

MASTRIANA PROPERTY MANAGEMENT, INC.

Pike Creek Professional Center
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JOHN J. MASTRIANA, JR.
Certified Property Manager

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TO: DEBORAH TRALA, PRESIDENT & THE PALADIN CLUB XI COUNCIL

FROM: MASTRIANA PROPERTY MANAGEMENT, INC., MANAGING AGENT
JON J. MASTRIANA, MANAGER & JOHN J. MASTRIANA, JR., CPM

RE: MEETING ON OCTOBER 17, 2018 @ 6:00 PM/CLUBHOUSE
INCOME & EXPENSE YEAR TO DATE (9 MO.) ON SEPTEMBER 30, 2018

MANAGING AGENT FINANCIAL REPORT:

* M&T OPERATING ON 9/30/18:	= \$	21,833.28
* PNC INSURANCE ON 9/30/18:	= \$	3,411.34
* PNC NCC SEWER ON 9/30/18:	= \$	14,345.97
OPERATING FUNDS ON SEPTEMBER 30, 2018:	= \$	39,590.49
* RESERVES:		
* CAPITAL ONE RESERVE 1752 ON 9/30/18:	= \$	340,151.27
* MIDCOAST BANK CERTIFICATES (5) OF DEPOSIT/RESERVE ON 9/30/18:		
* \$53,112.09, \$30,104.03, \$34,939.58, \$76,406.09, \$58,731.82 TOTAL =	= \$	253,293.61
(RESERVE FUNDS ON SEPTEMBER 30, 2018 = \$593,444.88)		
* TOTAL FUNDS ON SEPTEMBER 30, 2018:	= \$	633,035.37
* INCOME YTD (9 MO.) ON SEPTEMBER 30, 2018:	= \$	466,262.48
* LESS \$21,500.00 (rental fees) and \$3,900.04 (new owner fees):	- \$	25,400.04
* ADJUSTED INCOME:	= \$	440,862.44
* BUDGETED INCOME YTD (9 MO.) ON SEPTEMBER 30, 2018:	= \$	436,734.45
(Difference is \$4,127.59 more income)		
* EXPENSES YTD (9 MO.) ON 9/30/18:	= \$	394,508.62
* BUDGETED EXPENSE YTD (9 MO.) ON 9/30/18:	= \$	388,226.96
(Difference is \$6,281.66 more expense)		
* CAPITAL IMPROVEMENTS YTD ON 9/30/18 =		\$23,120.00
* LATE FEES COLLECTED YTD (9 MO.) ON 9/30/18:	= \$	4,981.98
* CONTINGENCY FUNDS YTD (9 MO.) ON 9/30/18:	= \$	3,749.94
* RESERVE FUNDS YTD (9 MO.) ON 9/30/18:	= \$	65,250.00