



"Wise management makes the difference."

**PEBBLE BEACH VILLAS CONDOMINIUM ASSOCIATION, INC.
FINANCIAL AND PROPERTY REPORT
MAY 2022**

DATE: June 20, 2022
TO: Board of Directors – Pebble Beach Villas
FROM: Mike Gallagher, Community Association Manager
RE: Financial & Property Report as of May 31, 2022

Please find the current month financial and property update report from Mike Gallagher, Community Association Manager, and Elliott Merrill Community Management.

EXPENSES FOR THE CURRENT MONTH: \$27,544 with a budget of \$27,344 or \$200 over budget for the month.

Variances by Category:

- Administrative Expenses: \$333 under budget.
- Building Operations: \$2,498 over budget due to fire extinguishers annual inspection and Terminix annual drywood termite renewal plan.
- Landscape & Grounds Expense: \$1,754 under budget.
- Recreation Facilities: \$33 over budget due to pool lounges repair.
- Utilities: \$6 over budget due to electric.
- Laundry Expense \$250 under budget.

YEAR TO DATE EXPENSES: \$143,288 with a budget of \$138,817 or \$4,471 over budget for year.

Variances by Category:

- Administrative Expenses: \$94 under budget.
- Building & Operations: \$1,811 over budget due to building maintenance supplies and repairs and pest control.
- Landscape & Grounds Expense: \$871 over budget due to Landscape replacement and mulch.
- Recreation Facilities: \$925 over budget due to pool repairs and supplies.
- Utilities: \$1,367 over budget due to electric and water.
- Laundry Expense \$1,250 under budget.

Reserves: \$716,917

Owner's Equity: \$102,353

Accounts Receivable: \$866

Maintenance:

- Painting project ongoing
- 3 common doors ordered
- Sidewalk grinding scheduled for June
- Marcite patching complete
- New exterior building lights on site
- Treated AC areas for mold
- Cleaned trash areas
- Sprayed for weeds
- Sprayed for ants
- Cleaned tennis court perimeter
- General maintenance of pool
- Cleaned pool filters
- Maintenance of irrigation system

Upcoming Management Items:

- Sand and paint door vents
- Correct flooding south of bldg. F
- Inspect building exteriors for defects/repairs before painting
- Investigate pool resurfacing/replacement
- Price removing AC fences

Contact Us:

- Maintenance questions, problems or suggestions:
Paola Alvarado at 772-569-9853 ext. 136 or paolaa@elliottmerrill.com
- Accounts Receivable questions re: coupons, payments, etc:
Dawn Matlak at ext. 114 or dawnm@elliottmerrill.com
- Night/Weekend Emergency Maintenance Only: 772-569-9853
- Check out our website. Find Docs, Rules & Regs, and more at www.elliottmerrill.com.

Pebble Beach Villas Inc
Balance Sheet
Period Through: 5/31/2022

Assets

Cash - Operating	
10215 - Synovus - Operating Ckg	\$28,482.39
10216 - Synovus - Operating MM	<u>\$75,403.24</u>
Cash - Operating Total	\$103,885.63

Cash - Reserves	
10304 - Marine Bank - Reserve MM	\$390,084.94
10305 - Truist Bank - Reserve MM	\$167,429.78
10306 - Bank United - Reserve MM	\$159,402.15
Cash - Reserves Total	<u>\$716,916.87</u>

Other Assets	
10610 - Accounts Receivable	\$811.31
10635 - A/R - Other	\$54.79
11610 - Prepaid Insurance	\$22,646.01
Other Assets Total	<u>\$23,512.11</u>

Assets Total \$844,314.61

Liabilities and Equity

Liability	
23110 - Accounts Payable	\$530.36
24110 - Prepaid Maintenance Fees	\$24,514.48
Liability Total	<u>\$25,044.84</u>

Special Assessment	
80000 - Income-S/A Replenish Reserves & Operating	\$240,604.00
80100 - Expenses-S/A Replenish Reserves & Operating	(\$240,604.00)
Special Assessment Total	<u>\$0.00</u>

Reserves	
35010 - Roofing Reserve	\$445,177.89
35020 - Painting Reserve	\$63,632.75
35030 - Paving Reserve	\$69,443.48
35060 - Recreation Reserve	\$45,015.21
35140 - Building Reserve	\$91,472.70
35150 - Unallocated Reserve Interest	\$2,174.84
Reserves Total	<u>\$716,916.87</u>

Equity	
44910 - Operating Balance, January 1	\$81,804.08
44920 - Transfer From S/A to Operating	\$24,814.00
Equity Total	<u>\$106,618.08</u>

Net Income (\$4,265.18)

Liabilities & Equity Total \$844,314.61

Pebble Beach Villas Inc
Income/Expense Statement
5/1/2022 - 5/31/2022

Accounts	5/1/2022 - 5/31/2022			1/1/2022 - 5/31/2022			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
<u>Income</u>							
55110 - Current Assessments	\$27,250.75	\$27,250.75	\$0.00	\$136,253.75	\$136,253.75	\$0.00	\$327,009.00
55120 - Interest Income	\$3.20	\$0.00	\$3.20	\$14.36	\$0.00	\$14.36	\$0.00
55122 - Owner Finance Charges	\$58.63	\$0.00	\$58.63	\$452.20	\$0.00	\$452.20	\$0.00
55150 - Laundry Income	\$0.00	\$250.00	(\$250.00)	\$2,127.50	\$1,250.00	\$877.50	\$3,000.00
55160 - Application Fees Income	\$100.00	\$0.00	\$100.00	\$200.00	\$0.00	\$200.00	\$0.00
55161 - App Processing Fees Expense	\$0.00	\$0.00	\$0.00	(\$25.00)	\$0.00	(\$25.00)	\$0.00
<u>Total Income</u>	\$27,412.58	\$27,500.75	(\$88.17)	\$139,022.81	\$137,503.75	\$1,519.06	\$330,009.00
Total Income	\$27,412.58	\$27,500.75	(\$88.17)	\$139,022.81	\$137,503.75	\$1,519.06	\$330,009.00
Expense							
<u>Administrative Expenses</u>							
61100 - Annual Review & Tax Prep	\$0.00	\$0.00	\$0.00	\$1,750.00	\$1,750.00	\$0.00	\$1,750.00
61300 - Corporate/Condo Fees	\$0.00	\$0.00	\$0.00	\$288.00	\$349.00	\$61.00	\$349.00
61400 - Insurance	\$9,377.46	\$9,377.42	(\$0.04)	\$46,887.30	\$46,887.10	(\$0.20)	\$112,529.00
61500 - Legal Fees	\$63.00	\$250.00	\$187.00	\$63.00	\$1,250.00	\$1,187.00	\$3,000.00
61550 - Management Services	\$2,073.25	\$2,073.25	\$0.00	\$10,366.25	\$10,366.25	\$0.00	\$24,879.00
61660 - Office Supplies/Copies/Postage	\$125.62	\$291.67	\$166.05	\$2,761.60	\$1,458.35	(\$1,303.25)	\$3,500.00
61750 - Income Tax Expense	\$0.00	\$41.67	\$41.67	\$0.00	\$208.35	\$208.35	\$500.00
61800 - Telephone	\$182.17	\$120.83	(\$61.34)	\$663.40	\$604.15	(\$59.25)	\$1,450.00
<u>Total Administrative Expenses</u>	\$11,821.50	\$12,154.84	\$333.34	\$62,779.55	\$62,873.20	\$93.65	\$147,957.00
<u>Buildings Operations</u>							
63300 - Building Maintenance Supplies & Repairs	\$1,888.93	\$858.33	(\$1,030.60)	\$5,895.90	\$4,291.65	(\$1,604.25)	\$10,300.00
63800 - Pest Control: Buildings	\$2,224.33	\$541.67	(\$1,682.66)	\$4,130.91	\$2,708.35	(\$1,422.56)	\$6,500.00
65200 - Cleaning Labor	\$500.00	\$416.67	(\$83.33)	\$1,900.00	\$2,083.35	\$183.35	\$5,000.00
65300 - Maintenance Labor	\$2,910.38	\$3,208.67	\$298.29	\$15,010.88	\$16,043.35	\$1,032.47	\$38,504.00
<u>Total Buildings Operations</u>	\$7,523.64	\$5,025.34	(\$2,498.30)	\$26,937.69	\$25,126.70	(\$1,810.99)	\$60,304.00
<u>Grounds/Landscape</u>							
66300 - Landscape Maintenance	\$2,786.00	\$2,654.00	(\$132.00)	\$13,457.00	\$13,270.00	(\$187.00)	\$31,848.00
66400 - Irrigation Supplies & Repairs	\$0.00	\$300.00	\$300.00	\$243.50	\$1,500.00	\$1,256.50	\$3,600.00
66450 - Irrigation Water	\$473.68	\$333.33	(\$140.35)	\$2,235.11	\$1,666.65	(\$568.46)	\$4,000.00
66600 - Landscape Replacement & Mulch	\$0.00	\$1,100.00	\$1,100.00	\$7,771.73	\$5,500.00	(\$2,271.73)	\$13,200.00
66700 - Landscape Weed, Pest & Fertilization	\$500.00	\$459.33	(\$40.67)	\$2,030.00	\$2,296.65	\$266.65	\$5,512.00
66800 - Tree Trimming	\$0.00	\$666.67	\$666.67	\$2,700.00	\$3,333.35	\$633.35	\$8,000.00
<u>Total Grounds/Landscape</u>	\$3,759.68	\$5,513.33	\$1,753.65	\$28,437.34	\$27,566.65	(\$870.69)	\$66,160.00
<u>Recreation Facilities</u>							
70130 - Clubhouse Service & Repairs	\$342.50	\$250.00	(\$92.50)	\$1,005.72	\$1,250.00	\$244.28	\$3,000.00
71400 - Pool Supplies & Repairs	\$240.62	\$250.00	\$9.38	\$2,668.81	\$1,250.00	(\$1,418.81)	\$3,000.00
73000 - Tennis Courts Repairs	\$0.00	\$50.00	\$50.00	\$0.00	\$250.00	\$250.00	\$600.00
<u>Total Recreation Facilities</u>	\$583.12	\$550.00	(\$33.12)	\$3,674.53	\$2,750.00	(\$924.53)	\$6,600.00
<u>Utilities</u>							
75310 - Electricity	\$801.38	\$766.67	(\$34.71)	\$4,643.97	\$3,833.35	(\$810.62)	\$9,200.00
75500 - Trash Removal	\$919.58	\$916.67	(\$2.91)	\$4,597.90	\$4,583.35	(\$14.55)	\$11,000.00
75710 - Water & Sewer	\$2,134.85	\$2,166.67	\$31.82	\$11,375.06	\$10,833.35	(\$541.71)	\$26,000.00
<u>Total Utilities</u>	\$3,855.81	\$3,850.01	(\$5.80)	\$20,616.93	\$19,250.05	(\$1,366.88)	\$46,200.00
<u>Miscellaneous</u>							
71200 - Laundry Expense	\$0.00	\$250.00	\$250.00	\$0.00	\$1,250.00	\$1,250.00	\$3,000.00
77300 - Contingency	\$0.00	\$0.00	\$0.00	\$841.95	\$0.00	(\$841.95)	\$0.00
<u>Total Miscellaneous</u>	\$0.00	\$250.00	\$250.00	\$841.95	\$1,250.00	\$408.05	\$3,000.00
Total Expense	\$27,543.75	\$27,343.52	(\$200.23)	\$143,287.99	\$138,816.60	(\$4,471.39)	\$330,221.00
Operating Net Income	(\$131.17)	\$157.23	(\$288.40)	(\$4,265.18)	(\$1,312.85)	(\$2,952.33)	(\$212.00)
Reserve Income							
<u>Reserve Income</u>							
55115 - Reserve Assessments	\$9,372.25	\$9,372.25	\$0.00	\$46,861.25	\$46,861.25	\$0.00	\$112,467.00
<u>Total Reserve Income</u>	\$9,372.25	\$9,372.25	\$0.00	\$46,861.25	\$46,861.25	\$0.00	\$112,467.00

Pebble Beach Villas Inc
Income/Expense Statement
5/1/2022 - 5/31/2022

Accounts	5/1/2022 - 5/31/2022			1/1/2022 - 5/31/2022			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Total Reserve Income	\$9,372.25	\$9,372.25	\$0.00	\$46,861.25	\$46,861.25	\$0.00	\$112,467.00
Reserve Expense							
<u>Reserve Transfer</u>							
85010 - Roofing Reserve Transfer	\$4,033.50	\$4,033.50	\$0.00	\$20,167.50	\$20,167.50	\$0.00	\$48,402.00
85020 - Painting Reserve Transfer	\$702.17	\$702.17	\$0.00	\$3,510.81	\$3,510.81	\$0.00	\$8,426.00
85030 - Paving Reserve Transfer	\$1,272.83	\$1,272.83	\$0.00	\$6,364.19	\$6,364.19	\$0.00	\$15,274.00
85060 - Recreation Reserve Transfer	\$1,672.50	\$1,672.50	\$0.00	\$8,362.50	\$8,362.50	\$0.00	\$20,070.00
85140 - Buildings Reserve Transfer	\$1,691.25	\$1,691.25	\$0.00	\$8,456.25	\$8,456.25	\$0.00	\$20,295.00
<u>Total Reserve Transfer</u>	\$9,372.25	\$9,372.25	\$0.00	\$46,861.25	\$46,861.25	\$0.00	\$112,467.00
Total Reserve Expense	\$9,372.25	\$9,372.25	\$0.00	\$46,861.25	\$46,861.25	\$0.00	\$112,467.00
Reserve Net Income	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Net Income	(\$131.17)	\$157.23	(\$288.40)	(\$4,265.18)	(\$1,312.85)	(\$2,952.33)	(\$212.00)

**PEBBLE BEACH VILLAS
RESERVE STATEMENT**

RESERVE LINE ITEM	12/31/2021 BALANCE	YTD ASSESSMENTS	YTD INTEREST INCOME	Income From Special Assessment	YTD EXPENSES	5/31/2022 BALANCE
ROOFING	\$ 310,010.39	\$ 20,167.50		\$ 115,000.00	\$ -	\$ 445,177.89
PAINTING	\$ 95,160.10	\$ 3,510.65			\$ 35,038.00	\$ 63,632.75
PAVING	\$ 63,079.13	\$ 6,364.35			\$ -	\$ 69,443.48
*RECREATION	\$ 9,512.11	\$ 8,362.50		\$ 30,000.00	\$ 2,859.40	\$ 45,015.21
BUILDINGS	\$ 22,040.43	\$ 8,456.25		\$ 70,790.00	\$ 9,813.98	\$ 91,472.70
*UNALLOCATED INTEREST INCOME	\$ -	\$ -	\$ 2,174.84		\$ -	\$ 2,174.84
TOTALS:	\$ 499,802.16	\$ 46,861.25	\$ 2,174.84	\$ -	\$ 47,711.38	\$ 716,916.87

Pebble Beach Villas Inc
Check Register
5/1/2022 - 5/31/2022

Account #	Check #	Check Date	Vendor or Payee	Check Amt	Expense Account	Invoice	Paid
10215	2525	5/1/2022	ABSOLUTE PROTECTION TEAM	\$209.72			
		1166117	MAY SECURITY VIDEO SERVICE		11600 Prepaid Expenses	\$209.72	\$209.72
10215	2526	5/1/2022	ELLIOTT MERRILL COMMUNITY MANAGEMENT	\$5,109.25			
		MAY 2022	MONTHLY CELL PHONE (1/2)		61660 Office Supplies/Copies/Postage	\$27.50	\$27.50
		MAY 2022	POSTAGE & SHIPPING		61660 Office Supplies/Copies/Postage	\$38.12	\$38.12
		MAY 2022	PORTAL & WEBSITE MONTHLY BILLING		61660 Office Supplies/Copies/Postage	\$60.00	\$60.00
		MAY 2022	MONTHLY MANAGEMENT FEE		61550 Management Services	\$2,073.25	\$2,073.25
		MAY 2022	MONTHLY MAINTENANCE LABOR-ARREARS-JAMES		65300 Maintenance Labor	\$2,910.38	\$2,910.38
10215	2527	5/4/2022	CAPITAL ONE BANK	\$347.83			
			HOME DEPOT 4/19 TAPE		63300 Building Maintenance Supplies & Repairs	\$5.33	\$5.33
			A PLUS PATIO 3/21 REPAIR CHAISE LOUNGE (2)		70130 Clubhouse Service & Repairs	\$342.50	\$342.50
10215	2528	5/4/2022	JAMES HARRISON	\$93.50			
		HOME DEPOT 4/18, 4/24	REIMBURSE SANDER & SUPPLIES		63300 Building Maintenance Supplies & Repairs	\$93.50	\$93.50
10215	2529	5/4/2022	LESLIE GROSHONG	\$42.78			
		042522	REIMBURSE CONDO BOOKS		61660 Office Supplies/Copies/Postage	\$42.78	\$42.78
10215	2530	5/4/2022	NORLIZ CLEANING SERVICE	\$400.00			
		0000083	APR CLUBHOUSE CLEANING: 2/07, 2/14, 2/21, 2/28		65200 Cleaning Labor	\$400.00	\$400.00
10215	2531	5/4/2022	VERO CHEMICAL DISTRIBUTORS, INC.	\$541.02			
		313485	POOL SUPPLIES		71400 Pool Supplies & Repairs	\$55.37	\$55.37
		313382	JANITORIAL SUPPLIES		70130 Clubhouse Service & Repairs	\$128.54	\$128.54
		313242	POOL CHEMICALS		71400 Pool Supplies & Repairs	\$357.11	\$357.11
10215	2532	5/13/2022	FL DEPT OF HEALTH-INDIAN RIVER CO	\$175.00			
		31-BID-5865056 2022	2022 POOL PERMIT - PERMIT #31-60-00113		71400 Pool Supplies & Repairs	\$175.00	\$175.00
10215	2533	5/13/2022	PEBBLE BEACH VILLAS	\$9,372.25			
		5/1/22	MAY MONTHLY RESERVE FUNDING		85020 Painting Reserve Transfer	\$702.17	\$702.17
		5/1/22	MAY MONTHLY RESERVE FUNDING		85030 Paving Reserve Transfer	\$1,272.83	\$1,272.83
		5/1/22	MAY MONTHLY RESERVE FUNDING		85060 Recreation Reserve Transfer	\$1,672.50	\$1,672.50
		5/1/22	MAY MONTHLY RESERVE FUNDING		85140 Buildings Reserve Transfer	\$1,691.25	\$1,691.25
		5/1/22	MAY MONTHLY RESERVE FUNDING		85010 Roofing Reserve Transfer	\$4,033.50	\$4,033.50
10215	2534	5/13/2022	SOUTHDATA, INC.	\$16.54			
		993634614	OWNER COUPON BOOK FOR PAYMENT REMITTANCE OF MONTHLY FEES		61660 Office Supplies/Copies/Postage	\$16.54	\$16.54

On-

10215	Line	5/16/2022	REPUBLIC SERVICES #769 MAY MONTHLY TRASH & RECYCLING SERVICE (ACCT #3- 0769-2000188)	\$919.58	75500 Trash Removal	\$919.58	\$919.58
10215	2535	5/18/2022	CAPITAL ONE BANK HOME DEPOT 5/3	\$196.86	63300 Building Maintenance Supplies & Repairs	\$196.86	\$196.86
10215	2536	5/18/2022	ELLIOTT MERRILL COMMUNITY MANAGEMENT 051722	\$45.00	23114 A/P Fees	\$45.00	\$45.00
10215	2537	5/18/2022	JOHN NICHOLLS FILL WOODPECKER HOLES IN SOFFITT 247591	\$100.00	63300 Building Maintenance Supplies & Repairs	\$100.00	\$100.00
10215	2538	5/18/2022	MCKINNON & HAMILTON, PLLC ASSOCIATION BUSINESS 30135	\$63.00	61500 Legal Fees	\$63.00	\$63.00
10215	2539	5/18/2022	NATIVEGREEN PEST CONTROL & FERTILIZATION LLC 70737	\$500.00	66700 Landscape Weed, Pest & Fertilization	\$500.00	\$500.00
10215	2540	5/18/2022	TERMINIX PROCESSING CENTER ANNUAL DRYWOOD TERMITE SVC PLAN RENEWAL - 7/1/22-7/31/23 - CUSTOMER #8813259 - SALES AGREEMENT #12322232 8813259	\$1,776.00	63800 Pest Control: Buildings	\$1,776.00	\$1,776.00
10215	2541	5/18/2022	YEAR ROUND LAWN MAINTENANCE, INC 051622	\$2,786.00	66300 Landscape Maintenance	\$132.00	\$132.00
			051622		66300 Landscape Maintenance	\$2,654.00	\$2,654.00
10215	On- Line	5/21/2022	FPL	\$801.38			
		4/11/22-5/10/22	MAY 225 KWH #28235-79301-BLDG B		75310 Electricity	\$34.30	\$34.30
		4/11/22-5/10/22	MAY 287 KWH #77402-10385-BLDG A		75310 Electricity	\$41.21	\$41.21
		4/11/22-5/10/22	MAY 303 KWH #87007-88162-BLDG G		75310 Electricity	\$43.01	\$43.01
		4/11/22-5/10/22	MAY 358 KWH #22940-40551-BLDG C		75310 Electricity	\$49.13	\$49.13
		4/11/22-5/10/22	MAY 371 KWH #30131-09446-BLDG E		75310 Electricity	\$50.58	\$50.58
		4/11/22-5/10/22	MAY 390 KWH #46174-48016-BLDG D		75310 Electricity	\$52.68	\$52.68
		4/11/22-5/10/22	MAY 506 KWH #37070-51060-BLDG F		75310 Electricity	\$65.62	\$65.62
		4/11/22-5/10/22	MAY 3608 KWH #94204-46552-BLDG H		75310 Electricity	\$464.85	\$464.85
10215	On- Line	5/22/2022	COMCAST	\$182.17			
		8535115050042319	MAY (5/14/22-6/13/22) INTERNET/ VOICE SVC #8535115050042319		61800 Telephone	\$182.17	\$182.17
		MAY 2022					
10215	2542	5/25/2022	TERMINIX PROCESSING CENTER MAY MONTHLY PEST CONTROL - CUST #8907357 420196182	\$448.33	63800 Pest Control: Buildings	\$448.33	\$448.33
10215	2543	5/25/2022	CITY OF VERO BEACH UTILITIES	\$2,608.53			
		4/12/22-5/11/22	MAY 1 KGAL #20037789 - 5100 HWY A1A BLDG H		75710 Water & Sewer	\$54.24	\$54.24
		4/12/22-5/11/22	MAY 6 KGAL #20037742 - 5100 HWY A1A BLDG D		75710 Water & Sewer	\$256.67	\$256.67
		4/12/22-5/11/22	MAY 11 KGAL #20037720 - 5100 HWY A1A BLDG B		75710 Water & Sewer	\$283.42	\$283.42
		4/12/22-5/11/22	MAY 12 KGAL #20037731 - 5100 HWY A1A BLDG C		75710 Water & Sewer	\$288.79	\$288.79
		4/12/22-5/11/22	MAY 14 KGAL #20037777 - 5100 HWY A1A BLDG F		75710 Water & Sewer	\$299.51	\$299.51
		4/12/22-5/11/22	MAY 15 KGAL #20037708 - 5100 HWY A1A BLDG A		75710 Water & Sewer	\$304.87	\$304.87
		4/12/22-5/11/22	MAY 17 KGAL #20037765 - 5100 HWY A1A BLDG G		75710 Water & Sewer	\$315.60	\$315.60
			MAY 20 KGAL #20037753 - 5100 HWY				

		4/12/22-5/11/22	A1A BLDG E		75710 Water & Sewer	\$331.75	\$331.75
		4/12/22-5/11/22	MAY 697 KGAL #20037792 - 5100 HWY A1A REUSE		66450 Irrigation Water	\$473.68	\$473.68
10215	On-Line	5/31/2022	FIRST INSURANCE FUNDING CORPORATION	\$8,080.34			
		95277547 #7	PAYMENT 7 OF 10: #95277547		11610 Prepaid Insurance	\$8,080.34	\$8,080.34
10215	2544	5/31/2022	CAPITAL ONE BANK	\$56.75			
		AMAZON 5/6	AMERICAN FLAG		63300 Building Maintenance Supplies & Repairs	\$27.95	\$27.95
		HOME DEPOT 5/10	MAINTENANCE SUPPLIES		63300 Building Maintenance Supplies & Repairs	\$28.80	\$28.80
10215	2545	5/31/2022	PYE-BARKER FIRE & SAFETY EQUIPMENT LLC	\$1,295.24			
		210337	FIRE EXTINGUISHER INSPECTION & REPLACEMENT		63300 Building Maintenance Supplies & Repairs	\$1,295.24	\$1,295.24
10215	2546	5/31/2022	VERO CHEMICAL DISTRIBUTORS, INC.	\$65.62			
		314615	POOL CHEMICALS		71400 Pool Supplies & Repairs	\$65.62	\$65.62
Total:				<u>\$36,232.69</u>			

Pebble Beach Villas Inc
Check Register
5/1/2022 - 5/31/2022

Account #	Check #	Check Date	Vendor or Payee	Check Amt	Expense Account	Invoice	Paid
10214	1	5/31/2022	PEBBLE BEACH VILLAS	\$215,790.00			
		5/31/22	TRANSFER S/A FUNDS TO RESERVES		80100 Expenses-S/A Replenish Reserves & Operating	\$215,790.00	\$215,790.00
Total:				<u>\$215,790.00</u>			

**Pebble Beach Villas Inc
Check Register
5/1/2022 - 5/31/2022**

<u>Account #</u>	<u>Check #</u>	<u>Check Date</u> <u>Invoice</u>	<u>Vendor or Payee</u> <u>Line Item</u>	<u>Check Amt</u>	<u>Expense Account</u>	<u>Invoice</u>	<u>Paid</u>
10304	2	5/31/2022 131942	VERO MILLWORK, INC 3 EXTERIOR DOORS	\$618.73	35145 Expenses-Building	\$618.73	\$618.73
Total:				\$618.73			

**Pebble Beach Villas Inc
Check Register
5/1/2022 - 5/31/2022**

Account #	Check #	Check Date	Vendor or Payee Invoice Line Item	Check Amt	Expense Account	Invoice	Paid
10305	272	5/3/2022	KEVIN KELLY	\$726.78			
		4/25/22	NEW UNIT NUMBERS FOR ENTRANCE DOORS		35145 Expenses-Building	\$726.78	\$726.78
Total:				\$726.78			

**Pebble Beach Villas Inc
Check Register
5/1/2022 - 5/31/2022**

Account #	Check #	Check Date Invoice	Vendor or Payee Line Item	Check Amt	Expense Account	Invoice	Paid
10306	231	5/17/2022	PRECISION PAINTING & WATERPROOFING	\$11,650.00			
		220020202189072	STUCCO REPAIRS DRAW 2		35025 Expenses-Painting	\$11,650.00	\$11,650.00
10306	232	5/17/2022	WEIMANN CONSTRUCTION INC	\$4,620.00			
		108	RPL 11 COMMON DOORS & HINGES		35145 Expenses-Building	\$4,620.00	\$4,620.00
Total:				<u>\$16,270.00</u>			

**Pebble Beach Villas Inc
AR Aging with Status
Period Through: 5/31/2022**

Unit	Last Name	Address	Total	Current	30	60	90	Status
C27	Kisiel	5100 North A1A	\$201.81	\$49.60	\$152.21			Request Attorney 1st Notice
D31	Lang	5100 North A1A	\$490.84	\$3.84	\$487.00			
F66	McNulty	5100 North A1A	\$173.45	\$1.35	\$172.10			
			<u>\$866.10</u>	<u>\$54.79</u>	<u>\$811.31</u>	<u>\$0.00</u>	<u>\$0.00</u>	
				3	3	0	0	
Assessment			\$811.31	\$0.00	\$811.31	\$0.00	\$0.00	
Interest			\$54.79	\$54.79	\$0.00	\$0.00	\$0.00	
			<u>\$866.10</u>	<u>\$54.79</u>	<u>\$811.31</u>	<u>\$0.00</u>	<u>\$0.00</u>	