

Ocean Estates Neighborhood - Carino la Mer
Adopted Budget
January 1 - December 31, 2026

Line	Description	Adopted	Y-T-D	Projected	Yr. End	Adopted FY 2026		Assessment per Unit	
		FY 2025	31-Jul-25	12/31/2025	Variance	Annual	Monthly	Annual	Monthly
		(\$)	(\$)	(\$)	(\$)	(\$)	(\$)	(\$)	(\$)
REVENUES									
<u>Assessment Income</u>									
1	40000 Assessments - 28 Units	105,841.41	61,740.00	105,840.00	(1.41)	105,841.41	8,820.12	3,780.00	315.00
2	TOTAL Assessment Income	105,841.41	61,740.00	105,840.00	(1.41)	105,841.41	8,820.12	3,780.00	315.00
<u>Other Income</u>									
3	40020 Allowance for Bad Debt	-	-	-	-	-	-	-	-
4	40060 Finance Charges	-	-	-	-	-	-	-	-
5	40100 Interest	-	184.51	316.30	316.30	-	-	-	-
6	40110 Late Fees	-	-	-	-	-	-	-	-
7	TOTAL Other Income	-	184.51	316.30	316.30	-	-	-	-
8	TOTAL REVENUES	105,841.41	61,924.51	106,156.30	314.89	105,841.41	8,820.12	3,780.00	315.00
EXPENSES									
<u>Administration</u>									
9	50000 Audit & Tax Prep	1,950.00	1,540.00	1,540.00	(410.00)	1,540.00	128.33	54.96	4.58
10	50080 Management Fees	3,148.74	1,836.80	3,148.80	0.06	3,227.46	268.96	115.32	9.61
11	50120 Office Supplies	181.07	143.38	245.79	64.72	169.41	14.12	6.00	0.50
12	50140 Other Professional Fees	-	-	-	-	-	-	-	-
13	TOTAL Administration	5,279.81	3,520.18	4,934.59	(345.22)	4,936.87	411.41	176.28	14.69
<u>Building & Grounds Maintenance</u>									
14	51100 General Maintenance & Repair	315.00	-	315.00	-	315.00	26.25	11.28	0.94
15	51320 Irrigation Maintenance & Repair	682.00	500.49	857.98	175.98	682.00	56.83	24.36	2.03
16	51350 Landscape Maintenance - Contract	15,559.00	9,079.00	15,564.00	5.00	16,104.00	1,342.00	575.16	47.93
17	51360 Landscape Maintenance - Additional	-	-	-	-	500.00	41.67	17.88	1.49
18	51480 Walkover Maintenance	-	-	-	-	-	-	-	-
19	54030 Maintenance Engineer Reimbursement	6,053.00	3,248.00	5,568.00	(485.00)	6,204.33	517.03	221.64	18.47
20	TOTAL Building & Grounds Maintenance	22,609.00	12,827.49	22,304.98	(304.02)	23,805.33	1,983.78	850.32	70.86
<u>Insurance</u>									
21	55000 Reimbursement/Cost Share	1,426.78	700.96	1,201.65	(225.13)	1,640.80	136.73	58.56	4.88
22	TOTAL Insurance	1,426.78	700.96	1,201.65	(225.13)	1,640.80	136.73	58.56	4.88
<u>Reserve Contributions</u>									
<u>Restricted Reserves</u>									
23	60150 Entry Feature	7,284.00	4,249.00	7,284.00	-	8,400.00	700.00	300.00	25.00
24	60323 Lighting - Street Lights	-	-	-	-	-	-	-	-
25	60340 Mailboxes	-	-	-	-	-	-	-	-
26	60521 Driveways/Drains	3,528.00	2,058.00	3,528.00	-	3,696.00	308.00	132.00	11.00
27	60610 Walkovers ***	48,000.00	28,000.00	48,000.00	-	48,000.00	4,000.00	1,714.32	142.86
28	TOTAL Restricted	58,812.00	34,307.00	58,812.00	-	60,096.00	5,008.00	2,146.32	178.86
<u>Unrestricted Reserves</u>									
29	60300 Plant Replacement	-	-	-	-	-	-	-	-
30	60310 Legal	-	-	-	-	-	-	-	-
31	60345 Maintenance Contingency	-	-	-	-	-	-	-	-
32	60360 Natural Disaster	-	-	-	-	-	-	-	-
33	60615 Walkover Damage Allowance	15,575.00	9,085.44	15,575.04	0.04	13,000.00	1,083.33	464.28	38.69
34	TOTAL Unrestricted	15,575.00	9,085.44	15,575.04	0.04	13,000.00	1,083.33	464.28	38.69
35	TOTAL Reserve Contributions	74,387.00	43,392.44	74,387.04	0.04	73,096.00	6,091.33	2,610.60	217.55
<u>Utilities</u>									
36	52010 Electric	874.71	476.00	816.00	(58.71)	874.71	72.89	31.20	2.60
37	52082 Water & Sewer - Irrigation	1,264.11	817.83	1,401.99	137.88	1,487.70	123.98	53.16	4.43
38	TOTAL Utilities	2,138.82	1,293.83	2,217.99	79.17	2,362.41	196.87	84.36	7.03
39	TOTAL EXPENSES	105,841.41	61,734.90	105,046.26	(795.15)	105,841.41	8,820.12	3,780.12	315.01

40	NET BALANCE	-	189.61	1,110.05	1,110.05	-	-	(0.12)	(0.01)
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The Budget of the Association may not provide for fully-funded reserve accounts for capital expenditures and deferred maintenance that may result in special assessments. Owners may elect to either waive or provide for fully-funded reserve accounts pursuant to statute upon obtaining the approval of a majority of the voting interest of the association by vot of the members at a meeting or by written consent.

Ocean Estates Neighborhood - Grand Mer
Adopted Budget
January 1 - December 31, 2026

Line	Description	Adopted	Y-T-D	Projected	Yr. End	Adopted FY 2026	
		FY 2025	31-Jul-25	12/31/2025	Variance	FY 2026	Monthly
		(\$)	(\$)	(\$)	(\$)	(\$)	(\$)
REVENUES							
<u>Assessment Income</u>							
1	40000 Assessments	93,565.73	54,586.00	93,576.00	10.27	91,370.19	7,614.18
2	TOTAL Assessment Income	93,565.73	54,586.00	93,576.00	10.27	91,370.19	7,614.18
<u>Other Income</u>							
3	40060 Finance Charges	-	-	-	-	-	-
	40100 Interest	-	4.02	6.89	6.89	-	-
4	40110 Late Fees	-	-	-	-	-	-
5	40150 Reimbursements	-	-	-	-	-	-
6	TOTAL Other Income	-	4.02	6.89	6.89	-	-
7	TOTAL REVENUES	93,565.73	54,590.02	93,582.89	17.16	91,370.19	7,614.18
EXPENSES							
<u>Administration</u>							
8	50000 Audit & Tax Prep	1,950.00	1,540.00	1,540.00	(410.00)	1,540.00	128.33
9	50020 Bad Debt Expense	-	30.36	52.05			
10	50080 Management Fees	3,373.65	1,969.80	3,376.80	3.15	3,458.00	288.17
11	50085 Management Fees - Other	-	-	-	-	-	-
12	50120 Office Supplies	150.00	153.10	262.46	112.46	150.00	12.50
13	50140 Other Professional Fees	-	-	-	-	-	-
14	50155 Service Fee - Bank	-	-	-	-	-	-
15	TOTAL Administration	5,473.65	3,693.26	5,231.30	(294.39)	5,148.00	429.00
<u>Building & Grounds Maintenance: LC</u>							
16	51481 Walkovers	-	-	-	-	-	-
17	54031 Maintenance Engineer Reimbursement	2,377.00	-	2,377.00	-	2,436.43	203.04
18	TOTAL Building & Grounds Maintenance: LC	2,377.00	-	2,377.00	-	2,436.43	203.04
<u>Building & Grounds Maintenance: All</u>							
19	51100 General Maintenance & Repair	900.00	-	900.00	-	900.00	75.00
20	51120 Maintenance Supplies	150.00	-	150.00	-	150.00	12.50
21	51320 Irrigation Maintenance & Repair	1,000.00	-	750.00	(250.00)	1,000.00	83.33
22	51350 Landscape Maintenance - Contract	20,107.00	11,732.00	20,112.00	5.00	20,808.00	1,734.00
23	51360 Landscape Maintenance - Additional	1,500.00	-	1,500.00	-	1,500.00	125.00
24	51480 Walkovers	-	-	-	-	-	-
25	54030 Maintenance Engineer Reimbursement	1,787.00	2,121.00	3,636.00	-	1,831.68	152.64
26	TOTAL Building & Grounds Maintenance	25,444.00	13,853.00	27,048.00	(245.00)	26,189.68	2,182.47
<u>Insurance</u>							
27	55000 Reimbursement/Cost Share	1,528.70	749.64	1,285.10	(243.60)	1,755.00	146.25
28	TOTAL Insurance	1,528.70	749.64	1,285.10	(243.60)	1,755.00	146.25

Ocean Estates Neighborhood - Grand Mer
Adopted Budget
January 1 - December 31, 2026

Line	Description	Adopted	Y-T-D	Projected	Yr. End	Adopted FY 2026	
		FY 2025	31-Jul-25	12/31/2025	Variance	FY 2026	Monthly
		(\$)	(\$)	(\$)	(\$)	(\$)	(\$)
	<u>Reserve Contributions</u>						
	<u>Restricted Reserves</u>						
29	60150 Entry Feature	-	-	-	-	-	-
30	60323 Lighting - Street Lights	-	-	-	-	-	-
31	60520 Paving/Roads/Appurtances	-	-	-	-	-	-
32	60525 Pavers	-	-	-	-	-	-
33	60560 Bike Path	-	-	-	-	-	-
34	60610 Walkovers ***	<u>50,406.17</u>	<u>29,403.57</u>	<u>50,406.12</u>	<u>(0.05)</u>	<u>48,000.00</u>	<u>4,000.00</u>
35	TOTAL Restricted	<u>50,406.17</u>	<u>29,403.57</u>	<u>50,406.12</u>	<u>(0.05)</u>	<u>48,000.00</u>	<u>4,000.00</u>
	<u>Unrestricted Reserves</u>						
36	60300 Plant Replacement	3,000.00	1,750.00	3,000.00	-	2,000.00	166.67
37	60310 Legal	-	-	-	-	-	-
38	60345 Maintenance Contingency	-	-	-	-	-	-
39	60360 Natural Disaster	-	-	-	-	-	-
	60615 Walkover Damage Allowance	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>		<u>-</u>
40	TOTAL Unrestricted	<u>3,000.00</u>	<u>1,750.00</u>	<u>3,000.00</u>	<u>-</u>	<u>2,000.00</u>	<u>166.67</u>
41	TOTAL Reserve Contributions	53,406.17	31,153.57	53,406.12	(0.05)	50,000.00	4,166.67
	<u>Utilities</u>						
42	52010 Electric	737.95	395.09	677.30	(60.65)	841.08	70.09
43	52082 Water & Sewer - Irrigation	<u>4,598.26</u>	<u>2,604.18</u>	<u>4,464.31</u>	<u>(133.95)</u>	<u>5,000.00</u>	<u>416.67</u>
44	TOTAL Utilities	5,336.21	2,999.27	5,141.61	(194.60)	5,841.08	486.76
45	TOTAL EXPENSES	93,565.73	52,448.74	94,489.13	(977.65)	91,370.19	7,614.18
46	NET BALANCE	-	2,141.28	(906.23)	994.81	-	-
47	<u>Allocation of Common and Limited Common Element Expenses</u>						91,370.19
48	Less: Limited Common Elements						(48,000.00)
49	Less: Other Income						-
50	Common Net Expenses						43,370.19
51	Net Monthly Expenses per unit (30 units)						120.47
52	Monthly Limited Common Expenses per Walkover (6 walkovers see Allocation below)						666.67
	<u>Allocation of Monthly Walkover Expenses by Lot:</u>						
53	Lot 6						666.67
54	Lots 7, 8, 14						222.22
55	Lots 9, 15						333.33
56	Lots 10, 16						333.33
57	Lots 11, 17						333.33
58	Lots 12, 13						333.33
	<u>Adopted Monthly Assessment Amounts:</u>						
60	Lots #01 thru #05	120.00		Lots #07, 08, & 14		343.00	
61	Lots #18 thru #30	120.00		Lots #09 thru #13		454.00	
62	Lot #06	787.00		Lots #15 thru #17		454.00	

Ocean Estates Neighborhood - Grand Mer
Adopted Budget
January 1 - December 31, 2026

Line	Description	Adopted	Y-T-D	Projected	Yr. End	Adopted FY 2026	
		FY 2025	31-Jul-25	12/31/2025	Variance	FY 2026	Monthly
		(\$)	(\$)	(\$)	(\$)	(\$)	(\$)

The Budget of the Association may not provide for fully-funded reserve accounts for capital expenditures and deferred maintenance that may result in special assessments. Owners may elect to either waive or provide for fully-funded reserve accounts pursuant to statute upon obtaining the approval of a majority of the voting interest of the association by vot of the members at a meeting or by written consent.

Ocean Estates Neighborhood - Playa del Sur
Adopted Budget
January 1 - December 31, 2026

Line	Description	Adopted	Y-T-D	Projected	Yr. End	Adopted FY 2026		Assessment per Unit	
		FY 2025	31-Jul-25	12/31/2025	Variance	FY 2026	Monthly	Annual	Monthly
		(\$)	(\$)	(\$)	(\$)	(\$)	(\$)	(\$)	(\$)
REVENUES									
<u>Assessment Income - 43 Units</u>									
1	40000 Assessments	207,948.00	121,303.00	207,948.00	-	207,948.00	17,329.00	4,836.00	403.00
2	TOTAL Assessment Income	207,948.00	121,303.00	207,948.00	-	207,948.00	17,329.00	4,836.00	403.00
<u>Other Income</u>									
3	40020 Allowance for Bad Debt	-	-	-	-	-	-	-	-
4	40060 Finance Charges	-	-	-	-	-	-	-	-
5	41000 Interest	-	1,218.94	2,089.61	2,089.61	-	-	-	-
6	40110 Late Fees	-	-	-	-	-	-	-	-
7	40150 Reimbursements	-	-	-	-	-	-	-	-
8	TOTAL Other Income	-	1,218.94	2,089.61	2,089.61	-	-	-	-
9	TOTAL REVENUES	207,948.00	122,521.94	210,037.61	2,089.61	207,948.00	17,329.00	4,836.00	403.00
EXPENSES									
<u>Administration</u>									
10	50000 Audit & Tax Prep	1,650.00	1,320.00	1,320.00	(330.00)	1,320.00	110.00	30.72	2.56
11	50080 Management Fees	4,836.01	2,821.00	4,836.00	(0.01)	4,956.91	413.08	115.32	9.61
12	50085 Management Fees - Other	-	-	-	-	-	-	-	-
13	50120 Office Supplies	692.34	220.48	377.97	(314.37)	508.34	42.36	11.88	0.99
14	50140 Other Professional Fees	-	-	-	-	-	-	-	-
15	50155 Service Fee - Bank	-	-	-	-	-	-	-	-
16	TOTAL Administration	7,178.35	4,361.48	6,533.97	(644.38)	6,785.25	565.44	157.92	13.16
<u>Building & Grounds Maintenance - Ltd Comm</u>									
17	51481 Walkover - LC	-	-	-	-	-	-	-	-
18	TOTAL Hurricane Matthew	-	-	-	-	-	-	-	-
<u>Building & Grounds Maintenance</u>									
19	51320 Irrigation Maintenance & Repair	2,500.00	1,406.02	2,410.32	(89.68)	2,500.00	208.33	58.08	4.84
20	51350 Landscape Maintenance - Contract	54,764.00	31,948.00	54,768.00	4.00	56,676.00	4,723.00	1,318.08	109.84
	51352 Landscape Maintenance - (unimproved Lot)								
21		-	320.50	549.43	549.43	-	-	-	-
22	51360 Landscape Maintenance - Additional	2,500.00	-	2,500.00	-	2,000.00	166.67	46.56	3.88
23	54030 Maintenance Engineer Reimbursement	4,755.00	2,555.00	4,380.00	(375.00)	4,873.88	406.16	113.40	9.45
24	TOTAL Building & Grounds Maintenance	64,519.00	36,229.52	64,607.75	88.75	66,049.88	5,504.16	1,536.12	128.01
<u>Insurance</u>									
25	55000 Reimbursement/Cost Share	1,905.32	1,050.28	1,800.48	(104.84)	2,191.07	182.59	51.00	4.25
26	TOTAL Insurance	1,905.32	1,050.28	1,800.48	(104.84)	2,191.07	182.59	51.00	4.25
<u>Reserve Contributions</u>									
<u>Restricted Reserves</u>									
27	60150 Entry Feature	216.00	126.00	216.00	-	276.00	23.00	6.36	0.53
28	60323 Lighting - Street Lights	192.00	112.00	192.00	-	216.00	18.00	5.04	0.42
29	60520 Paving	9,492.00	5,537.00	9,492.00	-	10,248.00	854.00	238.32	19.86
30	60525 Pavers	240.00	140.00	240.00	-	276.00	23.00	6.36	0.53
31	60560 Sidewalks/Paths	-	-	-	-	-	-	-	-
32	60570 Signage	-	-	-	-	-	-	-	-
33	60610 Walkovers ***	48,000.00	28,000.00	48,000.00	-	48,000.00	4,000.00	1,116.24	93.02
34	TOTAL Restricted	58,140.00	33,915.00	58,140.00	-	59,016.00	4,918.00	1,372.32	114.36
<u>Unrestricted Reserves</u>									
35	60050 Bulkhead/Seawall	-	-	-	-	-	-	-	-
36	60300 Plant Replacement	3,000.00	1,750.00	3,000.00	-	3,000.00	250.00	69.72	5.81
37	60320 Lighting - Low Voltage	-	-	-	-	-	-	-	-
35	60345 Maintenance Contingency	-	-	-	-	-	-	-	-
36	60360 Natural Disaster	-	-	-	-	-	-	-	-
	60615 Walkover Damage Allowance	64,000.00	37,333.31	63,999.96	-	55,000.00	4,583.33	1,279.08	106.59
38	TOTAL Unrestricted	67,000.00	39,083.31	66,999.96	-	58,000.00	4,833.33	1,348.80	112.40
39	TOTAL Reserve Contributions	125,140.00	72,998.31	125,139.96	-	117,016.00	9,751.33	2,721.12	226.76
				52,141.65					
<u>Utilities</u>									
40	52010 Electric	870.00	391.45	671.06	(198.94)	870.00	72.50	20.28	1.69
41	52082 Water & Sewer - Irrigation	8,335.33	8,488.27	14,551.32	6,215.99	15,035.80	1,252.98	349.68	29.14
42	TOTAL Utilities	9,205.33	8,879.72	15,222.38	6,017.05	15,905.80	1,325.48	369.96	30.83
43	TOTAL EXPENSES	207,948.00	123,519.31	213,304.53	5,356.57	207,948.00	17,329.00	4,836.12	403.01
44	NET BALANCE	-	(997.37)	(3,266.92)	(3,266.96)	-	-	(0.12)	(0.01)

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Summary of Annual Reserve Contribution

Line	Description	Balance 31-Jul-25	Aug - Dec Contribution	Aug - Dec Expenditures	Balance 31-Dec-25	Proposed FY 2025 Adjustment	Current Reserve/YE	Component Cost	Estimated Life	Remaining Life	2026 Annual Contribution
		(\$)	(\$)		(\$)	(\$)	(\$)	(\$) 3%	(yrs)	(yrs)	(\$)
	<u>Carino la Mer</u>										
	<u>Restricted</u>										
1	Entry Feature/Fencing	86,613.04	3,035.00	(17,400.00)	72,248.04	-	72,248.04	131,022.21	35	7	8,400.00
2	Lighting - Street Lights	17,873.33	-	-	17,873.33	-	17,873.33	18,091.58	25	-	-
3	Mailboxes	12,659.77	-	-	12,659.77	-	12,659.77	3,859.82	10	4	-
4	Driveways & Drains	17,128.87	1,470.00	-	18,598.87	-	18,598.87	85,116.54	40	18	3,696.00
5	Walkovers*	45,659.46	20,000.00	-	65,659.46	-	65,659.46	612,446.96			48,000.00
6	Total Restricted Reserves	179,934.47	24,505.00	(17,400.00)	187,039.47	-	187,039.47	850,537.12			60,096.00
	<u>Unrestricted</u>										
7	Plant Replacement + Irrigation	14,514.56	-	(8,000.00)	6,514.56	-	6,514.56				-
8	Legal	682.58	-	-	682.58	-	682.58				-
9	Maintenance Contingency	17,904.00	-	-	17,904.00	-	17,904.00				-
10	Walkover Allowance NEW	-	-	-	-	-	-				-
11	Walkover Damage Allowance NEW	13,475.44	6,489.60	-	19,965.04	-	19,965.04				13,000.00
12	Natural Disaster	62,774.62	-	-	62,774.62	57,688.46	120,463.08				-
13	Total Unrestricted Reserves	109,351.20	6,489.60	(8,000.00)	107,840.80	57,688.46	165,529.26	-			13,000.00
14	Total Carino La Mer	289,285.67	30,994.60		294,880.27	57,688.46	352,568.73				73,096.00
	Interest/Inv. Change	33,651.60	24,036.86		57,688.46						
	Due to Capital Contributions	(12,481.53)									
		310,455.74									

15											2026
16		Balance	Aug - Dec	Aug - Dec	Balance	Interest	Current	Component	Estimated	Remaining	Annual
17	Description	31-Jul-25	Contribution	Expenditures	31-Dec-25	Adjustment	Reserve/YE	Cost	Life	Life	Contribution
18		(\$)	(\$)		(\$)	(\$)	(\$)	(\$)	(yrs)	(yrs)	(\$)
	<u>Grand Mer</u>										
	<u>Restricted</u>										
19	Entry Feature	14,932.71	-	-	14,932.71	-	14,932.71	10,609.00	-	-	-
20	Lighting - Street Lights	8,768.22	-	-	8,768.22	-	8,768.22	13,579.52	-	-	-
21	Paving/roads/appurtances	10,144.00	-	-	10,144.00	-	10,144.00	15,238.77	-	-	-
22	Pavers	31,055.91	-	-	31,055.91	-	31,055.91	61,831.37	-	-	-
23	Bike Path	3,156.61	-	-	3,156.61	-	3,156.61	1,060.90	-	-	-
24	Walkovers*	16,448.84	21,002.55	-	37,451.39	-	37,451.39	50,923.20	1*	0*	48,000.00
25	Total Restricted Reserves	84,506.29	21,002.55	-	105,508.84	-	105,508.84	153,242.76			48,000.00
	<u>Unrestricted</u>										
26	Plant Replacement	17,642.55	1,250.00	-	18,892.55	-	18,892.55	22,278.90	13	5	2,000.00
27	Legal	3,653.85	-	-	3,653.85	-	3,653.85	-			-
	Walkover Allowance NEW 12 owners	-	-	-	-		-				
28	Walkover Allowance Damage 12 owners	-	-	-	-		-				-
	Maintenance Contingency	8,496.00	-	-	12,149.85	-	12,149.85				
29	Natural Disaster	25,857.87	-	-	25,857.87	19,553.30	45,411.17	55,697.25	-	-	-
30	Total Unrestricted Reserves	55,650.27	1,250.00	-	60,554.12	19,553.30	80,107.42	77,976.15			2,000.00
33	Total Grand Mer	140,156.56	22,252.55	-	166,062.96	19,553.30	185,616.26	231,218.91			50,000.00
	Interest	11,406.09	8,147.21		19,553.30						
	Due to Capital Contributions	(121.75)									
		151,440.90									

34											2026
35		Balance	Aug - Dec	Aug - Dec	Balance	Interest	Current	Component	Estimated	Remaining	Annual
36	Description	31-Jul-25	Contribution	Expenditures	31-Dec-25	Adjustment	Reserve/YE	Cost	Life	Life	Contribution
37		(\$)	(\$)		(\$)	(\$)	(\$)	(\$)	(yrs)	(yrs)	(\$)
	Playa del Sur										
	Restricted										
38	Entry Feature	22,308.00	90.00	-	22,398.00	-	22,398.00	26,522.50	25	15	276.00
39	Lighting - Street Lights	10,290.24	80.00	-	10,370.24	-	10,370.24	13,579.52	25	15	216.00
40	Paving & Roads/Appurtances combined	93,616.83	3,955.00	-	97,571.83	-	97,571.83	200,103.78	20	10	10,248.00
41	Pavers	10,054.08	100.00	-	10,154.08	-	10,154.08	14,215.00	25	15	276.00
42	Sidewalks/Bike Path	32,231.87	-	-	32,231.87	-	32,231.87	1,060.90	-	-	-
43	Signage	5,452.34	-	-	5,452.34	-	5,452.34	4,243.60	25	-	-
44	Walkovers*	23,418.88	20,000.00	5,755.21	43,418.88	26,471.06	75,645.15	109,405.31	1	-	48,000.00
45	Total Restricted Reserves	197,372.24	24,225.00	5,755.21	221,597.24	26,471.06	253,823.51	369,130.61			59,016.00
	Unrestricted										
46	Bulkhead/Seawall	32,294.55	-	-	32,294.55	-	-	-	-	-	-
47	Plant Replacement & Irrigation	15,795.45	1,250.00	-	17,045.45	-	17,045.45	3,182.70	1	-	3,000.00
48	Lighting - Low Voltage	16,622.00	-	-	16,622.00	-	16,622.00	10,609.00	20	9	-
49	Walkover Allowance NEW	-	-	-	-	-	-	50,923.20	1*	0*	-
50	Walkover Allowance DAMAGE	66,240.28	26,666.65	-	92,906.93	-	92,906.93	10,609.00	1*	0*	55,000.00
51	Maintenance Contingency	-	-	-	-	-	-	-		-	-
52	Professional Fees	-	-	-	-	-	-	-			-
53	Insurance	-	-	-	-	-	-	-			-
54	Lake Overlooks	-	-	-	-	-	-	-			-
55	Legal	-	-	-	-	-	-	-			-
56	Interest to be allocated	-	-	-	-	-	-	-			-
57	Natural Disaster	-	-	-	-	-	-	-	-	-	-
58	Total Unrestricted Reserves	130,952.28	27,916.65	-	158,868.93	-	126,574.38	75,323.90		90,361	58,000.00
59	Total Playa del Sur	328,324.52	52,141.65	5,755.21	380,466.17	26,471.06	380,397.89	444,454.51		301,364	117,016.00
61	Interest	15,441.45	11,029.61		26,471.06						
62	Due to Capital Contributions	(8,346.71)									
63		335,419.26									
64	Total: Ocean Estates	757,766.75	105,388.80		841,409.40	103,712.81	918,582.87	675,673.42		667,407	240,112.00