

**Daniels Center Land Condo Assoc.**  
**Statement of Cash Flow**  
**For The Year Ended 12/31/2024**

**Cash flow operating activities**

**Beginning Cash Balance January 2024** **\$ 5,821.28**

<b>Income</b>	Assessment Due Income	70,574.40
	Admin Fee Income	-
	Sign Income	1,500.00
	Late Charges	-
	Interest Income	-
	<b>Total Income</b>	<u><b>72,074.40</b></u>

<b>Expenses</b>	Accounting & Auditing	500.00
	Administrative Exp	124.00
	Bond/Crime Fidelity Ins	257.00
	Cleaning Service	1,519.00
	D&O Insurance	615.73
	Electric Bills	1,133.01
	Electric R & M	173.42
	Emergency Event / Storm	434.00
	Fed Corp tax	
	FI Corp Tax	61.25
	General Liability Insurance	1,207.50
	General Maintenance	547.50
	Grounds Ext Landscaping	33,911.15
	Lift Station/pump-wall/drain field	
	Management Fee	7,800.00
	Parking/Roadway/Drainage	177.00
	Plumbing R&M	
	Professional Fees	3,250.00
	Property Owners Assoc	3,448.38
	Property Package	1,211.50
	Signs/Directory	558.81
	Trash	8,338.69
	Window Clean/ Pressure Clean	1,920.00
	Reserves	9,500.00
	<b>Total Expenses</b>	<u><b>76,687.94</b></u>
	<b>Net Income (Loss)</b>	<u><b>(4,613.54)</b></u>

**Ending Cash Balance December 31, 2024** **\$ 1,207.74**

Utility Deposit

**Cash flow reserve activities: All accounts**

**Beginning Balance January 2024** **\$ 84,097.49**

<b>Deposits</b>	Interest	648.08
	Lift Pump Wall	
	Painting Reserves	500.00
	Paving/Blacktop Reserves	6,000.00
	Sign Reserves	500.00
	Well/Pump Reserves	2,500.00
	<b>Total</b>	<u><b>10,148.08</b></u>

<b>Expenses</b>		
	David Brautigan: Irrig Pump	5,000.00
	Green Vision: Pump Inspection	780.50
	<b>Total</b>	<u><b>5,780.50</b></u>

**Ending Balance December 2024**

**\$ 88,465.07**

**Daniels Center III Office Condo Assoc**  
**Statement of Cash Flow**  
**For The Year Ended 12/31/2024**

***Cash flow operating activities***

<b>Beginning Cash Balance January 2024</b>		<b>\$ 2,519.89</b>
<b>Income</b>		
Assessment Due Income	46,854.00	
Late Fees		
Interest Income		
<b>Total Income</b>	<u><b>46,854.00</b></u>	
<b>Expenses</b>		
Accounting/Auditing Non-Reimb	500.00	
Admin	124.00	
Corp tax	96.25	
Cleaning Service		
Doors, Locks, Keys, Mailbox	1,749.35	
D&O Ins	1,969.15	
Electric Bills	429.13	
Electric R & M	121.09	
Emergencny Event / Storm		
FL Corp Annual Renewal	61.25	
General Liability Ins	2,357.00	
General Maint	728.25	
Management Fee	3,780.00	
Pest Control Exterior	420.68	
Plumbing R&M	150.00	
Property Insurance	5,331.00	
Property Owners Assoc	17,643.60	
Roof R & M	4,638.50	
Water & Sewer Payments	2,503.64	
Window/Clean/Pressure Clean	1,120.00	
Reserves	3,000.00	
<b>Total Expenses</b>	<u><b>46,722.89</b></u>	
Net Income (Loss)	131.11	
<b>Ending Cash Balance December 2024</b>		<u><u><b>\$ 1,479.65</b></u></u>
Tenant Open Credit	(1,171.35)	

***Cash flow reserve activities All accounts***

<b>Beginning Balance January 2024</b>		<b>\$ 39,657.05</b>
<b>Deposits</b>		
Painting	1,500.00	
Paving & Sealcoat	-	
Roofing	1,500.00	
Interest	312.83	
	<b>Total</b>	<u><b>3,312.83</b></u>
<b>Payments</b>		
Painting	-	
Paving & Sealcoat	-	
Roofing	-	
	<b>Total</b>	<u><u><b>-</b></u></u>
<b>Ending Balance December 2024</b>		<u><u><b>\$ 42,969.88</b></u></u>