



Financial Reporting Package

Island Club Four Inc

12/1/2025 - 12/31/2025

Island Club Four Inc
Balance Sheet
12/31/2025

Assets

Cash-Checking

1000 - Operating Acct-5232	\$117,996.54
1001 - Operating OLD	\$324.85

<u>Cash-Checking Total</u>	\$118,321.39
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Cash-Savings

1050 - Reserve NSIRS-5265	\$122,752.62
1060 - Reserve SIRS-5273	\$85,892.17

<u>Cash-Savings Total</u>	\$208,644.79
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Special Assessments

1070 - Special Assmt Checking-7268	\$40,800.19
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<u>Special Assessments Total</u>	\$40,800.19
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Accounts Receivable

1200 - Assessments Receivable	\$47,495.00
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<u>Accounts Receivable Total</u>	\$47,495.00
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Other Assets

1300 - Prepaid Insurance	\$156,149.08
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<u>Other Assets Total</u>	\$156,149.08
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<i>Assets Total</i>		\$571,410.45
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Liabilities and Equity

Accounts Payable

2000 - Accounts Payable	\$13,342.61
2010 - Insurance Payable	\$272,768.89

<u>Accounts Payable Total</u>	\$286,111.50
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Other Current Liability

2100 - Accrued Expenses	\$26,199.59
2300 - Prepaid Assessments	\$22,562.00

<u>Other Current Liability Total</u>	\$48,761.59
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Reserve Fund

2800 - Pooled Reserves - NSIRS	\$95,001.17
2998 - Reserve Fund Interest-SIRS	\$60,500.47
2999 - Reserve Fund - Interest	\$675.38

<u>Reserve Fund Total</u>	\$156,177.02
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<u>Retained Earnings</u>	\$41,453.55
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<u>Net Income</u>	\$38,906.79
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<i>Liabilities & Equity Total</i>		\$571,410.45
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Island Club Four Inc
Budget Comparison Report
12/1/2025 - 12/31/2025

	12/1/2025 - 12/31/2025			1/1/2025 - 12/31/2025			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Income</u>							
4000 - Maintenance Income	\$102,850.00	\$102,850.00	\$0.00	\$1,234,200.00	\$1,234,200.00	\$0.00	\$1,234,200.00
4020 - Resale & Leasing Fees	\$100.00	\$0.00	\$100.00	\$650.00	\$0.00	\$650.00	\$0.00
4100 - Laundry Income	\$1,612.88	\$135.63	\$1,477.25	\$4,360.23	\$1,628.00	\$2,732.23	\$1,628.00
4120 - Dock Fees	\$558.00	\$375.00	\$183.00	\$1,944.00	\$4,500.00	(\$2,556.00)	\$4,500.00
4130 - Parking Fees	\$0.00	\$480.00	(\$480.00)	\$1,260.00	\$5,760.00	(\$4,500.00)	\$5,760.00
4150 - Bike Storage Fees	\$0.00	\$50.00	(\$50.00)	\$0.00	\$600.00	(\$600.00)	\$600.00
4160 - Locker Rental	\$0.00	\$0.00	\$0.00	\$630.00	\$0.00	\$630.00	\$0.00
4190 - Interest Earned	\$61.13	\$0.00	\$61.13	\$278.96	\$0.00	\$278.96	\$0.00
4800 - Misc Income	\$0.00	\$0.00	\$0.00	\$210.00	\$0.00	\$210.00	\$0.00
<u>Total Income</u>	\$105,182.01	\$103,890.63	\$1,291.38	\$1,243,533.19	\$1,246,688.00	(\$3,154.81)	\$1,246,688.00
Total Income	\$105,182.01	\$103,890.63	\$1,291.38	\$1,243,533.19	\$1,246,688.00	(\$3,154.81)	\$1,246,688.00
Expense							
<u>Administrative & Overhead</u>							
5520 - Bad Debt Expense	\$0.00	\$0.00	\$0.00	\$245.07	\$0.00	(\$245.07)	\$0.00
5540 - Bank Charges	\$330.00	\$0.00	(\$330.00)	\$2,417.80	\$0.00	(\$2,417.80)	\$0.00
5620 - Fees Payable to the Division	\$0.00	\$0.00	\$0.00	\$484.00	\$0.00	(\$484.00)	\$0.00
5640 - Licenses & Permits	\$15.00	\$333.37	\$318.37	\$2,762.75	\$4,000.00	\$1,237.25	\$4,000.00
5660 - Office Supplies	\$794.77	\$166.63	(\$628.14)	\$4,193.63	\$2,000.00	(\$2,193.63)	\$2,000.00
5720 - Screening Expenses	\$45.75	\$0.00	(\$45.75)	\$869.25	\$0.00	(\$869.25)	\$0.00
5760 - Telephone	\$266.03	\$0.00	(\$266.03)	\$3,591.63	\$0.00	(\$3,591.63)	\$0.00
5780 - Website & Internet	\$0.00	\$0.00	\$0.00	\$3,789.40	\$0.00	(\$3,789.40)	\$0.00
5790 - Information Technology	\$0.00	\$600.00	\$600.00	\$0.00	\$7,200.00	\$7,200.00	\$7,200.00
<u>Total Administrative & Overhead</u>	\$1,451.55	\$1,100.00	(\$351.55)	\$18,353.53	\$13,200.00	(\$5,153.53)	\$13,200.00
<u>Contracts</u>							
6100 - Cleaning/Janitorial Contract	\$2,716.90	\$2,916.63	\$199.73	\$16,730.10	\$35,000.00	\$18,269.90	\$35,000.00
6120 - Elevator Maint Contract	\$725.55	\$1,041.63	\$316.08	\$3,627.75	\$12,500.00	\$8,872.25	\$12,500.00
6160 - Grounds Maint Contract	\$1,100.00	\$2,750.00	\$1,650.00	\$6,850.00	\$33,000.00	\$26,150.00	\$33,000.00
<u>Total Contracts</u>	\$4,542.45	\$6,708.26	\$2,165.81	\$27,207.85	\$80,500.00	\$53,292.15	\$80,500.00
<u>Insurance</u>							
5900 - Insurance	\$39,687.27	\$40,967.62	\$1,280.35	\$441,386.75	\$491,611.00	\$50,224.25	\$491,611.00
<u>Total Insurance</u>	\$39,687.27	\$40,967.62	\$1,280.35	\$441,386.75	\$491,611.00	\$50,224.25	\$491,611.00
<u>Professional Fees</u>							
6200 - Accounting	\$1,000.00	\$1,250.00	\$250.00	\$5,600.00	\$15,000.00	\$9,400.00	\$15,000.00
6220 - Annual Audit & Tax	\$0.00	\$833.37	\$833.37	\$2,072.63	\$10,000.00	\$7,927.37	\$10,000.00
6240 - Legal Fees	\$1,359.30	\$625.00	(\$734.30)	\$15,571.50	\$7,500.00	(\$8,071.50)	\$7,500.00
6280 - Management Fees	\$2,595.00	\$2,500.00	(\$95.00)	\$24,875.00	\$30,000.00	\$5,125.00	\$30,000.00
<u>Total Professional Fees</u>	\$4,954.30	\$5,208.37	\$254.07	\$48,119.13	\$62,500.00	\$14,380.87	\$62,500.00
<u>Repairs & Maintenance</u>							
6300 - Cleaning & Janitorial	\$0.00	\$0.00	\$0.00	\$24,102.77	\$0.00	(\$24,102.77)	\$0.00
6320 - Janitorial Supplies	\$0.00	\$0.00	\$0.00	\$359.17	\$0.00	(\$359.17)	\$0.00
6360 - Electrical Services	\$0.00	\$0.00	\$0.00	\$16,044.70	\$0.00	(\$16,044.70)	\$0.00

Island Club Four Inc
Budget Comparison Report
12/1/2025 - 12/31/2025

	12/1/2025 - 12/31/2025			1/1/2025 - 12/31/2025			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
6380 - Elevator Repairs	\$0.00	\$0.00	\$0.00	\$7,007.79	\$0.00	(\$7,007.79)	\$0.00
6460 - Irrigation	\$0.00	\$0.00	\$0.00	\$1,185.00	\$0.00	(\$1,185.00)	\$0.00
6480 - Landscaping & Grounds	\$3,892.00	\$0.00	(\$3,892.00)	\$19,662.00	\$0.00	(\$19,662.00)	\$0.00
6500 - Tree Trimming	\$0.00	\$233.37	\$233.37	\$4,125.00	\$2,800.00	(\$1,325.00)	\$2,800.00
6540 - Life Safety System	\$1,578.13	\$833.37	(\$744.76)	\$25,972.15	\$10,000.00	(\$15,972.15)	\$10,000.00
6550 - Fire Extinguishers	\$0.00	\$58.37	\$58.37	\$0.00	\$700.00	\$700.00	\$700.00
6600 - Maintenance Supplies	\$385.39	\$0.00	(\$385.39)	\$1,582.89	\$0.00	(\$1,582.89)	\$0.00
6630 - Painting Expenses	\$0.00	\$0.00	\$0.00	\$91.89	\$0.00	(\$91.89)	\$0.00
6660 - Pest Control	\$615.89	\$833.37	\$217.48	\$9,247.68	\$10,000.00	\$752.32	\$10,000.00
6680 - Plumbing Services	\$800.00	\$0.00	(\$800.00)	\$8,825.00	\$0.00	(\$8,825.00)	\$0.00
6720 - Recreation Facilities	\$12,100.00	\$12,100.00	\$0.00	\$157,300.00	\$145,200.00	(\$12,100.00)	\$145,200.00
6750 - Seawall Maint	\$0.00	\$500.00	\$500.00	\$0.00	\$6,000.00	\$6,000.00	\$6,000.00
6760 - General Building Repairs	\$0.00	\$5,000.00	\$5,000.00	\$8,752.79	\$60,000.00	\$51,247.21	\$60,000.00
Total Repairs & Maintenance	\$19,371.41	\$19,558.48	\$187.07	\$284,258.83	\$234,700.00	(\$49,558.83)	\$234,700.00
Reserve Funding							
8900 - Budgetary Reserve Transfers	\$12,916.67	\$12,916.63	(\$0.04)	\$155,000.04	\$155,000.00	(\$0.04)	\$155,000.00
Total Reserve Funding	\$12,916.67	\$12,916.63	(\$0.04)	\$155,000.04	\$155,000.00	(\$0.04)	\$155,000.00
Utilities							
7000 - Electricity	\$1,209.35	\$833.37	(\$375.98)	\$14,820.53	\$10,000.00	(\$4,820.53)	\$10,000.00
7040 - Sanitation	\$1,427.87	\$1,250.00	(\$177.87)	\$14,261.39	\$15,000.00	\$738.61	\$15,000.00
7060 - Water & Sewer	\$10,193.14	\$8,316.63	(\$1,876.51)	\$115,620.80	\$99,800.00	(\$15,820.80)	\$99,800.00
7080 - Television Contract	\$6,299.59	\$7,031.38	\$731.79	\$85,597.55	\$84,377.00	(\$1,220.55)	\$84,377.00
Total Utilities	\$19,129.95	\$17,431.38	(\$1,698.57)	\$230,300.27	\$209,177.00	(\$21,123.27)	\$209,177.00
Total Expense	\$102,053.60	\$103,890.74	\$1,837.14	\$1,204,626.40	\$1,246,688.00	\$42,061.60	\$1,246,688.00
Operating Net Income	\$3,128.41	(\$0.11)	\$3,128.52	\$38,906.79	\$0.00	\$38,906.79	\$0.00
Net Income	\$3,128.41	(\$0.11)	\$3,128.52	\$38,906.79	\$0.00	\$38,906.79	\$0.00

Island Club Four Inc
AR Aging Report with Status: 1-Operating Fund
Period Through: 12/31/2025

Unit	Account Number	Name	Status	Total Due	Current	30 days	60 days	90 days
K-104	103700040	John and Adele Dizy		\$850.00		\$850.00		
K-105	103700050	Marta La Casse		\$50.00	\$50.00			
K-203	103700080	John and Adele Dizy		\$850.00		\$850.00		
K-303	103700130	Ralph and Sally Degruittola		\$4.00		\$4.00		
K-304	103700140	Edmund Platt		\$2,550.00		\$850.00	\$850.00	\$850.00
L-102	103700170	Virginia O'Brien		\$50.00	\$50.00			
L-102	103700170	Virginia O'Brien		\$154.00			\$154.00	
L-202	103700210	Nancy Avila		\$4,250.00		\$850.00	\$850.00	\$2,550.00
L-204	103700230	David Vandenhouten		\$154.00		\$154.00		
M-101	103700280	Nelli and Stefan Kalogridis		\$2,550.00		\$850.00	\$850.00	\$850.00
M-102	103700290	Radek Gancarczyk and Gregory Walach		\$50.00	\$50.00			
M-103	103700300	Radek Gancarczyk and Bradley Stavesky		\$50.00	\$50.00			
M-104	103700310	Mary and Charles Lasek		\$50.00	\$50.00			
M-203	103700350	Coan Properties, Inc		\$4,250.00		\$850.00	\$850.00	\$2,550.00
M-205	103700370	CAMA SELF DIRECTED IRA LLC		\$4,247.00		\$1,004.00	\$850.00	\$2,393.00
M-402	103700430	GIUSEPPE DELUCA, GIUSEPPINA DELUCA, GILDA MARTELLACCI and BRUNA DIMONTE		\$858.00		\$850.00	\$8.00	
M-403	103700440	Antonio and Dora Digrigoli		\$4,250.00		\$850.00	\$850.00	\$2,550.00
N-102	103700480	Samuel Martinez		\$850.00		\$850.00		
N-105	103700510	Dorothy McGee		\$850.00		\$850.00		
N-204	103700610	Andrea Passarini		\$850.00		\$490.00		\$360.00
N-206	103700630	Wesley Thomason		\$850.00		\$850.00		
N-209	103700661	Paul Indarawis		\$850.00		\$850.00		
N-302	103700700	Tayan Alliances		\$850.00		\$850.00		
N-303	103700710	Nando Deluca		\$854.00		\$850.00	\$4.00	
N-305	103700730	I & H INTERNATIONAL INVESTMENTS USA LLC		\$4,250.00		\$850.00	\$850.00	\$2,550.00
N-309	103700770	John and Coleen Reiff		\$154.00		\$154.00		
N-411	103700890	Christopher Kiernan		\$4,250.00		\$850.00	\$850.00	\$2,550.00
O-303	103701080	Miao Lam		\$3,400.00		\$850.00	\$850.00	\$1,700.00
O-404	103701170	Kenneth Fox		\$4,250.00		\$850.00	\$850.00	\$2,550.00
				\$47,475.00	\$250.00	\$17,106.00	\$8,666.00	\$21,453.00
				29	5	23	13	11
				\$46,245.00	\$0.00	\$16,640.00	\$8,512.00	\$21,093.00
				\$870.00	\$250.00	\$466.00	\$154.00	\$0.00
				\$360.00	\$0.00	\$0.00	\$0.00	\$360.00
				\$47,475.00	\$250.00	\$17,106.00	\$8,666.00	\$21,453.00

Island Club Four Inc
AR Aging Report with Status: NONE
Period Through: 12/31/2025

Unit	Account Number	Name	Status	Total Due	Current	30 days	60 days	90 days
K-304	103700140	Edmund Platt		\$10.00				\$10.00
N-206	103700630	Wesley Thomason		\$10.00	\$10.00			
				\$20.00	\$0.00	\$10.00	\$0.00	\$10.00
				2	0	1	0	1
				\$20.00	\$0.00	\$10.00	\$0.00	\$10.00
				\$20.00	\$0.00	\$10.00	\$0.00	\$10.00

Island Club Four Inc
Prepaid Report: 1-Operating Fund
Period Through: 12/31/2025

Unit	Account Number	Homeowner	Address	Balance
K-105	103700050	Marta La Casse	777 S Federal Hwy Apt K-105	\$50.00
L-102	103700170	Virginia O'Brien	777 S Federal Hwy Apt L-102	\$50.00
M-102	103700290	Radek Gancarczyk and Gregory Walach	777 S Federal Hwy Apt M-102	\$50.00
M-103	103700300	Radek Gancarczyk and Bradley Stavesky	777 S Federal Hwy Apt M-103	\$50.00
M-104	103700310	Mary and Charles Lasek	777 S Federal Hwy Apt M-104	\$50.00
M-301	103700380	Shirley Sibilila	777 S Federal Hwy Apt M-301	\$850.00
N-205	103700620	Jorge Ramirez	777 S Federal Hwy Apt N-205	\$850.00
N-309	103700770	John and Coleen Reiff	777 S Federal Hwy Apt N-309	\$154.00
N-410	103700880	Steven Troy and Mario Varuzza	777 S Federal Hwy Apt N-410	\$1,700.00
O-105	103700940	Kareem Ingleton	777 S Federal Hwy Apt O-105	\$850.00
O-201	103700981	777 O201 LLC	777 S Federal Hwy Apt O-201	\$850.00
Totals:				\$5,504.00

Island Club Four Inc
Prepaid Report: NONE
Period Through: 12/31/2025

Unit	Account Number	Homeowner	Address	Balance
K-105	103700050	Marta La Casse	777 S Federal Hwy Apt K-105	\$840.00
K-201	103700060	Robert Corso	777 S Federal Hwy Apt K-201	\$840.00
L-101	103700160	Joseph Picciotto and Maria Setari	777 S Federal Hwy Apt L-101	\$840.00
L-102	103700170	Virginia O'Brien	777 S Federal Hwy Apt L-102	\$154.00
L-204	103700230	David Vandenhouten	777 S Federal Hwy Apt L-204	\$154.00
N-106	103700520	Valerie and Theodore Sepkowski	777 S Federal Hwy Apt N-106	\$850.00
N-202	103700590	Edward Riesgo	777 S Federal Hwy Apt N-202	\$840.00
N-203	103700600	David Asher and Stephanie Augustine	777 S Federal Hwy Apt N-203	\$850.00
N-207	103700640	Heinrich and Adelheid Rupp	777 S Federal Hwy Apt N-207	\$850.00
N-403	103700820	Carol Bracchi	777 S Federal Hwy Apt N-403	\$850.00
N-407	103700860	GRASSETTI, ANTHONY F & MARIA G GRASSETTI, NICHOLAS J ETAL	777 S Federal Hwy Apt N-407	\$850.00
O-104	103700930	Marco Catania	777 S Federal Hwy Apt O-104	\$850.00
O-107	103700960	Heather and Jonah Violante	777 S Federal Hwy Apt O-107	\$840.00
O-202	103700990	Michele and Lucy Davero	777 S Federal Hwy Apt O-202	\$4,900.00
O-207	103701040	Robert and Eileen Ravino	777 S Federal Hwy Apt O-207	\$850.00
O-301	103701060	Deborah Watson	777 S Federal Hwy Apt O-301	\$850.00
O-402	103701150	Rosanna Manzerra	777 S Federal Hwy Apt O-402	\$850.00
Totals:				\$17,058.00

Island Club Four Inc
Accounts Payable Aging Report
Period Through: 12/31/2025

Payee	Invoice	Invoice Date	Due Date	Description	Expense	Total	Current	30 Days	60 Days	90 Days
DBPR - Divison of Florida Condominiums	251117-	11/17/2025	1/1/2026	Condo Fees Due to the State	5620-Fees Payable to the Division	\$484.00	\$484.00			
					251117- Total:	\$484.00	\$484.00	\$0.00	\$0.00	\$0.00
Island Club Recreation Center	251231	12/31/2025	1/1/2026	11/20/2025-12/18/2025 Water Bill	7060-Water & Sewer	\$10,193.14	\$10,193.14			
					251231 Total:	\$10,193.14	\$10,193.14	\$0.00	\$0.00	\$0.00
Everon, LLC	160230861	12/24/2025	1/23/2026	System Inspection Bldg K	6540-Life Safety System	\$742.60	\$742.60			
					160230861 Total:	\$742.60	\$742.60	\$0.00	\$0.00	\$0.00
Everon, LLC	160190026	12/15/2025	1/14/2026	Trouble Shooting	6540-Life Safety System	\$80.25	\$80.25			
					160190026 Total:	\$80.25	\$80.25	\$0.00	\$0.00	\$0.00
Nolster Corporation	INV-77793	12/31/2025	1/30/2026	Screening Expenses	5720-Screening Expenses	\$45.75	\$45.75			
					INV-77793 Total:	\$45.75	\$45.75	\$0.00	\$0.00	\$0.00
Becker & Poliakoff PA	5278351	12/27/2025	1/9/2026	2026 Retainer Fee	6240-Legal Fees	\$300.00	\$300.00			
					5278351 Total:	\$300.00	\$300.00	\$0.00	\$0.00	\$0.00
Becker & Poliakoff PA	5281407	12/31/2025	1/9/2026	Dec 2025 Legal Fees	6240-Legal Fees	\$278.74	\$278.74			
					5281407 Total:	\$278.74	\$278.74	\$0.00	\$0.00	\$0.00
Becker & Poliakoff PA	5281369	12/31/2025	1/9/2026	Dec 2025 Legal Fees	6240-Legal Fees	\$780.56	\$780.56			
					5281369 Total:	\$780.56	\$780.56	\$0.00	\$0.00	\$0.00
JD's Drain Cleaning LLC	251121-	11/21/2025	1/16/2026	Plumbing Repair	6680-Plumbing Services	\$275.00	\$275.00			
					251121- Total:	\$275.00	\$275.00	\$0.00	\$0.00	\$0.00
JD's Drain Cleaning LLC	251111-	11/11/2025	1/16/2026	Cast Iron Stack Replacement	6680-Plumbing Services	\$750.00	\$750.00			
					251111- Total:	\$750.00	\$750.00	\$0.00	\$0.00	\$0.00
					Totals:	\$13,930.04	\$13,930.04	\$0.00	\$0.00	\$0.00

Island Club Four Inc
Check Register Report
12/1/2025 - 12/31/2025

Account #	Check #	Check Date Invoice	Vendor or Payee Line Item	Check Amt	Expense Account	Invoice	Paid
1000	100079	12/1/2025 1853 1853	Orchid Management Dec 2025 Dec 2025	\$1,000.78	5660 Office Supplies 6200 Accounting	\$0.78 \$1,000.00	\$0.78 \$1,000.00
1000	100080	12/1/2025 INV00018	Maison de Luxe, Realty & Management, LLC 11/24/2025-11/28/2025	\$540.00	6280 Management Fees	\$540.00	\$540.00
1000	300069	12/2/2025 251114-4674	First Insurance Funding Dec 2025	\$39,037.27	2010 Insurance Payable	\$39,037.27	\$39,037.27
1000	300075	12/3/2025 251202	Island Club Recreation Center Dec 2025	\$12,100.00	6720 Recreation Facilities	\$12,100.00	\$12,100.00
1000	On-Line	12/5/2025 251201	Centennial Bank Couponbooks	\$327.50	5540 Bank Charges	\$327.50	\$327.50
1000	300074	12/7/2025 251116-5648	Comcast 11/20/2025-12/19/2025	\$278.97	5760 Telephone	\$278.97	\$278.97
1000	On-Line	12/8/2025 251208	Intuit Dec 2025	\$325.00	5660 Office Supplies	\$325.00	\$325.00
1000	100081	12/8/2025 82031	Delaware Elevator Dec 2025	\$725.55	6120 Elevator Maint Contract	\$725.55	\$725.55
1000	100082	12/8/2025 INV346187 INV346187 INV346187	Empire Services Group of South Florida, Inc Nov 2025 Nov 2025 Nov 2025	\$1,350.00	6660 Pest Control 6460 Irrigation 6160 Grounds Maint Contract	\$75.00 \$175.00 \$1,100.00	\$75.00 \$175.00 \$1,100.00
1000	100083	12/8/2025 5272530 5268459 5272760 5268458	Becker & Poliakoff PA Nov 2025 Legal Fees Oct 2025 Legal Fees Nov 2025 Legal Fees Oct 2025 Legal Fees	\$4,111.00	6240 Legal Fees 6240 Legal Fees 6240 Legal Fees 6240 Legal Fees	\$11.00 \$324.00 \$325.00 \$3,451.00	\$11.00 \$324.00 \$325.00 \$3,451.00
1000	100084	12/8/2025 1185317 1185243	Native Pest Control LLC Dec 2025 Dec 2025	\$615.89	6660 Pest Control 6660 Pest Control	\$242.00 \$373.89	\$242.00 \$373.89
1000	300076	12/8/2025 251205	Island Club Recreation Center Nov 2025 Water bil	\$10,283.38	7060 Water & Sewer	\$10,283.38	\$10,283.38
1000	300077	12/8/2025 WW0001606501	Coastal Waste & Recycling Dec 2025	\$1,064.07	7040 Sanitation	\$1,064.07	\$1,064.07
1000	9006	12/10/2025 10 10	Rightway Cleaning Services Nov 2025 Nov 2025	\$3,012.55	6320 Janitorial Supplies 6100 Cleaning/Janitorial Contract	\$295.65 \$2,716.90	\$295.65 \$2,716.90
1000	100085	12/10/2025 67054	Florida Property Supply, LLC	\$363.80	7040 Sanitation	\$363.80	\$363.80
1000	100086	12/10/2025 INV00019	Maison de Luxe, Realty & Management, LLC 12/1/2025-12/05/2025	\$435.00	6280 Management Fees	\$435.00	\$435.00
1000	300081	12/10/2025 159860759	Everon, LLC	\$80.25	6540 Life Safety System	\$80.25	\$80.25

1000	300082	12/10/2025 159967119	Everon, LLC	\$516.81	6540 Life Safety System	\$516.81	\$516.81
1000	300083	12/10/2025 159967120	Everon, LLC	\$96.96	6540 Life Safety System	\$96.96	\$96.96
1000	300084	12/11/2025 159589619	Everon, LLC	\$587.43	6540 Life Safety System	\$587.43	\$587.43
1000	300085	12/11/2025 159589620	Everon, LLC Fire inspection	\$755.28	6540 Life Safety System	\$755.28	\$755.28
1000	1000	12/12/2025 251210	Green Worx Lawncare DP for Fencing	\$3,642.00	6480 Landscaping & Grounds	\$3,642.00	\$3,642.00
1000	300102	12/15/2025 251201-8967	Comcast Dec2025	\$6,299.59	7080 Television Contract	\$6,299.59	\$6,299.59
1000	300104	12/15/2025 251124-0675	Comcast	\$117.55	5760 Telephone	\$117.55	\$117.55
1000	100087	12/18/2025 INV00020	Maison de Luxe, Realty & Management, LLC 12/8/2025-12/12/2025	\$540.00	6280 Management Fees	\$540.00	\$540.00
1000	On- Line	12/19/2025 251219	Centennial Bank Coupon Books	\$2.50	5540 Bank Charges	\$2.50	\$2.50
1000	9008	12/21/2025 25-1221	Steven Stephenne Christmas	\$150.00	5660 Office Supplies	\$150.00	\$150.00
1000	100088	12/22/2025 DP136502607001	Zenith Insurance Company Workers Comp	\$492.00	2010 Insurance Payable	\$492.00	\$492.00
1000	100089	12/22/2025 1225-P20384	All Florida Appraisal Group, Inc Insurance Appraisal	\$650.00	5900 Insurance	\$650.00	\$650.00
1000	100090	12/22/2025 251215-	Charles J Lasek Plumbing Repairs	\$800.00	6680 Plumbing Services	\$800.00	\$800.00
1000	100091	12/22/2025 INV00021	Maison de Luxe, Realty & Management, LLC 12/15/2025-12/19/2025	\$540.00	6280 Management Fees	\$540.00	\$540.00
1000	100092	12/22/2025 86768	Minuteman Press (Pompano) Envelopes	\$318.99	5660 Office Supplies	\$318.99	\$318.99
1000	100093	12/22/2025 INV346448 INV346448	Empire Services Group of South Florida, Inc Dec 2025 Dec 2025	\$1,350.00	6480 Landscaping & Grounds 6160 Grounds Maint Contract	\$250.00 \$1,100.00	\$250.00 \$1,100.00
1000	300107	12/22/2025 251128-3381	Comcast	\$86.62	5760 Telephone	\$86.62	\$86.62
1000	100094	12/23/2025 11	Rightway Cleaning Services dec 2025	\$2,716.90	6100 Cleaning/Janitorial Contract	\$2,716.90	\$2,716.90
1000	100095	12/23/2025 INV00022	Maison de Luxe, Realty & Management, LLC 12/22/2025-12/26/2025	\$540.00	6280 Management Fees	\$540.00	\$540.00
1000	100096	12/23/2025 3634634422	Radek Gancarczyk Reimburseable Expenses for ClickSend & Zool	\$618.00	5660 Office Supplies	\$618.00	\$618.00
1000	300095	12/26/2025 251130-7332	Centennial Bank	\$260.49	5660 Office Supplies	\$260.49	\$260.49
1000	300105	12/26/2025 251201-4215	Comcast	\$148.48	5760 Telephone	\$148.48	\$148.48

1000	300079	12/27/2025 251202-6416	Lowe's	\$385.39	6600 Maintenance Supplies	\$385.39	\$385.39
1000	300087	12/28/2025 251208-4420	FPL 11/7/2025-12/08/2025	\$362.22	7000 Electricity	\$362.22	\$362.22
1000	300090	12/28/2025 251208-0425	FPL 11/07/2025-12/08/2025	\$247.60	7000 Electricity	\$247.60	\$247.60
1000	300091	12/28/2025 251208-3447	FPL 11/07/2025-12/08/2025	\$378.17	7000 Electricity	\$378.17	\$378.17
1000	300093	12/28/2025 251208-3431	FPL 11/07/2025-12/08/2025	\$221.36	7000 Electricity	\$221.36	\$221.36
1000	100097	12/29/2025 251210-	City of Pompano (Fire) Alarm Renewal	\$15.00	5640 Licenses & Permits	\$15.00	\$15.00
1000	300101	12/29/2025 251130-7332-1	Centennial Bank	\$260.49	5660 Office Supplies	\$260.49	\$260.49
1000	300103	12/29/2025 251206-5212	Comcast	\$117.55	5760 Telephone	\$117.55	\$117.55
1000	100098	12/31/2025 INV00023	Maison de Luxe, Realty & Management, LLC 12/29/2025-01/02/2026	\$540.00	6280 Management Fees	\$540.00	\$540.00
1000	300096	12/31/2025 160110107	Everon, LLC Fire Inspection	\$755.28	6540 Life Safety System	\$755.28	\$755.28
1000	300097	12/31/2025 160110106	Everon, LLC Q1 2026	\$587.43	6540 Life Safety System	\$587.43	\$587.43
Total:				\$100,751.10			

Island Club Four Inc
Reconciliation Report

Centennial Bank - Special Assmt Checking-7268-1070
Statement Date: 12/31/2025

Statement Balance: \$40,800.19
GL Balance: \$40,800.19
Last Statement Balance: \$40,744.38
Outstanding Checks: \$0.00
Outstanding Deposits: \$0.00
Calculated Balance: \$40,800.19
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
Total Cleared Checks:				\$0.00
Deposits	Description	Date		Amount
	4190 - Interest Earned	12/31/2025		\$55.81
Total Cleared Deposits:				\$55.81

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00



ISLAND CLUB FOUR, INC
SPECIAL ASSESSMENT
C/O ORCHID MANAGEMENT SOLUTIONS
265 S FEDERAL HWY #330
DEERFIELD BEACH FL 33441

12/31/25
*****7268

CYCLE-031

*** CHECKING *** 1491 ASSOC BKG MMA
ACCOUNT NUMBER 0505717268
PREVIOUS STATEMENT BALANCE AS OF 11/30/25 40,744.38
PLUS 1 DEPOSITS AND OTHER CREDITS 55.81
LESS 0 CHECKS AND OTHER DEBITS 00
CURRENT STATEMENT BALANCE AS OF 12/31/25 40,800.19
NUMBER OF DAYS IN THIS STATEMENT PERIOD 31

CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/31	INTEREST PAYMENT		55.81

BALANCE BY DATE

DATE	BALANCE	DATE	BALANCE
11/30	40,744.38	12/31	40,800.19

PAYER FEDERAL ID NUMBER..... 71-0009885
INTEREST PAID YEAR TO DATE..... 252.53

STATEMENT RECONCILIATION

WRITE US AT P.O. Box 966, Conway AR, 72033 or call 888-372-9788 as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt.

We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

(3) Tell us the dollar amount of the suspected error. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company you can call us at 888-372-9788 to find out whether that deposit has been made.

MONTH _____ **20** _____

**BALANCE AS OF
THIS STATEMENT** \$ _____

**PLUS DEPOSITS
NOT CREDITED ON
THIS STATEMENT (+) \$ _____**

TOTAL (=) \$ _____

**LESS TOTAL OF
OUTSTANDING
CHECKS** (-) \$ _____

BALANCE (=) \$ _____

THIS SHOULD AGREE WITH YOUR CHECKBOOK BALANCE AFTER ENTERING IN YOUR CHECKBOOK ALL CHARGES, DEDUCTIONS AND INTEREST CREDITED SHOWN ON THIS STATEMENT.

USE THIS FORM
TO BALANCE YOUR CHECKBOOK
WITH YOUR STATEMENT

OUTSTANDING CHECKS

OUTSTANDING CHECKS

[illegible]

NO.	\$	
TOTAL	\$	

IF YOUR ACCOUNT DOES NOT BALANCE, PLEASE CHECK THE FOLLOWING CAREFULLY:

- ☐ HAVE YOU ENTERED THE AMOUNT OF EACH CHECK IN YOUR CHECKBOOK CORRECTLY?
 - ☐ ARE ALL DEPOSIT AMOUNTS, INCLUDING INTEREST, ENTERED IN YOUR CHECKBOOK THE SAME AS SHOWN ON THIS STATEMENT?
 - ☐ HAVE ALL CHARGES BEEN DEDUCTED FROM YOUR CHECKBOOK?
 - ☐ HAVE YOU DOUBLE-CHECKED THE ADDITIONS AND SUBTRACTIONS IN YOUR CHECKBOOK?
 - ☐ HAVE YOU BROUGHT THE CORRECT BALANCE FORWARD FROM ONE CHECKBOOK PAGE TO ANOTHER?
 - ☐ HAVE ALL CHECKS WRITTEN AND OTHER WITHDRAWALS BEEN DEDUCTED FROM YOUR CHECKBOOK?

PLEASE ADVISE OF ANY CHANGES OF ADDRESS OR STATEMENT IRREGULARITY WITHIN 10 DAYS.

Island Club Four Inc
Reconciliation Report

Centennial Bank - Reserve SIRS-5273-1060
Statement Date: 12/31/2025

Statement Balance: \$85,892.17
GL Balance: \$85,892.17
Last Statement Balance: \$80,768.77
Outstanding Checks: \$0.00
Outstanding Deposits: \$0.00
Calculated Balance: \$85,892.17
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
Total Cleared Checks:				\$0.00
Deposits	Description	Date		Amount
	Monthly Reserves Transfer	12/18/2025		\$5,000.00
	2998 - Reserve Fund Interest-SIRS	12/31/2025		\$123.40
Total Cleared Deposits:				\$5,123.40

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00



ISLAND CLUB FOUR, INC
STRUCTURAL RESERVE
C/O ORCHID MANAGEMENT SOLUTIONS
265 S FEDERAL HWY #330
DEERFIELD BEACH FL 33441

12/31/25
*****5273

CYCLE-031

*** CHECKING *** 1491 ASSOC BKG MMA
ACCOUNT NUMBER 0505715273
PREVIOUS STATEMENT BALANCE AS OF 11/30/25 80,768.77
PLUS 2 DEPOSITS AND OTHER CREDITS 5,123.40
LESS 0 CHECKS AND OTHER DEBITS 00
CURRENT STATEMENT BALANCE AS OF 12/31/25 85,892.17
NUMBER OF DAYS IN THIS STATEMENT PERIOD 31

CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/18	Monthly Reserve Transfer		5,000.00
12/31	INTEREST PAYMENT		123.40

BALANCE BY DATE

DATE	BALANCE	DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
11/30	80,768.77	12/18	85,768.77	12/31	85,892.17		

PAYER FEDERAL ID NUMBER..... 71-0009885
INTEREST PAID YEAR TO DATE..... 457.60

STATEMENT RECONCILIATION

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- (2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

(3) Tell us the dollar amount of the suspected error. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company you can call us at 888-372-9788 to find out whether that deposit has been made.

MONTH _____ **20** _____

**BALANCE AS OF
THIS STATEMENT** \$ _____

**PLUS DEPOSITS
NOT CREDITED ON
THIS STATEMENT (+) \$ _____**

TOTAL (=) \$ _____

**LESS TOTAL OF
OUTSTANDING
CHECKS** (-) \$ _____

BALANCE (=) \$ _____

THIS SHOULD AGREE WITH YOUR CHECKBOOK BALANCE AFTER ENTERING IN YOUR CHECKBOOK ALL CHARGES, DEDUCTIONS AND INTEREST CREDITED SHOWN ON THIS STATEMENT.

USE THIS FORM
TO BALANCE YOUR CHECKBOOK
WITH YOUR STATEMENT

OUTSTANDING CHECKS

OUTSTANDING CHECKS

[illegible][illegible]

IF YOUR ACCOUNT DOES NOT BALANCE, PLEASE CHECK THE FOLLOWING CAREFULLY:

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 - ☐ ARE ALL DEPOSIT AMOUNTS, INCLUDING INTEREST, ENTERED IN YOUR CHECKBOOK THE SAME AS SHOWN ON THIS STATEMENT?
 - ☐ HAVE ALL CHARGES BEEN DEDUCTED FROM YOUR CHECKBOOK?
 - ☐ HAVE YOU DOUBLE-CHECKED THE ADDITIONS AND SUBTRACTIONS IN YOUR CHECKBOOK?
 - ☐ HAVE YOU BROUGHT THE CORRECT BALANCE FORWARD FROM ONE CHECKBOOK PAGE TO ANOTHER?
 - ☐ HAVE ALL CHECKS WRITTEN AND OTHER WITHDRAWALS BEEN DEDUCTED FROM YOUR CHECKBOOK?

PLEASE ADVISE OF ANY CHANGES OF ADDRESS OR STATEMENT IRREGULARITY WITHIN 10 DAYS.

Island Club Four Inc
Reconciliation Report

Centennial Bank - Reserve NSIRS-5265-1050
Statement Date: 12/31/2025

Statement Balance: \$122,752.62
GL Balance: \$122,752.62
Last Statement Balance: \$114,649.24
Outstanding Checks: \$0.00
Outstanding Deposits: \$0.00
Calculated Balance: \$122,752.62
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
Total Cleared Checks:				\$0.00
Deposits	Description	Date		Amount
	Monthly Reserves Transfer	12/18/2025		\$7,916.67
	2999 - Reserve Fund - Interest	12/31/2025		\$186.71
Total Cleared Deposits:				\$8,103.38

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00



ISLAND CLUB FOUR, INC
NON-STRUCTURAL RESERVE
C/O ORCHID MANAGEMENT SOLUTIONS
265 S FEDERAL HWY #330
DEERFIELD BEACH FL 33441

12/31/25
*****5265

CYCLE-031

*** CHECKING *** 1491 ASSOC BKG MMA
ACCOUNT NUMBER 0505715265
PREVIOUS STATEMENT BALANCE AS OF 11/30/25 114,649.24
PLUS 2 DEPOSITS AND OTHER CREDITS 8,103.38
LESS 0 CHECKS AND OTHER DEBITS 00
CURRENT STATEMENT BALANCE AS OF 12/31/25 122,752.62
NUMBER OF DAYS IN THIS STATEMENT PERIOD 31

CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/18	Monthly Reserve Transfer		7,916.67
12/31	INTEREST PAYMENT		186.71

BALANCE BY DATE

DATE	BALANCE	DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
11/30	114,649.24	12/18	122,565.91	12/31	122,752.62		

PAYER FEDERAL ID NUMBER..... 71-0009885
INTEREST PAID YEAR TO DATE..... 675.38

STATEMENT RECONCILIATION

WRITE US AT P.O. Box 966, Conway AR, 72033 or call 888-372-9788 as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt.

We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

(3) Tell us the dollar amount of the suspected error. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company you can call us at 888-372-9788 to find out whether that deposit has been made.

MONTH _____ **20** _____

**BALANCE AS OF
THIS STATEMENT** \$ _____

**PLUS DEPOSITS
NOT CREDITED ON
THIS STATEMENT (+) \$ _____**

TOTAL (=) \$ _____

**LESS TOTAL OF
OUTSTANDING
CHECKS** (-) \$ _____

BALANCE (=) \$ _____

THIS SHOULD AGREE WITH YOUR CHECKBOOK BALANCE AFTER ENTERING IN YOUR CHECKBOOK ALL CHARGES, DEDUCTIONS AND INTEREST CREDITED SHOWN ON THIS STATEMENT.

USE THIS FORM
TO BALANCE YOUR CHECKBOOK
WITH YOUR STATEMENT

OUTSTANDING CHECKS

OUTSTANDING CHECKS

[illegible][illegible]

IF YOUR ACCOUNT DOES NOT BALANCE, PLEASE CHECK THE FOLLOWING CAREFULLY:

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 - ☐ ARE ALL DEPOSIT AMOUNTS, INCLUDING INTEREST, ENTERED IN YOUR CHECKBOOK THE SAME AS SHOWN ON THIS STATEMENT?
 - ☐ HAVE ALL CHARGES BEEN DEDUCTED FROM YOUR CHECKBOOK?
 - ☐ HAVE YOU DOUBLE-CHECKED THE ADDITIONS AND SUBTRACTIONS IN YOUR CHECKBOOK?
 - ☐ HAVE YOU BROUGHT THE CORRECT BALANCE FORWARD FROM ONE CHECKBOOK PAGE TO ANOTHER?
 - ☐ HAVE ALL CHECKS WRITTEN AND OTHER WITHDRAWALS BEEN DEDUCTED FROM YOUR CHECKBOOK?

PLEASE ADVISE OF ANY CHANGES OF ADDRESS OR STATEMENT IRREGULARITY WITHIN 10 DAYS.

Island Club Four Inc
Reconciliation Report

Centennial Bank - Operating Acct-5232-1000
Statement Date: 12/31/2025

Statement Balance: \$127,963.48
GL Balance: \$117,996.54
Last Statement Balance: \$127,511.70
Outstanding Checks: \$9,966.94
Outstanding Deposits: \$0.00
Calculated Balance: \$127,963.48
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
	Payment: Charles J Lasek, API Payment - Check #: 100070, Invoice #: 251104-	11/12/2025	100070	-\$340.00
	Payment: Everon, LLC, API Payment - Check #: 100073, Invoice #: 159967117	11/17/2025	100073	-\$601.49
	Payment: Comcast, API Payment - Check #: 300071, Invoice #: 251106-5212	11/27/2025	300071	-\$107.29
	Payment: FPL, API Payment - Check #: 300060, Invoice #: 251107-3431	11/27/2025	300060	-\$194.45
	Payment: FPL, API Payment - Check #: 300063, Invoice #: 251107-0425	11/27/2025	300063	-\$205.43
	Payment: FPL, API Payment - Check #: 300062, Invoice #: 251107-4420	11/27/2025	300062	-\$318.19
	Payment: FPL, API Payment - Check #: 300061, Invoice #: 251107-3447	11/27/2025	300061	-\$343.78
	Payment: Lowe's, API Payment - Check #: 300064, Invoice #: 251102-6416	11/28/2025	300064	-\$220.63
	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100080, Invoice #: INV00018	12/1/2025	100080	-\$540.00
	Payment: Orchid Management, API Payment - Check #: 100079, Invoice #: 1853	12/1/2025	100079	-\$1,000.78
	Payment: First Insurance Funding , API Payment - Check #: 300069, Invoice #: 251114-4674	12/2/2025	300069	-\$39,037.27
	Payment: Island Club Recreation Center, API Payment - Check #: 300075, Invoice #: 251202	12/3/2025	300075	-\$12,100.00
	Payment: Centennial Bank, On-Line Payment, Invoice #: 251201	12/5/2025	On-Line	-\$327.50
	Payment: Comcast, API Payment - Check #: 300074, Invoice #: 251116-5648	12/7/2025	300074	-\$278.97
	Payment: Intuit , On-Line Payment, Invoice #: 251208	12/8/2025	On-Line	-\$325.00
	Payment: Native Pest Control LLC, API Payment - Check #: 100084, Invoice #: 1185317, 1185243	12/8/2025	100084	-\$615.89
	Payment: Delaware Elevator, API Payment - Check #: 100081, Invoice #: 82031	12/8/2025	100081	-\$725.55
	Payment: Coastal Waste & Recycling, API Payment - Check #: 300077, Invoice #: WW0001606501	12/8/2025	300077	-\$1,064.07
	Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100082, Invoice #: INV346187	12/8/2025	100082	-\$1,350.00
	Payment: Becker & Poliakoff PA , API Payment - Check #: 100083, Invoice #: 5272530, 5272760, 5268459, 5268458	12/8/2025	100083	-\$4,111.00
	Payment: Island Club Recreation Center, API Payment - Check #: 300076, Invoice #: 251205	12/8/2025	300076	-\$10,283.38
	Payment: Everon, LLC, API Payment - Check #: 300081, Invoice #: 159860759	12/10/2025	300081	-\$80.25
	Payment: Everon, LLC, API Payment - Check #: 300083, Invoice #: 159967120	12/10/2025	300083	-\$96.96
	Payment: Florida Property Supply, LLC, API Payment - Check #: 100085, Invoice #: 67054	12/10/2025	100085	-\$363.80
	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100086, Invoice #:	12/10/2025	100086	-\$435.00

Island Club Four Inc
Reconciliation Report

Centennial Bank - Operating Acct-5232-1000
Statement Date: 12/31/2025

Statement Balance: \$127,963.48
GL Balance: \$117,996.54
Last Statement Balance: \$127,511.70
Outstanding Checks: \$9,966.94
Outstanding Deposits: \$0.00
Calculated Balance: \$127,963.48
GL vs. Balance Difference: \$0.00

INV00019

Payment: Everon, LLC, API Payment - Check #: 300082, Invoice #: 159967119	12/10/2025	300082	-\$516.81
Payment: Rightway Cleaning Services, API Payment - Check #: 9006, Invoice #: 10	12/10/2025	9006	-\$3,012.55
Payment: Everon, LLC, API Payment - Check #: 300084, Invoice #: 159589619	12/11/2025	300084	-\$587.43
Payment: Everon, LLC, API Payment - Check #: 300085, Invoice #: 159589620	12/11/2025	300085	-\$755.28
Payment: Comcast, API Payment - Check #: 300104, Invoice #: 251124-0675	12/15/2025	300104	-\$117.55
Payment: Comcast, API Payment - Check #: 300102, Invoice #: 251201-8967	12/15/2025	300102	-\$6,299.59
Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100087, Invoice #: INV00020	12/18/2025	100087	-\$540.00
Monthly Reserves Transfer	12/18/2025		-\$12,916.67
Payment: Centennial Bank, On-Line Payment, Invoice #: 251219	12/19/2025	On-Line	-\$2.50
Payment: Steven Stephenne, Manual Payment, Invoice #: 25-1221	12/21/2025	9008	-\$150.00
Payment: Comcast, API Payment - Check #: 300107, Invoice #: 251128-3381	12/22/2025	300107	-\$86.62
Payment: Minuteman Press (Pompano), API Payment - Check #: 100092, Invoice #: 86768	12/22/2025	100092	-\$318.99
Payment: Zenith Insurance Company, API Payment - Check #: 100088, Invoice #: DP136502607001	12/22/2025	100088	-\$492.00
Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100091, Invoice #: INV00021	12/22/2025	100091	-\$540.00
Payment: All Florida Appraisal Group, Inc, API Payment - Check #: 100089, Invoice #: 1225- P20384	12/22/2025	100089	-\$650.00
Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100093, Invoice #: INV346448	12/22/2025	100093	-\$1,350.00
Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100095, Invoice #: INV00022	12/23/2025	100095	-\$540.00
Payment: Comcast, API Payment - Check #: 300105, Invoice #: 251201-4215	12/26/2025	300105	-\$148.48
Payment: Centennial Bank, API Payment - Check #: 300095, Invoice #: 251130-7332	12/26/2025	300095	-\$260.49
Payment: Lowe's, API Payment - Check #: 300079, Invoice #: 251202-6416	12/27/2025	300079	-\$385.39
Payment: FPL, API Payment - Check #: 300093, Invoice #: 251208-3431	12/28/2025	300093	-\$221.36
Payment: FPL, API Payment - Check #: 300090, Invoice #: 251208-0425	12/28/2025	300090	-\$247.60
Payment: FPL, API Payment - Check #: 300087, Invoice #: 251208-4420	12/28/2025	300087	-\$362.22
Payment: FPL, API Payment - Check #: 300091, Invoice #: 251208-3447	12/28/2025	300091	-\$378.17
Payment: Comcast, API Payment - Check #: 300103, Invoice #: 251206-5212	12/29/2025	300103	-\$117.55
Payment: Centennial Bank, API Payment - Check #: 300101, Invoice #: 251130-7332-1	12/29/2025	300101	-\$260.49

Total Cleared Checks: \$106,324.42

Island Club Four Inc
Reconciliation Report

Centennial Bank - Operating Acct-5232-1000
Statement Date: 12/31/2025

Statement Balance: \$127,963.48
GL Balance: \$117,996.54
Last Statement Balance: \$127,511.70
Outstanding Checks: \$9,966.94
Outstanding Deposits: \$0.00
Calculated Balance: \$127,963.48
GL vs. Balance Difference: \$0.00

Deposits	Description	Date	Amount
	25-1201 Lockbox	12/1/2025	\$22,950.00
	25-1202 Lockbox	12/2/2025	\$11,900.00
	25-1203 Lockbox	12/3/2025	\$11,050.00
	25-1204 Lockbox	12/4/2025	\$4,250.00
	Deposit Slip: 12/5/2025	12/5/2025	\$850.00
	25-1205 Lockbox	12/5/2025	\$5,100.00
	25-1208 Lockbox	12/8/2025	\$7,650.00
	25-1209 Lockbox	12/9/2025	\$4,250.00
	25-1210 Lockbox	12/10/2025	\$1,700.00
	25-1211 Lockbox	12/11/2025	\$6,800.00
	Deposit Slip: 12/12/2025	12/12/2025	\$850.00
	25-1212 Lockbox	12/12/2025	\$2,550.00
	25-1215 Lockbox	12/15/2025	\$2,550.00
	25-1216 Lockbox	12/16/2025	\$850.00
	25-1217 Lockbox	12/17/2025	\$850.00
	Deposit Slip: 12/19/2025	12/19/2025	\$2,770.88
	25-1219 Lockbox	12/19/2025	\$850.00
	25-1222 Lockbox	12/22/2025	\$4,250.00
	25-1223 Lockbox	12/23/2025	\$850.00
	25-1224 Lockbox	12/24/2025	\$2,550.00
	25-1226 Lockbox	12/26/2025	\$850.00
	Deposit Slip: 12/30/2025	12/30/2025	\$3,750.00
	25-1230 Lockbox	12/30/2025	\$1,690.00
	25-1231 Lockbox	12/31/2025	\$5,060.00
	4190 - Interest Earned	12/31/2025	\$5.32
Total Cleared Deposits:			\$106,776.20

Outstanding

Checks	Description	Date	Check #	Amount
	Payment: Lowe's, API Payment - Check #: 100042, Invoice #: 251002-6416	10/9/2025	100042	-\$277.33
	Payment: City of Pompano (Fire), API Payment - Check #: 100071, Invoice #: 982679	11/14/2025	100071	-\$15.00
	Payment: Green Worx Lawncare, Check #: 1000, Invoice #: 251210	12/12/2025	1000	-\$3,642.00
	Payment: Charles J Lasek, API Payment - Check #: 100090, Invoice #: 251215-	12/22/2025	100090	-\$800.00
	Payment: Radek Gancarczyk, API Payment - Check #: 100096, Invoice #: 3634634422	12/23/2025	100096	-\$618.00
	Payment: Rightway Cleaning Services, API Payment - Check #: 100094, Invoice #: 11	12/23/2025	100094	-\$2,716.90
	Payment: City of Pompano (Fire), API Payment - Check #: 100097, Invoice #: 251210-	12/29/2025	100097	-\$15.00
	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100098, Invoice #: INV00023	12/31/2025	100098	-\$540.00
	Payment: Everon, LLC, API Payment - Check #: 300097, Invoice #: 160110106	12/31/2025	300097	-\$587.43
	Payment: Everon, LLC, API Payment - Check #: 300096, Invoice #: 160110107	12/31/2025	300096	-\$755.28
Total Outstanding Checks:				\$9,966.94
Deposits	Description	Date	Amount	
Total Outstanding Deposits:				\$0.00



ISLAND CLUB FOUR, INC
OPERATING
C/O ROBERT LOUIS JOURDAIN
777 S FEDERAL HWY APT 0206
POMPANO BEACH FL 33062

12/31/25
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*** CHECKING *** 1492 ASSOC NOW
ACCOUNT NUMBER 0505715232
PREVIOUS STATEMENT BALANCE AS OF 11/30/25 127,511.70
PLUS 25 DEPOSITS AND OTHER CREDITS 106,776.20
LESS 52 CHECKS AND OTHER DEBITS 106,324.42
CURRENT STATEMENT BALANCE AS OF 12/31/25 127,963.48
NUMBER OF DAYS IN THIS STATEMENT PERIOD 31

CHECK TRANSACTIONS

SERIAL	DATE	AMOUNT	SERIAL	DATE	AMOUNT	SERIAL	DATE	AMOUNT
9006	12/11	3,012.55	100070*	12/02	340.00	100079*	12/09	1,000.78
9008*	12/24	150.00	100073*	12/02	601.49	100088*	12/31	492.00

CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/01	Lockbox Deposit		22,950.00
12/01	AC-COMCAST-XFINITY -CABLE SVCS9213015 ISLAND CLUB *FOUR	107.29	
12/01	AC-LOWES BRC -PAYMENT798 213110918641 ISLAND CLUB FOUR	220.63	
12/02	Lockbox Deposit		11,900.00
12/02	AC-FPL DIRECT DEBIT-ELEC PYMT4 537153431 PPDA ISLAND CLUB OF	194.45	
12/02	AC-FPL DIRECT DEBIT-ELEC PYMT3 566150425 PPDA ISLAND CLUB OF	205.43	
12/02	AC-FPL DIRECT DEBIT-ELEC PYMT5 584154420 PPDA ISLAND CLUB OF	318.19	
12/02	AC-FPL DIRECT DEBIT-ELEC PYMT5 577153447 PPDA ISLAND CLUB OF	343.78	
12/02	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100080*251201*Maison Islan	540.00	
12/03	Lockbox Deposit		11,050.00
12/03	AC-FIRST INSURANCE -INSURANCE9 00-103944674 Island Club Four,	39,037.27	
12/03	XFR:IC4 Maintenance for December	12,100.00	
12/04	Lockbox Deposit		4,250.00
12/05	REMOTE DEPOSIT		850.00
12/05	Lockbox Deposit		5,100.00
12/05	CLASS Per Unit/Lockbox Fees	327.50	
12/08	Lockbox Deposit		7,650.00
12/08	AC-INTUIT * -QBooks Onl 2226618 ISLAND CLUB FOUR INC O	325.00	
12/08	XFR:Nov 2025 Water Bill - IC4	10,283.38	
12/09	Lockbox Deposit		4,250.00

Centennial Bank

ISLAND CLUB FOUR, INC
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POMPANO BEACH FL 33062

12/31/25
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CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/09	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100084*251208*Native Islan	615.89	
12/09	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100081*251208*Delawa Islan	725.55	
12/09	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100082*251208*Empire Islan	1,350.00	
12/09	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100083*251208*Becker Islan	4,111.00	
12/10	Lockbox Deposit		1,700.00
12/10	AC-COMCAST-XFINITY -CABLE SVCS3183510 ISLAND CLUB *FOUR	278.97	
12/11	Lockbox Deposit		6,800.00
12/11	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100085*251210*Florid Islan	363.80	
12/11	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100086*251210*Maison Islan	435.00	
12/12	REMOTE DEPOSIT		850.00
12/12	Lockbox Deposit		2,550.00
12/12	AC-COASTAL WASTE -PURCHASE95 4 947 4000 ORCHID MGMT	1,064.07	
12/15	Lockbox Deposit		2,550.00
12/15	AC-EVERON -PAYMENT949 169296 ISLAND CLUB FOUR INC	80.25	
12/15	AC-EVERON -PAYMENT949 169296 ISLAND CLUB FOUR INC	96.96	
12/15	AC-EVERON -PAYMENT949 169296 ISLAND CLUB FOUR INC	516.81	
12/15	AC-EVERON -PAYMENT949 169296 ISLAND CLUB FOUR INC	587.43	
12/15	AC-EVERON -PAYMENT949 169296 ISLAND CLUB FOUR INC	755.28	
12/16	Lockbox Deposit		850.00
12/17	Lockbox Deposit		850.00
12/17	AC-COMCAST-XFINITY -CABLE SVCS5828681 ISLAND CLUB *FOUR	6,299.59	
12/18	AC-COMCAST-XFINITY -CABLE SVCS6223340 ISLAND CLUB *FOUR	117.55	
12/18	Monthly Reserve Transfer	5,000.00	
12/18	Monthly Reserve Transfer	7,916.67	
12/19	REMOTE DEPOSIT		2,770.88
12/19	Lockbox Deposit		850.00
12/19	CLASS Per Unit/Lockbox Fees	2.50	
12/19	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100087*251218*Maison Islan	540.00	
12/22	Lockbox Deposit		4,250.00

Centennial Bank

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CHECKING ACCOUNT TRANSACTIONS

DATE	DESCRIPTION	DEBITS	CREDITS
12/22	AC-COMCAST-XFINITY -CABLE SVCS7607806 ISLAND CLUB *FOUR	86.62	
12/23	Lockbox Deposit		850.00
12/23	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100092*251222*Minute Islan	318.99	
12/23	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100091*251222*Maison Islan	540.00	
12/23	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100089*251222*All Fl Islan	650.00	
12/23	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100093*251222*Empire Islan	1,350.00	
12/24	Lockbox Deposit		2,550.00
12/24	AC-AVIDPAY SERVICE -AVIDPAYREF *CK*100095*251223*Maison Islan	540.00	
12/26	Lockbox Deposit		850.00
12/26	AC-COMCAST-XFINITY -CABLE SVCS8570473 ISLAND CLUB *FOUR	148.48	
12/29	AC-CENTENNIAL BANK -CR CD PMT4 86523XXXXX7332 ISLAND CLUB FOU	260.49	
12/29	AC-VISA -PAYMENT486 523XXXXX7332 BL ACCT 00003700-	260.49	
12/29	AC-LOWES BRC -PAYMENT798 213110918641 ISLAND CLUB FOUR	385.39	
12/30	REMOTE DEPOSIT		3,750.00
12/30	Lockbox Deposit		1,690.00
12/30	AC-COMCAST-XFINITY -CABLE SVCS9862388 ISLAND CLUB *FOUR	117.55	
12/30	AC-FPL DIRECT DEBIT-ELEC PYMT4 537153431 PPDA ISLAND CLUB OF	221.36	
12/30	AC-FPL DIRECT DEBIT-ELEC PYMT3 566150425 PPDA ISLAND CLUB OF	247.60	
12/30	AC-FPL DIRECT DEBIT-ELEC PYMT5 584154420 PPDA ISLAND CLUB OF	362.22	
12/30	AC-FPL DIRECT DEBIT-ELEC PYMT5 577153447 PPDA ISLAND CLUB OF	378.17	
12/31	Lockbox Deposit		5,060.00
12/31	INTEREST PAYMENT		5.32

BALANCE BY DATE

DATE	BALANCE	DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
11/30	127,511.70	12/01	150,133.78	12/02	159,490.44	12/03	119,403.17
12/04	123,653.17	12/05	129,275.67	12/08	126,317.29	12/09	122,764.07
12/10	124,185.10	12/11	127,173.75	12/12	129,509.68	12/15	130,022.95
12/16	130,872.95	12/17	125,423.36	12/18	112,389.14	12/19	115,467.52

Centennial Bank

ISLAND CLUB FOUR, INC
OPERATING
C/O ROBERT LOUIS JOURDAIN
777 S FEDERAL HWY APT 0206
POMPANO BEACH FL 33062

12/31/25
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BALANCE BY DATE

DATE	BALANCE	DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
12/22	119,630.90	12/23	117,621.91	12/24	119,481.91	12/26	120,183.43
12/29	119,277.06	12/30	123,390.16	12/31	127,963.48		

PAYER FEDERAL ID NUMBER..... 71-0009885
INTEREST PAID YEAR TO DATE..... 26.26

Merchant Capture Deposit Ticket

Account Number: 505715232
Date: 12/05/2025 11:55:02 AM
Amount: \$ 850.00

12/05/2025 \$850.00

Merchant Capture Deposit Ticket

Account Number: 505715232
Date: 12/12/2025 10:03:08 AM
Amount: \$ 850.00

12/12/2025 \$850.00

Merchant Capture Deposit Ticket

Account Number: 505715232
Date: 12/19/2025 09:58:41 AM
Amount: \$ 2,770.88

12/19/2025 \$2,770.88

Merchant Capture Deposit Ticket

Account Number: 505715232
Date: 12/30/2025 10:09:32 AM
Amount: \$ 3,750.00

12/30/2025 \$3,750.00

Island Club Four Inc.
265 S Federal Hwy PMB 330
Deerfield Beach, FL 33441

Centennial Bank
400 N Federal Hwy
Pompano Beach, FL 33062

100070
DATE: 11/12/2025

PAY TO THE ORDER OF: Charles J Lasek
Three Hundred Forty Dollars and Zero Cents

\$ 340.00 DOLLARS

memo: inv: 251104

12/02/2025 100070 \$340.00

Island Club Four Inc.
265 S Federal Hwy PMB 330
Deerfield Beach, FL 33441

Centennial Bank
400 N Federal Hwy
Pompano Beach, FL 33062

100073
DATE: 11/17/2025

PAY TO THE ORDER OF: Everon, LLC
Six Hundred One Dollars and Forty-Nine Cents

\$ 601.49 DOLLARS

memo: Act: 949169226; inv: 129967117

12/02/2025 100073 \$601.49

Island Club Four Inc.
265 S Federal Hwy PMB 330
Deerfield Beach, FL 33441

Centennial Bank
400 N Federal Hwy
Pompano Beach, FL 33062

100079
DATE: 12/01/2025

PAY TO THE ORDER OF: Orchid Management
One Thousand Dollars and Seventy-Eight Cents

\$ 1,000.78 DOLLARS

memo: inv: 1053

12/09/2025 100079 \$1,000.78

Island Club Four Inc.
265 S Federal Hwy PMB 330
Deerfield Beach, FL 33441

Centennial Bank
400 N Federal Hwy
Pompano Beach, FL 33062

100088
DATE: 12/22/2025

PAY TO THE ORDER OF: Zenith Insurance Company
Four Hundred Ninety-Two Dollars and Zero Cents

\$ 492.00 DOLLARS

memo: Act: 213650260; inv: DP116502607001

12/31/2025 100088 \$492.00

Island Club Four
c/o Orchid Management Solutions
265 S Federal Hwy #330
Deerfield Beach, FL 33441

Centennial Bank

9006
DATE: 12/10/2025

PAY TO THE ORDER OF: Right Way Cleaning Services
Three Thousand and Twelve and 50/100

\$ 3,012.55 DOLLARS

MEMO: Mary Lasek

12/11/2025 9006 \$3,012.55

Island Club Four
c/o Orchid Management Solutions
265 S Federal Hwy #330
Deerfield Beach, FL 33441

Centennial Bank

9008
DATE: 12/21/25

PAY TO THE ORDER OF: STEVEN STEPHENNE
ONE HUNDRED FIFTY AND 00/100

\$ 150.00 DOLLARS

MEMO: CHRISTMAS

12/24/2025 9008 \$150.00

STATEMENT RECONCILIATION

WRITE US AT P.O. Box 966, Conway AR, 72033 or call 888-372-9788 as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt.

We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

- (1) Tell us your name and account number (if any).
- (2) Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe there is an error or why you need more information.
- (3) Tell us the dollar amount of the suspected error.

(3) Tell us the dollar amount of the suspected error. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

If you have arranged to have direct deposits made to your account at least once every 60 days from the same person or company you can call us at 888-372-9788 to find out whether that deposit has been made.

MONTH _____ **20** _____

**BALANCE AS OF
THIS STATEMENT** \$ _____

**PLUS DEPOSITS
NOT CREDITED ON
THIS STATEMENT (+) \$ _____**

TOTAL (=) \$ _____

**LESS TOTAL OF
OUTSTANDING
CHECKS** (-) \$ _____

BALANCE (=) \$ _____

THIS SHOULD AGREE WITH YOUR CHECKBOOK BALANCE AFTER ENTERING IN YOUR CHECKBOOK ALL CHARGES, DEDUCTIONS AND INTEREST CREDITED SHOWN ON THIS STATEMENT.

USE THIS FORM
TO BALANCE YOUR CHECKBOOK
WITH YOUR STATEMENT

OUTSTANDING CHECKS

OUTSTANDING CHECKS

[illegible]

NO.	\$	
TOTAL	\$	

IF YOUR ACCOUNT DOES NOT BALANCE, PLEASE CHECK THE FOLLOWING CAREFULLY:

- ☐ HAVE YOU ENTERED THE AMOUNT OF EACH CHECK IN YOUR CHECKBOOK CORRECTLY?
 - ☐ HAVE YOU DOUBLE-CHECKED THE ADDITIONS AND SUBTRACTIONS IN YOUR CHECKBOOK?
 - ☐ ARE ALL DEPOSIT AMOUNTS, INCLUDING INTEREST, ENTERED IN YOUR CHECKBOOK THE SAME AS SHOWN ON THIS STATEMENT?
 - ☐ HAVE YOU BROUGHT THE CORRECT BALANCE FORWARD FROM ONE CHECKBOOK PAGE TO ANOTHER?
 - ☐ HAVE ALL CHARGES BEEN DEDUCTED FROM YOUR CHECKBOOK?
 - ☐ HAVE ALL CHECKS WRITTEN AND OTHER WITHDRAWALS BEEN DEDUCTED FROM YOUR CHECKBOOK?

PLEASE ADVISE OF ANY CHANGES OF ADDRESS OR STATEMENT IRREGULARITY WITHIN 10 DAYS.

Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025

Client: Island Club Four Inc
Account: 1000 - Operating Acct-5232

Account Category: Cash-Checking
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$124,888.11
12/1/2025	AP	Payment: Orchid Management, API Payment - Check #: 100079, Invoice #: 1853				\$1,000.78	\$123,887.33
12/1/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100080, Invoice #: INV00018				\$540.00	\$123,347.33
12/1/2025	AR	25-1201 Lockbox			\$22,950.00		\$146,297.33
12/2/2025	AR	25-1202 Lockbox			\$11,900.00		\$158,197.33
12/2/2025	AP	Payment: First Insurance Funding , API Payment - Check #: 300069, Invoice #: 251114-4674				\$39,037.27	\$119,160.06
12/3/2025	AP	Payment: Island Club Recreation Center, API Payment - Check #: 300075, Invoice #: 251202				\$12,100.00	\$107,060.06
12/3/2025	AR	25-1203 Lockbox			\$11,050.00		\$118,110.06
12/3/2025	AR	Payment Received		Operating Fund	\$850.00		\$118,960.06
12/4/2025	AR	25-1204 Lockbox			\$4,250.00		\$123,210.06
12/5/2025	AR	25-1205 Lockbox			\$5,100.00		\$128,310.06
12/5/2025	AP	Payment: Centennial Bank, On-Line Payment, Invoice #: 251201		Operating Fund		\$327.50	\$127,982.56
12/7/2025	AP	Payment: Comcast, API Payment - Check #: 300074, Invoice #: 251116-5648				\$278.97	\$127,703.59
12/8/2025	AP	Payment: Island Club Recreation Center, API Payment - Check #: 300076, Invoice #: 251205				\$10,283.38	\$117,420.21
12/8/2025	AP	Payment: Delaware Elevator, API Payment - Check #: 100081, Invoice #: 82031				\$725.55	\$116,694.66
12/8/2025	AP	Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100082, Invoice #: INV346187				\$1,350.00	\$115,344.66
12/8/2025	AP	Payment: Becker & Poliakoff PA , API Payment - Check #: 100083, Invoice #: 5272530, 5272760, 5268459, 5268458				\$4,111.00	\$111,233.66
12/8/2025	AP	Payment: Native Pest Control LLC, API Payment - Check #: 100084, Invoice #: 1185317, 1185243				\$615.89	\$110,617.77
12/8/2025	AP	Payment: Coastal Waste & Recycling, API Payment - Check #: 300077, Invoice #: WW0001606501				\$1,064.07	\$109,553.70
12/8/2025	AR	25-1208 Lockbox			\$7,650.00		\$117,203.70
12/8/2025	AP	Payment: Intuit , On-Line Payment, Invoice #: 251208		Operating Fund		\$325.00	\$116,878.70
12/9/2025	AR	25-1209 Lockbox			\$4,250.00		\$121,128.70
12/9/2025	AR	Payment Received		Operating Fund	\$850.00		\$121,978.70
12/10/2025	AR	25-1210 Lockbox			\$1,700.00		\$123,678.70
12/10/2025	AP	Payment: Rightway Cleaning Services, API Payment - Check #: 9006, Invoice #: 10				\$3,012.55	\$120,666.15
12/10/2025	AP	Payment: Florida Property Supply, LLC, API Payment - Check #: 100085, Invoice #: 67054				\$363.80	\$120,302.35
12/10/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100086, Invoice #: INV00019				\$435.00	\$119,867.35
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300081, Invoice #: 159860759				\$80.25	\$119,787.10
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300082, Invoice #: 159967119				\$516.81	\$119,270.29
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300083, Invoice #: 159967120				\$96.96	\$119,173.33
12/11/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300084, Invoice #: 159589619				\$587.43	\$118,585.90
12/11/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300085, Invoice #: 159589620				\$755.28	\$117,830.62
12/11/2025	AR	25-1211 Lockbox			\$6,800.00		\$124,630.62
12/12/2025	AR	25-1212 Lockbox			\$2,550.00		\$127,180.62
12/12/2025	AP	Payment: Green Worx Lawncare, Check #: 1000, Invoice #: 251210		Operating Fund		\$3,642.00	\$123,538.62
12/15/2025	AP	Payment: Comcast, API Payment - Check #: 300102, Invoice #: 251201-8967				\$6,299.59	\$117,239.03
12/15/2025	AP	Payment: Comcast, API Payment - Check #: 300104, Invoice #: 251124-0675				\$117.55	\$117,121.48
12/15/2025	AR	25-1215 Lockbox			\$2,550.00		\$119,671.48
12/16/2025	AR	25-1216 Lockbox			\$850.00		\$120,521.48

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

12/16/2025	AR	Payment Received	Operating Fund	\$850.00	\$121,371.48
12/16/2025	AR	Payment Received	Operating Fund	\$308.00	\$121,679.48
12/16/2025		Other Deposit from: CSC	Operating Fund	\$1,612.88	\$123,292.36
12/17/2025	AR	25-1217 Lockbox		\$850.00	\$124,142.36
12/18/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100087, Invoice #: INV00020		\$540.00	\$123,602.36
12/18/2025	GL	Monthly Reserves Transfer	Operating Fund	\$12,916.67	\$110,685.69
12/19/2025	AP	Payment: Centennial Bank, On-Line Payment, Invoice #: 251219	Operating Fund	\$2.50	\$110,683.19
12/19/2025	AR	25-1219 Lockbox		\$850.00	\$111,533.19
12/21/2025	AP	Payment: Steven Stephenne, Manual Payment, Invoice #: 25-1221	Operating Fund	\$150.00	\$111,383.19
12/22/2025	AP	Payment: Comcast, API Payment - Check #: 300107, Invoice #: 251128-3381		\$86.62	\$111,296.57
12/22/2025	AP	Payment: Zenith Insurance Company, API Payment - Check #: 100088, Invoice #: DP136502607001		\$492.00	\$110,804.57
12/22/2025	AP	Payment: All Florida Appraisal Group, Inc, API Payment - Check #: 100089, Invoice #: 1225-P20384		\$650.00	\$110,154.57
12/22/2025	AP	Payment: Charles J Lasek, API Payment - Check #: 100090, Invoice #: 251215-		\$800.00	\$109,354.57
12/22/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100091, Invoice #: INV00021		\$540.00	\$108,814.57
12/22/2025	AP	Payment: Minuteman Press (Pompano), API Payment - Check #: 100092, Invoice #: 86768		\$318.99	\$108,495.58
12/22/2025	AP	Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100093, Invoice #: INV346448		\$1,350.00	\$107,145.58
12/22/2025	AR	25-1222 Lockbox		\$4,250.00	\$111,395.58
12/23/2025	AP	Payment: Rightway Cleaning Services, API Payment - Check #: 100094, Invoice #: 11		\$2,716.90	\$108,678.68
12/23/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100095, Invoice #: INV00022		\$540.00	\$108,138.68
12/23/2025	AP	Payment: Radek Gancarczyk, API Payment - Check #: 100096, Invoice #: 3634634422		\$618.00	\$107,520.68
12/23/2025	AR	25-1223 Lockbox		\$850.00	\$108,370.68
12/24/2025	AR	25-1224 Lockbox		\$2,550.00	\$110,920.68
12/26/2025	AR	25-1226 Lockbox		\$850.00	\$111,770.68
12/26/2025	AP	Payment: Centennial Bank, API Payment - Check #: 300095, Invoice #: 251130-7332		\$260.49	\$111,510.19
12/26/2025	AP	Payment: Comcast, API Payment - Check #: 300105, Invoice #: 251201-4215		\$148.48	\$111,361.71
12/27/2025	AP	Payment: Lowe's, API Payment - Check #: 300079, Invoice #: 251202-6416		\$385.39	\$110,976.32
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300087, Invoice #: 251208-4420		\$362.22	\$110,614.10
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300090, Invoice #: 251208-0425		\$247.60	\$110,366.50
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300091, Invoice #: 251208-3447		\$378.17	\$109,988.33
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300093, Invoice #: 251208-3431		\$221.36	\$109,766.97
12/29/2025	AP	Payment: City of Pompano (Fire), API Payment - Check #: 100097, Invoice #: 251210-		\$15.00	\$109,751.97
12/29/2025	AP	Payment: Centennial Bank, API Payment - Check #: 300101, Invoice #: 251130-7332-1		\$260.49	\$109,491.48
12/29/2025	AP	Payment: Comcast, API Payment - Check #: 300103, Invoice #: 251206-5212		\$117.55	\$109,373.93
12/29/2025	AR	Payment Received	Operating Fund	\$250.00	\$109,623.93
12/29/2025	AR	Payment Received	Operating Fund	\$1,700.00	\$111,323.93
12/29/2025		Other Deposit from: Michele Lambert Tremblay - Application	Operating Fund	\$100.00	\$111,423.93
12/29/2025	AR	Payment Received-Meadowbrook Lane	Operating Fund	\$850.00	\$112,273.93
12/30/2025	AR	Payment Received	Operating Fund	\$850.00	\$113,123.93
12/30/2025	AR	25-1230 Lockbox		\$1,690.00	\$114,813.93
12/31/2025	AR	25-1231 Lockbox		\$5,060.00	\$119,873.93

Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025

12/31/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100098, Invoice #: INV00023				\$540.00		\$119,333.93
12/31/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300096, Invoice #: 160110107				\$755.28		\$118,578.65
12/31/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300097, Invoice #: 160110106				\$587.43		\$117,991.22
12/31/2025		Bank Statement Interest		Operating Fund		\$5.32		\$117,996.54
Account Total						\$106,776.20	\$113,667.77	\$117,996.54
Beginning Balance						\$124,888.11		
Net Change						(\$6,891.57)		

Client: Island Club Four Inc
Account: 1001 - Operating OLD

Account Category: Cash-Checking
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$324.85
Account Total					\$0.00	\$0.00	\$324.85
Beginning Balance					\$324.85		
Net Change					\$0.00		

Client: Island Club Four Inc
Account: 1050 - Reserve NSIRS-5265

Account Category: Cash-Savings
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$114,649.24
12/18/2025	GL	Monthly Reserves Transfer		Reserve Fund	\$7,916.67		\$122,565.91
12/31/2025		Bank Statement Interest		Reserve Fund	\$186.71		\$122,752.62
Account Total					\$8,103.38	\$0.00	\$122,752.62
Beginning Balance					\$114,649.24		
Net Change					\$8,103.38		

Client: Island Club Four Inc
Account: 1060 - Reserve SIRS-5273

Account Category: Cash-Savings
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$80,768.77
12/18/2025	GL	Monthly Reserves Transfer		Reserve Fund	\$5,000.00		\$85,768.77
12/31/2025		Bank Statement Interest		Reserve Fund	\$123.40		\$85,892.17
Account Total					\$5,123.40	\$0.00	\$85,892.17
Beginning Balance					\$80,768.77		
Net Change					\$5,123.40		

Client: Island Club Four Inc
Account: 1070 - Special Assmt Checking-7268

Account Category: Special Assessments
Account Type: Bank

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$40,744.38
12/31/2025		Bank Statement Interest		Special Assmt Fund	\$55.81		\$40,800.19
Account Total					\$55.81	\$0.00	\$40,800.19
Beginning Balance					\$40,744.38		
Net Change					\$55.81		

Client: Island Club Four Inc
Account: 1200 - Assessments Receivable

Account Category: Accounts Receivable
Account Type: Accounts Receivable

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
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**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

Beginning Balance						\$48,095.00
12/1/2025	AR	Payment Application	Operating Fund	\$1,700.00		\$46,395.00
12/1/2025	AR	Payment Application	Operating Fund	\$3,554.00		\$42,841.00
12/1/2025	AR	Payment Application	Operating Fund	\$5,100.00		\$37,741.00
12/1/2025	AR	Payment Application	Operating Fund	\$1,700.00		\$36,041.00
12/1/2025	AR	Payment Application	Operating Fund	\$850.00		\$35,191.00
12/1/2025	AR	Payment Application	Operating Fund	\$850.00		\$34,341.00
12/1/2025	AR	Payment Application	Operating Fund	\$22,100.00		\$12,241.00
12/1/2025	AR	December 2025 - Maintenance Fee	Operating Fund	\$102,850.00		\$115,091.00
12/2/2025	AR	Payment Application	Operating Fund	\$11,050.00		\$104,041.00
12/3/2025	AR	Payment Application	Operating Fund	\$850.00		\$103,191.00
12/3/2025	AR	Payment Application	Operating Fund	\$10,200.00		\$92,991.00
12/4/2025	AR	Payment Application	Operating Fund	\$4,096.00		\$88,895.00
12/5/2025	AR	Payment Application	Operating Fund	\$5,100.00		\$83,795.00
12/8/2025	AR	Payment Application	Operating Fund	\$6,800.00		\$76,995.00
12/9/2025	AR	Payment Application	Operating Fund	\$850.00		\$76,145.00
12/9/2025	AR	Payment Application	Operating Fund	\$4,250.00		\$71,895.00
12/10/2025	AR	Payment Application	Operating Fund	\$1,700.00		\$70,195.00
12/11/2025	AR	Payment Application	Operating Fund	\$5,950.00		\$64,245.00
12/12/2025	AR	Payment Application	Operating Fund	\$2,550.00		\$61,695.00
12/15/2025	AR	Payment Application	Operating Fund	\$2,550.00		\$59,145.00
12/16/2025	AR	Payment Application	Operating Fund	\$308.00		\$58,837.00
12/16/2025	AR	Payment Application	Operating Fund	\$850.00		\$57,987.00
12/16/2025	AR	Payment Application	Operating Fund	\$850.00		\$57,137.00
12/16/2025	AR	Dock Fee	Operating Fund	\$308.00		\$57,445.00
12/17/2025	AR	Payment Application	Operating Fund	\$850.00		\$56,595.00
12/19/2025	AR	Payment Application	Operating Fund	\$850.00		\$55,745.00
12/22/2025	AR	Payment Application	Operating Fund	\$4,250.00		\$51,495.00
12/23/2025	AR	Payment Application	Operating Fund	\$850.00		\$50,645.00
12/24/2025	AR	Payment Application	Operating Fund	\$1,700.00		\$48,945.00
12/26/2025	AR	Payment Application	Operating Fund	\$850.00		\$48,095.00
12/29/2025	AR	Payment Application	Operating Fund	\$850.00		\$47,245.00
12/29/2025	AR	Dock Fee	Operating Fund	\$250.00		\$47,495.00
Account Total				\$103,408.00	\$104,008.00	\$47,495.00
Beginning Balance				\$48,095.00		
Net Change				(\$600.00)		

Client: Island Club Four Inc

Account Category: Other Assets

Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025

Account: 1300 - Prepaid Insurance

Account Type: Other Current Asset

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$195,186.35
12/1/2025	GL	Flood 5/2/25-5/2/26		Operating Fund		\$3,265.91	\$191,920.44
12/1/2025	GL	Insurance 5/2/25-5/2/26		Operating Fund		\$35,771.36	\$156,149.08
Account Total					\$0.00	\$39,037.27	\$156,149.08
Beginning Balance				\$195,186.35			
Net Change				(\$39,037.27)			

Client: Island Club Four Inc

Account Category: Accounts Payable

Account: 2000 - Accounts Payable

Account Type: Accounts Payable

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$24,464.78)
12/1/2025	AP	First Insurance Funding , Invoice #: 251114-4674				\$39,037.27	(\$63,502.05)
12/1/2025	AP	Orchid Management, Invoice #: 1853				\$1,000.78	(\$64,502.83)
12/1/2025	AP	Island Club Recreation Center, Invoice #: 251202				\$12,100.00	(\$76,602.83)
12/1/2025	AP	Delaware Elevator, Invoice #: 82031				\$725.55	(\$77,328.38)
12/1/2025	AP	Native Pest Control LLC, Invoice #: 1185317				\$242.00	(\$77,570.38)
12/1/2025	AP	Native Pest Control LLC, Invoice #: 1185243				\$373.89	(\$77,944.27)
12/1/2025	AP	Coastal Waste & Recycling, Invoice #: WW0001606501				\$1,064.07	(\$79,008.34)
12/1/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00019				\$435.00	(\$79,443.34)
12/1/2025	AP	Comcast, Invoice #: 251201-8967				\$6,299.59	(\$85,742.93)
12/1/2025	AP	Payment: Orchid Management, API Payment - Check #: 100079, Invoice #: 1853			\$1,000.78		(\$84,742.15)
12/1/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100080, Invoice #: INV00018			\$540.00		(\$84,202.15)
12/1/2025	AP	Comcast, Invoice #: 251201-4215				\$148.48	(\$84,350.63)
12/2/2025	AP	Payment: First Insurance Funding , API Payment - Check #: 300069, Invoice #: 251114-4674			\$39,037.27		(\$45,313.36)
12/2/2025	AP	Lowe's, Invoice #: 251202-6416				\$385.39	(\$45,698.75)
12/2/2025	AP	Everon, LLC, Invoice #: 160110107				\$755.28	(\$46,454.03)
12/3/2025	AP	Payment: Island Club Recreation Center, API Payment - Check #: 300075, Invoice #: 251202			\$12,100.00		(\$34,354.03)
12/4/2025	AP	Zenith Insurance Company, Invoice #: DP136502607001				\$492.00	(\$34,846.03)
12/5/2025	AP	Centennial Bank (400 N Federal Hwy); , Invoice #: 251201		Operating Fund		\$327.50	(\$35,173.53)
12/5/2025	AP	Florida Property Supply, LLC, Invoice #: 67054				\$363.80	(\$35,537.33)
12/5/2025	AP	Payment: Centennial Bank, On-Line Payment, Invoice #: 251201		Operating Fund	\$327.50		(\$35,209.83)
12/7/2025	AP	Payment: Comcast, API Payment - Check #: 300074, Invoice #: 251116-5648			\$278.97		(\$34,930.86)
12/8/2025	AP	Intuit ; , Invoice #: 251208		Operating Fund		\$325.00	(\$35,255.86)
12/8/2025	AP	Payment: Intuit , On-Line Payment, Invoice #: 251208		Operating Fund	\$325.00		(\$34,930.86)
12/8/2025	AP	FPL, Invoice #: 251208-4420				\$362.22	(\$35,293.08)
12/8/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00020				\$540.00	(\$35,833.08)
12/8/2025	AP	FPL, Invoice #: 251208-0425				\$247.60	(\$36,080.68)
12/8/2025	AP	FPL, Invoice #: 251208-3431				\$221.36	(\$36,302.04)
12/8/2025	AP	FPL, Invoice #: 251208-3447				\$378.17	(\$36,680.21)
12/8/2025	AP	Payment: Island Club Recreation Center, API Payment - Check #: 300076, Invoice #: 251205			\$10,283.38		(\$26,396.83)
12/8/2025	AP	Payment: Delaware Elevator, API Payment - Check #: 100081, Invoice #: 82031			\$725.55		(\$25,671.28)
12/8/2025	AP	Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100082, Invoice #: INV346187			\$1,350.00		(\$24,321.28)
12/8/2025	AP	Payment: Becker & Poliakoff PA , API Payment - Check #: 100083, Invoice #: 5272530, 5272760, 5268459, 5268458			\$4,111.00		(\$20,210.28)
12/8/2025	AP	Payment: Native Pest Control LLC, API Payment - Check #: 100084, Invoice #: 1185317, 1185243			\$615.89		(\$19,594.39)
12/8/2025	AP	Payment: Coastal Waste & Recycling, API Payment - Check #: 300077, Invoice #: WW0001606501			\$1,064.07		(\$18,530.32)

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12/10/2025	AP	Payment: Rightway Cleaning Services, API Payment - Check #: 9006, Invoice #: 10	\$3,012.55		(\$15,517.77)
12/10/2025	AP	Payment: Florida Property Supply, LLC, API Payment - Check #: 100085, Invoice #: 67054	\$363.80		(\$15,153.97)
12/10/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100086, Invoice #: INV00019	\$435.00		(\$14,718.97)
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300081, Invoice #: 159860759	\$80.25		(\$14,638.72)
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300082, Invoice #: 159967119	\$516.81		(\$14,121.91)
12/10/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300083, Invoice #: 159967120	\$96.96		(\$14,024.95)
12/10/2025	AP	Comcast, Invoice #: 251206-5212		\$117.55	(\$14,142.50)
12/10/2025	AP	City of Pompano (Fire), Invoice #: 251210-		\$15.00	(\$14,157.50)
12/11/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300084, Invoice #: 159589619	\$587.43		(\$13,570.07)
12/11/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300085, Invoice #: 159589620	\$755.28		(\$12,814.79)
12/12/2025	AP	Payment: Green Worx Lawncare, Check #: 1000, Invoice #: 251210	\$3,642.00	Operating Fund	(\$9,172.79)
12/12/2025	AP	Green Worx Lawncare (PO Box 935181); , Invoice #: 251210		Operating Fund	\$3,642.00 (\$12,814.79)
12/15/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00021			\$540.00 (\$13,354.79)
12/15/2025	AP	Charles J Lasek, Invoice #: 251215-			\$800.00 (\$14,154.79)
12/15/2025	AP	Everon, LLC, Invoice #: 160190026			\$80.25 (\$14,235.04)
12/15/2025	AP	Payment: Comcast, API Payment - Check #: 300104, Invoice #: 251124-0675	\$117.55		(\$14,117.49)
12/15/2025	AP	Payment: Comcast, API Payment - Check #: 300102, Invoice #: 251201-8967	\$6,299.59		(\$7,817.90)
12/17/2025	AP	All Florida Appraisal Group, Inc, Invoice #: 1225-P20384			\$650.00 (\$8,467.90)
12/17/2025	AP	Minuteman Press (Pompano), Invoice #: 86768			\$318.99 (\$8,786.89)
12/18/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100087, Invoice #: INV00020	\$540.00		(\$8,246.89)
12/19/2025	AP	Centennial Bank (400 N Federal Hwy); , Invoice #: 251219		Operating Fund	\$2.50 (\$8,249.39)
12/19/2025	AP	Payment: Centennial Bank, On-Line Payment, Invoice #: 251219	\$2.50	Operating Fund	(\$8,246.89)
12/20/2025	AP	Empire Services Group of South Florida, Inc, Invoice #: INV346448			\$1,350.00 (\$9,596.89)
12/21/2025	AP	Rightway Cleaning Services, Invoice #: 11			\$2,716.90 (\$12,313.79)
12/21/2025	AP	Steven Stephenne; , Invoice #: 25-1221		Operating Fund	\$150.00 (\$12,463.79)
12/21/2025	AP	Payment: Steven Stephenne, Manual Payment, Invoice #: 25-1221	\$150.00	Operating Fund	(\$12,313.79)
12/22/2025	AP	Payment: Zenith Insurance Company, API Payment - Check #: 100088, Invoice #: DP136502607001	\$492.00		(\$11,821.79)
12/22/2025	AP	Payment: All Florida Appraisal Group, Inc, API Payment - Check #: 100089, Invoice #: 1225-P20384	\$650.00		(\$11,171.79)
12/22/2025	AP	Payment: Charles J Lasek, API Payment - Check #: 100090, Invoice #: 251215-	\$800.00		(\$10,371.79)
12/22/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100091, Invoice #: INV00021	\$540.00		(\$9,831.79)
12/22/2025	AP	Payment: Minuteman Press (Pompano), API Payment - Check #: 100092, Invoice #: 86768	\$318.99		(\$9,512.80)
12/22/2025	AP	Payment: Empire Services Group of South Florida, Inc, API Payment - Check #: 100093, Invoice #: INV346448	\$1,350.00		(\$8,162.80)
12/22/2025	AP	Payment: Comcast, API Payment - Check #: 300107, Invoice #: 251128-3381	\$86.62		(\$8,076.18)
12/22/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00022			\$540.00 (\$8,616.18)
12/23/2025	AP	Payment: Rightway Cleaning Services, API Payment - Check #: 100094, Invoice #: 11	\$2,716.90		(\$5,899.28)
12/23/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100095, Invoice #: INV00022	\$540.00		(\$5,359.28)
12/23/2025	AP	Payment: Radek Gancarczyk, API Payment - Check #: 100096, Invoice #: 3634634422	\$618.00		(\$4,741.28)
12/24/2025	AP	Everon, LLC, Invoice #: 160230861			\$742.60 (\$5,483.88)
12/26/2025	AP	Payment: Comcast, API Payment - Check #: 300105, Invoice #: 251201-4215	\$148.48		(\$5,335.40)
12/26/2025	AP	Payment: Centennial Bank, API Payment - Check #: 300095, Invoice #: 251130-7332	\$260.49		(\$5,074.91)

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

12/27/2025	AP	Becker & Poliakoff PA , Invoice #: 5278351		\$300.00	(\$5,374.91)
12/27/2025	AP	Payment: Lowe's, API Payment - Check #: 300079, Invoice #: 251202-6416	\$385.39		(\$4,989.52)
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300090, Invoice #: 251208-0425	\$247.60		(\$4,741.92)
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300091, Invoice #: 251208-3447	\$378.17		(\$4,363.75)
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300093, Invoice #: 251208-3431	\$221.36		(\$4,142.39)
12/28/2025	AP	Payment: FPL, API Payment - Check #: 300087, Invoice #: 251208-4420	\$362.22		(\$3,780.17)
12/29/2025	AP	Payment: City of Pompano (Fire), API Payment - Check #: 100097, Invoice #: 251210-	\$15.00		(\$3,765.17)
12/29/2025	AP	Payment: Comcast, API Payment - Check #: 300103, Invoice #: 251206-5212	\$117.55		(\$3,647.62)
12/29/2025	AP	Payment: Centennial Bank, API Payment - Check #: 300101, Invoice #: 251130-7332-1	\$260.49		(\$3,387.13)
12/29/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00023		\$540.00	(\$3,927.13)
12/31/2025	AP	Payment: Maison de Luxe, Realty & Management, LLC, API Payment - Check #: 100098, Invoice #: INV00023	\$540.00		(\$3,387.13)
12/31/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300096, Invoice #: 160110107	\$755.28		(\$2,631.85)
12/31/2025	AP	Payment: Everon, LLC, API Payment - Check #: 300097, Invoice #: 160110106	\$587.43		(\$2,044.42)
12/31/2025	AP	Island Club Recreation Center, Invoice #: 251231		\$10,193.14	(\$12,237.56)
12/31/2025	AP	Becker & Poliakoff PA , Invoice #: 5281407		\$278.74	(\$12,516.30)
12/31/2025	AP	Becker & Poliakoff PA , Invoice #: 5281369		\$780.56	(\$13,296.86)
12/31/2025	AP	Applicant Information, Invoice #: INV-77793		\$45.75	(\$13,342.61)
Account Total			\$100,751.10	\$89,628.93	(\$13,342.61)
Beginning Balance					(\$24,464.78)
Net Change					\$11,122.17

Client: Island Club Four Inc
Account: 2010 - Insurance Payable

Account Category: Accounts Payable
Account Type: Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$312,298.16)
12/1/2025	AP	First Insurance Funding , Invoice #: 251114-4674; Dec 2025			\$39,037.27		(\$273,260.89)
12/4/2025	AP	Zenith Insurance Company, Invoice #: DP136502607001; Workers Comp			\$492.00		(\$272,768.89)
Account Total					\$39,529.27	\$0.00	(\$272,768.89)
Beginning Balance							(\$312,298.16)
Net Change							\$39,529.27

Client: Island Club Four Inc
Account: 2100 - Accrued Expenses

Account Category: Other Current Liability
Account Type: Other Current Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$26,199.59)
Account Total					\$0.00	\$0.00	(\$26,199.59)
Beginning Balance							(\$26,199.59)
Net Change							\$0.00

Client: Island Club Four Inc
Account: 2300 - Prepaid Assessments

Account Category: Other Current Liability
Account Type: Other Current Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$21,512.00)
12/1/2025	AR	25-1201 Lockbox				\$22,950.00	(\$44,462.00)
12/1/2025	AR	Payment Application			\$1,700.00		(\$42,762.00)
12/1/2025	AR	Payment Application		Operating Fund	\$3,554.00		(\$39,208.00)
12/1/2025	AR	Payment Application			\$5,100.00		(\$34,108.00)
12/1/2025	AR	Payment Application			\$1,700.00		(\$32,408.00)
12/1/2025	AR	Payment Application			\$850.00		(\$31,558.00)

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

12/1/2025	AR	Payment Application		\$850.00		(\$30,708.00)
12/1/2025	AR	Payment Application		\$22,100.00		(\$8,608.00)
12/2/2025	AR	Payment Application		\$11,050.00		\$2,442.00
12/2/2025	AR	25-1202 Lockbox			\$11,900.00	(\$9,458.00)
12/3/2025	AR	25-1203 Lockbox			\$11,050.00	(\$20,508.00)
12/3/2025	AR	Payment Application	Operating Fund	\$850.00		(\$19,658.00)
12/3/2025	AR	Payment Application		\$10,200.00		(\$9,458.00)
12/3/2025	AR	Payment Received	Operating Fund		\$850.00	(\$10,308.00)
12/4/2025	AR	Payment Application		\$4,096.00		(\$6,212.00)
12/4/2025	AR	25-1204 Lockbox			\$4,250.00	(\$10,462.00)
12/5/2025	AR	25-1205 Lockbox			\$5,100.00	(\$15,562.00)
12/5/2025	AR	Payment Application		\$5,100.00		(\$10,462.00)
12/8/2025	AR	Payment Application		\$6,800.00		(\$3,662.00)
12/8/2025	AR	25-1208 Lockbox			\$7,650.00	(\$11,312.00)
12/9/2025	AR	25-1209 Lockbox			\$4,250.00	(\$15,562.00)
12/9/2025	AR	Payment Application	Operating Fund	\$850.00		(\$14,712.00)
12/9/2025	AR	Payment Application		\$4,250.00		(\$10,462.00)
12/9/2025	AR	Payment Received	Operating Fund		\$850.00	(\$11,312.00)
12/10/2025	AR	Payment Application		\$1,700.00		(\$9,612.00)
12/10/2025	AR	25-1210 Lockbox			\$1,700.00	(\$11,312.00)
12/11/2025	AR	25-1211 Lockbox			\$6,800.00	(\$18,112.00)
12/11/2025	AR	Payment Application		\$5,950.00		(\$12,162.00)
12/12/2025	AR	Payment Application		\$2,550.00		(\$9,612.00)
12/12/2025	AR	25-1212 Lockbox			\$2,550.00	(\$12,162.00)
12/15/2025	AR	25-1215 Lockbox			\$2,550.00	(\$14,712.00)
12/15/2025	AR	Payment Application		\$2,550.00		(\$12,162.00)
12/16/2025	AR	Payment Application		\$850.00		(\$11,312.00)
12/16/2025	AR	Payment Application	Operating Fund	\$850.00		(\$10,462.00)
12/16/2025	AR	25-1216 Lockbox			\$850.00	(\$11,312.00)
12/16/2025	AR	Payment Received	Operating Fund		\$850.00	(\$12,162.00)
12/16/2025	AR	Payment Received	Operating Fund		\$308.00	(\$12,470.00)
12/16/2025	AR	Payment Application	Operating Fund	\$308.00		(\$12,162.00)
12/17/2025	AR	25-1217 Lockbox			\$850.00	(\$13,012.00)
12/17/2025	AR	Payment Application		\$850.00		(\$12,162.00)
12/19/2025	AR	25-1219 Lockbox			\$850.00	(\$13,012.00)
12/19/2025	AR	Payment Application		\$850.00		(\$12,162.00)
12/22/2025	AR	25-1222 Lockbox			\$4,250.00	(\$16,412.00)
12/22/2025	AR	Payment Application		\$4,250.00		(\$12,162.00)
12/23/2025	AR	25-1223 Lockbox			\$850.00	(\$13,012.00)
12/23/2025	AR	Payment Application		\$850.00		(\$12,162.00)
12/24/2025	AR	Payment Application		\$1,700.00		(\$10,462.00)
12/24/2025	AR	25-1224 Lockbox			\$2,550.00	(\$13,012.00)
12/26/2025	AR	25-1226 Lockbox			\$850.00	(\$13,862.00)
12/26/2025	AR	Payment Application		\$850.00		(\$13,012.00)
12/29/2025	AR	Payment Received	Operating Fund		\$250.00	(\$13,262.00)
12/29/2025	AR	Payment Received	Operating Fund		\$1,700.00	(\$14,962.00)
12/29/2025	AR	Payment Received-Meadowbrook Lane	Operating Fund		\$850.00	(\$15,812.00)
12/29/2025	AR	Payment Application	Operating Fund	\$850.00		(\$14,962.00)
12/30/2025	AR	Payment Received	Operating Fund		\$850.00	(\$15,812.00)
12/30/2025	AR	25-1230 Lockbox			\$1,690.00	(\$17,502.00)
12/31/2025	AR	25-1231 Lockbox			\$5,060.00	(\$22,562.00)
Account Total				\$104,008.00	\$105,058.00	(\$22,562.00)
Beginning Balance				(\$21,512.00)		
Net Change				(\$1,050.00)		

Client: Island Club Four Inc
Account: 2800 - Pooled Reserves - NSIRS

Account Category: Reserve Fund
Account Type: Long Term Liability

Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$87,084.50)
12/18/2025	GL	Monthly Reserves Transfer		Reserve Fund		\$7,916.67	(\$95,001.17)
Account Total					\$0.00	\$7,916.67	(\$95,001.17)
Beginning Balance				(\$87,084.50)			
Net Change				(\$7,916.67)			

Client: Island Club Four Inc

Account Category: Reserve Fund

Account: 2998 - Reserve Fund Interest-SIRS

Account Type: Long Term Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$55,377.07)
12/18/2025	GL	Monthly Reserves Transfer		Reserve Fund		\$5,000.00	(\$60,377.07)
12/31/2025		Bank Statement Interest		Reserve Fund		\$123.40	(\$60,500.47)
Account Total					\$0.00	\$5,123.40	(\$60,500.47)
Beginning Balance				(\$55,377.07)			
Net Change				(\$5,123.40)			

Client: Island Club Four Inc

Account Category: Reserve Fund

Account: 2999 - Reserve Fund - Interest

Account Type: Long Term Liability

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$488.67)
12/31/2025		Bank Statement Interest		Reserve Fund		\$186.71	(\$675.38)
Account Total					\$0.00	\$186.71	(\$675.38)
Beginning Balance				(\$488.67)			
Net Change				(\$186.71)			

Client: Island Club Four Inc

Account Category:

Account: 3000 - Fund Balance

Account Type: Equity

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$41,453.55)
Account Total					\$0.00	\$0.00	(\$41,453.55)
Beginning Balance				(\$41,453.55)			
Net Change				\$0.00			

Client: Island Club Four Inc

Account Category: Income

Account: 4000 - Maintenance Income

Account Type: Income

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$1,131,350.00)
12/1/2025	AR	December 2025 - Maintenance Fee		Operating Fund		\$102,850.00	(\$1,234,200.00)
Account Total					\$0.00	\$102,850.00	(\$1,234,200.00)
Beginning Balance				(\$1,131,350.00)			
Net Change				(\$102,850.00)			

Client: Island Club Four Inc

Account Category: Income

Account: 4020 - Resale & Leasing Fees

Account Type: Income

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$550.00)
12/29/2025		Other Deposit from: Michele Lambert Tremblay - Application		Operating Fund		\$100.00	(\$650.00)
Account Total					\$0.00	\$100.00	(\$650.00)
Beginning Balance				(\$550.00)			

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

Net Change **(\$100.00)**

Client: Island Club Four Inc				Account Category: Income			
Account: 4100 - Laundry Income				Account Type: Income			
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$2,747.35)
12/16/2025		Other Deposit from: CSC		Operating Fund		\$1,612.88	(\$4,360.23)
Account Total					\$0.00	\$1,612.88	(\$4,360.23)
Beginning Balance				(\$2,747.35)			
Net Change				(\$1,612.88)			

Client: Island Club Four Inc				Account Category: Income			
Account: 4120 - Dock Fees				Account Type: Income			
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$1,386.00)
12/16/2025	AR	Dock Fee		Operating Fund		\$308.00	(\$1,694.00)
12/29/2025	AR	Dock Fee		Operating Fund		\$250.00	(\$1,944.00)
Account Total					\$0.00	\$558.00	(\$1,944.00)
Beginning Balance							
Net Change							

Client: Island Club Four Inc			Account Category: Income				
Account: 4130 - Parking Fees			Account Type: Income				
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$1,260.00)
Account Total					\$0.00	\$0.00	(\$1,260.00)
Beginning Balance				(\$1,260.00)			
Net Change				\$0.00			

Client: Island Club Four Inc			Account Category: Income				
Account: 4160 - Locker Rental			Account Type: Income				
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$630.00)
Account Total					\$0.00	\$0.00	(\$630.00)
Beginning Balance				(\$630.00)			
Net Change				\$0.00			

Client: Island Club Four Inc			Account Category: Income				
Account: 4190 - Interest Earned			Account Type: Income				
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							(\$217.83)
12/31/2025		Bank Statement Interest		Special Assmt Fund		\$55.81	(\$273.64)
12/31/2025		Bank Statement Interest		Operating Fund		\$5.32	(\$278.96)
Account Total					\$0.00	\$61.13	(\$278.96)
Beginning Balance				(\$217.83)			
Net Change				(\$61.13)			

Client: Island Club Four Inc			Account Category: Income					
Account: 4800 - Misc Income			Account Type: Income					
Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance	

Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025

Beginning Balance					(\$210.00)
Account Total		\$0.00	\$0.00		(\$210.00)
Beginning Balance	(\$210.00)				
Net Change	\$0.00				

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$245.07
Account Total					\$0.00	\$0.00	\$245.07
Beginning Balance					\$245.07		
Net Change					\$0.00		

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$2,087.80
12/5/2025	AP	Centennial Bank (400 N Federal Hwy), Invoice #: 251201; Couponbooks		Operating Fund	\$327.50		\$2,415.30
12/19/2025	AP	Centennial Bank (400 N Federal Hwy), Invoice #: 251219; Coupon Books		Operating Fund	\$2.50		\$2,417.80
Account Total						\$330.00	\$2,417.80
Beginning Balance					\$2,087.80		
Net Change					\$330.00		

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$484.00
Account Total					\$0.00	\$0.00	\$484.00
Beginning Balance					\$484.00		
Net Change					\$0.00		

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Account Type	Expense	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance									\$2,747.75
12/10/2025	AP	City of Pompano (Fire), Invoice #: 251210-; Alarm Renewal					\$15.00		\$2,762.75
Account Total							\$15.00	\$0.00	\$2,762.75
Beginning Balance									
Net Change							\$2,747.75		
							\$15.00		

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$3,398.86
12/1/2025	AP	Orchid Management, Invoice #: 1853; Dec 2025			\$0.78		\$3,399.64
12/8/2025	AP	Intuit , Invoice #: 251208; Dec 2025		Operating Fund	\$325.00		\$3,724.64
12/17/2025	AP	Minuteman Press (Pompano), Invoice #: 86768; Envelopes			\$318.99		\$4,043.63
12/21/2025	AP	Steven Stephenne, Invoice #: 25-1221; Christmas		Operating Fund	\$150.00		\$4,193.63
Account Total					\$794.77	\$0.00	\$4,193.63
Beginning Balance				\$3,398.86			
Net Change				\$794.77			

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

Client: Island Club Four Inc
Account: 5720 - Screening Expenses

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$823.50
12/31/2025	AP	Applicant Information, Invoice #: INV-77793; Screening Expenses			\$45.75		\$869.25
Account Total					\$45.75	\$0.00	\$869.25
Beginning Balance				\$823.50			
Net Change				\$45.75			

Client: Island Club Four Inc
Account: 5760 - Telephone

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$3,325.60
12/1/2025	AP	Comcast, Invoice #: 251201-4215			\$148.48		\$3,474.08
12/10/2025	AP	Comcast, Invoice #: 251206-5212			\$117.55		\$3,591.63
Account Total					\$266.03	\$0.00	\$3,591.63
Beginning Balance				\$3,325.60			
Net Change				\$266.03			

Client: Island Club Four Inc
Account: 5780 - Website & Internet

Account Category: Administrative & Overhead
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$3,789.40
Account Total					\$0.00	\$0.00	\$3,789.40
Beginning Balance				\$3,789.40			
Net Change				\$0.00			

Client: Island Club Four Inc
Account: 5900 - Insurance

Account Category: Insurance
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$401,699.48
12/1/2025	GL	Flood 5/2/25-5/2/26		Operating Fund	\$3,265.91		\$404,965.39
12/1/2025	GL	Insurance 5/2/25-5/2/26		Operating Fund	\$35,771.36		\$440,736.75
12/17/2025	AP	All Florida Appraisal Group, Inc, Invoice #: 1225-P20384; Insurance Appraisal			\$650.00		\$441,386.75
Account Total					\$39,687.27	\$0.00	\$441,386.75
Beginning Balance				\$401,699.48			
Net Change				\$39,687.27			

Client: Island Club Four Inc
Account: 6100 - Cleaning/Janitorial Contract

Account Category: Contracts
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$14,013.20
12/21/2025	AP	Rightway Cleaning Services, Invoice #: 11; dec 2025			\$2,716.90		\$16,730.10
Account Total					\$2,716.90	\$0.00	\$16,730.10
Beginning Balance				\$14,013.20			
Net Change				\$2,716.90			

Client: Island Club Four Inc
Account: 6120 - Elevator Maint Contract

Account Category: Contracts
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$2,902.20
12/1/2025	AP	Delaware Elevator, Invoice #: 82031; Dec 2025			\$725.55		\$3,627.75

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

Account Total						\$725.55	\$0.00	\$3,627.75
Beginning Balance						\$2,902.20		
Net Change						\$725.55		

Client: Island Club Four Inc

Account Category: Contracts

Account: 6160 - Grounds Maint Contract

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$5,750.00
12/20/2025	AP	Empire Services Group of South Florida, Inc, Invoice #: INV346448; Dec 2025			\$1,100.00		\$6,850.00
Account Total					\$1,100.00	\$0.00	\$6,850.00
Beginning Balance					\$5,750.00		
Net Change					\$1,100.00		

Client: Island Club Four Inc

Account Category: Professional Fees

Account: 6200 - Accounting

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$4,600.00
12/1/2025	AP	Orchid Management, Invoice #: 1853; Dec 2025			\$1,000.00		\$5,600.00
Account Total					\$1,000.00	\$0.00	\$5,600.00
Beginning Balance					\$4,600.00		
Net Change					\$1,000.00		

Client: Island Club Four Inc

Account Category: Professional Fees

Account: 6220 - Annual Audit & Tax

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$2,072.63
Account Total					\$0.00	\$0.00	\$2,072.63
Beginning Balance					\$2,072.63		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Professional Fees

Account: 6240 - Legal Fees

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$14,212.20
12/27/2025	AP	Becker & Poliakoff PA , Invoice #: 5278351; 2026 Retainer Fee			\$300.00		\$14,512.20
12/31/2025	AP	Becker & Poliakoff PA , Invoice #: 5281407; Dec 2025 Legal Fees			\$278.74		\$14,790.94
12/31/2025	AP	Becker & Poliakoff PA , Invoice #: 5281369; Dec 2025 Legal Fees			\$780.56		\$15,571.50
Account Total					\$1,359.30	\$0.00	\$15,571.50
Beginning Balance					\$14,212.20		
Net Change					\$1,359.30		

Client: Island Club Four Inc

Account Category: Professional Fees

Account: 6280 - Management Fees

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$22,280.00
12/1/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00019; 12/1/2025-12/05/2025			\$435.00		\$22,715.00
12/8/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00020; 12/8/2025-12/12/2025			\$540.00		\$23,255.00
12/15/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00021; 12/15/2025-12/19/2025			\$540.00		\$23,795.00
12/22/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00022; 12/22/2025-12/26/2025			\$540.00		\$24,335.00

**Island Club Four Inc
General Ledger Report
12/1/2025 - 12/31/2025**

12/29/2025	AP	Maison de Luxe, Realty & Management, LLC, Invoice #: INV00023; 12/29/2025-01/02/2026	\$540.00	\$24,875.00
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Account Total	\$2,595.00	\$0.00	\$24,875.00
Beginning Balance	\$22,280.00		
Net Change	\$2,595.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6300 - Cleaning & Janitorial

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$24,102.77
Account Total					\$0.00	\$0.00	\$24,102.77
Beginning Balance					\$24,102.77		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6320 - Janitorial Supplies

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$359.17
Account Total					\$0.00	\$0.00	\$359.17
Beginning Balance					\$359.17		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6360 - Electrical Services

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$16,044.70
Account Total					\$0.00	\$0.00	\$16,044.70
Beginning Balance					\$16,044.70		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6380 - Elevator Repairs

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$7,007.79
Account Total					\$0.00	\$0.00	\$7,007.79
Beginning Balance					\$7,007.79		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6460 - Irrigation

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$1,185.00
Account Total					\$0.00	\$0.00	\$1,185.00
Beginning Balance					\$1,185.00		
Net Change					\$0.00		

Client: Island Club Four Inc

Account Category: Repairs & Maintenance

Account: 6480 - Landscaping & Grounds

Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$15,770.00
12/12/2025	AP	Green Worx Lawncare (PO Box 935181), Invoice #: 251210; DP for Fencing		Operating Fund	\$3,642.00		\$19,412.00
12/20/2025	AP	Empire Services Group of South Florida, Inc, Invoice #: INV346448; Dec 2025			\$250.00		\$19,662.00

**Island Club Four Inc
General Ledger Report
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Account Total		\$3,892.00	\$0.00	\$19,662.00
Beginning Balance		\$15,770.00		
Net Change		\$3,892.00		

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6500 - Tree Trimming	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance
Beginning Balance	
	\$4,125.00
Account Total	\$0.00 \$0.00 \$4,125.00
Beginning Balance	\$4,125.00
Net Change	\$0.00

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6540 - Life Safety System	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance
Beginning Balance	
	\$24,394.02
12/2/2025 AP	Everon, LLC, Invoice #: 160110107; Fire Inspection \$755.28 \$25,149.30
12/15/2025 AP	Everon, LLC, Invoice #: 160190026; Trouble Shooting \$80.25 \$25,229.55
12/24/2025 AP	Everon, LLC, Invoice #: 160230861; System Inspection Bldg K \$742.60 \$25,972.15
Account Total	\$1,578.13 \$0.00 \$25,972.15
Beginning Balance	\$24,394.02
Net Change	\$1,578.13

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6600 - Maintenance Supplies	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance
Beginning Balance	
	\$1,197.50
12/2/2025 AP	Lowe's, Invoice #: 251202-6416 \$385.39 \$1,582.89
Account Total	\$385.39 \$0.00 \$1,582.89
Beginning Balance	\$1,197.50
Net Change	\$385.39

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6630 - Painting Expenses	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance
Beginning Balance	
	\$91.89
Account Total	\$0.00 \$0.00 \$91.89
Beginning Balance	\$91.89
Net Change	\$0.00

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6660 - Pest Control	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance
Beginning Balance	
	\$8,631.79
12/1/2025 AP	Native Pest Control LLC, Invoice #: 1185317; Dec 2025 \$242.00 \$8,873.79
12/1/2025 AP	Native Pest Control LLC, Invoice #: 1185243; Dec 2025 \$373.89 \$9,247.68
Account Total	\$615.89 \$0.00 \$9,247.68
Beginning Balance	\$8,631.79
Net Change	\$615.89

Client: Island Club Four Inc	Account Category: Repairs & Maintenance
Account: 6680 - Plumbing Services	Account Type: Expense
Posting Date	Source Description
	Long Desc. Cost Center Debit Credit Balance

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Beginning Balance									\$8,025.00
12/15/2025	AP	Charles J Lasek, Invoice #: 251215-; Plumbing Repairs				\$800.00			\$8,825.00
Account Total						\$800.00	\$0.00		\$8,825.00
Beginning Balance								\$8,025.00	
Net Change								\$800.00	

Client: Island Club Four Inc
Account: 6720 - Recreation Facilities

Account Category: Repairs & Maintenance
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$145,200.00
12/1/2025	AP	Island Club Recreation Center, Invoice #: 251202; Dec 2025			\$12,100.00		\$157,300.00
Account Total					\$12,100.00	\$0.00	\$157,300.00
Beginning Balance							\$145,200.00
Net Change					\$12,100.00		

Client: Island Club Four Inc
Account: 6760 - General Building Repairs

Account Category: Repairs & Maintenance
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$8,752.79
Account Total					\$0.00	\$0.00	\$8,752.79
Beginning Balance							\$8,752.79
Net Change					\$0.00		

Client: Island Club Four Inc
Account: 7000 - Electricity

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$13,611.18
12/8/2025	AP	FPL, Invoice #: 251208-4420; 11/7/2025-12/08/2025			\$362.22		\$13,973.40
12/8/2025	AP	FPL, Invoice #: 251208-0425; 11/07/2025-12/08/2025			\$247.60		\$14,221.00
12/8/2025	AP	FPL, Invoice #: 251208-3431; 11/07/2025-12/08/2025			\$221.36		\$14,442.36
12/8/2025	AP	FPL, Invoice #: 251208-3447; 11/07/2025-12/08/2025			\$378.17		\$14,820.53
Account Total					\$1,209.35	\$0.00	\$14,820.53
Beginning Balance							\$13,611.18
Net Change					\$1,209.35		

Client: Island Club Four Inc
Account: 7040 - Sanitation

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$12,833.52
12/1/2025	AP	Coastal Waste & Recycling, Invoice #: WW0001606501; Dec 2025			\$1,064.07		\$13,897.59
12/5/2025	AP	Florida Property Supply, LLC, Invoice #: 67054			\$363.80		\$14,261.39
Account Total					\$1,427.87	\$0.00	\$14,261.39
Beginning Balance							\$12,833.52
Net Change					\$1,427.87		

Client: Island Club Four Inc
Account: 7060 - Water & Sewer

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$105,427.66
12/31/2025	AP	Island Club Recreation Center, Invoice #: 251231; 11/20/2025-12/18/2025 Water Bill			\$10,193.14		\$115,620.80
Account Total					\$10,193.14	\$0.00	\$115,620.80
Beginning Balance							\$105,427.66
Net Change					\$10,193.14		

Island Club Four Inc
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Client: Island Club Four Inc
Account: 7080 - Television Contract

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$79,297.96
12/1/2025	AP	Comcast, Invoice #: 251201-8967; Dec2025			\$6,299.59		\$85,597.55
Account Total					\$6,299.59	\$0.00	\$85,597.55
Beginning Balance				\$79,297.96			
Net Change				\$6,299.59			

Client: Island Club Four Inc
Account: 8900 - Budgetary Reserve Transfers

Account Category: Reserve Funding
Account Type: Expense

Posting Date	Source	Description	Long Desc.	Cost Center	Debit	Credit	Balance
Beginning Balance							\$142,083.37
12/18/2025	GL	Monthly Reserves Transfer		Reserve Fund	\$12,916.67		\$155,000.04
Account Total					\$12,916.67	\$0.00	\$155,000.04
Beginning Balance				\$142,083.37			
Net Change				\$12,916.67			