



Financial Reporting Package
Terrawalk Homeowners' Association, Inc.
Period Ending 10/31/2024

Included Reports

Balance Sheet
Income/Expense Statement
General Ledger

DISCLAIMER: THIS INITIAL BUDGET OF THE ASSOCIATION IS PROJECTED (NOT BASED ON ACTUAL HISTORICAL OPERATING FIGURES) AND IS BASED ON BUILD OUT. THEREFORE, ACTUAL INCOME & EXPENSES MAY BE LESS OR GREATER THAN PROJECTED. DEVELOPER HAS AGREED TO OBLIGATE ITSELF TO DEFICIT FUND OPERATING EXPENSES OF THE ASSOCIATION IN ACCORDANCE WITH SECTION 720.308(1)(b), FLORIDA STATUTES, AND WILL NOT CREATE, ESTABLISH, PROVIDE FOR, OR FUND RESERVE ACCOUNTS, AS PROVIDED IN SECTION 720.303(6)(b) or SECTION 720.303(6)(d), FLORIDA STATUTES. ANY REFERENCE IN THE BUDGET TO RESERVES IS SOLELY FOR INFORMATIONAL PURPOSES. CAPITAL CONTRIBUTIONS MADE BY MEMBERS OF THE ASSOCIATION, OR VOLUNTARILY CONTRIBUTIONS BY DEVELOPER, SHALL NOT BE CONSIDERED OR DEEMED TO BE RESERVES UNDER SECTION 720, FLORIDA STATUTES.

THE BUDGET OF THE ASSOCIATION DOES NOT PROVIDE FOR FULLY FUNDED RESERVE ACCOUNTS FOR CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE THAT MAY RESULT IN SPECIAL ASSESSMENTS. REGARDING THOSE ITEMS. OWNERS MAY ELECT TO PROVIDE FOR FULLY FUNDED RESERVE ACCOUNTS UNDER SECTION 720.303(6), FLORIDA STATUTES, UPON OBTAINING THE APPROVAL OF A MAJORITY OF THE TOTAL VOTING INTERESTS OF THE ASSOCIATION BY VOTE OF THE MEMBERS AT A MEETING OR BY WRITTEN CONSENT.

THE BUDGET OF THE ASSOCIATION PROVIDES FOR LIMITED VOLUNTARY DEFERRED EXPENDITURE ACCOUNTS, INCLUDING CAPITAL EXPENDITURES AND DEFERRED MAINTENANCE, SUBJECT TO LIMITS ON FUNDING CONTAINED IN OUR GOVERNING DOCUMENTS. BECAUSE THE OWNERS HAVE NOT ELECTED TO PROVIDE FOR RESERVE ACCOUNTS UNDER SECTION 720.303(6), FLORIDA STATUTES, THESE FUNDS ARE NOT SUBJECT TO THE RESTRICTIONS ON USE OF SUCH FUNDS SET FORTH IN THAT STATUTE, NOR ARE RESERVES CALCULATED IN ACCORDANCE WITH THAT STATUTE.

Terrawalk Homeowners' Association, Inc.

Balance Sheet as of 10/31/2024

Assets	Operating	Reserve	Total
Cash Assets			
11100 - Alliance Operating	\$33,081.77		\$33,081.77
Total Cash Assets	\$33,081.77		\$33,081.77
Reserve Cash			
11120 - Alliance Reserve		\$701.24	\$701.24
Total Reserve Cash		\$701.24	\$701.24
Receivable Asset			
12000 - Accounts Receivable	\$4,947.09		\$4,947.09
Total Receivable Asset	\$4,947.09		\$4,947.09
Prepaid Asset			
13000 - Prepaid Insurance	\$6,565.54		\$6,565.54
13005 - Prepaid Expenses Other	\$4,282.00		\$4,282.00
Total Prepaid Asset	\$10,847.54		\$10,847.54
Other Asset			
14000 - Deposits - Utilities	\$338.00		\$338.00
Total Other Asset	\$338.00		\$338.00
Total Assets	\$49,214.40	\$701.24	\$49,915.64

Terrawalk Homeowners' Association, Inc.

Balance Sheet as of 10/31/2024

Liabilities / Equity	Operating	Reserve	Total
Accounts Payable Liability			
20100 - Accounts Payable	\$83,167.32		\$83,167.32
Total Accounts Payable Liability	\$83,167.32		\$83,167.32
Liability			
20125 - Alliance Credit Card	\$1,055.58		\$1,055.58
20135 - Loan from Developer	\$153,751.69		\$153,751.69
20170 - Insurance Loan Payable	\$3,501.64		\$3,501.64
20175 - Distinctive 50' Lot - Deferred Assessments	\$2,427.47		\$2,427.47
20176 - Echelon 60' Lot - Deferred Assessments	\$8,705.91		\$8,705.91
20177 - Villa 34.5' Lot - Deferred Assessments	\$1,701.98		\$1,701.98
Total Liability	\$171,144.27		\$171,144.27
Reserve Liability			
32005 - Reserve Interest Earned		\$1.24	\$1.24
39000 - Pooled Reserves		\$700.00	\$700.00
Total Reserve Liability		\$701.24	\$701.24
Capital Contribution			
39910 - Capital Contributions	\$25,000.00		\$25,000.00
Total Capital Contribution	\$25,000.00		\$25,000.00
Net Income			
39901 - Net income	(\$230,097.19)		(\$230,097.19)
Total Net Income	(\$230,097.19)		(\$230,097.19)
Total Liabilities / Equity	\$49,214.40	\$701.24	\$49,915.64

Terrawalk Homeowners' Association, Inc.

Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
Income							
40000 - Assessments	6,417.69	333,967.62	(327,549.93)	17,065.36	3,339,676.20	(3,322,610.84)	4,007,611.47
44040 - Restaurant Income / Loss	-	(1,729.49)	1,729.49	-	(17,294.90)	17,294.90	(20,753.91)
44070 - Interest - Cash Accounts	.89	-	.89	10.92	-	10.92	-
44095 - Lifestyles Activities	-	5,000.00	(5,000.00)	-	50,000.00	(50,000.00)	60,000.00
Total Income	6,418.58	337,238.13	(330,819.55)	17,076.28	3,372,381.30	(3,355,305.02)	4,046,857.56
Expense							
Payroll Expense							
50005 - Resident Services	-	36,750.96	36,750.96	15,003.07	367,509.60	352,506.53	441,011.50
50015 - Training	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
50070 - Uniforms	-	250.00	250.00	200.00	2,500.00	2,300.00	3,000.00
Total Payroll Expense	-	37,150.96	37,150.96	15,203.07	371,509.60	356,306.53	445,811.50
Administrative Expense							
51005 - Accounting Fees	-	1,020.83	1,020.83	-	10,208.30	10,208.30	12,250.00
51025 - Annual Report	-	-	-	61.25	61.25	-	61.25
51035 - Bank Charges	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
51045 - Printing & Reproduction	5.75	500.00	494.25	5.75	5,000.00	4,994.25	6,000.00
51070 - Computer / IT Services	(1,950.00)	1,485.00	3,435.00	83,194.58	14,850.00	(68,344.58)	17,820.00
51080 - Legal Fees - Collections	-	208.33	208.33	-	2,083.30	2,083.30	2,500.00
51085 - Licenses & Permits	-	100.00	100.00	-	1,000.00	1,000.00	1,200.00
51100 - Management Fees	1,500.00	12,000.00	10,500.00	15,000.00	120,000.00	105,000.00	144,000.00
51115 - Office Supplies	322.76	500.00	177.24	7,434.78	5,000.00	(2,434.78)	6,000.00
51120 - Postage & Mail	36.81	666.67	629.86	173.21	6,666.70	6,493.49	8,000.00
55025 - Property & Liability	1,405.66	7,083.33	5,677.67	9,469.46	70,833.30	61,363.84	85,000.00
Total Administrative Expense	1,320.98	23,714.16	22,393.18	115,339.03	237,202.85	121,863.82	284,631.25
Amenity/Pool Expense							
52005 - Pest Control	-	321.00	321.00	-	3,210.00	3,210.00	3,852.00
52025 - Clubhouse Maintenance	-	1,000.00	1,000.00	-	10,000.00	10,000.00	12,000.00
52030 - Clubhouse Janitorial Supplies	-	700.00	700.00	21.29	7,000.00	6,978.71	8,400.00
52040 - Lighting & Fixtures	-	300.00	300.00	-	3,000.00	3,000.00	3,600.00
52050 - Locks & Keys	-	50.00	50.00	-	500.00	500.00	600.00
52055 - Fire Protection R&M	-	125.00	125.00	-	1,250.00	1,250.00	1,500.00
52060 - Fitness Center R&M	-	208.33	208.33	-	2,083.30	2,083.30	2,500.00
52075 - Holiday Decorations	-	1,041.67	1,041.67	2,950.00	10,416.70	7,466.70	12,500.00
52080 - Air Cond./Chiller R&M	-	316.67	316.67	-	3,166.70	3,166.70	3,800.00
52090 - Lifestyle Activities / Entertainment	1,580.47	5,000.00	3,419.53	6,315.75	50,000.00	43,684.25	60,000.00
52130 - Recreational R&M	-	250.00	250.00	-	2,500.00	2,500.00	3,000.00
52135 - Recreational Supplies	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
52190 - Pool R&M	-	750.00	750.00	-	7,500.00	7,500.00	9,000.00

Terrawalk Homeowners' Association, Inc.

Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
52200 - Pool Supplies	-	250.00	250.00	-	2,500.00	2,500.00	3,000.00
Total Amenity/Pool Expense	1,580.47	10,462.67	8,882.20	9,287.04	104,626.70	95,339.66	125,552.00
Maintenance							
56010 - Access Control - Gates/Proxy/Barcodes	-	875.00	875.00	-	8,750.00	8,750.00	10,500.00
56020 - Landscape - Irrigation Repairs	-	600.00	600.00	30.00	6,000.00	5,970.00	7,200.00
56025 - Exterior Maintenance	-	541.67	541.67	-	5,416.70	5,416.70	6,500.00
56030 - Landscape - Mulch/Pinestraw	-	4,166.67	4,166.67	-	41,666.70	41,666.70	50,000.00
56035 - Landscape Replacement - Common	-	2,916.67	2,916.67	8,551.00	29,166.70	20,615.70	35,000.00
56045 - Landscape - Tree Trimming	-	1,000.00	1,000.00	-	10,000.00	10,000.00	12,000.00
56055 - Golf Cart Repairs	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
56065 - Gatehouse Maintenance & Repair	-	500.00	500.00	-	5,000.00	5,000.00	6,000.00
56080 - Landscape - Lighting & Fixtures	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
56155 - Sign Maintenance	-	150.00	150.00	-	1,500.00	1,500.00	1,800.00
Total Maintenance	-	11,050.01	11,050.01	8,581.00	110,500.10	101,919.10	132,600.00
Contracts							
58001 - Monitoring / Visitor Mgmt	-	4,367.90	4,367.90	-	43,679.00	43,679.00	52,414.80
58010 - Fitness Equipment PM	-	175.00	175.00	-	1,750.00	1,750.00	2,100.00
58015 - HVAC PM	-	416.67	416.67	-	4,166.70	4,166.70	5,000.00
58035 - Fire Protection	-	350.00	350.00	-	3,500.00	3,500.00	4,200.00
58050 - Landscape Contract - Common Area	6,000.00	50,416.67	44,416.67	31,360.00	504,166.70	472,806.70	605,000.00
58190 - Leased Equipment	-	250.00	250.00	-	2,500.00	2,500.00	3,000.00
58195 - Pool Service Contract	-	2,300.00	2,300.00	-	23,000.00	23,000.00	27,600.00
58900 - Vehicular Access Control	-	8,750.00	8,750.00	-	87,500.00	87,500.00	105,000.00
Total Contracts	6,000.00	67,026.24	61,026.24	31,360.00	670,262.40	638,902.40	804,314.80
Lot Maintenance - 34.5' Villa Lots							
80400 - Landscape Maintenance - 34.5' Villa Lots	1,168.00	16,632.00	15,464.00	5,913.00	166,320.00	160,407.00	199,584.00
80410 - Irrigation - 34.5' Villa Lots	-	2,640.00	2,640.00	-	26,400.00	26,400.00	31,680.00
80440 - Landscape Replacement - 34.5' Villa Lots	-	792.00	792.00	-	7,920.00	7,920.00	9,504.00
80450 - Mulch - 34.5' Villa Lots	-	3,432.00	3,432.00	-	34,320.00	34,320.00	41,184.00
Total Lot Maintenance - 34.5' Villa Lots	1,168.00	23,496.00	22,328.00	5,913.00	234,960.00	229,047.00	281,952.00
Lot Maintenance - 50' Lots							
80500 - Landscape Maintenance - 50' Lots	3,441.00	44,160.00	40,719.00	13,764.00	441,600.00	427,836.00	529,920.00
80510 - Irrigation - 50' Lots	-	6,900.00	6,900.00	-	69,000.00	69,000.00	82,800.00
80540 - Landscape Replacement - 50' Lots	-	1,840.00	1,840.00	-	18,400.00	18,400.00	22,080.00
80550 - Mulch - 50' Lots	-	6,440.00	6,440.00	-	64,400.00	64,400.00	77,280.00

Terrawalk Homeowners' Association, Inc.

Statement of Revenues and Expenses 10/1/2024 - 10/31/2024

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Expense							
Total Lot Maintenance - 50' Lots	3,441.00	59,340.00	55,899.00	13,764.00	593,400.00	579,636.00	712,080.00
Lot Maintenance - 64' Lots							
80600 - Landscape Maintenance - 64' Lots	3,100.00	29,554.08	26,454.08	12,648.00	295,540.80	282,892.80	354,648.97
80610 - Irrigation - 64' Lots	-	4,669.92	4,669.92	-	46,699.20	46,699.20	56,039.04
80640 - Landscape Replacement - 64' Lots	-	1,104.00	1,104.00	-	11,040.00	11,040.00	13,248.00
80650 - Mulch - 64' Lots	-	4,140.00	4,140.00	-	41,400.00	41,400.00	49,680.00
Total Lot Maintenance - 64' Lots	3,100.00	39,468.00	36,368.00	12,648.00	394,680.00	382,032.00	473,616.01
Utility Expense							
57010 - Electricity	228.83	5,000.00	4,771.17	892.25	50,000.00	49,107.75	60,000.00
57050 - Electricity - Street Lights	-	14,325.00	14,325.00	-	143,250.00	143,250.00	171,900.00
57065 - Natural Gas	-	1,200.00	1,200.00	-	12,000.00	12,000.00	14,400.00
57075 - Phone/Internet Service	-	1,000.00	1,000.00	-	10,000.00	10,000.00	12,000.00
57100 - Water & Sewer	5,298.70	30,000.00	24,701.30	33,486.08	300,000.00	266,513.92	360,000.00
Total Utility Expense	5,527.53	51,525.00	45,997.47	34,378.33	515,250.00	480,871.67	618,300.00
Reserve Expense							
99000 - Pooled Reserves	280.00	14,000.00	13,720.00	700.00	140,000.00	139,300.00	168,000.00
Total Reserve Expense	280.00	14,000.00	13,720.00	700.00	140,000.00	139,300.00	168,000.00
Total Expense	22,417.98	337,233.04	314,815.06	247,173.47	3,372,391.65	3,125,218.18	4,046,857.56
Net Income (Loss)	(15,999.40)	5.09	(16,004.49)	(230,097.19)	(10.35)	(230,086.84)	-
Net Total	(15,999.40)	5.09	(16,004.49)	(230,097.19)	(10.35)	(230,086.84)	-

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current Debit	Current Credit	Ending Balance
11100 - Alliance Operating		38,234.92	24,308.85	29,462.00	33,081.77
Date	Description	Debit	Credit	Type	
10/01/2024	Batched Credit Distribution	4,051.96	4,051.96	Credit Distribution	
10/02/2024	Batched Check payment as per closing	2,384.11	-	Owner Payment	
10/07/2024	eCheck (Vantaca Pay) One time payment	850.99	-	Owner Payment	
10/07/2024	Batched Check Payment as per closing	2,340.07	-	Owner Payment	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 15 -50' Lots	-	1,665.00	Invoice	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 8 -34.5' Villas	-	584.00	Invoice	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 8 -60' Lots	-	992.00	Invoice	
10/11/2024	092524-92272 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - Sept 2024 Landscape Contract commons weed control and Fertilizer	-	6,000.00	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 17 -34.5' Villas	-	1,241.00	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 24 -50' Lots	-	2,664.00	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 21 -60' Lots	-	2,604.00	Invoice	
10/11/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024	-	4,282.00	Invoice	
10/11/2024	091224-FLS-226400 - IPFS CORPORATION - FLS-226400 - Payment 6	-	1,750.82	Invoice	
10/11/2024	55686 - NORTHSTAR TECHNOLOGIES INC - October 2024 Hosting Fee	-	400.00	Invoice	
10/11/2024	1194528 - Access Residential Management	-	1,500.00	Invoice	
10/12/2024	Credit Card (Vantaca Pay) One time payment	850.99	-	Owner Payment	
10/14/2024	Check payment as per closing M.A	52.77	-	Owner Payment	
10/14/2024	Batched Check payment as per closing	4,494.75	-	Owner Payment	
10/16/2024	eCheck (Vantaca Pay) One time payment	1,012.99	-	Owner Payment	
10/26/2024	Batched Credit Distribution	2.00	2.00	Credit Distribution	
10/28/2024	ALLIANCE ASSOCIATION FINANCIAL - Alliance Credit Card Payment	-	1,195.95	Invoice	
10/30/2024	Batched Check Payment as per closing LM	2,097.83	-	Owner Payment	
10/30/2024	Batched Check Payment as per closing -CW	2,041.57	-	Owner Payment	
10/31/2024	Transfer to Alliance Reserve - October Reserve	-	280.00	Transfer	
10/31/2024	100224-19185-15279 - Florida Power & Light - Acct 19185-15279 - Sept. 4 - Oct. 2 2024	-	37.23	Invoice	
10/31/2024	October Interest	.89	-	GL Entry	
10/31/2024	IPFS CORPORATION - Online Payment - Additional	-	92.54	Invoice	

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
11100 - Alliance Operating		38,234.92	24,308.85	29,462.00	33,081.77
Date	Description		Debit	Credit	Type
10/31/2024	100224-51944-62254 - Florida Power & Light - Acc 51944-62254 Service 9.4.24-10.2.24		-	119.50	Invoice
10/31/2024	Batched Check Payment as per closing LM		4,127.93	-	Owner Payment
11120 - Alliance Reserve		420.65	280.59	-	701.24
Date	Description		Debit	Credit	Type
10/31/2024	Transfer from Alliance Operating - 5229 - October Reserve		280.00	-	Transfer
10/31/2024	October Interest		.59	-	GL Entry
12000 - Accounts Receivable		0.00	29,960.56	25,013.47	4,947.09
Date	Description		Debit	Credit	Type
10/01/2024	Batched Villa Series 34.5' Lot Assessment		2,552.97	-	Owner Charge
10/01/2024	Batched Echelon Series 60' Lot Assessment		9,116.91	-	Owner Charge
10/01/2024	Batched Credit Distribution		-	4,051.96	Credit Distribution
10/02/2024	Initial Capital Contribution 12411 Citrine St Lot 3693		1,250.00	-	Owner Charge
10/02/2024	Echelon Series 60' Lot Assessment September 2024 prorated quarterly assessment		121.12	-	Owner Charge
10/02/2024	Echelon Series 60' Lot Assessment October 2024 quarterly assessment		1,012.99	-	Owner Charge
10/02/2024	Batched Check payment as per closing		-	2,384.11	Owner Payment
10/07/2024	Echelon Series 60' Lot Assessment September 2024 Quarterly Prorated assessment as per closing		121.22	-	Owner Charge
10/07/2024	Initial Capital Contribution 12407 Citrine Street Lot 3694		1,250.00	-	Owner Charge
10/07/2024	Echelon Series 60' Lot Assessment October 2024 Quarterly Assessment		1,012.99	-	Owner Charge
10/07/2024	eCheck (Vantaca Pay) One time payment		-	850.99	Owner Payment
10/07/2024	Batched Check Payment as per closing		-	2,340.07	Owner Payment
10/10/2024	Batched Credit Distribution		656.74	656.74	Credit Distribution
10/12/2024	Credit Card (Vantaca Pay) One time payment		-	850.99	Owner Payment
10/14/2024	Batched Distinctive Series 50' Lot Assessment October 2024 quarterly assessment		1,941.98	-	Owner Charge
10/14/2024	Batched Distinctive Series 50' Lot Assessment September 2024 prorated quarterly assessment		103.54	-	Owner Charge
10/14/2024	Initial Capital Contribution 12607 Quartz Dr Lot 3767		1,250.00	-	Owner Charge
10/14/2024	Initial Capital Contribution 12428 Basalt Lane Lot 3672		1,250.00	-	Owner Charge
10/14/2024	Check payment as per closing M.A		-	52.77	Owner Payment
10/14/2024	Batched Check payment as per closing		-	4,492.75	Owner Payment
10/16/2024	eCheck (Vantaca Pay) One time payment		-	1,012.99	Owner Payment

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
12000 - Accounts Receivable		0.00	29,960.56	25,013.47	4,947.09
Date	Description		Debit	Credit	Type
10/25/2024	Distinctive Series 50' Lot Assessment September 2024 prorated quarterly assessment		52.77	-	Owner Charge
10/25/2024	Adjustment Shouldn't have been charged		-	50.77	Adjustment
10/26/2024	Credit Distribution		-	2.00	Credit Distribution
10/30/2024	Batched Check Payment as per closing LM		-	2,097.83	Owner Payment
10/30/2024	Distinctive Series 50' Lot Assessment Prorated October 2024-Quarterly Assessment		791.57	-	Owner Charge
10/30/2024	Echelon Series 60' Lot Assessment October 2024 Prorated Quarterly assessment as per closing		847.83	-	Owner Charge
10/30/2024	Initial Capital Contribution 12435 Citrine Street Lot 3687		1,250.00	-	Owner Charge
10/30/2024	Initial Capital Contribution 12468 Basalt Lane-Lot 3682		1,250.00	-	Owner Charge
10/30/2024	Batched Check Payment as per closing -CW		-	2,041.57	Owner Payment
10/31/2024	Initial Capital Contribution 12425 Basalt Lane Lot 3658		1,250.00	-	Owner Charge
10/31/2024	Initial Capital Contribution 12430 Citrine Street Lot 3703		1,250.00	-	Owner Charge
10/31/2024	Echelon Series 60' Lot Assessment October 2024 Prorated Quarterly assessment as per closing		825.81	-	Owner Charge
10/31/2024	Distinctive Series 50' Lot Assessment October 2024 Prorated Quarterly assessment as per closing		802.12	-	Owner Charge
10/31/2024	Batched Check Payment as per closing LM		-	4,127.93	Owner Payment
13000 - Prepaid Insurance		7,878.66	-	1,313.12	6,565.54
Date	Description		Debit	Credit	Type
10/31/2024	Expense Prepaid Insurance		-	1,313.12	GL Entry
13005 - Prepaid Expenses Other		0.00	4,282.00	-	4,282.00
Date	Description		Debit	Credit	Type
10/31/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024		4,282.00	-	Invoice
14000 - Deposits - Utilities		338.00	-	-	338.00
Date	Description		Debit	Credit	Type
20100 - Accounts Payable		-81,297.31	80,220.04	82,090.05	-83,167.32
Date	Description		Debit	Credit	Type

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current Debit	Credit	Ending Balance
20100 - Accounts Payable		-81,297.31	80,220.04	82,090.05	-83,167.32
Date	Description	Debit	Credit	Type	
10/01/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024	-	4,282.00	Invoice	
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting from Apr 2024 to Sep 2024	28,092.00	-	Invoice	
10/01/2024	2024-10 - Access Residential Management - October 2024 - Standard Postage & Expedited Mailings	-	2.76	Invoice	
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - NS Software Installation	-	52,692.00	Invoice	
10/01/2024	55686 - NORTHSTAR TECHNOLOGIES INC - October 2024 Hosting Fee	-	400.00	Invoice	
10/01/2024	2024-10 - Access Residential Management - October 2024 - Website & Technology	-	50.00	Invoice	
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Professional services fee for Northstar Club Management System - 25% Due on Commencement of PhaseIII	13,500.00	-	Invoice	
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Professional services fee for Northstar Club Management System - 25% Due on Software Installation	13,500.00	-	Invoice	
10/01/2024	2024-10 - Access Residential Management - October 2024 - Coupons	-	20.00	Invoice	
10/01/2024	2024-10 - Access Residential Management - October 2024 - Invoice Processing	-	13.30	Invoice	
10/01/2024	2024-10 - Access Residential Management - October 2024 - Printing, Copies & Scans	-	5.75	Invoice	
10/01/2024	091624-81832-64392 - Florida Power & Light - Acc 81832-64392 Service 8-2-24 to 8-19-24	-	53.33	Invoice	
10/01/2024	2024-10 - Access Residential Management	-	20.00	Invoice	
10/01/2024	1194528 - Access Residential Management	-	1,500.00	Invoice	
10/02/2024	PRA-092724-4280 - PAGE PER PAGE - IT items mailing	-	14.69	Invoice	
10/04/2024	001-1 - Access Residential Management - Team Lunch	-	148.96	Invoice	
10/04/2024	001-1 - Access Residential Management - Cupcakes Holiday in Paradise	-	44.00	Invoice	
10/07/2024	100724-FLS-226400 - IPFS CORPORATION - FLS-226400 - Payment 7	-	1,750.82	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 24 -50' Lots	2,664.00	-	Invoice	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 8 -60' Lots	992.00	-	Invoice	
10/11/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024	4,282.00	-	Invoice	

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current Debit	Current Credit	Ending Balance
20100 - Accounts Payable		-81,297.31	80,220.04	82,090.05	-83,167.32
Date	Description	Debit	Credit	Type	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 15 -50' Lots	1,665.00	-	Invoice	
10/11/2024	092524-92272 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - Sept 2024 Landscape Contract commons weed control and Fertilizer	6,000.00	-	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 17 -34.5' Villas	1,241.00	-	Invoice	
10/11/2024	92271 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - September 2024 Lawn Maintenance contract 21 -60' Lots	2,604.00	-	Invoice	
10/11/2024	88738 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - May 2024 Lawn Maintenance contract 8 -34.5' Villas	584.00	-	Invoice	
10/11/2024	091224-FLS-226400 - IPFS CORPORATION - FLS-226400 - Payment 6	1,750.82	-	Invoice	
10/11/2024	55686 - NORTHSTAR TECHNOLOGIES INC - October 2024 Hosting Fee	400.00	-	Invoice	
10/11/2024	1194528 - Access Residential Management	1,500.00	-	Invoice	
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 16 Villas	-	1,168.00	Invoice	
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 31 - 50' Lots	-	3,441.00	Invoice	
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 25 - 60' Lots	-	3,100.00	Invoice	
10/15/2024	06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - Common Area Monthly Contract October (Includes Weed Control & Fertilize)	-	6,000.00	Invoice	
10/21/2024	29OctTerraWalk - RIG ENTERTAINMENT - Halloween Event -DJ Services	-	600.00	Invoice	
10/28/2024	102824-2000376-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319939 - Irrigation 9.25.2024 - 10.25.2024	-	81.32	Invoice	
10/28/2024	102824-2000378-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319940 Irrigation - 9.25.2024 - 10.25.2024	-	105.61	Invoice	
10/28/2024	102824-2000379-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319942 Irrigation - 9.25.2024 - 10.25.2024	-	84.32	Invoice	
10/28/2024	102824-2000395-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319945 Irrigation - 9.25.2024-10.25.2024	-	219.72	Invoice	
10/28/2024	102824-2000420-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319953 9.25.2024-10.25.2024	-	93.32	Invoice	
10/28/2024	102824-2000437-002 - BABCOCK RANCH WATER UTILITIES - Meter 61338769 Irrigation - 9.25.2024-10.25.2024	-	368.34	Invoice	
10/28/2024	102824-2000423-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312682 Irrigation - 9.25.2024-10.25.2024	-	27.32	Invoice	
10/28/2024	102824-2000422-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312683 Irrigation - 9.25.2024-10.25.2024	-	3,242.67	Invoice	

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

	Beginning Balance	Current Debit	Current Credit	Ending Balance
20100 - Accounts Payable	-81,297.31	80,220.04	82,090.05	-83,167.32

Date	Description	Debit	Credit	Type
10/28/2024	102824-2000382-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313555 Irrigation - 9.25.2024-10.25.2024	-	12.32	Invoice
10/28/2024	102824-2000383-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313661 Irrigation - 9.25.2024-10.25.2024	-	163.47	Invoice
10/28/2024	102824-2000380-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313662 Irrigation - 9.25.2024-10.25.2024	-	162.61	Invoice
10/28/2024	102824-2000393-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313664 Irrigation - 9.25.2024 - 10.25.24	-	117.32	Invoice
10/28/2024	102824-2000384-002 - BABCOCK RANCH WATER UTILITIES - Meter 61289743 Irrigation - 9.25.2024 - 10.25.2024	-	33.32	Invoice
10/28/2024	102824-2000381-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312302 Irrigation - 9.25.2024-10.25.2024	-	312.31	Invoice
10/28/2024	102824-2000421-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312675 Irrigation - 9.25.2024- 10.25.2024	-	117.32	Invoice
10/28/2024	102824-2000371-002 - BABCOCK RANCH WATER UTILITIES - Acct 200371-002 09/25/24-09/25/24	-	3.03	Invoice
10/28/2024	102824-2000419-002 - BABCOCK RANCH WATER UTILITIES - 61312674 Irrigation - 9.25.2024-10.25.2024	-	154.38	Invoice
10/28/2024	Batched ALLIANCE ASSOCIATION FINANCIAL - Alliance Credit Card Payment	1,195.95	1,195.95	Invoice
10/30/2024	56777 - NORTHSTAR TECHNOLOGIES INC - North Star Box Shipping	-	20.75	Invoice
10/31/2024	110224-51944-62254 - Florida Power & Light - Oct 2, 2024 to Nov 2, 2024	-	130.17	Invoice
10/31/2024	Batched IPFS CORPORATION - Online Payment - Additional	92.54	92.54	Invoice
10/31/2024	110224-19185-15279 - Florida Power & Light - Oct 2, 2024 to Nov 2, 2024	-	45.33	Invoice
10/31/2024	100224-19185-15279 - Florida Power & Light - Acct 19185-15279 - Sept. 4 - Oct. 2 2024	37.23	-	Invoice
10/31/2024	100224-51944-62254 - Florida Power & Light - Acc 51944-62254 Service 9.4.24-10.2.24	119.50	-	Invoice

20125 - Alliance Credit Card	-1,195.95	1,195.95	1,055.58	-1,055.58
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Date	Description	Debit	Credit	Type
10/28/2024	ALLIANCE ASSOCIATION FINANCIAL - Alliance Credit Card Payment	1,195.95	-	Invoice
10/30/2024	October 2024 - Credit card	-	1,055.58	GL Entry

20130 - Prepaid Assessments	-4,051.96	4,053.96	2.00	0.00
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Date	Description	Debit	Credit	Type
10/01/2024	Batched Credit Distribution	4,051.96	-	Credit Distribution

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current Debit	Credit	Ending Balance
20130 - Prepaid Assessments		-4,051.96	4,053.96	2.00	0.00
Date	Description	Debit	Credit	Type	
10/14/2024	Check payment as per closing	-	2.00	Owner Payment	
10/26/2024	Credit Distribution	2.00	-	Credit Distribution	
20135 - Loan from Developer		-153,751.69	-	-	-153,751.69
Date	Description	Debit	Credit	Type	
20170 - Insurance Loan Payable		-5,252.46	1,750.82	-	-3,501.64
Date	Description	Debit	Credit	Type	
10/07/2024	100724-FLS-226400 - IPFS CORPORATION - FLS-226400 - Payment 7	1,750.82	-	Invoice	
20175 - Distinctive 50' Lot - Deferred Assessments		0.00	1,264.51	3,691.98	-2,427.47
Date	Description	Debit	Credit	Type	
10/14/2024	Batched Distinctive Series 50' Lot Assessment September 2024 prorated quarterly assessment	-	103.54	Owner Charge	
10/14/2024	Batched Distinctive Series 50' Lot Assessment October 2024 quarterly assessment	-	1,941.98	Owner Charge	
10/25/2024	Distinctive Series 50' Lot Assessment September 2024 prorated quarterly assessment	-	52.77	Owner Charge	
10/25/2024	Adjustment Shouldn't have been charged	50.77	-	Adjustment	
10/30/2024	Distinctive Series 50' Lot Assessment Prorated October 2024-Quarterly Assessment	-	791.57	Owner Charge	
10/31/2024	Reclass Quarterly Income	1,213.74	-	GL Entry	
10/31/2024	Distinctive Series 50' Lot Assessment October 2024 Prorated Quarterly assessment as per closing	-	802.12	Owner Charge	
20176 - Echelon 60' Lot - Deferred Assessments		0.00	4,352.96	13,058.87	-8,705.91
Date	Description	Debit	Credit	Type	
10/01/2024	Batched Echelon Series 60' Lot Assessment	-	9,116.91	Owner Charge	
10/02/2024	Echelon Series 60' Lot Assessment September 2024 prorated quarterly assessment	-	121.12	Owner Charge	
10/02/2024	Echelon Series 60' Lot Assessment October 2024 quarterly assessment	-	1,012.99	Owner Charge	
10/07/2024	Echelon Series 60' Lot Assessment September 2024 Quarterly Prorated assessment as per closing	-	121.22	Owner Charge	
10/07/2024	Echelon Series 60' Lot Assessment October 2024 Quarterly Assessment	-	1,012.99	Owner Charge	

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
20176 - Echelon 60' Lot - Deferred Assessments		0.00	4,352.96	13,058.87	-8,705.91
Date	Description		Debit	Credit	Type
10/30/2024	Echelon Series 60' Lot Assessment October 2024 Prorated Quarterly assessment as per closing		-	847.83	Owner Charge
10/31/2024	Reclass Quarterly Income		4,352.96	-	GL Entry
10/31/2024	Echelon Series 60' Lot Assessment October 2024 Prorated Quarterly assessment as per closing		-	825.81	Owner Charge
20177 - Villa 34.5' Lot - Deferred Assessments		0.00	850.99	2,552.97	-1,701.98
Date	Description		Debit	Credit	Type
10/01/2024	Batched Villa Series 34.5' Lot Assessment		-	2,552.97	Owner Charge
10/31/2024	Reclass Quarterly Income		850.99	-	GL Entry
32005 - Reserve Interest Earned		-0.65	-	0.59	-1.24
Date	Description		Debit	Credit	Type
10/31/2024	October Interest		-	.59	GL Entry
39000 - Pooled Reserves		-420.00	-	280.00	-700.00
Date	Description		Debit	Credit	Type
10/31/2024	October Reserve		-	280.00	GL Entry
39910 - Capital Contributions		-15,000.00	-	10,000.00	-25,000.00
Date	Description		Debit	Credit	Type
10/02/2024	Initial Capital Contribution 12411 Citrine St Lot 3693		-	1,250.00	Owner Charge
10/07/2024	Initial Capital Contribution 12407 Citrine Street Lot 3694		-	1,250.00	Owner Charge
10/14/2024	Initial Capital Contribution 12607 Quartz Dr Lot 3767		-	1,250.00	Owner Charge
10/14/2024	Initial Capital Contribution 12428 Basalt Lane Lot 3672		-	1,250.00	Owner Charge
10/30/2024	Initial Capital Contribution 12468 Basalt Lane-Lot 3682		-	1,250.00	Owner Charge
10/30/2024	Initial Capital Contribution 12435 Citrine Street Lot 3687		-	1,250.00	Owner Charge
10/31/2024	Initial Capital Contribution 12430 Citrine Street Lot 3703		-	1,250.00	Owner Charge
10/31/2024	Initial Capital Contribution 12425 Basalt Lane Lot 3658		-	1,250.00	Owner Charge
40000 - Assessments		-10,647.67	-	6,417.69	-17,065.36
Date	Description		Debit	Credit	Type
10/31/2024	Reclass Quarterly Income		-	6,417.69	GL Entry

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current		Ending Balance
			Debit	Credit	
44070 - Interest - Cash Accounts		-10.03	-	0.89	-10.92
Date	Description		Debit	Credit	Type
10/31/2024	October Interest		-	.89	GL Entry
50005 - Resident Services		15,003.07	-	-	15,003.07
Date	Description		Debit	Credit	Type
50070 - Uniforms		200.00	-	-	200.00
Date	Description		Debit	Credit	Type
51025 - Annual Report		61.25	-	-	61.25
Date	Description		Debit	Credit	Type
51045 - Printing & Reproduction		0.00	5.75	-	5.75
Date	Description		Debit	Credit	Type
10/01/2024	2024-10 - Access Residential Management - October 2024 - Printing, Copies & Scans		5.75	-	Invoice
51070 - Computer / IT Services		85,144.58	57,424.00	59,374.00	83,194.58
Date	Description		Debit	Credit	Type
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - NS Software Installation		52,692.00	-	Invoice
10/01/2024	55686 - NORTHSTAR TECHNOLOGIES INC - October 2024 Hosting Fee		400.00	-	Invoice
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Professional services fee for Northstar Club Management System - 25% Due on Commencement of Phase III		-	13,500.00	Invoice
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Professional services fee for Northstar Club Management System - 25% Due on Software Installation		-	13,500.00	Invoice
10/01/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024		4,282.00	-	Invoice
10/01/2024	56087 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting from Apr 2024 to Sep 2024		-	28,092.00	Invoice
10/01/2024	2024-10 - Access Residential Management - October 2024 - Website & Technology		50.00	-	Invoice

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

	Beginning Balance	Current Debit	Current Credit	Ending Balance
51070 - Computer / IT Services	85,144.58	57,424.00	59,374.00	83,194.58
Date	Description	Debit	Credit	Type
10/31/2024	56088 - NORTHSTAR TECHNOLOGIES INC - Monthly subscription fee for Northstar Club Management System Office, SMTP & Hosting for Oct 2024	-	4,282.00	Invoice
51100 - Management Fees	13,500.00	1,500.00	-	15,000.00
Date	Description	Debit	Credit	Type
10/01/2024	1194528 - Access Residential Management	1,500.00	-	Invoice
51115 - Office Supplies	7,112.02	322.76	-	7,434.78
Date	Description	Debit	Credit	Type
10/01/2024	2024-10 - Access Residential Management - October 2024 - Coupons	20.00	-	Invoice
10/01/2024	2024-10 - Access Residential Management	20.00	-	Invoice
10/02/2024	PRA-092724-4280 - PAGE PER PAGE - IT items mailing	14.69	-	Invoice
10/04/2024	001-1 - Access Residential Management - Team Lunch	148.96	-	Invoice
10/30/2024	Walmart - Highlighters	7.68	-	GL Entry
10/30/2024	Cardstock Paper & Spray Paint Can Holders for crafting project	10.38	-	GL Entry
10/30/2024	Cardstock Paper	12.25	-	GL Entry
10/30/2024	Amazon - Printer Ink/Toner	88.80	-	GL Entry
51120 - Postage & Mail	136.40	36.81	-	173.21
Date	Description	Debit	Credit	Type
10/01/2024	2024-10 - Access Residential Management - October 2024 - Standard Postage & Expedited Mailings	2.76	-	Invoice
10/01/2024	2024-10 - Access Residential Management - October 2024 - Invoice Processing	13.30	-	Invoice
10/30/2024	56777 - NORTHSTAR TECHNOLOGIES INC - North Star Box Shipping	20.75	-	Invoice
52030 - Clubhouse Janitorial Supplies	21.29	-	-	21.29
Date	Description	Debit	Credit	Type
52075 - Holiday Decorations	2,950.00	-	-	2,950.00
Date	Description	Debit	Credit	Type

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

	Beginning Balance	Current		Ending Balance
		Debit	Credit	
52090 - Lifestyle Activities / Entertainment	4,735.28	1,580.47	-	6,315.75
Date	Description	Debit	Credit	Type
10/04/2024	001-1 - Access Residential Management - Cupcakes Holiday in Paradise	44.00	-	Invoice
10/21/2024	29OctTerraWalk - RIG ENTERTAINMENT - Halloween Event -DJ Services	600.00	-	Invoice
10/30/2024	Drapes for Halloween Event & Future Events	82.29	-	GL Entry
10/30/2024	Drinks for the Halloween Party	15.88	-	GL Entry
10/30/2024	Email for when waiting for Northstar/website to be operating	12.00	-	GL Entry
10/30/2024	Event Supplies - in Bulk Napkins, Plates, Utensils, Trash Bags, etc.	68.92	-	GL Entry
10/30/2024	Gift Card Prize for Halloween Costume Winner	25.00	-	GL Entry
10/30/2024	Pipe & Drape Stand for Events	266.43	-	GL Entry
10/30/2024	Tape for Halloween Crafting Project	10.63	-	GL Entry
10/30/2024	Stickers for Halloween Certificates - Haunted House	11.54	-	GL Entry
10/30/2024	Coffee, Donuts & Bagels for Residents Coffee Connection	60.14	-	GL Entry
10/30/2024	Drapes for Events	73.17	-	GL Entry
10/30/2024	Bartender for Halloween Haunted House	300.00	-	GL Entry
10/30/2024	Additional Tape for Halloween Crafting Project	10.47	-	GL Entry
55025 - Property & Liability	8,063.80	1,405.66	-	9,469.46
Date	Description	Debit	Credit	Type
10/31/2024	IPFS CORPORATION - Online Payment - Additional	92.54	-	Invoice
10/31/2024	Expense Prepaid Insurance	1,313.12	-	GL Entry
56020 - Landscape - Irrigation Repairs	30.00	-	-	30.00
Date	Description	Debit	Credit	Type
56035 - Landscape Replacement - Common	8,551.00	-	-	8,551.00
Date	Description	Debit	Credit	Type
57010 - Electricity	663.42	228.83	-	892.25
Date	Description	Debit	Credit	Type
10/01/2024	091624-81832-64392 - Florida Power & Light - Acc 81832-64392 Service 8-2-24 to 8-19-24	53.33	-	Invoice
10/31/2024	110224-51944-62254 - Florida Power & Light - Oct 2, 2024 to Nov 2, 2024	130.17	-	Invoice
10/31/2024	110224-19185-15279 - Florida Power & Light - Oct 2, 2024 to Nov 2, 2024	45.33	-	Invoice

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

		Beginning Balance	Current Debit	Credit	Ending Balance
57010 - Electricity		663.42	228.83	-	892.25
Date	Description		Debit	Credit	Type
57100 - Water & Sewer		28,187.38	5,298.70	-	33,486.08
Date	Description		Debit	Credit	Type
10/28/2024	102824-2000393-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313664 Irrigation - 9.25.2024 - 10.25.24		117.32	-	Invoice
10/28/2024	102824-2000376-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319939 - Irrigation 9.25.2024 - 10.25.2024		81.32	-	Invoice
10/28/2024	102824-2000378-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319940 Irrigation - 9.25.2024 - 10.25.2024		105.61	-	Invoice
10/28/2024	102824-2000379-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319942 Irrigation - 9.25.2024 - 10.25.2024		84.32	-	Invoice
10/28/2024	102824-2000395-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319945 Irrigation - 9.25.2024-10.25.2024		219.72	-	Invoice
10/28/2024	102824-2000420-002 - BABCOCK RANCH WATER UTILITIES - Meter 61319953 9.25.2024-10.25.2024		93.32	-	Invoice
10/28/2024	102824-2000437-002 - BABCOCK RANCH WATER UTILITIES - Meter 61338769 Irrigation - 9.25.2024-10.25.2024		368.34	-	Invoice
10/28/2024	102824-2000423-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312682 Irrigation - 9.25.2024-10.25.2024		27.32	-	Invoice
10/28/2024	102824-2000422-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312683 Irrigation - 9.25.2024-10.25.2024		3,242.67	-	Invoice
10/28/2024	102824-2000382-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313555 Irrigation - 9.25.2024-10.25.2024		12.32	-	Invoice
10/28/2024	102824-2000383-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313661 Irrigation - 9.25.2024-10.25.2024		163.47	-	Invoice
10/28/2024	102824-2000380-002 - BABCOCK RANCH WATER UTILITIES - Meter 61313662 Irrigation - 9.25.2024-10.25.2024		162.61	-	Invoice
10/28/2024	102824-2000381-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312302 Irrigation - 9.25.2024-10.25.2024		312.31	-	Invoice
10/28/2024	102824-2000421-002 - BABCOCK RANCH WATER UTILITIES - Meter 61312675 Irrigation - 9.25.2024- 10.25.2024		117.32	-	Invoice
10/28/2024	102824-2000384-002 - BABCOCK RANCH WATER UTILITIES - Meter 61289743 Irrigation - 9.25.2024 - 10.25.2024		33.32	-	Invoice
10/28/2024	102824-2000371-002 - BABCOCK RANCH WATER UTILITIES - Acct 200371-002 09/25/24-09/25/24		3.03	-	Invoice
10/28/2024	102824-2000419-002 - BABCOCK RANCH WATER UTILITIES - 61312674 Irrigation - 9.25.2024-10.25.2024		154.38	-	Invoice
58050 - Landscape Contract - Common Area		25,360.00	6,000.00	-	31,360.00
Date	Description		Debit	Credit	Type

Terrawalk Homeowners' Association, Inc.

GL Trial Balance For 10/1/2024 - 10/31/2024

	Beginning Balance	Current Debit	Credit	Ending Balance
58050 - Landscape Contract - Common Area	25,360.00	6,000.00	-	31,360.00
Date	Description	Debit	Credit	Type
10/15/2024	06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - Common Area Monthly Contract October (Includes Weed Control & Fertilize)	6,000.00	-	Invoice
80400 - Landscape Maintenance - 34.5' Villa Lots	4,745.00	1,168.00	-	5,913.00
Date	Description	Debit	Credit	Type
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 16 Villas	1,168.00	-	Invoice
80500 - Landscape Maintenance - 50' Lots	10,323.00	3,441.00	-	13,764.00
Date	Description	Debit	Credit	Type
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 31 - 50' Lots	3,441.00	-	Invoice
80600 - Landscape Maintenance - 64' Lots	9,548.00	3,100.00	-	12,648.00
Date	Description	Debit	Credit	Type
10/15/2024	93035-06 - SUNNY GROVE LANDSCAPE & IRRIGATION MAINT LLC - October 2024- Monthly Maintenance 25 - 60' Lots	3,100.00	-	Invoice
99000 - Pooled Reserves	420.00	280.00	-	700.00
Date	Description	Debit	Credit	Type
10/31/2024	October Reserve	280.00	-	GL Entry
Net Total		0.00	234,313.21	234,313.21