



Financial Report Package

January 2024

Prepared for

Regency House Condominium Assoc

By

Cantey Associates

NOT AUDITED, REVIEWED OR COMPILED.
NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY
OMITS THE STATEMENT OF CASH FLOWS AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION
ON FUTURE MAJOR REPAIRS AND REPLACEMENTS
CINCSystems, Inc. Copyright 2024. All rights reserved.

(MODIFIED ACCRUAL BASIS)

	Operating	Reserve	Total
Assets			
CASH - OPERATING			
Barrington Bank - Oper acct #7801	\$209,795.62	\$0.00	\$209,795.62
Petty Cash	\$300.00	\$0.00	\$300.00
Total: CASH - OPERATING	\$210,095.62	\$0.00	\$210,095.62
CASH - RESERVES			
Town Bank Kilborn MM-Rsv #8298	\$0.00	\$450,340.32	\$450,340.32
Barrington Bk MM Rsv #4465	\$0.00	\$406,531.57	\$406,531.57
Barrington Bank Maxsafe #4283	\$0.00	\$225,874.56	\$225,874.56
Town Bank -Escrow Reno #4526	\$0.00	\$4,799.43	\$4,799.43
Total: CASH - RESERVES	\$0.00	\$1,087,545.88	\$1,087,545.88
ACCOUNTS REC - OPERATING			
Homeowner Receivable	\$3,310.67	\$0.00	\$3,310.67
Other Receivable - Operating	\$512.38	\$0.00	\$512.38
Total: ACCOUNTS REC - OPERATING	\$3,823.05	\$0.00	\$3,823.05
ACCOUNTS REC - RESERVES			
Special Assessment Receivable - Reserve	\$0.00	\$72,374.36	\$72,374.36
Due from Operating Fund	\$0.00	\$141,282.25	\$141,282.25
Total: ACCOUNTS REC - RESERVES	\$0.00	\$213,656.61	\$213,656.61
OTHER ASSETS - OPERATING			
Prepaid Expenses - Operating	\$36,806.92	\$0.00	\$36,806.92
Total: OTHER ASSETS - OPERATING	\$36,806.92	\$0.00	\$36,806.92
FIXED ASSETS - RESERVE			
Garage Improvements	\$0.00	\$11,175.63	\$11,175.63
Accum Deprec Garage Improvements	\$0.00	(\$894.54)	(\$894.54)
Office Furniture & Fixtures	\$0.00	\$135,439.54	\$135,439.54
Accum Depr-Office Furniture	\$0.00	(\$21,072.66)	(\$21,072.66)
Equipment	\$0.00	\$142,545.50	\$142,545.50
Accum Deprec-Equipment	\$0.00	(\$80,410.50)	(\$80,410.50)
Mail Room Improvements	\$0.00	\$1,015.00	\$1,015.00
Accum Deprec- Mail Room Improvements	\$0.00	(\$978.44)	(\$978.44)
Lobby Renovations	\$0.00	\$8,820.00	\$8,820.00
Accum Deprec- Lobby Renovation	\$0.00	(\$8,820.00)	(\$8,820.00)
Exercise Room Furniture & Equipment	\$0.00	\$2,658.61	\$2,658.61
Accum Deprec- Exercise Room	\$0.00	(\$1,063.48)	(\$1,063.48)
Total: FIXED ASSETS - RESERVE	\$0.00	\$188,414.66	\$188,414.66
Total: Assets	\$250,725.59	\$1,489,617.15	\$1,740,342.74
Liabilities & Equity			
CURRENT LIABILITIES - OPERATING			
Prepaid Assessments	\$60,673.61	\$0.00	\$60,673.61
Accounts Payable - Operating	\$32,869.71	\$0.00	\$32,869.71
Accrued Payroll Expense	\$1,601.30	\$0.00	\$1,601.30
State Withholding Payble	\$792.56	\$0.00	\$792.56
Unemployment Tax Payable	\$1,317.33	\$0.00	\$1,317.33
401K Payable	\$1,730.63	\$0.00	\$1,730.63
Accrued Vacation	\$21,279.20	\$0.00	\$21,279.20
Due to Replacement Fund	\$141,282.25	\$0.00	\$141,282.25
Deposits - Operating	\$28,324.60	\$0.00	\$28,324.60
Total: CURRENT LIABILITIES - OPERATING	\$289,871.19	\$0.00	\$289,871.19
CURRENT LIABILITIES - RESERVE			
Improvement Loan #1	\$0.00	\$26,300.41	\$26,300.41

PREPARED BY MANAGEMENT

NOT AUDITED, REVIEWED, OR COMPILED

NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY

OMITS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON FUTURE MAJOR REPAIRS AND REPLACEMENTS

(MODIFIED ACCRUAL BASIS)

	Operating	Reserve	Total
Improvement Loan #2	\$0.00	\$52,788.38	\$52,788.38
Deferred Special Assessment	\$0.00	\$134,275.00	\$134,275.00
Total: CURRENT LIABILITIES - RESERVE	\$0.00	\$213,363.79	\$213,363.79
FUND BALANCE - OPERATING			
Operating Fund Balance/Prior	\$54,091.44	\$0.00	\$54,091.44
Total: FUND BALANCE - OPERATING	\$54,091.44	\$0.00	\$54,091.44
FUND BALANCE - RESERVE			
Reserve Fund Balance/Prior	\$0.00	\$813,135.94	\$813,135.94
Property and Equipment Fund	\$0.00	\$197,846.00	\$197,846.00
Total: FUND BALANCE - RESERVE	\$0.00	\$1,010,981.94	\$1,010,981.94
Net Income Gain/Loss	\$0.00	\$265,271.42	\$265,271.42
Net Income Gain/Loss	(\$93,237.04)	\$0.00	(\$93,237.04)
Total: Liabilities & Equity	\$250,725.59	\$1,489,617.15	\$1,740,342.74

PREPARED BY MANAGEMENT

NOT AUDITED, REVIEWED, OR COMPILED

NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY

OMITS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON
FUTURE MAJOR REPAIRS AND REPLACEMENTS

Income Statement - Operating
Regency House Condominium Assoc
1/1/2024 - 1/31/2024

Date: 2/8/2024
Time: 10:11 am
Page: 1

(MODIFIED ACCRUAL BASIS)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
OPERATING INCOME							
INCOME ASSESSMENTS OPERATING-40							
4010-00 Association Assessments	\$152,525.00	\$152,500.00	\$25.00	\$915,150.00	\$915,000.00	\$150.00	\$1,830,000.00
TOTAL INCOME ASSESSMENTS OPERATING-40	\$152,525.00	\$152,500.00	\$25.00	\$915,150.00	\$915,000.00	\$150.00	\$1,830,000.00
OTHER INCOME - OPERATING-41							
4100-00 Late Fees	50.00	-	50.00	100.00	-	100.00	-
4109-00 Pet Fees	300.00	416.67	(116.67)	5,100.00	2,500.02	2,599.98	5,000.00
4110-00 Repair and Maintenance Chargeback	-	291.67	(291.67)	-	1,750.02	(1,750.02)	3,500.00
4120-00 Application Fees	-	25.00	(25.00)	(150.00)	150.00	(300.00)	300.00
4126-00 Processing Fees	-	166.67	(166.67)	1,050.00	1,000.02	49.98	2,000.00
4135-00 Parking Lot Rent	3,060.00	3,083.33	(23.33)	18,700.00	18,499.98	200.02	37,000.00
4136-00 Garage Rent	16,305.00	16,250.00	55.00	100,005.00	97,500.00	2,505.00	195,000.00
4137-00 Motorcyle Parking	140.00	200.00	(60.00)	1,230.00	1,200.00	30.00	2,400.00
4138-00 Bike Parking	336.00	375.00	(39.00)	2,022.00	2,250.00	(228.00)	4,500.00
4139-00 Guest Parking Charge	400.00	708.33	(308.33)	1,640.00	4,249.98	(2,609.98)	8,500.00
4145-00 Electric Usage	60.00	-	60.00	390.00	-	390.00	-
4150-00 Interest Income - Bank - Operating	-	125.00	(125.00)	-	750.00	(750.00)	1,500.00
4151-00 Laundry Income	825.64	541.67	283.97	4,480.70	3,250.02	1,230.68	6,500.00
4152-00 Club Room Rental	375.00	83.33	291.67	1,185.00	499.98	685.02	1,000.00
4160-00 Staff Services to Owners-Labor	612.02	2,083.33	(1,471.31)	2,586.61	12,499.98	(9,913.37)	25,000.00
4165-00 Staff Services to Owners-Materials	-	208.33	(208.33)	18.00	1,249.98	(1,231.98)	2,500.00
4170-00 Vending Income	-	75.00	(75.00)	-	450.00	(450.00)	900.00
4199-00 Miscellaneous Income	140.00	-	140.00	865.00	-	865.00	-
TOTAL OTHER INCOME - OPERATING-41	\$22,603.66	\$24,633.33	(\$2,029.67)	\$139,222.31	\$147,799.98	(\$8,577.67)	\$295,600.00
TOTAL OPERATING INCOME	\$175,128.66	\$177,133.33	(\$2,004.67)	\$1,054,372.31	\$1,062,799.98	(\$8,427.67)	\$2,125,600.00
OPERATING EXPENSE							
OPERATING EXPENSES-72							
7201-00 Telephone	-	666.67	666.67	289.70	4,000.02	3,710.32	8,000.00
7202-00 Water & Sewer	10,469.99	5,416.67	(5,053.32)	34,059.25	32,500.02	(1,559.23)	65,000.00
7203-00 Steam	18,074.68	11,666.67	(6,408.01)	50,269.75	70,000.02	19,730.27	140,000.00
7207-00 Electric	8,023.08	10,000.00	1,976.92	59,525.32	60,000.00	474.68	120,000.00
7210-00 401K Expense	1,028.77	875.00	(153.77)	4,730.39	5,250.00	519.61	10,500.00
7215-00 Employee Benefits	-	541.67	541.67	1,009.19	3,250.02	2,240.83	6,500.00
7220-00 Uniforms	172.40	216.67	44.27	361.26	1,300.02	938.76	2,600.00
7225-00 Health & Dental Insurance	11,227.19	6,666.67	(4,560.52)	39,641.02	40,000.02	359.00	80,000.00
7230-00 Unemployment Taxes	1,317.32	183.33	(1,133.99)	1,971.83	1,099.98	(871.85)	2,200.00
7235-00 Payroll Taxes	5,316.38	3,416.67	(1,899.71)	23,690.01	20,500.02	(3,189.99)	41,000.00
7240-00 Employee Wages	91,876.82	41,666.67	(50,210.15)	317,136.85	250,000.02	(67,136.83)	500,000.00
7245-00 Employee Bonus Wages	1,100.00	316.67	(783.33)	14,500.00	1,900.02	(12,599.98)	3,800.00
7250-00 Office Contractors	-	416.67	416.67	-	2,500.02	2,500.02	5,000.00
7252-00 Owners Rep Exp	-	208.33	208.33	-	1,249.98	1,249.98	2,500.00
7255-00 Sec Deposit Refund	-	16.67	16.67	-	100.02	100.02	200.00
7260-00 Engineering Fees	-	-	-	15,315.00	-	(15,315.00)	-
TOTAL OPERATING EXPENSES-72	\$148,606.63	\$82,275.03	(\$66,331.60)	\$562,499.57	\$493,650.18	(\$68,849.39)	\$987,300.00
ADMINISTRATIVE EXPENSES-75							
7500-00 Administrative Expenses	-	-	-	415.61	-	(415.61)	-

PREPARED BY MANAGEMENT

NOT AUDITED, REVIEWED, OR COMPILED

NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY

OMITS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON FUTURE MAJOR REPAIRS AND REPLACEMENTS

(MODIFIED ACCRUAL BASIS)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
7505-00 Bank Charges	\$27.25	\$166.67	\$139.42	\$142.25	\$1,000.02	\$857.77	\$2,000.00
7510-00 Computer/Internet Services	1,539.51	1,166.67	(372.84)	8,405.92	7,000.02	(1,405.90)	14,000.00
7515-00 Professional Dues/Consult	3,850.00	833.33	(3,016.67)	10,455.00	4,999.98	(5,455.02)	10,000.00
7525-00 Fees, Permits & Inspections	-	208.33	208.33	10.00	1,249.98	1,239.98	2,500.00
7530-00 Postage & Mailing Supplies	-	-	-	6,338.70	-	(6,338.70)	-
7540-00 Office Supplies	-	610.00	610.00	449.12	3,660.00	3,210.88	7,320.00
7545-00 Legal	-	833.33	833.33	1,904.00	4,999.98	3,095.98	10,000.00
7550-00 Employment Related Expense	16.50	416.67	400.17	675.71	2,500.02	1,824.31	5,000.00
7560-00 Accounting	14,150.46	2,500.00	(11,650.46)	26,303.43	15,000.00	(11,303.43)	30,000.00
7565-00 Photocopier Maintenance/Usage	316.55	-	(316.55)	1,255.51	-	(1,255.51)	-
7573-00 Late Fee Expense	384.14	-	(384.14)	391.65	-	(391.65)	-
7575-00 Sales & use Tax	1,164.40	1,000.00	(164.40)	6,709.02	6,000.00	(709.02)	12,000.00
7580-00 Office Copier	-	-	-	241.78	-	(241.78)	-
7595-00 Travel & Entertainment	162.60	208.33	45.73	6,836.00	1,249.98	(5,586.02)	2,500.00
TOTAL ADMINISTRATIVE EXPENSES-75	\$21,611.41	\$7,943.33	(\$13,668.08)	\$70,533.70	\$47,659.98	(\$22,873.72)	\$95,320.00
INSURANCE-76							
7600-00 Insurance	37,013.50	13,333.33	(23,680.17)	82,966.84	79,999.98	(2,966.86)	160,000.00
TOTAL INSURANCE-76	\$37,013.50	\$13,333.33	(\$23,680.17)	\$82,966.84	\$79,999.98	(\$2,966.86)	\$160,000.00
MAINTENANCE EXPENSES-78							
7805-00 Security Equipment	207.88	416.67	208.79	2,371.37	2,500.02	128.65	5,000.00
7810-00 Snow Removal	-	500.00	500.00	78.54	1,000.00	921.46	2,500.00
7815-00 Refuse Removal	1,343.05	1,000.00	(343.05)	7,922.36	6,000.00	(1,922.36)	12,000.00
7820-00 Pool	120.88	1,666.67	1,545.79	1,727.50	10,000.02	8,272.52	20,000.00
Repair/Maintenance/Inspection							
7825-00 Flowers/Contribution	-	83.33	83.33	-	499.98	499.98	1,000.00
7830-00 Landscape Service/Gas	3,030.49	-	(3,030.49)	15,657.41	21,800.00	6,142.59	38,000.00
7835-00 Window Cleaning	-	1,000.00	1,000.00	7,177.50	6,000.00	(1,177.50)	12,000.00
7840-00 Plumbing	2,304.97	333.33	(1,971.64)	10,056.56	1,999.98	(8,056.58)	4,000.00
7842-00 Paint Supplies	132.86	8.33	(124.53)	154.87	49.98	(104.89)	100.00
7844-00 Light Bulbs	-	291.67	291.67	455.36	1,750.02	1,294.66	3,500.00
7846-00 HVAC Repairs & Supplies	-	1,666.67	1,666.67	14,169.32	10,000.02	(4,169.30)	20,000.00
7848-00 Maint & Repair Equipment	(882.09)	625.00	1,507.09	(211.99)	3,750.00	3,961.99	7,500.00
7850-00 Hardware for Resale to Owners	245.44	208.33	(37.11)	1,446.07	1,249.98	(196.09)	2,500.00
7852-00 Hardware and Supplies	155.47	416.67	261.20	942.58	2,500.02	1,557.44	5,000.00
7854-00 Garage Claims & Damages	-	416.67	416.67	-	2,500.02	2,500.02	5,000.00
7856-00 Garage Repair & Maintenance	233.49	416.67	183.18	2,371.29	2,500.02	128.73	5,000.00
7860-00 Furniture & Assessories	208.89	833.33	624.44	1,652.94	4,999.98	3,347.04	10,000.00
7862-00 Filter Replacement	-	416.67	416.67	-	2,500.02	2,500.02	5,000.00
7864-00 Fire Monitor, Repair, Inspection	-	416.67	416.67	2,039.43	2,500.02	460.59	5,000.00
7866-00 Exterminating	-	145.83	145.83	276.56	874.98	598.42	1,750.00
7868-00 Electrical	19.92	291.67	271.75	220.34	1,750.02	1,529.68	3,500.00
Repair/Maintenance/Supplies							
7870-00 Housekeeping Suplies/Carpet Cleaning	615.92	625.00	9.08	4,484.71	3,750.00	(734.71)	7,500.00
7872-00 Preventative Maintenance Contract	-	1,250.00	1,250.00	13,387.68	7,500.00	(5,887.68)	15,000.00
7876-00 Exterior Building Roof/Grounds Repair	-	166.67	166.67	43.15	1,000.02	956.87	2,000.00
7880-00 Elevator Maint & Interior	-	2,333.33	2,333.33	13,899.42	13,999.98	100.56	28,000.00

PREPARED BY MANAGEMENT

NOT AUDITED, REVIEWED, OR COMPILED

NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY

OMITS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON FUTURE MAJOR REPAIRS AND REPLACEMENTS

(MODIFIED ACCRUAL BASIS)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
7884-00 HVAC	\$-	\$1,666.67	\$1,666.67	\$496.98	\$10,000.02	\$9,503.04	\$20,000.00
7886-00 Doors & Windows	-	-	-	6,977.54	-	(6,977.54)	-
7890-00 Cleaning/Janitorial	2,298.60	2,333.33	34.73	15,101.80	13,999.98	(1,101.82)	28,000.00
7895-00 Repairs & Maint	105.83	-	(105.83)	1,644.95	-	(1,644.95)	-
TOTAL MAINTENANCE EXPENSES-78	\$10,141.60	\$19,529.18	\$9,387.58	\$124,544.24	\$136,975.08	\$12,430.84	\$268,850.00
RESERVE TRANSFER							
9000-00 Reserve Contribution	51,177.50	51,177.50	-	307,065.00	307,065.00	-	614,130.00
TOTAL RESERVE TRANSFER	\$51,177.50	\$51,177.50	\$-	\$307,065.00	\$307,065.00	\$0.00	\$614,130.00
TOTAL OPERATING EXPENSE	\$268,550.64	\$174,258.37	(\$94,292.27)	\$1,147,609.35	\$1,065,350.22	(\$82,259.13)	\$2,125,600.00
Net Income:	(\$93,421.98)	\$2,874.96	(\$96,296.94)	(\$93,237.04)	(\$2,550.24)	(\$90,686.80)	\$0.00

PREPARED BY MANAGEMENT
 NOT AUDITED, REVIEWED, OR COMPILED
 NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY
 OMITTS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON
 FUTURE MAJOR REPAIRS AND REPLACEMENTS

(MODIFIED ACCRUAL BASIS)

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
RESERVE INCOME							
INCOME ASSESSMENT - RESERVE-45							
4510-00 Reserve Assessments	\$51,177.50	\$51,177.50	\$-	\$307,065.00	\$307,065.00	\$-	\$614,130.00
4513-00 Special Assessments - 5yr/10yr	242.83	250.00	(7.17)	1,532.68	1,500.00	32.68	3,000.00
4514-00 Special Assessments - 2	-	-	-	8,276.79	-	8,276.79	-
TOTAL INCOME ASSESSMENT - RESERVE	\$51,420.33	\$51,427.50	(\$7.17)	\$316,874.47	\$308,565.00	\$8,309.47	\$617,130.00
OTHER INCOME - RESERVE-46							
4650-00 Interest Income - Bank - Reserve	2,057.49	750.00	1,307.49	9,705.54	4,500.00	5,205.54	9,000.00
TOTAL OTHER INCOME - RESERVE-46	\$2,057.49	\$750.00	\$1,307.49	\$9,705.54	\$4,500.00	\$5,205.54	\$9,000.00
TOTAL RESERVE INCOME	\$53,477.82	\$52,177.50	\$1,300.32	\$326,580.01	\$313,065.00	\$13,515.01	\$626,130.00
RESERVE EXPENSE							
RESERVE EXPENSES-91							
9105-00 Depreciation Expense	1,724.46	-	(1,724.46)	10,346.76	-	(10,346.76)	-
9110-00 Improvement Loan Interest #1	87.47	83.33	(4.14)	574.24	499.98	(74.26)	1,000.00
9111-00 Improvement Loan Interest #2	169.62	125.00	(44.62)	1,029.01	750.00	(279.01)	1,500.00
9120-00 Construction Expense	-	16,666.67	16,666.67	49,208.58	100,000.02	50,791.44	200,000.00
9135-00 Reserve Bank Fees	-	-	-	150.00	-	(150.00)	-
9136-00 New Website & Branding	-	1,250.00	1,250.00	-	7,500.00	7,500.00	15,000.00
9146-00 Reserve-Fence	-	3,833.33	3,833.33	-	22,999.98	22,999.98	46,000.00
9147-00 Install Drains in Receiving Area	-	833.33	833.33	-	4,999.98	4,999.98	10,000.00
9150-00 New Air Handler For Floors	-	1,666.67	1,666.67	-	10,000.02	10,000.02	20,000.00
9152-00 Furniture Exits to lobby & Clubroom	-	833.33	833.33	-	4,999.98	4,999.98	10,000.00
9154-00 New Building Control System	-	2,083.33	2,083.33	-	12,499.98	12,499.98	25,000.00
9162-00 Facade Repair- North Elevation	-	20,833.33	20,833.33	-	124,999.98	124,999.98	250,000.00
9165-00 Reserve - Exterior Roof/Grounds	-	8,333.33	8,333.33	-	49,999.98	49,999.98	100,000.00
9175-00 Reserve- Garage	-	8,333.33	8,333.33	-	49,999.98	49,999.98	100,000.00
9176-00 Replace Garage Sprinkler Heads	-	2,083.33	2,083.33	-	12,499.98	12,499.98	25,000.00
9180-00 Laundry Room Floor & Paint	-	833.33	833.33	-	4,999.98	4,999.98	10,000.00
9185-00 New Front Doors	-	1,416.67	1,416.67	-	8,500.02	8,500.02	17,000.00
9186-00 Fitness Room Upgrades	-	833.33	833.33	-	4,999.98	4,999.98	10,000.00
TOTAL RESERVE EXPENSES-91	\$1,981.55	\$70,041.64	\$68,060.09	\$61,308.59	\$420,249.84	\$358,941.25	\$840,500.00
TOTAL RESERVE EXPENSE	\$1,981.55	\$70,041.64	\$68,060.09	\$61,308.59	\$420,249.84	\$358,941.25	\$840,500.00
Net Reserve:	\$51,496.27	(\$17,864.14)	\$69,360.41	\$265,271.42	(\$107,184.84)	\$372,456.26	(\$214,370.00)

PREPARED BY MANAGEMENT

NOT AUDITED, REVIEWED, OR COMPILED

NO ASSURANCE PROVIDED-FOR INTERNAL PURPOSES ONLY

OMITS THE STATEMENT OF CASH FLOWS, AND ALL REQUIRED DISCLOSURES AND SUPPLEMENTAL INFORMATION ON FUTURE MAJOR REPAIRS AND REPLACEMENTS

Bank Account Summary
Property: Regency House Condominium
Activity from 08/01/23-1/31/24 (Modified Accrual Basis)

GL Account	Beginning Balance	Transfer In	Transfer Out	Ending Balance	YTD Withdrawals
1050 Petty Cash	\$ 300			\$ 300	\$ -
1000 Barrington Bank Oper	\$ 337,271	\$ 249,347	\$ 276,822	\$ 309,796	\$ 984,050
1100 Town Bank Kilborn MM-Reserve	\$ 450,283	\$ 57	\$ -	\$ 450,340	\$ 200,000
1102 Barrington Bank Maxsafe MM- Reserve	\$ 405,219	\$ 1,313	\$ -	\$ 406,532	\$ -
1106 Barrington Maxsafe 4283 - Reserve	\$ 200,137	\$ 25,688	\$ -	\$ 225,825	\$ 200
1107 Town Bank - Escrow (Renovations)	\$ 6,689	\$ -	\$ 1,889	\$ 4,799	\$ 9,447
	\$ 1,399,899	\$ 276,404	\$ 278,712	\$ 1,397,591	\$ 1,193,698