



**YORKTOWN ASSOCIATION,
INC,**

JANUARY 2025

FINANCIAL STATEMENT

YORKTOWN ASSOCIATION, INC.
FUND BALANCE SHEET
As of: 01/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

Assets

Account	Operating	Reserves	Total
Asset			
01010 Southstate Operating 0157	\$23,714.26	\$0.00	\$23,714.26
01015 Southstate Operating #2 8507	\$243.68	\$0.00	\$243.68
01050 Due To / From Operating	(\$113,199.96)	\$0.00	(\$113,199.96)
01110 Southstate Reserves 0613	\$0.00	\$124,414.21	\$124,414.21
01150 Due To / From Reserves	\$0.00	\$113,199.96	\$113,199.96
Asset Total	(\$89,242.02)	\$237,614.17	\$148,372.15
Other Assets			
01310 Accounts Receivable	\$62,271.90	\$0.00	\$62,271.90
01340 Late Fees/Interest Charges Receivable	\$400.00	\$0.00	\$400.00
01360 Miscellaneous Owner Receivables	\$300.00	\$0.00	\$300.00
01610 Prepaid Insurance	\$64,889.19	\$0.00	\$64,889.19
Other Assets Total	\$127,861.09	\$0.00	\$127,861.09
Total Assets:	\$38,619.07	\$237,614.17	\$276,233.24

Liabilities

Account	Operating	Reserves	Total
Liability			
03015 Credit Cards - Home Depot	(\$248.28)	\$0.00	(\$248.28)
03020 Insurance Payable	\$63,433.59	\$0.00	\$63,433.59
03310 Prepaid Owner Assessments	\$7,158.00	\$0.00	\$7,158.00
Liability Total	\$70,343.31	\$0.00	\$70,343.31
Total Liabilities:	\$70,343.31	\$0.00	\$70,343.31

Equity

Account	Operating	Reserves	Total
Equity			
05010 Reserves General	\$0.00	\$236,403.04	\$236,403.04
05210 Reserve Interest	\$0.00	\$1,211.13	\$1,211.13
05510 Opening Balance Equity	(\$16,652.61)	\$0.00	(\$16,652.61)
05515 Unrestricted Net Assets	(\$16,027.53)	\$0.00	(\$16,027.53)
Equity Total	(\$32,680.14)	\$237,614.17	\$204,934.03
Current Year Net Income/(Loss)	\$955.90	\$0.00	\$955.90
Total Equity:	(\$31,724.24)	\$237,614.17	\$205,889.93
Total Liabilities & Equity	\$38,619.07	\$237,614.17	\$276,233.24

YORKTOWN ASSOCIATION, INC.

Run Date: 02/06/2025

Run Time: 12:44 PM

INCOME STATEMENT

Start: 01/01/2025 | End: 01/31/2025

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
INCOME							
06310 Assessment Fees	38,480.00	38,480.00	0.00	38,480.00	38,480.00	0.00	461,760.00
06320 Late Fees	575.00	16.67	558.33	575.00	16.67	558.33	200.00
06340 Owner Interest	0.00	12.50	(12.50)	0.00	12.50	(12.50)	150.00
06350 Application	150.00	50.00	100.00	150.00	50.00	100.00	600.00
06360 Keys and Remotes	0.00	25.00	(25.00)	0.00	25.00	(25.00)	300.00
06365 Owner Collection Fees	(50.00)	0.00	(50.00)	(50.00)	0.00	(50.00)	0.00
06370 Gate Clickers	0.00	25.00	(25.00)	0.00	25.00	(25.00)	300.00
06380 Laundry	0.00	716.67	(716.67)	0.00	716.67	(716.67)	8,600.00
INCOME Total	39,155.00	39,325.84	(170.84)	39,155.00	39,325.84	(170.84)	471,910.00
Total Income	39,155.00	39,325.84	(170.84)	39,155.00	39,325.84	(170.84)	471,910.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
GENERAL ADMINISTRATIVE							
07010 Management Fees	1,000.00	1,800.00	800.00	1,000.00	1,800.00	800.00	21,600.00
07020 Accounting	0.00	166.67	166.67	0.00	166.67	166.67	2,000.00
07160 Bad Debt Expense	0.00	8.33	8.33	0.00	8.33	8.33	100.00
07250 Bank Fee & Charges	15.00	6.25	(8.75)	15.00	6.25	(8.75)	75.00
07280 Insurance	21,629.73	19,030.00	(2,599.73)	21,629.73	19,030.00	(2,599.73)	228,360.00
07315 Business Administration	0.00	8.33	8.33	0.00	8.33	8.33	100.00
07320 Permits	0.00	41.67	41.67	0.00	41.67	41.67	500.00
07330 Office Expenses	9.76	20.00	10.24	9.76	20.00	10.24	240.00
07350 Legal Fees	422.50	416.67	(5.83)	422.50	416.67	(5.83)	5,000.00
07360 Security & Cameras	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
07435 Laundry Room	0.00	472.92	472.92	0.00	472.92	472.92	5,675.00
08625 Building Repairs	1,050.00	541.67	(508.33)	1,050.00	541.67	(508.33)	6,500.00
08630 Fire Alarm & Security	404.25	291.67	(112.58)	404.25	291.67	(112.58)	3,500.00
08635 Internet	182.88	170.83	(12.05)	182.88	170.83	(12.05)	2,050.00
08640 Mailing	0.00	37.50	37.50	0.00	37.50	37.50	450.00
08642 FPUC Utility	914.41	0.00	(914.41)	914.41	0.00	(914.41)	0.00
08645 Printing & Copying	0.00	10.00	10.00	0.00	10.00	10.00	120.00
GENERAL ADMINISTRATIVE Total	25,628.53	23,105.84	(2,522.69)	25,628.53	23,105.84	(2,522.69)	277,270.00
INFRASTRUCTURE							
08650 Roof Repair Infrastructure	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00
08655 Structural Infrastructure	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00
08660 Fire Pump & Equipment Infrastructu...	820.00	166.67	(653.33)	820.00	166.67	(653.33)	2,000.00
INFRASTRUCTURE Total	820.00	583.33	(236.67)	820.00	583.33	(236.67)	7,000.00
UTILITIES							
08905 Electricity	818.85	1,133.33	314.48	818.85	1,133.33	314.48	13,600.00
08910 Gas	0.00	803.33	803.33	0.00	803.33	803.33	9,640.00
08920 Water & Sewer	5,215.80	5,000.00	(215.80)	5,215.80	5,000.00	(215.80)	60,000.00
UTILITIES Total	6,034.65	6,936.66	902.01	6,034.65	6,936.66	902.01	83,240.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
MAINTENANCE & REPAIRS							
09010 Lawn Maintenance	1,300.00	1,300.00	0.00	1,300.00	1,300.00	0.00	15,600.00
09015 Landscape Extras	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
09016 Tree Trimming - Other	0.00	83.33	83.33	0.00	83.33	83.33	1,000.00
09020 Cleaning Services	0.00	541.67	541.67	0.00	541.67	541.67	6,500.00
09025 Maintenance Services	304.37	1,083.33	778.96	304.37	1,083.33	778.96	13,000.00
09065 Pest Control	303.90	250.00	(53.90)	303.90	250.00	(53.90)	3,000.00
09070 AC Repair	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00
09080 Elevator Maintenance	474.32	433.33	(40.99)	474.32	433.33	(40.99)	5,200.00
09081 Elevator Repairs	0.00	62.50	62.50	0.00	62.50	62.50	750.00
09085 Electrical Repair	0.00	208.33	208.33	0.00	208.33	208.33	2,500.00
09086 Plumbing Repairs	0.00	833.33	833.33	0.00	833.33	833.33	10,000.00
09087 Window & Door	0.00	16.67	16.67	0.00	16.67	16.67	200.00
09089 Parking Lot / Barrier Arm	0.00	33.33	33.33	0.00	33.33	33.33	400.00
09090 Trash Removal	0.00	62.50	62.50	0.00	62.50	62.50	750.00
09092 Heritage Square	0.00	166.67	166.67	0.00	166.67	166.67	2,000.00
MAINTENANCE & REPAIRS Total	2,382.59	5,366.65	2,984.06	2,382.59	5,366.65	2,984.06	64,400.00
RESERVE							
09910 General Reserves	3,333.33	3,333.33	0.00	3,333.33	3,333.33	0.00	40,000.00
RESERVE Total	3,333.33	3,333.33	0.00	3,333.33	3,333.33	0.00	40,000.00
Total Expense	38,199.10	39,325.81	1,126.71	38,199.10	39,325.81	1,126.71	471,910.00
Net Income	955.90	0.03	955.87	955.90	0.03	955.87	0.00

YORKTOWN ASSOCIATION, INC.

Run Date: 02/06/2025
Run Time: 12:44 PM

AGED OWNER BALANCE

As of: 01/31/2025

Account #	Lot	Name/Address	Current	Over 30	Over 60	Over 90	Total
139691			\$0.00	\$0.00	\$0.00	\$695.00	\$695.00
139657			\$225.00	\$50.00	\$0.00	\$571.00	\$846.00
139661			\$50.00	\$50.00	\$0.00	\$2,624.00	\$2,724.00
139662			\$840.00	\$25.00	\$815.00	\$4,465.00	\$6,145.00
139678			\$840.00	\$25.00	\$815.00	\$15,963.90	\$17,643.90
139684			\$840.00	\$25.00	\$815.00	\$15,272.00	\$16,952.00
139690			\$0.00	\$50.00	\$0.00	\$1,185.00	\$1,235.00
139700			\$680.00	\$25.00	\$655.00	\$5,681.00	\$7,041.00
144621			\$840.00	\$75.00	\$815.00	\$2,295.00	\$4,025.00
172268			\$195.00	\$100.00	\$0.00	\$0.00	\$295.00
139656			\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
139658			\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
167007			\$25.00	\$50.00	\$0.00	\$0.00	\$75.00
139666			\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
139668			\$840.00	\$0.00	\$30.00	\$0.00	\$870.00
139669			\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
166121			\$840.00	\$75.00	\$815.00	\$815.00	\$2,545.00
139673			\$50.00	\$0.00	\$0.00	\$0.00	\$50.00
143717			\$840.00	\$0.00	\$0.00	\$0.00	\$840.00
139686			\$50.00	\$0.00	\$0.00	\$0.00	\$50.00
139695			\$840.00	\$0.00	\$0.00	\$0.00	\$840.00
Community Total			\$8,095.00	\$550.00	\$4,760.00	\$49,566.90	\$62,971.90

Report Summary

Code	Account#	Current	Over 30	Over 60	Over 90	Total
A1 - Assessment	01310	\$7,845.00	\$0.00	\$4,760.00	\$4,085.00	\$16,690.00
B1 - Beginning Balance	01310	\$0.00	\$100.00	\$0.00	\$45,481.90	\$45,581.90
01 - Late Fees	01340	\$250.00	\$150.00	\$0.00	\$0.00	\$400.00
PHNX - Phoenix Collection Fee	01360	\$0.00	\$300.00	\$0.00	\$0.00	\$300.00
Grand Total:		\$8,095.00	\$550.00	\$4,760.00	\$49,566.90	\$62,971.90

Account#	Account Description	Delinquency Amount
01310	Accounts Receivable	\$62,271.90
01340	Late Fees/Interest Charges Receivable	\$400.00
01360	Miscellaneous Owner Receivables	\$300.00
Total:		\$62,971.90

Total Number of Homes: 21

YORKTOWN ASSOCIATION, INC.

Run Date: 02/06/2025

Run Time: 12:44 PM

PREPAID OWNERS

As of: 01/31/2025

Owner	Address	Account #	Lot #		Prepaid Balance
		139665		PP - General	\$815.00
				Total	\$815.00
		139667		PP - General	\$266.00
				Total	\$266.00
		139675		PP - General	\$815.00
				Total	\$815.00
		139676		PP - General	\$595.00
				Total	\$595.00
		139679		PP - General	\$7.00
				Total	\$7.00
		139685		PP - General	\$1,630.00
				Total	\$1,630.00
		167315		PP - General	\$610.00
				Total	\$610.00
		139692		PP - General	\$1,630.00
				Total	\$1,630.00
		145714		PP - General	\$790.00
				Total	\$790.00
				PP - General	\$7,158.00
				Total	\$7,158.00

AP Open Items

YORKTOWN ASSOCIATION, INC.
As of: 01/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

<u>Vendor</u>	<u>Item #</u>	<u>Invoice</u>	<u>Date</u>	<u>Reference</u>	<u>Amount</u>
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YORKTOWN ASSOCIATION, INC.
CHECK REGISTER - SUMMARY
START: 01/01/2025 | END: 01/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

Total: \$0.00

YORKTOWN ASSOCIATION, INC.

Run Date: 02/06/2025

Run Time: 12:44 PM

GENERAL LEDGER DETAIL

As of: Start: 01/01/2025 | End: 01/31/2025

Account	Balance Forward	Debits	Credits	Ending Balance
01010 Southstate Operating 0157	\$22,412.44	\$42,279.29	\$40,977.47	\$23,714.26
01015 Southstate Operating #2 8507	\$288.09	\$0.00	\$44.41	\$243.68
01050 Due To / From Operating	(\$109,866.63)	\$0.00	\$3,333.33	(\$113,199.96)
01110 Southstate Reserves 0613	\$124,342.57	\$3,404.97	\$3,333.33	\$124,414.21
01150 Due To / From Reserves	\$109,866.63	\$3,333.33	\$0.00	\$113,199.96
01310 Accounts Receivable	\$57,991.90	\$38,480.00	\$34,200.00	\$62,271.90
01340 Late Fees/Interest Charges Receivable	\$200.00	\$575.00	\$375.00	\$400.00
01360 Miscellaneous Owner Receivables	\$400.00	\$0.00	\$100.00	\$300.00
01610 Prepaid Insurance	\$86,518.92	\$0.00	\$21,629.73	\$64,889.19
03010 Accounts Payable	(\$3,307.98)	\$30,362.06	\$27,054.08	\$0.00
03015 Credit Cards - Home Depot	\$248.28	\$0.00	\$0.00	\$248.28
03020 Insurance Payable	(\$84,578.12)	\$21,144.53	\$0.00	(\$63,433.59)
03310 Prepaid Owner Assessments	(\$2,987.04)	\$2,987.04	\$7,158.00	(\$7,158.00)
05010 Reserves General	(\$233,069.71)	\$0.00	\$3,333.33	(\$236,403.04)
05210 Reserve Interest	(\$1,139.49)	\$0.00	\$71.64	(\$1,211.13)
05510 Opening Balance Equity	\$16,652.61	\$0.00	\$0.00	\$16,652.61
05515 Unrestricted Net Assets	\$16,027.53	\$0.00	\$0.00	\$16,027.53
06310 Assessment Fees	\$0.00	\$0.00	\$38,480.00	(\$38,480.00)
06320 Late Fees	\$0.00	\$0.00	\$575.00	(\$575.00)
06350 Application	\$0.00	\$0.00	\$150.00	(\$150.00)
06365 Owner Collection Fees	\$0.00	\$50.00	\$0.00	\$50.00
07010 Management Fees	\$0.00	\$1,000.00	\$0.00	\$1,000.00
07250 Bank Fee & Charges	\$0.00	\$15.00	\$0.00	\$15.00
07280 Insurance	\$0.00	\$21,629.73	\$0.00	\$21,629.73
07330 Office Expenses	\$0.00	\$9.76	\$0.00	\$9.76
07350 Legal Fees	\$0.00	\$422.50	\$0.00	\$422.50
08625 Building Repairs	\$0.00	\$1,050.00	\$0.00	\$1,050.00
08630 Fire Alarm & Security	\$0.00	\$404.25	\$0.00	\$404.25
08635 Internet	\$0.00	\$182.88	\$0.00	\$182.88
08642 FPUC Utility	\$0.00	\$914.41	\$0.00	\$914.41
08660 Fire Pump & Equipment Infrastructure	\$0.00	\$820.00	\$0.00	\$820.00
08905 Electricity	\$0.00	\$818.85	\$0.00	\$818.85
08920 Water & Sewer	\$0.00	\$5,215.80	\$0.00	\$5,215.80
09010 Lawn Maintenance	\$0.00	\$1,300.00	\$0.00	\$1,300.00
09025 Maintenance Services	\$0.00	\$304.37	\$0.00	\$304.37
09065 Pest Control	\$0.00	\$303.90	\$0.00	\$303.90
09080 Elevator Maintenance	\$0.00	\$474.32	\$0.00	\$474.32
09099 General Maintenance - Other	\$0.00	\$304.37	\$304.37	\$0.00
09910 General Reserves	\$0.00	\$3,333.33	\$0.00	\$3,333.33
Total:	\$0.00	\$181,119.69	\$181,119.69	\$0.00

YORKTOWN ASSOCIATION, INC.
BANK RECONCILIATION
Statement Date: 1/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

Reconciliation Summary: SSB - SouthState Bank		GL Account: 01010 - Southstate Operating 0157	
Bank Statement Balance	\$23,714.26	Account Balance	\$23,714.26
GL Account Balance	\$23,714.26	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$23,714.26
		- Statement Balance	\$23,714.26
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
				Totals	\$0.00
					\$0.00

YORKTOWN ASSOCIATION, INC.
BANK RECONCILIATION
Statement Date: 1/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

Reconciliation Summary: SSB - SouthState Bank		GL Account: 01015 - Southstate Operating #2 8507	
Bank Statement Balance	\$243.68	Account Balance	\$243.68
GL Account Balance	\$243.68	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$243.68
		- Statement Balance	\$243.68
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
Totals				\$0.00	\$0.00

YORKTOWN ASSOCIATION, INC.
BANK RECONCILIATION
Statement Date: 1/31/2025

Run Date: 02/06/2025
Run Time: 12:44 PM

Reconciliation Summary: SSB - SouthState Bank		GL Account: 01110 - Southstate Reserves 0613	
Bank Statement Balance	\$124,414.21	Account Balance	\$124,414.21
GL Account Balance	\$124,414.21	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$124,414.21
		- Statement Balance	\$124,414.21
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
Totals				\$0.00	\$0.00



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SouthStateBank.com • 800.277.2175

Statement Ending 01/31/2025

YORKTOWN ASSOCIATION INC

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Account Number: XXXXXXXXXXXXXXX0157

YORKTOWN ASSOCIATION INC
OPERATING ACCOUNT
C/O PHOENIX MANAGEMENT SERVICES INC
6131 LAKE WORTH RD STE B
GREENACRES FL 33463-3048

Managing Your Accounts

-  Association Prime (877) 417-2265, option 2
-  Email Address APSupport@associationprime.com
-  Mailing Address P.O Box 9602
Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION CHECKING	XXXXXXXXXXXX0157	\$23,714.26

ASSOCIATION CHECKING - XXXXXXXXXXXXXXX0157

Account Summary

Date	Description	Amount
01/01/2025	Beginning Balance	\$22,412.44
	28 Credit(s) This Period	\$42,279.29
	24 Debit(s) This Period	\$40,977.47
01/31/2025	Ending Balance	\$23,714.26

Deposits

Date	Description	Amount
01/28/2025	300037 ACCOUNT TRANSFER FROM ASSOCIATION MMA 2110020613 11:46	\$3,333.33
01/30/2025	REMOTE CAPTURE DEPOSIT	\$150.00
		2 item(s) totaling \$3,483.33

Other Credits

Date	Description	Amount
01/02/2025	ClickPay STL ACH CP STL ACH 52021326	\$1,515.00
01/03/2025	LOCKBOX YORKTOWN ASSOCIA INTERNET LOCKBOX ACH DATA	\$1,470.00
01/03/2025	ClickPay STL ACH CP STL ACH 52227000	\$5,705.00
01/06/2025	LOCKBOX YORKTOWN ASSOCIA INTERNET LOCKBOX ACH DATA	\$3,040.00
01/06/2025	ClickPay STL ACH CP STL ACH 52317696	\$4,730.00
01/07/2025	ClickPay STL ACH CP STL ACH 52431857	\$815.00
01/07/2025	ClickPay STL CC CP STL CC 52403708	\$815.00
01/07/2025	ClickPay STL ACH CP STL ACH 52427479	\$4,075.00
01/08/2025	ClickPay STL ACH CP STL ACH 52472455	\$655.00
01/09/2025	ClickPay STL ACH CP STL ACH 52511415	\$790.96
01/09/2025	ClickPay STL ACH CP STL ACH 52508955	\$860.00
01/13/2025	ClickPay STL ACH CP STL ACH 52578207	\$815.00
01/13/2025	ClickPay STL ACH CP STL ACH 52575673	\$1,035.00
01/14/2025	YORKTOWN ASSOCIA Settlement 000022942595434	\$815.00
01/14/2025	LOCKBOX YORKTOWN ASSOCIA INTERNET LOCKBOX ACH DATA	\$815.00
01/14/2025	ClickPay STL ACH CP STL ACH 52621927	\$815.00
01/15/2025	ClickPay STL ACH CP STL ACH 52647817	\$840.00
01/15/2025	YORKTOWN ASSOCIA Settlement 000022950086026	\$1,630.00
01/16/2025	ClickPay STL ACH CP STL ACH 52675629	\$80.00
01/16/2025	ClickPay STL ACH CP STL ACH 52673601	\$1,630.00

Member FDIC
NMLS# 403455



ASSOCIATION CHECKING - XXXXXXXXXXXXXXX0157 (continued)

Other Credits (continued)

Date	Description	Amount
01/17/2025	ClickPay STL ACH CP STL ACH 52695964	\$815.00
01/22/2025	YORKTOWN ASSOCIA Settlement 000022994225454	\$815.00
01/28/2025	ClickPay STL ACH CP STL ACH 52853163	\$45.00
01/28/2025	YORKTOWN ASSOCIA Settlement 000023031609066	\$815.00
01/30/2025	YORKTOWN ASSOCIA Settlement 000023048362758	\$815.00
01/31/2025	ClickPay STL ACH CP STL ACH 52973047	\$2,545.00
26 item(s) totaling		\$38,795.96

Electronic Debits

Date	Description	Amount
01/02/2025	FPL DIRECT DEBIT ELEC PYMT XXXXXX0265 PPDA	\$818.85
01/02/2025	FPU DIRDEBIT	\$870.00
01/03/2025	KINGS III OF AME ACH 381956	\$179.55
01/03/2025	FIRST INSURANCE INSURANCE 900-101270726	\$21,144.53
01/06/2025	PROPRYPAY ClickPay	\$15.00
01/07/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100013* 250106* PHOENIX MANAGEMENT SERVICES\164	\$1,000.00
01/08/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100014* 250107* PSI TECHNOLOGIES INC\164597957\	\$770.40
01/08/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100015* 250107* CSC SERVICE WORKS\164597920\116	\$1,237.58
01/08/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100016* 250107* JPG LANDSCAPE DESIGN LLC\164597	\$1,300.00
01/08/2025	WPB UTILITIES PAYMENT XXXXXX4610	\$4,989.97
01/09/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100017* 250108* PHOENIX MANAGEMENT SERVICES\164	\$9.76
01/09/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100018* 250108* NATIVE PEST MANAGEMENT\16473447	\$30.00
01/09/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100019* 250108* BECKER POLIAKOFF\164734426\116	\$300.00
01/10/2025	WPB UTILITIES PAYMENT XXXXXX4610	\$225.83
01/13/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100020* 250110* BECKER POLIAKOFF\165055889\116	\$122.50
01/15/2025	231586 ACCOUNT TRANSFER TO ASSOCIATION MMA 2110020613 8:01	\$3,333.33
01/17/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100021* 250116* NATIVE PEST MANAGEMENT\16557087	\$273.90
01/21/2025	COMCAST 8535114 561400926 1291367	\$182.88
01/22/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100022* 250121* DELAWARE ELEVATOR OF FL INC\165	\$474.32
01/27/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100024* 250124* JW FIRE SECURITY LLC\166286964	\$224.70
01/27/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100025* 250124* MATTHEW WOODY\166286890\1181598	\$304.37
01/27/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100023* 250124* RAIDER ROOTER\166286879\1181598	\$1,050.00
01/30/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100027* 250129* FARMER IRWIN\166604572\1185678	\$820.00
01/30/2025	AVIDPAY AVIDPAY SERVICE REF* CK* 100026* 250129* JPG LANDSCAPE DESIGN LLC\166604	\$1,300.00
24 item(s) totaling		\$40,977.47

Daily Balances

Date	Amount	Date	Amount	Date	Amount
01/02/2025	\$22,238.59	01/10/2025	\$13,991.93	01/21/2025	\$19,369.32
01/03/2025	\$8,089.51	01/13/2025	\$15,719.43	01/22/2025	\$19,710.00
01/06/2025	\$15,844.51	01/14/2025	\$18,164.43	01/27/2025	\$18,130.93
01/07/2025	\$20,549.51	01/15/2025	\$17,301.10	01/28/2025	\$22,324.26
01/08/2025	\$12,906.56	01/16/2025	\$19,011.10	01/30/2025	\$21,169.26
01/09/2025	\$14,217.76	01/17/2025	\$19,552.20	01/31/2025	\$23,714.26

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Statement Ending 01/31/2025

YORKTOWN ASSOCIATION INC

Page 1 of 2

Account Number: XXXXXXXXXXXXXXX8507

YORKTOWN ASSOCIATION INC
 OPERATING ACCOUNT 2
 C/O PHOENIX MANAGEMENT SERVICES INC
 6131 LAKE WORTH RD STE B
 GREENACRES FL 33463-3048

Managing Your Accounts

-  Association Prime (877) 417-2265, option 2
-  Email Address APSupport@associationprime.com
-  Mailing Address P.O. Box 9602
Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION CHECKING	XXXXXXXXXXXX8507	\$243.68

ASSOCIATION CHECKING - XXXXXXXXXXXXXXX8507

Account Summary

Date	Description	Amount
01/01/2025	Beginning Balance	\$288.09
	0 Credit(s) This Period	\$0.00
	1 Debit(s) This Period	\$44.41
01/31/2025	Ending Balance	\$243.68

Electronic Debits

Date	Description	Amount
01/22/2025	FPUC/EZ-PAY UTILITY 2846028	\$44.41
		1 item(s) totaling \$44.41

Daily Balances

Date	Amount
01/22/2025	\$243.68

Member FDIC
 NMLS# 403455



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Statement Ending 01/31/2025

YORKTOWN ASSOCIATION INC

Page 1 of 4

Account Number: XXXXXXXXXXXXXXX0613

YORKTOWN ASSOCIATION INC
RESERVE ACCOUNT
C/O PHOENIX MANAGEMENT SERVICES INC
6131 LAKE WORTH RD STE B
GREENACRES FL 33463-3048

Managing Your Accounts

-  Association Prime (877) 417-2265, option 2
-  Email Address APSupport@associationprime.com
-  Mailing Address P.O. Box 9602
Winter Haven, FL 33883

Summary of Accounts

Account Type	Account Number	Ending Balance
ASSOCIATION MMA	XXXXXXXXXXXX0613	\$124,414.21

ASSOCIATION MMA - XXXXXXXXXXXXXXX0613

Account Summary

Date	Description	Amount
01/01/2025	Beginning Balance	\$132,651.31
	2 Credit(s) This Period	\$3,404.97
	2 Debit(s) This Period	\$11,642.07
01/31/2025	Ending Balance	\$124,414.21

Interest Summary

Description	Amount
Interest Earned From 01/01/2025 Through 01/31/2025	
Annual Percentage Yield Earned	0.65%
Interest Days	31
Interest Earned	\$71.64
Interest Paid This Period	\$71.64
Interest Paid Year-to-Date	\$71.64
Minimum Balance	\$124,342.57
Average Available Balance	\$129,760.77

Deposits

Date	Description	Amount
01/15/2025	231586 ACCOUNT TRANSFER FROM ASSOCIATION CHECKING 1510020157 8:01	\$3,333.33
		1 item(s) totaling \$3,333.33

Other Credits

Date	Description	Amount
01/31/2025	INTEREST	\$71.64
		1 item(s) totaling \$71.64

Electronic Debits

Date	Description	Amount
01/28/2025	300037 ACCOUNT TRANSFER TO ASSOCIATION CHECKING 1510020157 11:46	\$3,333.33
		1 item(s) totaling \$3,333.33

Checks Cleared

Check Nbr	Date	Amount
1004	01/16/2025	\$8,308.74
		1 item(s) totaling \$8,308.74

* Indicates skipped check number

Member FDIC
NMLS# 403455



ASSOCIATION MMA - XXXXXXXXXXXXXXX0613 (continued)

Daily Balances

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
01/15/2025	\$135,984.64	01/28/2025	\$124,342.57
01/16/2025	\$127,675.90	01/31/2025	\$124,414.21



Statement Ending 01/31/2025

YORKTOWN ASSOCIATION INC

Page 3 of 4

Account Number: XXXXXXXXXXXXXXX0613

YORKTOWN ASSOCIATION INC 1820 Frying Pan Rd West Palm Beach, FL 33411		SouthState Bank FD Ins 64780	LR84
Pay To: YORKTOWN ASSOCIATION INC		On: 01/31/2025	1004
Pay To: ALLYARD PLUMBING & DRUM		Pay To: ALLYARD PLUMBING & DRUM	
The Order of: YORKTOWN ASSOCIATION INC			

#1004

\$8,308.74

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Yorktown Association, Inc.
Insurance Payable - GL 1610
1/31/2025

G/L #	Agent	Description	From	To	BEG BAL	Monthly	Pmts	Balance
7280	Plastridge	Prop, GL, D&O, WC, EXLB,	5/1/2024	5/1/2025	259,556.77	21,629.73	3.00	64,889.19
		EQPT, CRIME, W/H, EPLI						
	Total							

Yorktown Assn. Inc.
 Insurance Payable - GL 3020
 1/31/2025

Description	G/L #	From	To	Payment	Premium	Month	# Mo	Balance
First Insurance Funding	3020	5/1/2024	5/1/2025		259,556.77			259,556.77
Down Payment						25,104.51		234,452.26
			6/1/2024	1		22,801.34		211,650.92
			7/1/2024	2		21,350.15		190,300.77
			8/1/2024	3		21,144.53		169,156.24
			9/1/2024	4		21,144.53		148,011.71
			10/1/2024	5		21,144.53		126,867.18
			11/1/2024	6		21,144.53		105,722.65 *
			12/1/2024	7		21,144.53		84,578.12 *
			1/1/2025	8		21,144.53		63,433.59 *
			2/1/2025	9		21,144.53		42,289.06
			3/1/2025	10		21,144.53		21,144.53
			4/1/2025	11		21,144.53		0.00