0.00
Total Maj Maint - Def Maint							0.00
Reserves - B/S 6/30-06 - Other							0.00
Total Reserves - B/S 6/30-06 - Other							0.00
Total Reserves - B/S 6/30-06							0.00
Prior Year Surplus/Deficit							0.00
Total Prior Year Surplus/Deficit							0.00
Opening Bal Equity							0.00
Total Opening Bal Equity							0.00
Fund Balance-Operating							25,566.73
Total Fund Balance-Operating							25,566.73
Special Assessment 2022							0.00
Total Special Assessment 2022							0.00
Legal Collections							0.00
Total Legal Collections							0.00
Special Assessment-2017-2018							0.00
Total Special Assessment-2017-2018							0.00
Returned Check Charges							0.00
Total Returned Check Charges							0.00

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Special Assessment - Insurance							0.00
Total Special Assessment - Insurance							0.00
Monthly Maintenance Fee							-131,520.00
Invoice	01/01/2025	10840	A101, BROWN	Monthly Maint...	Accounts Recei...	-548.00	-132,068.00
Invoice	01/01/2025	10841	A102, HUHN / ACH ...	Monthly Maint...	Accounts Recei...	-548.00	-132,616.00
Invoice	01/01/2025	10842	A103 ROTZ, STEVE ...	Monthly Maint...	Accounts Recei...	-548.00	-133,164.00
Invoice	01/01/2025	10843	A104, SCOTT	Monthly Maint...	Accounts Recei...	-548.00	-133,712.00
Invoice	01/01/2025	10844	A105, WHEELER	Monthly Maint...	Accounts Recei...	-548.00	-134,260.00
Invoice	01/01/2025	10845	A106, A106 LLC [BE...	Monthly Maint...	Accounts Recei...	-548.00	-134,808.00
Invoice	01/01/2025	10846	A201, ACKERSON, L...	Monthly Maint...	Accounts Recei...	-548.00	-135,356.00
Invoice	01/01/2025	10847	A202, SAUNDERS	Monthly Maint...	Accounts Recei...	-548.00	-135,904.00
Invoice	01/01/2025	10848	A203, O'MAHONY	Monthly Maint...	Accounts Recei...	-548.00	-136,452.00
Invoice	01/01/2025	10849	A204 MCDERMOTT, ...	Monthly Maint...	Accounts Recei...	-548.00	-137,000.00
Invoice	01/01/2025	10850	A205-John Huhn / W...	Monthly Maint...	Accounts Recei...	-548.00	-137,548.00
Invoice	01/01/2025	10851	A206, RAMEY, JOR...	Monthly Maint...	Accounts Recei...	-548.00	-138,096.00
Invoice	01/01/2025	10852	A207 WARWICK	Monthly Maint...	Accounts Recei...	-548.00	-138,644.00
Invoice	01/01/2025	10853	A208, CARIONE	Monthly Maint...	Accounts Recei...	-548.00	-139,192.00
Invoice	01/01/2025	10854	A209, VIRGIL, LOUA...	Monthly Maint...	Accounts Recei...	-548.00	-139,740.00
Invoice	01/01/2025	10855	A210 - HOPLER	Monthly Maint...	Accounts Recei...	-548.00	-140,288.00
Invoice	01/01/2025	10856	A211 - ANDERSON	Monthly Maint...	Accounts Recei...	-548.00	-140,836.00
Invoice	01/01/2025	10857	A212, DEN BESTE, ...	Monthly Maint...	Accounts Recei...	-548.00	-141,384.00
Invoice	01/01/2025	10858	B101, FAZIO/SCHIA...	Monthly Maint...	Accounts Recei...	-548.00	-141,932.00
Invoice	01/01/2025	10859	B102, ROBERTS	Monthly Maint...	Accounts Recei...	-548.00	-142,480.00
Invoice	01/01/2025	10860	B103, ACH ASSOCI...	Monthly Maint...	Accounts Recei...	-548.00	-143,028.00
Invoice	01/01/2025	10861	B104, SCHMIT	Monthly Maint...	Accounts Recei...	-548.00	-143,576.00
Invoice	01/01/2025	10862	B105, VERNE	Monthly Maint...	Accounts Recei...	-548.00	-144,124.00
Invoice	01/01/2025	10863	B106, ALLTON	Monthly Maint...	Accounts Recei...	-548.00	-144,672.00
Invoice	01/01/2025	10864	B107, NEEL TRUST...	Monthly Maint...	Accounts Recei...	-548.00	-145,220.00
Invoice	01/01/2025	10865	B108, GUSTAFSON	Monthly Maint...	Accounts Recei...	-548.00	-145,768.00
Invoice	01/01/2025	10866	C101, MCLEOD	Monthly Maint...	Accounts Recei...	-548.00	-146,316.00
Invoice	01/01/2025	10867	C102, MCLEOD JA...	Monthly Maint...	Accounts Recei...	-548.00	-146,864.00
Invoice	01/01/2025	10868	C103, BOWALD	Monthly Maint...	Accounts Recei...	-548.00	-147,412.00
Invoice	01/01/2025	10869	C104 - WEBB	Monthly Maint...	Accounts Recei...	-548.00	-147,960.00
Invoice	01/01/2025	10870	C208, RICCI, TORI &...	Monthly Maint...	Accounts Recei...	-548.00	-148,508.00
Invoice	01/01/2025	10871	C201, LONGACRE, ...	Monthly Maint...	Accounts Recei...	-548.00	-149,056.00
Invoice	01/01/2025	10872	C202, CAFAZO	Monthly Maint...	Accounts Recei...	-548.00	-149,604.00
Invoice	01/01/2025	10873	C203, WALTON/RIC...	Monthly Maint...	Accounts Recei...	-548.00	-150,152.00
Invoice	01/01/2025	10874	C204, HOGAN	Monthly Maint...	Accounts Recei...	-548.00	-150,700.00
Invoice	01/01/2025	10875	C205, RAMEY	Monthly Maint...	Accounts Recei...	-548.00	-151,248.00
Invoice	01/01/2025	10876	C206, PHILLIPS	Monthly Maint...	Accounts Recei...	-548.00	-151,796.00
Invoice	01/01/2025	10877	C207, LOMBARDI	Monthly Maint...	Accounts Recei...	-548.00	-152,344.00
Invoice	01/01/2025	10878	C209, SAHYOUN, L...	Monthly Maint...	Accounts Recei...	-548.00	-152,892.00
Invoice	01/01/2025	10879	C210, BRONSON	Monthly Maint...	Accounts Recei...	-548.00	-153,440.00
Total Monthly Maintenance Fee						-21,920.00	-153,440.00
Late Fees							0.00
Total Late Fees							0.00
Laundry							0.00
Total Laundry							0.00
Rental Unit C105							-6,475.15
Total Rental Unit C105							-6,475.15
Interest Income							0.00
Total Interest Income							0.00
Cost of Goods Sold							0.00
Total Cost of Goods Sold							0.00
Association Website Hosting							1,064.00
Total Association Website Hosting							1,064.00
Hurricane Milton Expenses							1,702.02
Total Hurricane Milton Expenses							1,702.02
Hurricane Ian/Nicole							0.00
Total Hurricane Ian/Nicole							0.00
Adj to actual (Clr Prior month)							0.00
Total Adj to actual (Clr Prior month)							0.00
Supplies							438.88
Bill	01/29/2025	INV 2...	Culligan Water Produ...	INV INV 2024...	Accounts Paya...	44.92	483.80
Total Supplies						44.92	483.80

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Uncategorized Expenses							0.00
Total Uncategorized Expenses							0.00
Management fee							4,999.98
Bill	01/01/2025	INV 5...	Surf Coast Realty, Inc.	INV# 5175 20...	Accounts Paya...	833.33	5,833.31
Total Management fee						833.33	5,833.31
Fire Certification							1,145.95
Total Fire Certification							1,145.95
Annual Corporate Report							0.00
Total Annual Corporate Report							0.00
Bureau Condo Fees							0.00
Bill	01/17/2025	2025	Department of Busine...	App# 727648 ...	Accounts Paya...	164.00	164.00
Total Bureau Condo Fees						164.00	164.00
License/Permits							0.00
Total License/Permits							0.00
Health Certificate - Pool							0.00
Total Health Certificate - Pool							0.00
Cleaning							0.00
Total Cleaning							0.00
Labor-Assn. Employees							0.00
Total Labor-Assn. Employees							0.00
C-104 Repairs							0.00
Total C-104 Repairs							0.00
Loan from OCS Reserves							0.00
Total Loan from OCS Reserves							0.00
Void Check							0.00
Total Void Check							0.00
Bank Service Charges							25.00
Total Bank Service Charges							25.00
Depreciation Expense							0.00
Total Depreciation Expense							0.00
Insurance							39,372.77
Insurance Loan Charge							0.00
Total Insurance Loan Charge							0.00
Prop,Umbrella,BM & Equip. Ins.							1,250.00
Total Prop,Umbrella,BM & Equip. Ins.							1,250.00
Worker's Comp Insurance							0.00
Total Worker's Comp Insurance							0.00
Windstorm							0.00
Total Windstorm							0.00
Flood Insurance							0.00
Total Flood Insurance							0.00
Fidelity Bond							0.00
Total Fidelity Bond							0.00
Insurance - Other							38,122.77
Bill	01/01/2025	FLS-2...	IPFS Corporation	FLS-219538 P...	Accounts Paya...	928.86	39,051.63
Bill	01/12/2025	PMT 8...	Frontline Insurance	POLICY FIC1-...	Accounts Paya...	3,681.08	42,732.71
Bill	01/15/2025	FLS-2...	IPFS Corporation	FLS-242411 P...	Accounts Paya...	1,796.51	44,529.22
Total Insurance - Other						6,406.45	44,529.22
Total Insurance						6,406.45	45,779.22
Maintenance/Repairs							19,458.03
Uniforms							0.00
Total Uniforms							0.00
Security							1,188.96
Total Security							1,188.96

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Building							99.46
Bill	01/23/2025	INV IV...	PYE BARKER FIRE ...	INV IV004013...	Accounts Paya...	410.03	509.49
Bill	01/23/2025	INV# ...	Carpet Installations b...	INV# 1-7-25-B...	Accounts Paya...	234.50	743.99
Bill	01/23/2025	INV# ...	Carpet Installations b...	INV# 1-7-25-C...	Accounts Paya...	273.75	1,017.74
Total Building						918.28	1,017.74
Parking lot Attendant							603.75
Total Parking lot Attendant							603.75
Pool Attendant							33.90
Total Pool Attendant							33.90
Janitorial / Weekly Maint							5,850.00
Bill	01/03/2025	INV# ...	Carpet Installations b...	INV# 1-4-2025...	Accounts Paya...	225.00	6,075.00
Bill	01/10/2025	INV# ...	Carpet Installations b...	INV# 1-11-202...	Accounts Paya...	225.00	6,300.00
Bill	01/17/2025	INV# ...	Carpet Installations b...	INV# 1-18-202...	Accounts Paya...	225.00	6,525.00
Bill	01/24/2025	INV# ...	Carpet Installations b...	INV# 1-25-202...	Accounts Paya...	225.00	6,750.00
Total Janitorial / Weekly Maint						900.00	6,750.00
Common Area							1,130.95
Bill	01/15/2025	01/09/...	HEAPE HANDYMAN...	Inv 01/09/25 O...	Accounts Paya...	70.00	1,200.95
Bill	01/17/2025	HD 25...	Amato, Lisa - REIMB ...	Reimburseme...	Accounts Paya...	14.21	1,215.16
Bill	01/17/2025	HD 25...	Amato, Lisa - REIMB ...	Reimburseme...	Accounts Paya...	4.19	1,219.35
Bill	01/17/2025	00025...	COASTLINE COOL...	INV 00025985...	Accounts Paya...	410.00	1,629.35
Bill	01/17/2025	01/09/...	HEAPE HANDYMAN...	Inv 01/09/25 O...	Accounts Paya...	240.00	1,869.35
Bill	01/17/2025	00025...	COASTLINE COOL...	INV 00025985...	Accounts Paya...	410.00	2,279.35
Bill	01/23/2025	DG 25...	Amato, Lisa - REIMB ...	Reimburseme...	Accounts Paya...	29.02	2,308.37
Bill	01/23/2025	01/17/...	HEAPE HANDYMAN...	Inv 01/17/25 D...	Accounts Paya...	100.00	2,408.37
Bill	01/23/2025	Amzn ...	Amato, Lisa - REIMB ...	49.99 + 3.25 R...	Accounts Paya...	53.24	2,461.61
Total Common Area						1,330.66	2,461.61
Concrete Restoration							0.00
Total Concrete Restoration							0.00
Grounds (Lights)							0.00
Total Grounds (Lights)							0.00
Fertilizer							0.00
Total Fertilizer							0.00
Irrigation System							200.00
Bill	01/17/2025	Inv# 1...	ONE ROSSOME LA...	Inv# 11515 20...	Accounts Paya...	75.00	275.00
Total Irrigation System						75.00	275.00
Capital Improvements							0.00
Total Capital Improvements							0.00
Tree Service/Sod							0.00
Total Tree Service/Sod							0.00
Lawn Mowing/Landscaping							5,935.00
Bill	01/17/2025	Inv# 1...	ONE ROSSOME LA...	Inv# 11515 20...	Accounts Paya...	960.00	6,895.00
Total Lawn Mowing/Landscaping						960.00	6,895.00
Lawn Weed							0.00
Total Lawn Weed							0.00
Plumbing							0.00
Total Plumbing							0.00
Pool Maintenance							4,307.43
Bill	01/05/2025	2025.01	Aqua Tech Pool Serv...	Monthly Pool ...	Accounts Paya...	700.00	5,007.43
Total Pool Maintenance						700.00	5,007.43
Pool Repair							108.58
Bill	01/23/2025	Invoice...	Volusia Patio & Restr...	INV 1316 Rep...	Accounts Paya...	121.50	230.08
Total Pool Repair						121.50	230.08
Maintenance/Repairs - Other							0.00
Total Maintenance/Repairs - Other							0.00
Total Maintenance/Repairs						5,005.44	24,463.47
C-105 Repairs							18.35
Total C-105 Repairs							18.35

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Miscellaneous							0.00
Total Miscellaneous							0.00
On-Site Manager							14,985.74
Bill	01/01/2025	INV 5...	Surf Coast Realty, Inc.	INV# 5175 20...	Accounts Paya...	2,469.93	17,455.67
Total On-Site Manager						2,469.93	17,455.67
Payroll Expenses							0.00
Total Payroll Expenses							0.00
Office/Admin Expense							1,323.69
Bill	01/14/2025	INV 5...	Surf Coast Realty, Inc.	INV 5182 202...	Accounts Paya...	13.48	1,337.17
Bill	01/14/2025	INV 5...	Surf Coast Realty, Inc.	INV 5179 202...	Accounts Paya...	33.18	1,370.35
Bill	01/15/2025	INV 5...	Surf Coast Realty, Inc.	Inv 5171 12/13...	Accounts Paya...	5.00	1,375.35
Bill	01/15/2025	INV 5...	Surf Coast Realty, Inc.	INV 5180 202...	Accounts Paya...	20.07	1,395.42
Bill	01/15/2025	INV # ...	Servair Heating & Air ...	INV # I-54309-...	Accounts Paya...	230.00	1,625.42
Bill	01/23/2025	Amzn ...	Amato, Lisa - REIMB ...	39.99 + 2.60 R...	Accounts Paya...	42.59	1,668.01
Bill	01/23/2025	INV 5...	Surf Coast Realty, Inc.	INV 5184 202...	Accounts Paya...	96.42	1,764.43
Total Office/Admin Expense						440.74	1,764.43
Postage and Delivery							0.00
Bill	01/15/2025	USPS...	Amato, Lisa - REIMB ...	Reimburseme...	Accounts Paya...	12.41	12.41
Total Postage and Delivery						12.41	12.41
Certification							0.00
Total Certification							0.00
Accounting							0.00
Bill	01/27/2025	2023/...	CHARLES L. BELOT...	2023 1120H I...	Accounts Paya...	1,800.00	1,800.00
Total Accounting						1,800.00	1,800.00
Legal Fees							0.00
Total Legal Fees							0.00
Repairs							0.00
Total Repairs							0.00
Tangible Property Tax							0.00
Total Tangible Property Tax							0.00
Corporate Income Tax - 1120H							0.00
Total Corporate Income Tax - 1120H							0.00
Pest Control							481.48
Bill	01/15/2025	INV 3...	Massey Services, Inc.	INV 35823993...	Accounts Paya...	56.58	538.06
Bill	01/15/2025	Quart...	PROQUEST PEST C...	Quarterly Serv...	Accounts Paya...	71.00	609.06
Total Pest Control						127.58	609.06
Termite Bond							483.50
Total Termite Bond							483.50
Bad Debt							0.00
Total Bad Debt							0.00
Telephone							0.00
Conference Calls							0.00
Total Conference Calls							0.00
Telephone - Other							0.00
Total Telephone - Other							0.00
Total Telephone							0.00
Utilities							38,007.45
Internet/Telephone							941.75
Bill	01/15/2025	INV 0...	CHARTER COMMU...	ACCT 8337 1...	Accounts Paya...	162.29	1,104.04
Total Internet/Telephone						162.29	1,104.04
C104							0.00
Total C104							0.00
Common Area Water							2,734.07
Total Common Area Water							2,734.07

Ocean Club South General Ledger As of January 31, 2025

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Gas							383.41
Bill	01/23/2025	20000...	Florida Public Utilities...	\$61.19 Auto p...	Accounts Paya...	61.19	444.60
Total Gas						61.19	444.60
Electric							2,187.52
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117877-51698...	Accounts Paya...	112.84	2,300.36
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117892-51700...	Accounts Paya...	232.98	2,533.34
Total Electric						345.82	2,533.34
C-105 Utilities							891.59
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117876-51698...	Accounts Paya...	69.53	961.12
Bill	01/17/2025	07673...	CHARTER COMMU...	Acct# 8337 11...	Accounts Paya...	54.99	1,016.11
Total C-105 Utilities						124.52	1,016.11
Water/Sewer							6,132.21
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117905-51701...	Accounts Paya...	1,377.88	7,510.09
Bill	01/10/2025	12/04/...	UTILITIES COMMISS...	117907-51701...	Accounts Paya...	241.96	7,752.05
Total Water/Sewer						1,619.84	7,752.05
Trash							6,266.02
Bill	01/15/2025	INV # ...	Waste Management I...	INV # 857102...	Accounts Paya...	925.75	7,191.77
Total Trash						925.75	7,191.77
Cable							18,470.88
Bill	01/15/2025	INV 0...	Spectrum Business/C...	INV 02423980...	Accounts Paya...	3,301.42	21,772.30
Total Cable						3,301.42	21,772.30
Utilities - Other							0.00
Total Utilities - Other							0.00
Total Utilities						6,540.83	44,548.28
Reserve Funding Allocation							18,381.42
General Journal	01/01/2025	Aje3			-SPLIT-	3,063.32	21,444.74
Total Reserve Funding Allocation						3,063.32	21,444.74
Hurricane Milton Assessment							0.00
Total Hurricane Milton Assessment							0.00
Hurricane Ian Loss Assessment							0.00
Total Hurricane Ian Loss Assessment							0.00
Hurricane Nichole Loss Assessme							0.00
Total Hurricane Nichole Loss Assessme							0.00
Hurricane Irma Loss Assessment							0.00
Total Hurricane Irma Loss Assessment							0.00
Additional Items Assessment							0.00
Total Additional Items Assessment							0.00
STATE OF FL HURRICANE GRANT							0.00
Total STATE OF FL HURRICANE GRANT							0.00
Insurance Claim							0.00
Total Insurance Claim							0.00
Special Assessment 12/15/2014							0.00
Total Special Assessment 12/15/2014							0.00
Special Assessment 7/4/2014							0.00
Total Special Assessment 7/4/2014							0.00
Special Assessment 2014							0.00
Total Special Assessment 2014							0.00
Special Assessment 2012							0.00
Total Special Assessment 2012							0.00
Restoration Funds -07/ 08							0.00
Total Restoration Funds -07/ 08							0.00
Restoration Int to BS							0.00
Total Restoration Int to BS							0.00

**Ocean Club South
General Ledger
As of January 31, 2025**

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Restoration Interest							0.00
Total Restoration Interest							0.00
Special Assessment							0.00
Total Special Assessment							0.00
Deferred Maintenance							0.00
Total Deferred Maintenance							0.00
Reserve Income							0.00
Total Reserve Income							0.00
Hurricane Ian Expenses							0.00
Total Hurricane Ian Expenses							0.00
Hurricane Nichole							0.00
Total Hurricane Nichole							0.00
Additional Items							0.00
Total Additional Items							0.00
Special Assessment Repairs 2022							0.00
Total Special Assessment Repairs 2022							0.00
Voided Check							0.00
Total Voided Check							0.00
Special Assessment 2015							0.00
Total Special Assessment 2015							0.00
Accrued Special Asmt Expense							0.00
Total Accrued Special Asmt Expense							0.00
Special Assessment CI 7/4/14							0.00
Total Special Assessment CI 7/4/14							0.00
Special Assessment Repairs 2014							0.00
Total Special Assessment Repairs 2014							0.00
Special Assessment Repairs 2012							0.00
Total Special Assessment Repairs 2012							0.00
SPECIAL ASSESSMENT REPAIRS 2011							0.00
Total SPECIAL ASSESSMENT REPAIRS 2011							0.00
Special Assessment Expense							0.00
Total Special Assessment Expense							0.00
Other Expenses							0.00
Total Other Expenses							0.00
No acct							0.00
Total no acct							0.00
TOTAL						0.00	0.00