

**The Marina at the Bluffs Condominium Association, Inc.
June 30, 2026**

Table of Contents

<u>Consolidated Statements</u>	Page
Board Summary Report	1
Balance Sheet	2 - 3
Schedule of Changes in Reserve Fund Balances	4 - 7
Consolidated- Statement of Operating Revenues and Expenses	8 - 10
Summary - Operating Fund Balances By Building	11
Accounts Receivable - Aged Trial Balance	12 - 16
Prepaid Assessments	17 - 26
Prepaid Insurance	27
Prepaid & Accrued Expenses	28
Accounts Payables	29 - 31
Deferred Cable Compensation	32
Deferred Special Assessment	33 - 34
General Ledger Listing (separate pdf)	
Building Statements (separate pdf)	
Bank Statements and Reconciliations (separate pdf)	



The Marina at the Bluffs Condominium Association, Inc.
BOARD OF DIRECTORS
FINANCIAL REPORT SUMMARY
June 30, 2026

Reserve Fund Balance:		<u>\$4,273,171</u>
Operating Fund Balance Beginning		\$ 949,202
Net Income/(Loss) current year	\$ 269,263	0
Prior Period Adjustments		
Total Current Year Net Income/(Loss)		<u>\$ 269,263</u>
Operating Fund Surplus/(Deficit)		<u>\$1,218,465</u>

	Unaudited - Beg		Spec Assessmt		
	Bal 01-01-25	Income	Income	Expenses	Balance
Reserve Funds	4,023,713	326,009	-	(76,550)	<u>\$ 4,273,171</u>
				Common	1,659,546
				Buildings	<u>2,613,625</u>
					<u>\$ 4,273,171</u>
			AP-Reserves	06/30/26	-
					<u>\$ 4,273,171</u>



Balance Sheet - Detailed

The Marina at The Bluffs Condo Assoc Inc

As of: 06/30/2026

Assets

OPERATING CASH

10-00100-000	Southstate Bank Lockbox 6065	\$	435,859.20
10-00107-000	SouthState Operating ICS		1,682,203.44
10-00108-000	SouthState Operating 0454		162,383.49
10-00109-000	Due (To) From Reserves		(0.07)

TOTAL OPERATING CASH

\$ 2,280,446.06

OTHER ASSETS

14-00110-000	Accounts Receivable	\$	156,050.28
14-00113-000	Allowance for Bad Debt		(1,458.31)
14-00118-000	Accounts Receivable Elevator SA		21,456.37
14-00120-000	Prepaid Insurance		910,926.70
14-00122-000	Prepaid Expenses		26,920.98
14-00124-000	Property/Equipment		107,709.51
14-00125-000	Accumulated Depreciation		(108,709.51)
14-00126-000	Utility Deposits		14,354.00

TOTAL OTHER ASSETS

\$ 1,127,250.02

Total Assets

\$ 3,407,696.08

Liabilities & Equity

LIABILITIES

20-00210-000	Accounts Payable	\$	172,885.80
20-00211-000	Insurance Contracts Payable		447,907.37
20-00212-000	Accrued Expenses		36,116.58
20-00213-000	Lease Deposits		55,010.00
20-00214-000	Deferred Cable Revenue		88,000.00
20-00219-000	Prepaid Owner Assessments		652,241.82
20-00220-000	Prepaid Assessments-Previous Owners		1,276.74
20-00228-000	Deferred Special Assessment		325,523.42
20-00230-000	Southstate Loan		410,269.16

TOTAL LIABILITIES

\$ 2,189,230.89

EQUITY

35-00360-000	Prior Period Adjustments	\$	2,154.18
35-00370-000	Retained Earnings		947,047.70
	Net Income Gain / (Loss)		269,263.31

TOTAL EQUITY

\$ 1,218,465.19

Total Liabilities & Equity

\$ 3,407,696.08



Balance Sheet - Detailed

The Marina at The Bluffs Condo Assoc Inc

As of: 06/30/2026

Assets

RESERVE CASH

12-00116-000	Southstate MM Res 6943	\$	90,110.63
12-00117-000	SouthState Reserve ICS		4,183,057.40
12-00121-000	Due (To) From Operating		0.07

TOTAL RESERVE CASH		\$	4,273,168.10
---------------------------	--	-----------	---------------------

Total Assets

\$ 4,273,168.10

Liabilities & Equity

LIABILITIES

20-00200-000	Income Tax Payable	\$	9,237.00
--------------	--------------------	----	----------

TOTAL LIABILITIES		\$	9,237.00
--------------------------	--	-----------	-----------------

COMMON RESERVES

30-00240-000	Common Reserve -Intercoastal Erosion	\$	155,999.40
30-00241-000	Common Reserve - Pool Equip/Refurbish		88,708.63
30-00242-000	Common Reserve - Hurricane		1,398.94
30-00243-000	Common Reserve - Plant Replacement		7,139.68
30-00244-000	Common Reserve - Paving & Parking		330,549.96
30-00248-000	Common Reserve -Tennis Courts		31,275.33
30-00249-000	Common Reserve -Pool Furniture		17,388.51
30-00250-000	Common Reserve -Generators		136,598.98
30-00251-000	Common Reserve -Fire Pumps		103,719.64
30-00252-000	Common Reserve - Fire Alarms		155,591.90
30-00253-000	Common Reserve- Roofs		22,717.53
30-00255-000	Common Reserve - Painting		18,099.98
30-00257-000	Common Reserve -Interest		216,829.10
30-00260-000	Pooled Reserve Fund		260,000.40
30-00261-000	Common Reserve-Clubhouse/Mgmt Room		9,340.20
30-00262-000	Common Reserve- Restrooms		12,239.16
30-00263-000	Common Reserve-Sidewalks/Pavers		92,363.04
30-00264-000	Common Reserve-Electrical		16,001.04
30-00265-000	Common Reserve-Tennis Court Lighting		1,251.24
30-00266-000	Common Reserve-Path Lighting		2,404.92

TOTAL COMMON RESERVES		\$	1,679,617.58
------------------------------	--	-----------	---------------------

BUILDING RESERVES

31-00246-000	Building Reserve - Elevator	\$	619,275.86
31-00254-000	Building Reserve - Roof		730,711.25
31-00256-000	Building Reserve - Painting		962,450.81
31-00259-000	Building Reserve - Ins Deductible		19,746.00
31-00270-000	Building Reserve- Railings Bldg 501-1701		63,002.16
31-00271-000	Building Reserve- Railings Bldg 1801-2601		133,880.04
31-00272-000	Building Reserve- Plumbing		3,199.68
31-00274-000	Building Reserve- Structural		52,047.72
	Net Income Gain / (Loss)		-

TOTAL BUILDING RESERVES		\$	2,584,313.52
--------------------------------	--	-----------	---------------------

Total Liabilities & Equity

\$ 4,273,168.10

The Marina at the Bluffs Condominium Association, Inc.
Schedule of Changes in Reserve Fund Balances
June 30, 2026

	Unaudited Balance 12/31/25	Additions to Fund	Special Assessment	Charges to Fund	Balance 06/30/26
BUILDING 501					
Building Reserves					
Elevators	32,936.31	0.00		-	32,936.31
Roofs	31,938.09	0.00	-	-	31,938.09
Painting	38,495.66	0.00			38,495.66
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,210.50	0.00			1,210.50
	111,938.12	0.00	0.00	0.00	111,938.12
BUILDING 601					
Building Reserves					
Elevators	34,081.95	0.00		-	34,081.95
Roofs	32,114.65	0.00	0.00	0.00	32,114.65
Painting	44,345.34	0.00			44,345.34
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,151.70	0.00			1,151.70
	119,051.20	0.00	0.00	0.00	119,051.20
BUILDING 701					
Building Reserves					
Elevators	35,533.33	0.00		-	35,533.33
Roofs	31,641.30	0.00	0.00	0.00	31,641.30
Painting	45,045.34	0.00			45,045.34
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,286.60	0.00			1,286.60
	120,864.13	0.00	0.00	0.00	120,864.13
BUILDING 801					
Building Reserves					
Elevators	21,076.53	0.00		-	21,076.53
Roofs	31,854.03	0.00	0.00	0.00	31,854.03
Painting	39,795.02	0.00			39,795.02
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,295.80	0.00			1,295.80
	101,378.94	0.00	0.00	0.00	101,378.94
BUILDING 901					
Building Reserves					
Elevators	33,764.98	0.00		-	33,764.98
Roofs	31,556.17	0.00	0.00	0.00	31,556.17
Painting	44,344.86	0.00			44,344.86
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,193.28	0.00			1,193.28
	118,216.85	0.00	0.00	0.00	118,216.85
BUILDING 1001					
Building Reserves					
Elevators	26,384.14	0.00		-	26,384.14
Roofs	31,577.91	0.00	0.00	0.00	31,577.91
Painting	45,045.66	0.00		0.00	45,045.66
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,436.84	0.00			1,436.84
	111,802.11	0.00	0.00	0.00	111,802.11
BUILDING 1101					
Building Reserves					
Elevators	34,177.87	0.00		-	34,177.87

Roofs	31,971.85	0.00	0.00	0.00	31,971.85
Painting	45,045.34	0.00			45,045.34
Insurance deductible	6,310.00				6,310.00
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,691.14	0.00			1,691.14
	126,553.76	0.00	0.00	0.00	126,553.76
BUILDING 1201					
Building Reserves					
Elevators	34,294.54	0.00		-	34,294.54
Roofs	32,133.17	0.00	0.00	0.00	32,133.17
Painting	44,345.78	0.00			44,345.78
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,048.30	0.00			1,048.30
	119,179.35	0.00	0.00	0.00	119,179.35
BUILDING 1301					
Building Reserves					
Elevators	34,859.87	0.00		-	34,859.87
Roofs	31,825.73	0.00	0.00	0.00	31,825.73
Painting	45,045.78	0.00			45,045.78
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,228.36	0.00			1,228.36
	120,317.30	0.00	0.00	0.00	120,317.30
BUILDING 1401					
Building Reserves					
Elevators	33,575.74	0.00		-	33,575.74
Roofs	31,377.26	0.00	0.00	0.00	31,377.26
Painting	45,045.34	0.00			45,045.34
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,112.68	0.00			1,112.68
	118,468.58	0.00	0.00	0.00	118,468.58
BUILDING 1501					
Building Reserves					
Elevators	38,340.86	0.00		-	38,340.86
Roofs	32,128.35	0.00	0.00	0.00	32,128.35
Painting	45,044.98	0.00			45,044.98
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,117.24	0.00			1,117.24
	123,988.99	0.00	0.00	0.00	123,988.99
BUILDING 1601					
Building Reserves					
Elevators	(9,451.50)	0.00		(43,265.00)	(52,716.50)
Roofs	31,909.98	0.00	0.00	0.00	31,909.98
Painting	45,044.90	0.00			45,044.90
Insurance deductible	6,578.00				6,578.00
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,102.64	0.00			1,102.64
	82,541.58	0.00	0.00	(43,265.00)	39,276.58
BUILDING 1701					
Building Reserves					
Elevators	32,065.15	0.00		-	32,065.15
Roofs	31,754.70	0.00	0.00	0.00	31,754.70
Painting	44,345.22	0.00			44,345.22
Railings	4,846.32	0.00			4,846.32
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,292.20	0.00			1,292.20
	116,814.83	0.00	0.00	0.00	116,814.83
BUILDING 1801					
Building Reserves					

Elevators	36,674.11	0.00		-	36,674.11
Roofs	34,742.72	0.00	0.00	0.00	34,742.72
Painting	44,347.02	0.00			44,347.02
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	2,099.16	0.00			2,099.16
	135,249.81	0.00	0.00	0.00	135,249.81
BUILDING 1901					
Building Reserves					
Elevators	31,209.35	0.00		-	31,209.35
Roofs	35,012.78	0.00	0.00	0.00	35,012.78
Painting	47,045.02	0.00		0.00	47,045.02
Railings	14,875.56	0.00		0.00	14,875.56
Plumbing	145.44	0.00		0.00	145.44
Structural	2,365.80	0.00		0.00	2,365.80
Interest	1,489.76	0.00			1,489.76
	132,143.71	0.00	0.00	0.00	132,143.71
BUILDING 2001					
Building Reserves					
Elevators	33,880.63	0.00		-	33,880.63
Roofs	35,346.11	0.00	0.00	0.00	35,346.11
Painting	47,045.22	0.00			47,045.22
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,427.60	0.00			1,427.60
	135,086.36	0.00	0.00	0.00	135,086.36
BUILDING 2101					
Building Reserves					
Elevators	33,310.51	0.00		-	33,310.51
Roofs	35,383.39	0.00	0.00	-	35,383.39
Painting	17,794.98	0.00		(29,250.00)	(11,455.02)
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,312.16	0.00			1,312.16
	105,187.84	0.00	0.00	(29,250.00)	75,937.84
BUILDING 2201					
Building Reserves					
Elevators	34,159.82	0.00		-	34,159.82
Roofs	33,898.40	0.00	0.00	0.00	33,898.40
Painting	47,044.94	0.00			47,044.94
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,443.24	0.00			1,443.24
	133,933.20	0.00	0.00	0.00	133,933.20
BUILDING 2301					
Building Reserves					
Elevators	35,855.22	0.00		-	35,855.22
Roofs	35,537.93	0.00	0.00	0.00	35,537.93
Painting	47,045.68	0.00			47,045.68
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,685.88	0.00			1,685.88
	137,511.51	0.00	0.00	0.00	137,511.51
BUILDING 2401					
Building Reserves					
Elevators	(8,977.54)	0.00			(8,977.54)
Roofs	34,840.39	0.00	0.00	0.00	34,840.39
Painting	47,045.67	0.00			47,045.67
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,288.90	0.00			1,288.90
	91,584.22	0.00	0.00	0.00	91,584.22
BUILDING 2501					
Building Reserves					
Elevators	22,145.05	0.00		-	22,145.05

Roofs	34,959.28	0.00	0.00	0.00	34,959.28
Painting	47,045.47	0.00			47,045.47
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,031.88	0.00			1,031.88
	122,568.48	0.00	0.00	0.00	122,568.48
BUILDING 2601					
Building Reserves					
Elevators	19,384.99	0.00		-	19,384.99
Roofs	36,207.48	0.00	0.00	0.00	36,207.48
Painting	47,045.63	0.00			47,045.63
Insurance deductible	6,858.00				6,858.00
Railings	14,875.56	0.00			14,875.56
Plumbing	145.44	0.00			145.44
Structural	2,365.80	0.00			2,365.80
Interest	1,361.10	0.00			1,361.10
	128,244.00	0.00	0.00	0.00	128,244.00
BUILDING CONSOLIDATED					
Common Reserves:					
260 Pooled Reserve Fund	0	260,000.47			260,000.47
241 Pool Equip/Refurb	94,724.88	-		(6,016.25)	88,708.63
242 Hurricane	1,398.94	-			1,398.94
240 Erosion	170,999.40	-		(15,000.00)	155,999.40
243 Plant Replacement	15,363.62	-		(8,223.94)	7,139.68
244 Pavement/Pkg lots	360,545.15	-		(29,995.55)	330,549.60
248 Tennis Court	42,025.33	-		(10,750.00)	31,275.33
249 Pool Furniture	17,388.51	-			17,388.51
250 Generators	136,598.98	-			136,598.98
251 Fire Pumps	110,284.14	-		(6,564.50)	103,719.64
252 Fire Alarms	155,591.90	-			155,591.90
253 Roofs - Common	22,717.53	-			22,717.53
255 Painting - Common	18,099.98	-			18,099.98
261 Clubhouse/Management Roo	9,340.20	-			9,340.20
262 Restrooms	12,239.16	-			12,239.16
263 Sidewalks/Pavers	92,363.04	-			92,363.04
264 Electrical	16,001.04	-			16,001.04
265 Tennis Court Lighting	1,251.24	-			1,251.24
266 Path Lighting	2,404.24	-			2,404.24
257 Common Interest	130,750.01	66,008.13			196,758.14
	1,410,087.29	326,008.60	0.00	(76,550.24)	1,659,545.65
Building Reserves					
246 Elevators	619,281.92	0.00	0.00		619,281.92
254 Roofs	730,711.25	0.00	0.00		730,711.25
256 Painting	962,448.85	0.00	0.00		962,448.85
259 Insurance deductible	19,746.00	0.00	0.00		19,746.00
270 Railings Buildings 501-1701	63,002.16	0.00			63,002.16
271 Railings Buildings 1801-2601	133,880.04	0.00			133,880.04
272 Plumbing	3,199.68	0.00			3,199.68
274 Structural	52,047.60	0.00			52,047.60
257 Interest	29,307.96	0.00	0.00		29,307.96
	2,613,625.46	0.00	0.00	0.00	2,613,625.46
TOTAL	4,023,712.75	326,008.60	0.00	(76,550.24)	4,273,171.11

LIST OF DISBURSEMENTS:

<u>Date</u>	<u>Vendor</u>	<u>Amount</u>
01/01/26	American Landscaping LLC	\$4,946.67
02/16/26	Business Card	\$2,527.27
02/18/26	American Landscaping LLC	\$750.00
03/11/26	Construction Technology Inc	\$15,000.00
03/26/26	Rybil Services LLC	\$6,016.25
03/27/26	The Paving Lady	\$27,652.09
04/23/26	Fast Dry LLC	\$10,750.00
05/07/26	RMS ARC Solutions	\$6,564.50
06/08/26	The Paving Lady	\$2,343.46
Total Expenditures		\$76,550.24



Income Statement

The Marina at The Bluffs Condo Assoc Inc

From 06/01/2026 to 06/30/2026

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
INCOME							
INCOME							
00401 Members Assessments	\$ 336,943.86	\$ 336,943.20	\$ 0.66	\$2,021,673.76	\$2,021,659.20	\$ 14.56	\$4,043,319.06
00405 Bldg Property Insurance Assessment	\$ 176,164.34	\$ 176,164.34	\$ -	\$1,056,986.04	\$1,056,986.04	\$ -	\$2,113,972.08
00410 Milestone Inspection SA Income	\$ 410,269.20	\$ -	\$ 410,269.20	\$651,678.06	\$ -	\$651,678.06	\$ -
00414 Cable Contract Revenue	\$ 1,100.00	\$ -	\$ 1,100.00	\$ 6,600.00	\$ -	\$ 6,600.00	\$ -
00425 Late Fee Income	(\$ 25.00)	\$ -	(\$ 25.00)	\$ 2,825.00	\$ -	\$ 2,825.00	\$ -
00430 Interest Income	\$ 292.53	\$ -	\$ 292.53	\$ 1,868.18	\$ -	\$ 1,868.18	\$ -
00431 Owner Interest Income	\$ 57.90	\$ -	\$ 57.90	\$ 2,040.62	\$ -	\$ 2,040.62	\$ -
00444 Miscellaneous Income	\$ 1,424.87	\$ 2,083.40	(\$ 658.53)	\$ 12,593.40	\$ 12,500.40	\$ 93.00	\$ 25,000.00
00450 Application Fees	\$ 2,000.00	\$ -	\$ 2,000.00	\$ 10,900.00	\$ -	\$ 10,900.00	\$ -
TOTAL INCOME	\$ 928,227.70	\$ 515,190.94	\$ 413,036.76	\$3,767,165.06	\$3,091,145.64	\$676,019.42	\$6,182,291.14
TOTAL INCOME	\$ 928,227.70	\$515,190.94	\$ 413,036.76	\$3,767,165.06	\$3,091,145.64	\$676,019.42	\$6,182,291.14
EXPENSES AND RESERVE FUNDING							
ADMINISTRATIVE EXPENSES							
00503 Line of Credit	\$ -	\$ 416.67	\$ 416.67	\$ -	\$ 2,500.02	\$ 2,500.02	\$ 5,000.00
00505 Legal	\$ -	\$ 12,500.00	\$ 12,500.00	\$ 36,400.01	\$ 75,000.00	\$ 38,599.99	\$150,000.00
00506 Audit/Tax Prep	\$ -	\$ 1,875.00	\$ 1,875.00	\$ 10,850.00	\$ 11,250.00	\$ 400.00	\$ 22,500.00
00507 Insurance Claim Expense	\$ -	\$ 833.33	\$ 833.33	\$ -	\$ 4,999.98	\$ 4,999.98	\$ 10,000.00
00520 Board Meeting	\$ -	\$ 1,000.00	\$ 1,000.00	\$ -	\$ 6,000.00	\$ 6,000.00	\$ 12,000.00
00521 Office Supplies	\$ 2,202.64	\$ 2,916.67	\$ 714.03	\$ 15,342.65	\$ 17,500.02	\$ 2,157.37	\$ 35,000.00
00522 Office Equipment Rental	\$ 901.23	\$ 666.67	(\$ 234.56)	\$ 2,509.52	\$ 4,000.02	\$ 1,490.50	\$ 8,000.00
00524 Office Payroll	\$ 5,768.00	\$ 5,000.00	(\$ 768.00)	\$ 30,674.00	\$ 30,000.00	(\$ 674.00)	\$ 60,000.00
00525 Management Payroll	\$ 14,423.15	\$ 12,705.00	(\$ 1,718.15)	\$ 75,000.38	\$ 76,230.00	\$ 1,229.62	\$152,460.00
00526 Payroll Taxes	\$ 2,274.39	\$ 2,916.67	\$ 642.28	\$ 12,509.84	\$ 17,500.02	\$ 4,990.18	\$ 35,000.00
00527 Payroll Other/ Bonus	\$ 306.20	\$ 750.00	\$ 443.80	\$ 2,500.49	\$ 4,500.00	\$ 1,999.51	\$ 9,000.00
00530 Fees & Licenses	\$ 1,139.73	\$ 833.33	(\$ 306.40)	\$ 14,222.55	\$ 4,999.98	(\$ 9,222.57)	\$ 10,000.00
00532 Bank Charges	\$ -	\$ 8.33	\$ 8.33	\$ 3,034.60	\$ 49.98	(\$ 2,984.62)	\$ 100.00
00533 Inspections	\$ 760.00	\$ 1,666.67	\$ 906.67	\$ 6,320.00	\$ 10,000.02	\$ 3,680.02	\$ 20,000.00
00534 Printing	\$ -	\$ 666.67	\$ 666.67	\$ -	\$ 4,000.02	\$ 4,000.02	\$ 8,000.00
00535 Engineering	\$ 965.00	\$ 2,083.33	\$ 1,118.33	\$ 16,727.29	\$ 12,499.98	(\$ 4,227.31)	\$ 25,000.00
00540 Postage	\$ 971.02	\$ 500.00	(\$ 471.02)	\$ 3,318.26	\$ 3,000.00	(\$ 318.26)	\$ 6,000.00
00541 Newsletter	\$ 152.49	\$ 75.00	(\$ 77.49)	\$ 152.49	\$ 450.00	\$ 297.51	\$ 900.00
00573 Bad Debt	\$ -	\$ 75.00	\$ 75.00	\$ -	\$ 450.00	\$ 450.00	\$ 900.00
00701 Maintenance Payroll	\$ 20,473.00	\$ 17,500.00	(\$ 2,973.00)	\$106,627.00	\$105,000.00	(\$ 1,627.00)	\$210,000.00
TOTAL ADMINISTRATIVE EXPENSES	\$ 50,336.85	\$ 64,988.34	\$ 14,651.49	\$336,189.08	\$389,930.04	\$53,740.96	\$779,860.00
BLDG INSURANCE							
00515 Insurance Property Bldg	\$ 70,320.57	\$ 153,918.67	\$ 83,598.10	\$773,240.52	\$923,512.02	\$150,271.50	\$1,847,024.00
TOTAL BLDG INSURANCE	\$ 70,320.57	\$ 153,918.67	\$ 83,598.10	\$773,240.52	\$923,512.02	\$150,271.50	\$1,847,024.00

Income Statement

The Marina at The Bluffs Condo Assoc Inc

From 06/01/2026 to 06/30/2026

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
COMMON INSURANCE							
00509 Ins-General Liability	\$8,194.20	\$10,374.58	\$2,180.38	\$55,071.00	\$62,247.48	\$7,176.48	\$124,495.00
00510 Ins- Health	\$7,421.21	\$6,250.00	(\$1,171.21)	\$48,022.73	\$37,500.00	(\$10,522.73)	\$75,000.00
00511 Ins-Fidelity Bond	\$119.94	\$125.67	\$5.73	\$691.24	\$754.02	\$62.78	\$1,508.00
00512 Insurance - Workers Comp	\$101.07	\$474.00	\$372.93	\$2,255.67	\$2,844.00	\$588.33	\$5,688.00
00517 Ins-Umbrella	\$1,920.34	\$1,280.67	(\$639.67)	\$7,741.69	\$7,684.02	(\$57.67)	\$15,368.00
00518 Insurance -Finance Charge	\$1,202.76	\$3,013.17	\$1,810.41	\$14,898.91	\$18,079.02	\$3,180.11	\$36,158.00
00519 Insurance - D&O	\$958.63	\$727.58	(\$231.05)	\$4,265.68	\$4,365.48	\$99.80	\$8,731.00
TOTAL COMMON INSURANCE	\$19,918.15	\$22,245.67	\$2,327.52	\$132,946.92	\$133,474.02	\$527.10	\$266,948.00
CONTRACTS							
00529 Management Services	\$6,321.80	\$5,033.33	(\$1,288.47)	\$30,909.89	\$30,199.98	(\$709.91)	\$60,400.00
00536 Security Patrol	\$6,054.23	\$7,000.00	\$945.77	\$39,745.43	\$42,000.00	\$2,254.57	\$84,000.00
00634 Mangrove Trimmng	\$-	\$416.67	\$416.67	\$2,132.00	\$2,500.02	\$368.02	\$5,000.00
00636 Farmer & Irwin	\$3,321.20	\$4,031.42	\$710.22	\$20,924.49	\$24,188.52	\$3,264.03	\$48,377.00
00638 Elevator Contract	\$7,467.63	\$3,750.00	(\$3,717.63)	\$25,617.63	\$22,500.00	(\$3,117.63)	\$45,000.00
00640 Tree Trimming	\$25,230.00	\$6,250.00	(\$18,980.00)	\$63,305.00	\$37,500.00	(\$25,805.00)	\$75,000.00
00676 Pressure Cleaning	\$12,000.00	\$1,875.00	(\$10,125.00)	\$12,000.00	\$11,250.00	(\$750.00)	\$22,500.00
00678 Generator Maintenance	\$-	\$1,166.67	\$1,166.67	\$1,128.90	\$7,000.02	\$5,871.12	\$14,000.00
00680 Landscape Maintenance	\$12,783.33	\$14,591.67	\$1,808.34	\$76,699.98	\$87,550.02	\$10,850.04	\$175,100.00
00685 Pest Control /Fertilization-Landscape	\$3,272.00	\$3,272.33	\$0.33	\$22,904.00	\$19,633.98	(\$3,270.02)	\$39,268.00
00688 Janitorial Maintenance Contract	\$15,603.63	\$15,833.33	\$229.70	\$93,621.78	\$94,999.98	\$1,378.20	\$190,000.00
00689 Fire Extingusher Service	\$-	\$137.50	\$137.50	\$-	\$825.00	\$825.00	\$1,650.00
TOTAL CONTRACTS	\$92,292.32	\$63,607.92	(\$28,684.40)	\$390,420.10	\$381,647.52	(\$8,772.58)	\$763,295.00
LANDSCAPE EXPENSES							
00625 Landscape Maintenance	\$1,595.03	\$11,833.33	\$10,238.30	\$105,644.19	\$70,999.98	(\$34,644.21)	\$142,000.00
00630 Irrigation Supplies	\$2,030.22	\$1,666.67	(\$363.55)	\$9,735.14	\$10,000.02	\$264.88	\$20,000.00
00681 Plant Replacements	\$-	\$3,166.67	\$3,166.67	\$2,783.48	\$19,000.02	\$16,216.54	\$38,000.00
00682 Mulch	\$-	\$2,916.67	\$2,916.67	\$-	\$17,500.02	\$17,500.02	\$35,000.00
TOTAL LANDSCAPE EXPENSES	\$3,625.25	\$19,583.34	\$15,958.09	\$118,162.81	\$117,500.04	(\$662.77)	\$235,000.00
MAINTENANCE							
00601 R&M Bocci Court	\$-	\$416.67	\$416.67	\$1,261.31	\$2,500.02	\$1,238.71	\$5,000.00
00602 R&M Tennis Court	\$-	\$416.67	\$416.67	\$-	\$2,500.02	\$2,500.02	\$5,000.00
00603 R&M Club House	\$12,032.50	\$1,666.67	(\$10,365.83)	\$13,360.49	\$10,000.02	(\$3,360.47)	\$20,000.00
00604 R&M Building	\$35,581.40	\$20,833.33	(\$14,748.07)	\$118,299.27	\$124,999.98	\$6,700.71	\$250,000.00
00605 R&M Gas & Oil	\$639.12	\$375.00	(\$264.12)	\$1,627.23	\$2,250.00	\$622.77	\$4,500.00
00608 R&M Fire System	\$5,594.00	\$5,833.33	\$239.33	\$20,476.00	\$34,999.98	\$14,523.98	\$70,000.00
00609 R&M Fire Pump	\$70.60	\$416.67	\$346.07	\$1,370.60	\$2,500.02	\$1,129.42	\$5,000.00
00610 R&M Fire Alarm	\$2,614.93	\$1,250.00	(\$1,364.93)	\$26,666.60	\$7,500.00	(\$19,166.60)	\$15,000.00
00650 R&M Pool /Chemicals	\$3,661.75	\$4,833.33	\$1,171.58	\$20,678.89	\$28,999.98	\$8,321.09	\$58,000.00
00677 R&M Elevator	\$15,086.45	\$2,500.00	(\$12,586.45)	\$41,198.83	\$15,000.00	(\$26,198.83)	\$30,000.00
00690 R&M Trash Removal	\$8,084.18	\$9,583.33	\$1,499.15	\$48,505.08	\$57,499.98	\$8,994.90	\$115,000.00
00700 R&M Misc	(\$281.99)	\$5,833.33	\$6,115.32	\$19,205.98	\$34,999.98	\$15,794.00	\$70,000.00
TOTAL MAINTENANCE	\$83,082.94	\$53,958.33	(\$29,124.61)	\$312,650.28	\$323,749.98	\$11,099.70	\$647,500.00

Income Statement

The Marina at The Bluffs Condo Assoc Inc

From 06/01/2026 to 06/30/2026

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
UTILITIES							
00551 Electricity	\$7,633.29	\$9,600.00	\$1,966.71	\$43,817.59	\$57,600.00	\$13,782.41	\$115,200.00
00552 Water	\$36,116.58	\$43,750.00	\$7,633.42	\$221,677.73	\$262,500.00	\$40,822.27	\$525,000.00
00553 Sewer	\$17,659.03	\$22,360.42	\$4,701.39	\$103,433.73	\$134,162.52	\$30,728.79	\$268,325.00
00571 Telephone	\$2,760.05	\$2,750.00	(\$10.05)	\$18,284.07	\$16,500.00	(\$1,784.07)	\$33,000.00
00687 Cable	\$55,625.11	\$53,553.25	(\$2,071.86)	\$327,476.79	\$321,319.50	(\$6,157.29)	\$642,639.00
TOTAL UTILITIES	\$119,794.06	\$132,013.67	\$12,219.61	\$714,689.91	\$792,082.02	\$77,392.11	\$1,584,164.00
OTHER EXPENSES							
00537 Miscellaneous Expense	\$26,456.80	\$4,166.67	(\$22,290.13)	\$52,063.17	\$25,000.02	(\$27,063.15)	\$50,000.00
00538 Hurricane Expense	\$-	\$708.33	\$708.33	\$-	\$4,249.98	\$4,249.98	\$8,500.00
00546 S/A Elevator Life Safety/Modern	\$-	\$-	\$-	\$18,429.41	\$-	(\$18,429.41)	\$-
00547 S/A Fire Panel Replacement	\$36,483.90	\$-	(\$36,483.90)	\$51,888.11	\$-	(\$51,888.11)	\$-
00548 Milestone Inspection Repairs	\$90,434.54	\$-	(\$90,434.54)	\$597,221.44	\$-	(\$597,221.44)	\$-
TOTAL OTHER EXPENSES	\$153,375.24	\$4,875.00	(\$148,500.24)	\$719,602.13	\$29,250.00	(\$690,352.13)	\$58,500.00
BUILDING ALLOCATION							
08000 Allocation to Building	\$-	\$-	\$-	\$-	\$-	\$-	\$-
TOTAL BUILDING ALLOCATION	\$-	\$-	\$-	\$-	\$-	\$0.00	\$-
TOTAL DISBURSEMENTS	\$592,745.38	\$515,190.94	(\$77,554.44)	\$3,497,901.75	\$3,091,145.64	(\$406,756.11)	\$6,182,291.00
RESERVE FUND INCOME							
00407 Reserve Income - Common	\$43,333.40	\$43,333.40	\$-	\$260,000.40	\$260,000.40	\$-	\$519,999.92
TOTAL INCOME	\$43,333.40	\$43,333.40	\$-	\$260,000.40	\$260,000.40	\$0.00	\$519,999.92
RESERVE EXPENSE							
COMMON RESERVES							
TOTAL COMMON RESERVES	\$43,333.40	\$43,333.40	\$-	\$260,000.40	\$260,000.40	\$0.00	\$519,999.92
	\$335,482.32	\$0.00	\$-	\$269,263.31	\$0.00	\$-	\$0.14
NET INCREASE (DECREASE)	\$335,482.32	\$0.00	\$-	\$269,263.31	\$0.00	\$-	\$0.14

The Marina at the Bluffs Condominium Association, Inc.
Operating Fund Balances by Building
June 30, 2026

Building	Fund Balance 12/31/25	YTD Net Income /(Deficit) 06/30/26	Fund Balance (Deficit) 06/30/26
370-005	72,921.70	6,096.82	79,018.52
370-006	53,545.56	6,946.30	60,491.86
370-007	93,195.93	16,623.13	109,819.06
370-008	62,939.60	3,022.85	65,962.45
370-009	72,340.13	9,582.81	81,922.94
370-010	67,487.78	10,100.62	77,588.40
370-011	(28,699.06)	12,404.18	(16,294.88)
370-012	25,965.36	14,722.71	40,688.07
370-013	(15,323.97)	(3,684.55)	(19,008.52)
370-014	41,542.94	(91,031.92)	(49,488.98)
370-015	81,260.82	(53,567.39)	27,693.43
370-016	31,386.29	7,136.77	38,523.06
370-017	28,012.20	10,818.98	38,831.18
370-018	86,028.84	10,608.61	96,637.45
370-019	73,350.74	16,452.33	89,803.07
370-020	174,494.99	1,101.32	175,596.31
370-021	117,813.58	17,877.32	135,690.90
370-022	27,985.15	(140,011.47)	(112,026.32)
370-023	50,168.32	12,081.38	62,249.70
370-024	63,833.75	1,932.89	65,766.64
370-025	(142,306.59)	256,231.77	113,925.18
370-026	(90,896.29)	143,817.85	52,921.56
Prior Period Adj	2,154.18		2,154.18
	949,201.95	269,263.31	1,218,465.26

Combined Net Income

-
-
-
-



Homeowner Aging Report

The Marina at The Bluffs Condo Assoc Inc

End Date: 06/30/2026

Description	Current	Over 30	Over 60	Over 90	Balance
563-09503 - Albert Tagliaferri** Owner					Last Payment: \$1,949.59 on 08/28/2024
901 Seafarer Circle Unit 503					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$28.72	\$28.72	\$2,583.00	\$22,822.08	\$25,462.52
563-19103 - Yasuko Moore** Owner					Last Payment: \$3,157.18 on 04/05/2025
1901 Marina Isle Way Unit 103 Lot 103					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$29.18	\$3,280.89	\$2,583.46	\$17,379.55	\$23,273.08
563-24104 - Peter Boll** & Joan Boll** Owner					Last Payment: \$3,181.14 on 08/27/2025
2401 Marina Isle Way Unit 104					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$19,517.16	\$22,071.44
563-08504 - Max Spurgeon** & Esperanza Spurgeon** Owner					Last Payment: \$9,575.98 on 07/16/2025
801 Seafarer Circle Unit 504					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$1,059.87	\$0.00	\$3,904.28	\$10,694.01	\$15,658.16
563-26202 - Kim M. Boehm Owner					Last Payment: \$2,529.28 on 04/07/2026
2601 Marina Isle Way Unit 202					
Total:	\$13,675.64	\$0.00	\$0.00	\$0.00	\$13,675.64
563-26101 - Nicholas Haridopolos Owner					Last Payment: \$3,512.53 on 06/23/2026
2601 Marina Isle Way Unit 101					
Total:	\$10,163.11	\$0.00	\$0.00	\$0.00	\$10,163.11
563-26205 - Robert Urban & Barbara Urban Owner					Last Payment: \$3,512.53 on 06/22/2026
2601 Marina Isle Way Unit 205					
Total:	\$10,163.11	\$0.00	\$0.00	\$0.00	\$10,163.11
563-26105 - William McGuinness & Karen McGuinness Owner					Last Payment: \$3,512.53 on 06/22/2026
2601 Marina Isle Way Unit 105					
Total:	\$7,633.83	\$0.00	\$0.00	\$0.00	\$7,633.83
563-26302 - Girard Pahigian & Anne Pahigian Owner					Last Payment: \$3,512.53 on 06/17/2026
2601 Marina Isle Way Unit 302					
Total:	\$7,633.83	\$0.00	\$0.00	\$0.00	\$7,633.83
563-07505 - Claudia Apey** Owner					Last Payment: \$3,098.44 on 10/29/2025
701 Seafarer Circle Unit 505					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$2,554.28	\$5,108.56
563-13304 - David Holdorf** & Mary Holdorf** Owner					Last Payment: \$1,445.61 on 02/03/2026
1301 Seafarer Circle Unit 304					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$2,554.28	\$5,108.56
563-17402 - Jose Luis Gutierrez-Azpe** & Norma Mayela Albarran De Los Rios** Owner					Last Payment: \$8,225.99 on 12/12/2025
1701 Marina Isle Way Unit 402					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$2,554.28	\$5,108.56



Homeowner Aging Report

The Marina at The Bluffs Condo Assoc Inc

End Date: 06/30/2026

Description	Current	Over 30	Over 60	Over 90	Balance
563-07401 - Keith Michael Murphy** Owner					Last Payment: \$14,000.00 on 11/06/2025
701 Seafarer Circle Unit 401 Lot 401					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$1,662.66	\$4,216.94
563-25106 - Cathy Womersley Owner					Last Payment: \$2,776.20 on 05/06/2026
2501 Marina Isle Way Unit 106					
Total:	\$0.00	\$291.35	\$0.00	\$2,459.84	\$2,751.19
563-07203 - Rafael Carmelo & Dawn Carmelo Owner					Last Payment: \$2,554.28 on 02/16/2026
701 Seafarer Circle Unit 203 Lot 203					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$0.00	\$2,554.28
563-11406 - Lee Ann Campisi Owner					Last Payment: \$2,554.28 on 03/25/2026
1101 Seafarer Circle Unit 406					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$0.00	\$2,554.28
563-13504 - Frank Bandl & Theresa Tropin Owner					Last Payment: \$9,400.00 on 03/11/2026
1301 Seafarer Circle Unit 504					
Total:	\$0.00	\$0.00	\$2,554.28	\$0.00	\$2,554.28
563-19502 - Patrick F. McKenna Jr Owner					Last Payment: \$2,529.28 on 01/01/2026
1901 Marina Isle Way Unit 502					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,554.28	\$0.00	\$2,554.28
563-16202 - William Rene Steel Owner					Last Payment: \$3,000.00 on 04/02/2026
1601 Marina Isle Way Unit 202					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$2,108.56	\$0.00	\$2,108.56
563-19402 - James Colasante & Virginia Colasante Owner					Last Payment: \$2,529.28 on 04/05/2026
1901 Marina Isle Way Unit 402 Lot 402					
Total:	\$0.00	\$0.00	\$0.00	\$1,918.13	\$1,918.13
563-12104 - Tadeusz Alberski & Beata Alberski Owner					Last Payment: \$2,529.28 on 04/05/2026
1201 Seafarer Circle Unit 104					
Total:	\$0.00	\$0.00	\$0.00	\$1,768.83	\$1,768.83
563-23503 - Gilbane Real Estate LLC Owner					Last Payment: \$1,068.88 on 04/27/2026
2301 Marina Isle Way Unit 503					
					Collection Attorney: BECKER & POLIAKOFF PA
Total:	\$0.00	\$0.00	\$1,485.40	\$0.00	\$1,485.40
563-16106 - Zeb Moree LLC Previous Owner					Last Payment: \$2,554.28 on 05/07/2026
1601 Marina Isle Way Unit 106 Lot 106					
Total:	\$0.00	\$0.00	\$1,145.88	\$0.00	\$1,145.88
563-15205 - Gilbane Real Estate LLC Owner					Last Payment: \$1,223.21 on 04/27/2026
1501 Marina Isle Way Unit 205					
Total:	\$0.00	\$0.00	\$262.19	\$0.00	\$262.19



Homeowner Aging Report

The Marina at The Bluffs Condo Assoc Inc

End Date: 06/30/2026

Description	Current	Over 30	Over 60	Over 90	Balance
563-19302 - Kathleen Saetta Previous Owner					Last Payment: \$3,157.18 on 01/13/2025
1901 Marina Isle Way Unit 302					
Total:	\$0.00	\$0.00	\$0.00	\$72.36	\$72.36
563-24401 - Douglas DeMay Owner					Last Payment: \$2,529.28 on 04/08/2026
2401 Marina Isle Way Unit 401					
Total:	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00
563-21104 - Diane Sullivan Owner					Last Payment: \$2,529.28 on 04/07/2026
2101 Marina Isle Way Unit 104 Lot 104					
Total:	\$0.00	\$0.00	\$47.34	\$0.00	\$47.34
563-06503 - Linda Dudiak Owner					Last Payment: \$2,499.28 on 04/03/2026
601 Seafarer Circle Unit 503 Lot 503					
Total:	\$0.00	\$0.00	\$30.00	\$0.00	\$30.00
563-15303 - Virginia Gallopo Owner					Last Payment: \$2,529.28 on 04/01/2026
1501 Marina Isle Way Unit 303 Lot 303					
Total:	\$0.00	\$0.00	\$28.63	\$0.00	\$28.63
563-05306 - Stephanie Rasmus Owner					Last Payment: \$2,529.28 on 04/17/2026
501 Seafarer Circle Unit 306					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-06204 - Robert Ghianda Owner					Last Payment: \$2,499.28 on 04/03/2026
601 Seafarer Circle Unit 204					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-08102 - Marcia Bozeman & Mark Breuens Owner					Last Payment: \$1,001.60 on 04/03/2026
801 Seafarer Circle Unit 102 Lot 102					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-10502 - Eric Cregeen & Kathleen Cregeen Owner					Last Payment: \$2,529.28 on 04/05/2026
1001 Seafarer Circle Unit 502					
Total:	\$0.00	\$0.00	\$0.00	\$25.00	\$25.00
563-11206 - Richard Proscia & Christina Proscia Owner					Last Payment: \$2,529.28 on 04/13/2026
1101 Seafarer Cir Unit 206					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-11506 - Rosalie Consiglio Owner					Last Payment: \$2,529.28 on 04/14/2026
1101 Seafarer Circle Unit 506 Lot 506					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-12303 - Richard Katzen & Denise Katzen Owner					Last Payment: \$2,529.28 on 04/13/2026
1201 Seafarer Circle Unit 303 Lot 303					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-16404 - Christine Miglionico Owner					Last Payment: \$2,504.28 on 03/20/2026
1601 Marina Isle Way Unit 404 Lot 404					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-17303 - Patricia Lampasone-Rogers Owner					Last Payment: \$2,529.28 on 04/14/2026
1701 Marina Isle Way Unit 303 Lot 303					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-17406 - Irene McDuffee Owner					Last Payment: \$2,529.28 on 04/14/2026
1701 Marina Isle Way Unit 406					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00



Homeowner Aging Report

The Marina at The Bluffs Condo Assoc Inc

End Date: 06/30/2026

Description	Current	Over 30	Over 60	Over 90	Balance
563-18506 - Angelo L Barbaruolo & Barbaruolo Angelo L Trust Owner					Last Payment: \$2,529.28 on 04/14/2026
1801 Marina Isle Way Unit 506 Lot 506					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-20106 - Salvatore Judice & Janine Judice Owner					Last Payment: \$2,529.28 on 04/15/2026
2001 Marina Isle Way Unit 106					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-24403 - Lourdes Galvez-Perez Owner					Last Payment: \$2,529.28 on 04/14/2026
2401 Marina Isle Way Unit 403					
Total:	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
563-17204 - Alan Coriaty & Nancy Coriaty Owner					Last Payment: \$2,529.28 on 04/03/2026
1701 Marina Isle Way Unit 204 Lot 204					
Total:	\$0.00	\$0.00	\$17.34	\$0.00	\$17.34
563-18504 - Robert Flaherty & CA Flaherty Owner					Last Payment: \$2,578.28 on 05/07/2026
1801 Marina Isle Way Unit 504 Lot 504					
Total:	\$0.00	\$0.00	\$1.00	\$0.00	\$1.00
563-23202 - Ethan Kostbar Owner					Last Payment: \$2,529.28 on 04/04/2026
2301 Marina Isle Way Unit 202					
Total:	\$0.00	\$0.00	\$0.00	\$0.16	\$0.16
563-23502 - John T Clements & Nathalia Carri Owner					Last Payment: \$2,554.20 on 05/06/2026
2301 Marina Isle Way Unit 502					
Total:	\$0.00	\$0.00	\$0.08	\$0.00	\$0.08
563-07105 - Michael Melia & Julia Melia Owner					Last Payment: \$2,529.25 on 03/10/2026
701 Seafarer Circle Unit 105 Lot 105					
Total:	\$0.00	\$0.00	\$0.03	\$0.00	\$0.03
563-17101 - Karen Ferraro Owner					Last Payment: \$2,529.25 on 04/07/2026
1701 Marina Isle Way Unit 101					
Total:	\$0.00	\$0.00	\$0.03	\$0.00	\$0.03
563-05304 - Robert Heon & Jeanne Heon Owner					Last Payment: \$2,529.26 on 03/30/2026
501 Seafarer Circle Unit 304 Lot 304					
Total:	\$0.00	\$0.00	\$0.02	\$0.00	\$0.02
563-18306 - Anthony Cutia Owner					Last Payment: \$2,504.26 on 04/06/2026
1801 Marina Isle Way Unit 306 Lot 306					
Total:	\$0.00	\$0.00	\$0.02	\$0.00	\$0.02
Association	Current Total	Over 30 Total	Over 60 Total	Over 90 Total	Balance Total
The Marina at The Bluffs Condo Assoc Inc	\$50,387.29	\$3,600.96	\$37,485.78	\$86,032.62	\$177,506.65

Homeowner Aging Report

The Marina at The Bluffs Condo Assoc Inc

End Date: 06/30/2026

Description	Current	Over 30	Over 60	Over 90	Balance
-------------	---------	---------	---------	---------	---------

Description	Total
Assessment - Homeowner (Collection Fee)2025	\$3,630.09
Assessment - Homeowner (Collection Fee)2026	\$1,342.17
Assessment - Homeowner (Delinquent Fee)2025	\$711.34
Assessment - Homeowner (Delinquent Fee)2026	\$575.00
Assessment - Homeowner (Delinquent Interest)2024	\$810.60
Assessment - Homeowner (Delinquent Interest)2025	\$1,266.28
Assessment - Homeowner (Delinquent Interest)2026	\$2,418.89
Assessment - Homeowner 2024	\$3,859.83
Assessment - Homeowner 2025	\$28,674.65
Assessment - Homeowner 2026	\$52,528.01
Assessment-Milestone SA (Extra Fee)2026	\$291.35
Assessment-Milestone SA 2024	\$4,311.30
Assessment-Milestone SA 2025	\$10,627.67
Assessment-Milestone SA 2026	\$59,383.82
Legal Fees (Collection Fee)2025	\$1,070.00
Legal Fees (Collection Fee)2026	\$3,624.40
Legal Fees (Delinquent Interest)2026	\$496.27
Legal Fees 2025	\$508.16
Miscellaneous Income (Delinquent Fee)2025	\$50.00
Miscellaneous Income (Delinquent Interest)2025	\$179.94
Miscellaneous Income 2026	\$1,120.88
NSF Fees (Extra Fee)2026	\$25.00
NSF Fees 2026	\$1.00
Total:	\$177,506.65
AR Total (Exclude Prepaid Assessments):	\$177,506.65



PrePaid Homeowner List
The Marina at The Bluffs Condo Assoc Inc

End Date: 6/30/2026

Account No:	Homeowner Name	Address	Balance
563-15103	Bernard Bigley III & Wendy Bigley bern_82@hotmail.com	1501 Marina Isle Way Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)
563-15106	Dianne Lapointe	1501 Marina Isle Way Unit 106 Jupiter, FL 33477	(\$25.00)
563-15203	Brian Dawson & Jill Dawson	1501 Marina Isle Way Unit 203 Jupiter, FL 33477	(\$60.00)
563-15304	Eugene Scaramucci & B. Scaramucci	1501 Marina Isle Way Unit 304 Jupiter, FL 33477	(\$2,529.28)
563-15401	Anthony Sabutis & Sandra Sabutis tsabutis@metrocast.net;ssabutis@metronet.net	1501 Marina Isle Way Unit 401 Jupiter, FL 33477	(\$15.00)
563-15404	Leah McWhorter leann.mcwhorter@gmail.com	1501 Marina Isle Way Unit 404 Lot 404 Jupiter, FL 33477	(\$2,529.28)
563-15405	Donald Dziedzic djdiedzic@yahoo.com	1501 Marina Isle Way Unit 405 Jupiter, FL 33477	(\$2,529.28)
563-15406	Patricia Hart nanaandpahart@gmail.com;karaleehart@gmail.com	1501 Marina Isle Way Unit 406 Lot 406 Jupiter, FL 33477	(\$2,529.28)
563-15504	Frank Dikranis & Joyce Dikranis dikranis@optonline.net	1501 Marina Isle Way Unit 504 Lot 504 Jupiter, FL 33477	(\$2,554.28)
563-15505	Diane Simowitz	1501 Marina Isle Way Unit 505 Jupiter, FL 33477	(\$2,529.28)
563-15203	Bela P Desai & Pratik D Desai desai.priyaa@yahoo.com	1501 Marina Isle Way Unit 203 Jupiter, FL 33477	(\$8.16)
563-16102	Peter J. Kaskons & Eileen D. Kaskons ekaskons@gmail.com	1601 Marina Isle Way Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-16103	Judith LaFeir JUDITHLAFEIR@AOL.COM	1601 Marina Isle Way Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)
563-16201	Harry Prince & Donna Prince	1601 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-16205	Spyros Papacostas & Gabrielle Papacostas sgpapacostas@optonline.net	1601 Marina Isle Way Unit 205 Jupiter, FL 33477	(\$2,529.28)
563-16301	Janet Hewitt & Peter Hewitt jhewittrealtor@yahoo.com	1601 Marina Isle Way Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-16303	Richard Melanson & Elizabeth Melanson rmelanson99@gmail.com;emelanson99@gmail.com	1601 Marina Isle Way Unit 303 Jupiter, FL 33477	(\$2.99)
563-16304	Roseann Domenic	1601 Marina Isle Way Unit 304 Jupiter, FL 33477	(\$2,529.28)
563-16305	Allen Nemric & Christine Nemric	1601 Marina Isle Way Unit 305 Jupiter, FL 33477	(\$2,529.28)
563-16401	Donna Hastey dphastey@gmail.com	1601 Marina Isle Way Unit 401 Jupiter, FL 33477	(\$2,529.28)
563-16403	Larry Colson & Kathy Colson larrycolson@comcast.net;katiecolson@comcast.net	1601 Marina Isle Way Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.28)
563-16501	Robert & Karen Brown & Brown Family Trust karenkim57@yahoo.com	1601 Marina Isle Way Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-16504	Susan Tricola & Frank Tricola	1601 Marina Isle Way Unit 504 Jupiter, FL 33477	(\$2,529.25)
563-16505	Philip Cardamone & Anetta Cardamone amcannetta@gmail.com	1601 Marina Isle Way Unit 505 Jupiter, FL 33477	(\$2,529.28)
563-16101	Rolling Hills Eighteen LLC chris@kaligroupflorida.com	1601 Marina Isle Way Unit 101 Lot 101 Jupiter, FL 33477	(\$2,529.28)
563-16402	Barry Benjamin & Elizabeth Benjamin	1601 Marina Isle Way Unit 402 Lot 402 Jupiter, FL 33477	(\$2,529.28)
563-17102	Vincent Pfeifer & Maria Pfeifer mariapfeifer5@gmail.com	1701 Marina Isle Way Unit 102 Jupiter, FL 33477	(\$2,529.28)
563-17104	Wendy Brownlee & Diane Sunday dianesunday00@gmail.com	1701 Marina Isle Way Unit 104 Lot 104 Jupiter, FL 33477	(\$2,529.28)



PrePaid Homeowner List
The Marina at The Bluffs Condo Assoc Inc

End Date: 6/30/2026

Account No:	Homeowner Name	Address	Balance
563-17106	Teresa A. Menexis tamenexis@gmail.com,Tamenecis@gmail.com	1701 Marina Isle Way Unit 106 Jupiter, FL 33477	(\$2,529.28)
563-17202	Darrell R. Sallaz & Doris L. & Janet Fountain	1701 Marina Isle Way Unit 202 Jupiter, FL 33477	(\$2,529.28)
563-17304	David Eickhorst & Catherine Eickhorst Cathy.eickhorst@gmail.com	1701 Marina Isle Way Unit 304 Lot 304 Jupiter, FL 33477	(\$2,529.28)
563-17504	Robert Walters & Melinda Walters mindywalters@yahoo.com	1701 Marina Isle Way Unit 504 Jupiter, FL 33477	(\$10,531.24)
563-18101	Robert Robison & Ann Bielski	1801 Marina Isle Way Unit 101 Jupiter, FL 33477	(\$2,554.28)
563-18102	David Hale & Kathy Hale kkanddpale@bellsouth.net	1801 Marina Isle Way Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-18103	John Walthers & Joyce Walthers	1801 Marina Isle Way Unit 103 Jupiter, FL 33477	(\$2,529.28)
563-18106	Thomas Percetti & Kathleen Percetti ktpercetti@comcast.net;tapercetti@comcast.net	1801 Marina Isle Way Unit 106 Lot 106 Jupiter, FL 33477	(\$2,529.28)
563-18201	Susan W. Peacock suenurs@gmail.com	1801 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-18202	Nadya Esenyan & Vartan Esenyan	1801 Marina Isle Way Unit 202 Jupiter, FL 33477	(\$2,554.28)
563-18203	Tara Anne McCabe taramccabe126@gmail.com	1801 Marina Isle Way Unit 203 Jupiter, FL 33477	(\$2,529.28)
563-18204	James R. Tarsetti jimtonit@gmail.com	1801 Marina Isle Way Unit 204 Lot 204 Jupiter, FL 33477	(\$2,529.28)
563-18302	William Keir & Jeanne Towers wjkeir@gmail.com	1801 Marina Isle Way Unit 302 Lot 302 Jupiter, FL 33477	(\$2,554.28)
563-18403	Michael Baltzer & Lori Baltzer mbaltzer53@gmail.com,mb1b3m11@gmail.com	1801 Marina Isle Way Unit 403 Lot 403 Jupiter, FL 33477	(\$5,033.44)
563-18501	Happiene Sampson Living Trust docp61@gmail.com,cmoreland@bellsouth.net	1801 Marina Isle Way Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-18505	Kenneth Hrechka Kkhrechka@msn.com,kshrechka@msn.com	1801 Marina Isle Way Unit 505 Lot 505 Jupiter, FL 33477	(\$2,529.28)
563-19106	Robert Blackburn & Victoria Blackburn vickit04@aol.com,rdbj88@aol.com	1901 Marina Isle Way Unit 106 Jupiter, FL 33477	(\$2,554.28)
563-19201	Joseph Fischetti & Michelle Fischetti	1901 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-19202	Phillip Kramer & Mary Kramer bowietuna@aol.com	1901 Marina Isle Way Unit 202 Jupiter, FL 33477	(\$2,554.28)
563-19203	M. Clemmensen & V. Clemmensen vclem@optonline.net	1901 Marina Isle Way Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-19206	Kenneth Smith Jr miuwcapt@yahoo.com	1901 Marina Isle Way Unit 206 Jupiter, FL 33477	(\$25.00)
563-19306	Family Revocable Trust Gariepy & c/o Brian and Sally Gariepy bgariepy@gmail.com;sgarie53@gmail.com;bgarie54@gmail.c	1901 Marina Isle Way Unit 306 Lot 306 Jupiter, FL 33477	(\$2,529.28)
563-19403	Clark Boyd & Carolann Boyd leb3shark@ad.com;boydspharmomma@aol.com	1901 Marina Isle Way Unit 403 Lot 403 Jupiter, FL 33477	(\$2,554.28)
563-19404	Catherine K. Leecese	1901 Marina Isle Way Unit 404 Jupiter, FL 33477	(\$2,529.28)
563-19406	Patricia A St. Pierre Revocabl gengenestpierre@gmail.com;pasbok@aol.com	1901 Marina Isle Way Unit 406 Lot 406 Jupiter, FL 33477	(\$2,529.28)
563-19501	William J Bosco & Maureen F Bosco sushismom1@aol.com	1901 Marina Isle Way Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-19503	Marietta Westlake bobbie113@aol.com	1901 Marina Isle Way Unit 503 Jupiter, FL 33477	(\$2,554.26)
563-19506	Chris W. Grinnell	1901 Marina Isle Way Unit 506 Jupiter, FL 33477	(\$2,529.28)



PrePaid Homeowner List
The Marina at The Bluffs Condo Assoc Inc

End Date: 6/30/2026

Account No:	Homeowner Name	Address	Balance
563-19405	Brian E Granger & Melissa G Ethier	1901 Marina Isle Way Unit 405 Lot 405 Jupiter, FL 33477	(\$2,529.28)
563-19305	Richard Jason Krause & Maria Cioffi-Krause	1901 Marina Isle Way Unit 305 Lot 305 Jupiter, FL 33477	(\$2,529.28)
563-20104	Mark Lodico & Bernadette Lodico bernadettelodico@hotmail.com	2001 Marina Isle Way Unit 104 Jupiter, FL 33477	(\$2,529.28)
563-20105	Susan Lee Mackey tsmscr@comcast.net; yb1961@comcast.net	2001 Marina Isle Way Unit 105 Lot 105 Jupiter, FL 33477	(\$2,529.28)
563-20201	Clyde Smith	2001 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-20203	Nancy Gross bluffsmarina@yahoo.com	2001 Marina Isle Way Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-20303	Michael P. Malone lmalone@hotmail.com	2001 Marina Isle Way Unit 303 Jupiter, FL 33477	(\$2,529.28)
563-20304	Donald Beck & Vivian Beck donvivjup@aol.com	2001 Marina Isle Way Unit 304 Lot 304 Jupiter, FL 33477	(\$2,529.28)
563-20305	Marina Isles 2001 LLC montebilling@gmail.com	2001 Marina Isle Way Unit 305 Jupiter, FL 33477	(\$2,529.28)
563-20401	James A Gowan Trust luquerj@optonline.net	2001 Marina Isle Way Unit 401 Jupiter, FL 33477	(\$2,529.28)
563-20403	Barbara Schulz & Allen Schulz digisaur@aol.com; bschulz89@gmail.com	2001 Marina Isle Way Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.28)
563-20501	Leonard A. Arbeit & Mary Bellotti mbellotti12@gmail.com	2001 Marina Isle Way Unit 501 Lot 501 Jupiter, FL 33477	(\$168.47)
563-20504	Roland Lamontagne & Laurette Lamontagne laurollam@att.net	2001 Marina Isle Way Unit 504 Lot 504 Jupiter, FL 33477	(\$2,529.28)
563-20505	Judith & Samuel Lorusso & Laura L.L. Peterson	2001 Marina Isle Way Unit 505 Lot 505 Jupiter, FL 33477	(\$2,529.28)
563-20506	Angela Conway jacknang@aol.com	2001 Marina Isle Way Unit 506 Lot 506 Jupiter, FL 33477	(\$2,529.28)
563-21102	Deborah Ann June debbie.june1117@gmail.com	2101 Marina Isle Way Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-21103	Stephen Conte & Patricia Nancy Conte pncgolden2@aol.com	2101 Marina Isle Way Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)
563-21201	Keith Brown brown11768@gmail.com; keithpbrown@outlook.com	2101 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-21202	David Ambrose & Geraldine Ambrose	2101 Marina Isle Way Unit 202 Jupiter, FL 33477	(\$2,529.28)
563-21203	Jose Luis Lopes Ramos & Maria Teresa Lopes Ramos gg0011@msn.com; mtr505@msn.com	2101 Marina Isle Way Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-21204	Neal Goldstein & Nancy Goldstein goldn99@optonline.net	2101 Marina Isle Way Unit 204 Jupiter, FL 33477	(\$2,529.28)
563-21301	Walter Zabriskie & Susan Zabriskie susan zabriskie@gmail.com; wezy4@yahoo.com	2101 Marina Isle Way Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-21302	Tina Marie Mannheimer tinamann728@gmail.com; tinamannheimer@aol.com	2101 Marina Isle Way Unit 302 Jupiter, FL 33477	(\$2,529.28)
563-21303	Donald Stewart contactstewdc@gmail.com	2101 Marina Isle Way Unit 303 Jupiter, FL 33477	(\$2,529.28)
563-21305	Ronald Sherry & Patricia Sherry	2101 Marina Isle Way Unit 305 Jupiter, FL 33477	(\$2,554.28)
563-21403	Alfred Lavker	2101 Marina Isle Way Unit 403 Jupiter, FL 33477	(\$2,529.28)
563-21405	Robert Maschi & Sandra Maschi sjmrem18@aol.com	2101 Marina Isle Way Unit 405 Jupiter, FL 33477	(\$2,529.28)
563-21406	Jennifer Augello	2101 Marina Isle Way Unit 406 Jupiter, FL 33477	(\$2,554.28)

Account No:	Homeowner Name	Address	Balance
563-21501	Vincent Galanti & Beverly Galanti bevins@galanti.org, bevgalanti@yahoo.com	2101 Marina Isle Way Unit 501 Lot 501 Seaford, NY 11783	(\$2,529.28)
563-21502	Robert Jamison & Mary Jamison bjnmary@gmail.com	2101 Marina Isle Way Unit 502 Jupiter, FL 33477	(\$2,529.28)
563-21504	William Byrne & Janice Byrne bbweb1@aol.com, janigold@aol.com	2101 Marina Isle Way Unit 504 Lot 504 Jupiter, FL 33477	(\$2,529.28)
563-21503	Matt Ovanes & Stacey Ovanes	2101 Marina Isle Way Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-22103	Joseph L Zuklie & Karen A Zuklie	2201 Marina Isle Way Unit 103 Jupiter, FL 33477	(\$8,598.05)
563-22105	Linda Jakob Lindajakob50@yahoo.com	2201 Marina Isle Way Unit 105 Jupiter, FL 33477	(\$2,529.28)
563-22106	Jupiter Mann Properties LLC & c/o Robert Mannheimer rmbobmann@gmail.com	2201 Marina Isle Way Unit 106 Jupiter, FL 33477	(\$4,411.15)
563-22201	Jacqueline Larsen	2201 Marina Isle Way Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-22203	Yvonne Connelly evee10@comcast.net	2201 Marina Isle Way Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-22204	Michael Vaccaro mvftw1@gmail.com	2201 Marina Isle Way Unit 204 Lot 204 Jupiter, FL 33477	(\$2,529.28)
563-22206	Anthony Macchiaroli & Julia Macchiaroli JMMANPC@YAHOO.COM	2201 Marina Isle Way Unit 206 Jupiter, FL 33477	(\$0.30)
563-22303	Francis Roy Hall unrch@aol.com	2201 Marina Isle Way Unit 303 Jupiter, FL 33477	(\$2,529.28)
563-22401	John Gilligan & Stephanie Gilligan sgilligan4@gmail.com	2201 Marina Isle Way Unit 401 Jupiter, FL 33477	(\$2,529.28)
563-22404	Myra Hoffstein myrahoff@comcast.net	2201 Marina Isle Way Unit 404 Lot 404 Jupiter, FL 33477	(\$2,529.28)
563-22504	Peter Welling & Kara Welling Kwpw@optonline.net	2201 Marina Isle Way Unit 504 Jupiter, FL 33477	(\$2,529.28)
563-22505	Charles Ahmes Charlieahmes@live.com	2201 Marina Isle Way Unit 505 Jupiter, FL 33477	(\$2,579.28)
563-22202	Alan M. Coppola	2201 Marina Isle Way Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.18)
563-23103	Anthony Burke & Theresa Aduhato ant.burke1950@gmail.com	2301 Marina Isle Way Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)
563-23105	William Koye & Cheryl Koye	2301 Marina Isle Way Unit 105 Jupiter, FL 33477	(\$25.00)
563-23303	Michael Barna & Beverly Barna mbbarna@aol.com, mike.barna@gmail.com	2301 Marina Isle Way Unit 303 Lot 303 Jupiter, FL 33477	(\$2,529.28)
563-23304	Karen S White	2301 Marina Isle Way Unit 304 Lot 304 Jupiter, FL 33477	(\$2,529.28)
563-23402	Bob Alexander & Barbara Alexander bob_barbara65@yahoo.com	2301 Marina Isle Way Unit 402 Lot 402 Jupiter, FL 33477	(\$2,529.28)
563-23405	Roland Einhorn & Barbara Einhorn reinhorn@comcast.net	2301 Marina Isle Way Unit 405 Jupiter, FL 33477	(\$2,529.28)
563-23506	Ronald Faivre & Jodie Thorpe ronniefaivre@aol.com, jet102867@yahoo.com	2301 Marina Isle Way Unit 506 Lot 506 Jupiter, FL 33477	(\$2,529.28)
563-23406	Shawn M McPherson & Carolyn A McPherson	2301 Marina Isle Way Unit 406 Jupiter, FL 33477	(\$2,529.28)
563-24102	Laura A. Bruce Trustee lauradot_2000@yahoo.com, laurabfla7@yahoo.com	2401 Marina Isle Way Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-24106	Patricia A Powell & Robert T Powell outfishing1124@yahoo.com, patpo910@yahoo.com	2401 Marina Isle Way Unit 106 Lot 106 Jupiter, FL 33477	(\$2,529.28)
563-24202	Diane Hausman & Lorraine Mena bchgl@aol.com	2401 Marina Isle Way Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)

Account No:	Homeowner Name	Address	Balance
563-24205	Ranee Lafratta mariestar2017@gmail.com	2401 Marina Isle Way Unit 205 Jupiter, FL 33477	(\$2,599.93)
563-24206	George Foggia & Paula Foggia pgfoggia@gmail.com	2401 Marina Isle Way Unit 206 Lot 206 Jupiter, FL 33477	(\$2,529.28)
563-24301	Robert F. Johnston rjohnston322@aol.com	2401 Marina Isle Way Unit 301 Jupiter, FL 33477	(\$3,629.43)
563-24302	Sandra Jean Boggs sjb303@aol.com	2401 Marina Isle Way Unit 302 Lot 302 Jupiter, FL 33477	(\$2,529.28)
563-24303	Colette LaCaruba colette.lacaruba@gmail.com,craig.lacaruba@gmail.com	2401 Marina Isle Way Unit 303 Lot 303 Jupiter, FL 33477	(\$2,529.28)
563-24304	Clyde Locke & Adrienne Locke	2401 Marina Isle Way Unit 304 Jupiter, FL 33477	(\$0.01)
563-24306	Dean B. Laccoff & Ann Marie Laccoff ampdbl10@comcast.net	2401 Marina Isle Way Unit 306 Jupiter, FL 33477	(\$2,529.28)
563-24402	Ralph Iradi & Cecelia Iradi ralphiradi@aol.com	2401 Marina Isle Way Unit 402 Jupiter, FL 33477	(\$50.00)
563-24404	Richard Conciatori & Jean Conciatori mrduke0611@gmail.com	2401 Marina Isle Way Unit 404 Jupiter, FL 33477	(\$2,529.28)
563-24406	Robert Goeller & Patricia Goeller cypresshills14@gmail.com	2401 Marina Isle Way Unit 406 Jupiter, FL 33477	(\$2,529.28)
563-24502	John White & Kerri White johnwhite2226@gmail.com,kawhite188@yahoo.com	2401 Marina Isle Way Unit 502 Jupiter, FL 33477	(\$25.58)
563-24504	Nicholas Teti & Julia Teti julliateti66@gmail.com	2401 Marina Isle Way Unit 504 Jupiter, FL 33477	(\$2,529.28)
563-24506	Michael Lubina & Deborah Lubina	2401 Marina Isle Way Unit 506 Jupiter, FL 33477	(\$2,529.28)
563-24503	Evelyn Ayala Conrad & Max The Max A Conrad & Evelyn Ayal	2401 Marina Isle Way Unit 503 Jupiter, FL 33477	(\$2,529.28)
563-25103	John Walthers & Joyce Walthers skiloonnhjw@gmail.com	2501 Marina Isle Way Unit 103 Jupiter, FL 33477	(\$2,529.28)
563-25105	Carla Brind	2501 Marina Isle Way Unit 105 Lot 105 Jupiter, FL 33477	(\$2,529.28)
563-25201	Mark Woodcock markw@woodcockrefrigerator.com	2501 Marina Isle Way Unit 201 Lot 201 Jupiter, FL 33477	(\$2,529.28)
563-25203	Paul Malignaggi pmalignaggi@gmail.com,DIANNE@MAGICMANBOXING.COM	2501 Marina Isle Way Unit 203 Jupiter, FL 33477	(\$2,529.28)
563-25206	Frank Sprella & Frank Zinna fsprella@comcast.net	2501 Marina Isle Way Unit 206 Lot 206 Jupiter, FL 33477	(\$2,529.28)
563-25301	Paul Lorient & Lori Lorient	2501 Marina Isle Way Unit 301 Jupiter, FL 33477	(\$2,529.28)
563-25306	Marguerite R. Searing Magjupiter@aol.com	2501 Marina Isle Way Unit 306 Lot 306 Jupiter, FL 33477	(\$2,529.28)
563-25406	Jean Palma & Trustee Joanne Farrington pattistark@optonline.net	2501 Marina Isle Way Unit 406 Jupiter, FL 33477	(\$2,529.28)
563-25501	Robert Walsh & Ann Walsh walsh_robert@bellsouth.net	2501 Marina Isle Way Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-25502	Paulette Anna Ebbs ebbspa@gmail.com	2501 Marina Isle Way Unit 502 Lot 502 Jupiter, FL 33477	(\$2,529.28)
563-25503	Brian Ferruggiari & Luisa Ferruggiari brian.ferruggiari@gmail.com;brifer@optonline.net	2501 Marina Isle Way Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-25504	Robert Lisenbey	2501 Marina Isle Way Unit 504 Jupiter, FL 33477	(\$2,529.28)
563-25505	Alina M. Alvarez-Builla & Susan T. Bachman Alinasueb@hotmail.com;njsisue@hotmail.com	2501 Marina Isle Way Unit 505 Lot 505 Jupiter, FL 33477	(\$2,529.28)
563-26201	William Locher & Theresa Locher locker75@gmail.com,tsole@aol.com	2601 Marina Isle Way Unit 201 Lot 201 Jupiter, FL 33477	(\$2,529.28)

Account No:	Homeowner Name	Address	Balance
563-26203	Scot L Wolf scot75.wolf@gmail.com	2601 Marina Isle Way Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-26204	Paul Malignaggi pmalignaggi@gmail.com	2601 Marina Isle Way Unit 204 Jupiter, FL 33477	(\$2,554.28)
563-26206	Wallace Schiller & Joan Schiller waleevman@aol.com	2601 Marina Isle Way Unit 206 Jupiter, FL 33477	(\$2,529.28)
563-26301	Joseph Andoseann Manno & Roseann Manno rmanno1943@gmail.com	2601 Marina Isle Way Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-26305	Patrick Whelan & Margaret Whelan pwhale488@gmail.com,mwhelan@molloy.edu	2601 Marina Isle Way Unit 305 Lot 305 Jupiter, FL 33477	(\$2,903.70)
563-26306	Milton Silverman & Michaelyn Silverman 09msilverman09@gmail.com	2601 Marina Isle Way Unit 306 Lot 306 Jupiter, FL 33477	(\$2,529.28)
563-26403	Angelo Pernicone & Mathia Pernicone	2601 Marina Isle Way Unit 403 Jupiter, FL 33477	(\$2,529.28)
563-26406	Virginia Duvall theduvalls12@gmail.com	2601 Marina Isle Way Unit 406 Lot 406 Jupiter, FL 33477	(\$2,529.28)
563-26303	John William Nickels III jnickels@hotmail.com,jacknickels1@gmail.com	2601 Marina Isle Way Unit 303 Lot 303 Jupiter, FL 33477	(\$2,529.28)
563-26103	Herbert Greenberg & Bontia Greenberg drherbertjgreenberg@gmail.com,herbertjgreenberg@gmail.c	2601 Marina Isle Way Unit 103 Jupiter, FL 33477	(\$2,529.28)
563-12502	Kathleen McSherry kmcscherry@ridgewoodenergy.com,apruzick@verizon.net	1201 Seafarer Cir 502 Unit 502 Lot 502 Jupiter, FL 33477	(\$2,529.28)
563-10306	James Ahern & Mary Ahern jimahern512@verizon.net,marya1950@hotmail.com	1001 Seafarer Cir Unit 306 Lot 306 Jupiter, FL 33477	(\$2,529.28)
563-10503	Robert Mech & Ellen Mech ellenmech@gmail.com,bobmech@gmail.com	1001 Seafarer Cir Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-11202	Bernard Adair & Josephine Adair badair18@att.net,josephineadair@bellsouth.net,badair18@b	1101 Seafarer Cir Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)
563-12503	Joseph Russo & Maryann Russo maryannjack1@comcast.net	1201 Seafarer Cir Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-08204	Deborah Sassone & Charle Sassone chsassone@gmail.com,dsassone@me.com	801 Seafarer Cir Unit 204 Lot 204 Jupiter, FL 33477	(\$2,529.28)
563-10202	Betsy Heartfield	1001 Seafarer Circle Unit 202 Jupiter, FL 33477	(\$2,529.28)
563-10204	Michael Ennis & Joseph & Cathy Ennis mikeennis611@gmail.com	1001 Seafarer Circle Unit 204 Lot 204 Jupiter, FL 33477	(\$2,529.28)
563-10301	Catherine Cammann & Philip Cammann pbcammann021344@gmail.com,cathycammann@gmail.com	1001 Seafarer Circle Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-10303	William Golden & Judy Golden bgolden3@optonline.net,jpgolden@optonline.net	1001 Seafarer Circle Unit 303 Lot 303 Jupiter, FL 33477	(\$2,529.28)
563-10402	Troy Guenther & Sandra Maxey troyg3@me.com	1001 Seafarer Circle Unit 402 Jupiter, FL 33477	(\$2,529.28)
563-10404	Richard Waidelich rw10ss@gmail.com,twaidelich@aol.com	1001 Seafarer Circle Unit 404 Lot 404 Jupiter, FL 33477	(\$1,757.34)
563-10501	Michael Larkin & Carol Larkin m15187@comcast.net,carollarkin@comcast.net	1001 Seafarer Circle Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.29)
563-10505	Francine Ryan mister3ryan@gmail.com;mister2ryan@gmail.com	1001 Seafarer Circle Unit 505 Lot 505 Jupiter, FL 33477	(\$2,529.28)
563-10104	Gregg Lesmeister & Nora Lesmeister Greggle@aol.com	1001 Seafarer Circle Unit 104 Lot 104 Jupiter, FL 33477	(\$2,529.28)
563-11102	Ronald Marciano & Ida Marciano angel33156@aol.com	1101 Seafarer Circle Unit 102 Jupiter, FL 33477	(\$2,529.28)
563-11201	Gerardo Flasz & Dawn Flasz jflasz@comcast.net,dflasz@comcast.net	1101 Seafarer Circle Unit 201 Lot 201 Jupiter, FL 33477	(\$2,529.28)
563-11203	Russell Trask & Judith Trask russ@kooltronik.com	1101 Seafarer Circle Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)

Account No:	Homeowner Name	Address	Balance
563-11204	Allison B McCormick allison.b.mccormick@gmail.com	1101 Seafarer Circle Unit 204 Jupiter, FL 33477	(\$25.00)
563-11303	Matthew Zeoli & Steven Zeoli matthewthomaszeoli@gmail.com,ma-zeoli@juno.com	1101 Seafarer Circle Unit 303 Jupiter, FL 33477	(\$2,529.28)
563-11306	Robert Winn	1101 Seafarer Circle Unit 306 Jupiter, FL 33477	(\$25.00)
563-11402	Neal Wolf & Antoinette Wolf neal517@aol.com	1101 Seafarer Circle Unit 402 Lot 402 Jupiter, FL 33477	(\$2,529.28)
563-11403	Margaret K Fratianni REV TR & John R Fratianni Jr mkpmf2@gmail.com	1101 Seafarer Circle Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.28)
563-11405	James G Savage Jr jgsavagejr@yahoo.com	1101 Seafarer Circle Unit 405 Lot 405 Jupiter, FL 33477	(\$3,848.79)
563-11505	Richard Dlesk & Sharon Dlesk	1101 Seafarer Circle Unit 505 Jupiter, FL 33477	(\$2,529.28)
563-12202	Roy Cannetti & Lori Cannetti lcannetti414@gmail.com	1201 Seafarer Circle Unit 202 Jupiter, FL 33477	(\$2,529.28)
563-12206	Robbie Tasca & Deidra Tasca deidratasca@att.net;robbietasca@yahoo.com	1201 Seafarer Circle Unit 206 Lot 206 Jupiter, FL 33477	(\$2,529.28)
563-12305	Tony Parrish & Darlene Parrish tsp2@comcast.net	1201 Seafarer Circle Unit 305 Lot 305 Jupiter, FL 33477	(\$2,529.28)
563-12306	Robert O'Donnell & Melanie O'Donnell	1201 Seafarer Circle Unit 306 Jupiter, FL 33477	(\$19.60)
563-12401	Ridby Crane Allen & John/James/Anne Hughes jhug702@knology.net,annebluffs@gmail.com	1201 Seafarer Circle Unit 401 Lot 401 Jupiter, FL 33477	(\$2,529.28)
563-12402	Richard P. Roth & Joanne M. Barry Joannebarrypt@gmail.com	1201 Seafarer Circle Unit 402 Jupiter, FL 33477	(\$5,058.66)
563-12406	Rose Venutolo tom.manzo@gmail.com	1201 Seafarer Circle Unit 406 Jupiter, FL 33477	(\$2,554.28)
563-12505	Frank Aragona & Carol Aragona faron@aol.com	1201 Seafarer Circle Unit 505 Jupiter, FL 33477	(\$2,529.28)
563-12506	Nelson Fernandes & Marcy Ann Fernandes Brwneye1@gmail.com,nfdivad@gmail.com	1201 Seafarer Circle Unit 506 Lot 506 Jupiter, FL 33477	(\$2,529.28)
563-13102	Michael Gelberg & Terry Gelberg mgelberg@awqinc.com,tgelberg@gmail.com,mgelberg@awc	1301 Seafarer Circle Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-13201	Elizabeth Sheahan ed@sheahan.ws,jsheahan@outlook.com	1301 Seafarer Circle Unit 201 Jupiter, FL 33477	(\$2,529.28)
563-13202	Karen Tesorero	1301 Seafarer Circle Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)
563-13203	Clifton Payne & Jean Payne	1301 Seafarer Circle Unit 203 Jupiter, FL 33477	(\$2,554.28)
563-13205	Michael Flynn & Nora Flynn quest257@gmail.com,michaelflynn@eastemenviro.com,ques	1301 Seafarer Circle Unit 205 Jupiter, FL 33477	(\$2,529.28)
563-13206	Robert Beni Jr & Joanne Pallotta robertbeni@msn.com,bob@amjhealthcare.com	1301 Seafarer Circle Unit 206 Lot 206 Jupiter, FL 33477	(\$2,529.28)
563-13303	James DiGiovanni & Kathryn DiGiovanni	1301 Seafarer Circle Unit 303 Jupiter, FL 33477	(\$2,554.28)
563-13305	Debra Ann Leonette Trust debi0123@aol.com	1301 Seafarer Circle Unit 305 Lot 305 Jupiter, FL 33477	(\$2,529.28)
563-13401	Edward Lopez & Theresa Lopez lopezthe@comcast.net	1301 Seafarer Circle Unit 401 Lot 401 Jupiter, FL 33477	(\$2,529.28)
563-13402	Jacqueline A. Spicola jackiespicola@gmail.com	1301 Seafarer Circle Unit 402 Jupiter, FL 33477	(\$2,554.28)
563-13403	Myrna M Burg bob@burg.com,robyn@lometdelivery.com	1301 Seafarer Circle Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.28)
563-13406	Dominick Falcone & Cathryn Falcone upsman22@msn.com	1301 Seafarer Circle Unit 406 Lot 406 Jupiter, FL 33477	(\$2,529.28)

Account No:	Homeowner Name	Address	Balance
563-13502	Elizabeth Torre & Richard Torre bgtorre@msn.com,rjtorre@msn.com	1301 Seafarer Circle Unit 502 Lot 502 Jupiter, FL 33477	(\$2,529.28)
563-13503	Susan Geisel geisel.susan@comcast.net	1301 Seafarer Circle Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-13505	James P English & Barbara A English barbaraalysseenglish@gmail.com,jamespatrickenglish@gmail.com	1301 Seafarer Circle Unit 505 Lot 505 Jupiter, FL 33477	(\$2,529.28)
563-13405	Michael Reginald Gerard Raes & Linda Anne Raes mraes73@gmail.com	1301 Seafarer Circle Unit 405 Jupiter, FL 33477	(\$2,529.28)
563-05103	Brown Family Trust backoffice@tiocapital.com,yanique@jnbpa.com	501 Seafarer Circle Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)
563-05106	Lisa T Iannone & Trustee of Millard Family Irr cmny718@aol.com,rvm718@aol.com	501 Seafarer Circle Unit 106 Lot 106 Jupiter, FL 33477	(\$2,529.28)
563-05202	Randy F. Schettini randyschettini@gmail.com	501 Seafarer Circle Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)
563-05203	Steven Christopher & Nancy Christopher sgmc6483@aol.com,nancywl418@aol.com	501 Seafarer Circle Unit 203 Jupiter, FL 33477	(\$2,529.28)
563-05204	Leslie Hanlon & Brent Hanlon	501 Seafarer Circle Unit 204 Lot 204 Jupiter, FL 33477	(\$99.81)
563-05205	Susan Patricia Maynard suepmaynard@gmail.com	501 Seafarer Circle Unit 205 Lot 205 Jupiter, FL 33477	(\$2,529.28)
563-05206	Thomas Mahoney & Donna Mahoney Macpark75@aol.com,dlm059@aol.com	501 Seafarer Circle Unit 206 Lot 206 Jupiter, FL 33477	(\$2,529.28)
563-05401	Timothy Lugar & Ruth Lugar	501 Seafarer Circle Unit 401 Jupiter, FL 33477	(\$2,554.28)
563-05403	Alice Vitale fantasiatravel@aol.com	501 Seafarer Circle Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.26)
563-05501	Thomas Durkin & Jacquelyn Durkin	501 Seafarer Circle Unit 501 Jupiter, FL 33477	(\$2,529.28)
563-05506	Kathleen Gariepy & Richard Gariepy	501 Seafarer Circle Unit 506 Jupiter, FL 33477	(\$2,529.28)
563-05204	Benjamin A Sarullo Jr & Dena Sarullo neb24@aol.com,bugab0070@aol.com	501 Seafarer Circle Unit 204 Lot 204 Jupiter, FL 33477	(\$100.00)
563-06101	Catherine A Sourbeer & c/o Frank Sourbeer catherinesourbeer@gmail.com	601 Seafarer Circle Unit 101 Lot 101 Jupiter, FL 33477	(\$2,529.28)
563-06104	Maureen S Giglio maureengig@gmail.com	601 Seafarer Circle Unit 104 Lot 104 Jupiter, FL 33477	(\$2,529.28)
563-06205	Mary Beaudoin bb205beau@gmail.com	601 Seafarer Circle Unit 205 Lot 205 Jupiter, FL 33477	(\$2,529.28)
563-06206	Nancy Nieves nancynieves@gmail.com	601 Seafarer Circle Unit 206 Jupiter, FL 33477	(\$2,529.28)
563-06302	Andrew Goss MacNabb, Trustee of Macnabb Family Florida L amadbi@aol.com;coleenmacnabb@hotmail.com	601 Seafarer Circle Unit 302 Lot 302 Jupiter, FL 33477	(\$2,529.28)
563-06304	Ronald L. Ritacco ronrit123@hotmail.com	601 Seafarer Circle Unit 304 Lot 304 Jupiter, FL 33477	(\$2,529.28)
563-06402	Carol Bayless & C.Eugene Bayless Jr. bgbayless@comcast.net;tnccarolb@comcast.net	601 Seafarer Circle Unit 402 Lot 402 Jupiter, FL 33477	(\$2,529.28)
563-06404	Christine Gonzalez	601 Seafarer Circle Unit 404 Jupiter, FL 33477	(\$2,554.28)
563-06406	Carmine Amante & Mary Amante cra601@gmail.com,mylittleking12@gmail.com	601 Seafarer Circle Unit 406 Jupiter, FL 33477	(\$2,529.28)
563-06501	Elisa Madden missyfu@bellsouth.net	601 Seafarer Circle Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-06502	Helen & Thomas Collins & c/o Bob Collins bcollins@hotmail.com	601 Seafarer Circle Unit 502 Jupiter, FL 33477	(\$2,529.28)
563-07103	Richard Schmalz & Sandra Schmalz sschmalz@optonline.com,richjschmalz@icloud.com,sschmalz@icloud.com	701 Seafarer Circle Unit 103 Lot 103 Jupiter, FL 33477	(\$2,529.28)

Account No:	Homeowner Name	Address	Balance
563-07301	Raymond Casey & Dolores Casey	701 Seafarer Circle Unit 301 Jupiter, FL 33477	(\$25.00)
563-07403	Russell Wright & Joanne Wright wrigh021@gmail.com	701 Seafarer Circle Unit 403 Lot 403 Jupiter, FL 33477	(\$2,529.28)
563-07405	Ralph Garofalo & Renee Garofalo renee96462002@yahoo.com,11spunky@optonline.net	701 Seafarer Circle Unit 405 Jupiter, FL 33477	(\$2,529.28)
563-07501	Robert Seligsohn rhs404@comcast.net	701 Seafarer Circle Unit 501 Lot 501 Jupiter, FL 33477	(\$2,529.28)
563-07503	Brendan O'Brien & Julie Grasso brendan.obrien@comcast.net,julie.grasso@comcast.net	701 Seafarer Circle Unit 503 Jupiter, FL 33477	(\$2,559.28)
563-07504	Nicholas Mattera nicholas.mattera@gmail.com,karen@matteralaw.com	701 Seafarer Circle Unit 504 Lot 504 Jupiter, FL 33477	(\$2,529.28)
563-07202	Bruce Amero & Linda Amero sorema@comcast.net	701 Seafarer Circle Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)
563-08103	Goolgasia Family Trust & David & Diane Goolgasia	801 Seafarer Circle Unit 103 Jupiter, FL 33477	(\$2,529.28)
563-08106	Antoinette Bonacci abon194@aol.com	801 Seafarer Circle Unit 106 Lot 106 Jupiter, FL 33477	(\$2,529.28)
563-08301	Jerry C Papp & Janice M Papp jmbp69@gmail.com,fishermanjcp@yahoo.com	801 Seafarer Circle Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-08402	Ira S. Berkowitz & Esther H. Forrest irasb49@yahoo.com,efberkowitz@gmail.com	801 Seafarer Circle Unit 402 Jupiter, FL 33477	(\$2,529.28)
563-08503	Cathy Cahill cceparis123@gmail.com	801 Seafarer Circle Unit 503 Jupiter, FL 33477	(\$2,529.28)
563-09101	Christopher M. Conner & Kristen Conner cconnes27g@gmail.com,kmconner@comcast.net	901 Seafarer Circle Unit 101 Lot 101 Jupiter, FL 33477	(\$2,529.28)
563-09102	Eleanor Burk & c/o Stephen Burk	901 Seafarer Circle Unit 102 Lot 102 Jupiter, FL 33477	(\$2,529.28)
563-09103	Jeffrey Barber & Dianne Barber barberfl@optonline.net	901 Seafarer Circle Unit 103 Jupiter, FL 33477	(\$2,529.28)
563-09104	NYC USA LLC & William McDuffee NYCUSAProperties@gmail.com	901 Seafarer Circle Unit 104 Lot 104 Jupiter, FL 33477	(\$0.04)
563-09105	Timothy F Southwick tsouth507@gmail.com,tim@softworldink.com	901 Seafarer Circle Unit 105 Lot 105 Jupiter, FL 33477	(\$2,529.28)
563-09106	Leslie Tanaka & Beth Tanaka tanakales@gmail.com	901 Seafarer Circle Unit 106 Jupiter, FL 33477	(\$25.00)
563-09202	Rosaria Venuto rosariavenuto@aol.com	901 Seafarer Circle Unit 202 Lot 202 Jupiter, FL 33477	(\$2,529.28)
563-09301	Scott Ruane scottyrune@gmail.com	901 Seafarer Circle Unit 301 Lot 301 Jupiter, FL 33477	(\$2,529.28)
563-09401	Domenico Vitulli & Elena Vitulli domvitulli@outlook.com;eavitulli@aol.com	901 Seafarer Circle Unit 401 Lot 401 Jupiter, FL 33477	(\$2,529.28)
563-09404	Charles Ghione cgbione@crgadvertising.com;pamghione@gmail.com	901 Seafarer Circle Unit 404 Lot 404 Jupiter, FL 33477	(\$2,504.28)
563-09406	Joseph C. English & Michelle English englishjciii@gmail.com,englishmichelle792@gmail.com	901 Seafarer Circle Unit 406 Lot 406 Jupiter, FL 33477	(\$2,529.28)
563-09502	J. & G. Gelmin Ggelmin@yahoo.com	901 Seafarer Circle Unit 502 Jupiter, FL 33477	(\$2,529.28)
563-09302	Raul R Ribeiro & Sara Ribeiro	901 Seafarer Circle Unit 302 Lot 302 Jupiter, FL 33477	(\$2,529.28)
563-14104	Ralph Munyan & Karen Munyan kamun@aol.com	1401 Tidal Pointe Blvd Unit 104 Jupiter, FL 33477	(\$2,554.28)
563-14106	Terry Lee Stout crabbiegirl633@aol.com	1401 Tidal Pointe Blvd Unit 106 Lot 106 Jupiter, FL 33477	(\$5,058.56)
563-14201	Sharon Patterson & Trustee Sharon Patterson Rev T sharonpatterson@aol.com	1401 Tidal Pointe Blvd Unit 201 Lot 201 Jupiter, FL 33477	(\$2,529.28)



PrePaid Homeowner List
The Marina at The Bluffs Condo Assoc Inc

End Date: 6/30/2026

Account No:	Homeowner Name	Address	Balance
563-14203	Paul DiGregorio & Elaine DiGregorio ejdigregorio@gmail.com,pjdigregorio@gmail.com	1401 Tidal Pointe Blvd Unit 203 Lot 203 Jupiter, FL 33477	(\$2,529.28)
563-14303	James Katen & Peggy Katen jamesk10@msm.com	1401 Tidal Pointe Blvd Unit 303 Jupiter, FL 33477	(\$2,529.28)
563-14304	Warren M Miglietti & Portia Miglietti the1helper@yahoo.com	1401 Tidal Pointe Blvd Unit 304 Lot 304 Jupiter, FL 33477	(\$2,529.28)
563-14305	Edward J Donnelly & Gale S. Donnelly	1401 Tidal Pointe Blvd Unit 305 Lot 305 Jupiter, FL 33477	(\$2,529.28)
563-14402	Kenneth Schlichting & Lee Anne Schlichting ljbrunetta@yahoo.com	1401 Tidal Pointe Blvd Unit 402 Jupiter, FL 33477	(\$2,529.28)
563-14406	Nancy Bricker nancybricker@comcast.net	1401 Tidal Pointe Blvd Unit 406 Jupiter, FL 33477	(\$2,529.28)
563-14501	Robert Wenz Sr. & Lisa Wenz Sr. rwenz2525@yahoo.com,lwenz2525@yahoo.com	1401 Tidal Pointe Blvd Unit 501 Jupiter, FL 33477	(\$2,529.28)
563-14502	Joni Tate	1401 Tidal Pointe Blvd Unit 502 Jupiter, FL 33477	(\$2,529.28)
563-14503	Stephen Patterson III sharonpatterson@aol.com	1401 Tidal Pointe Blvd Unit 503 Lot 503 Jupiter, FL 33477	(\$2,529.28)
563-14504	Michael C. Roach & Mary H. Roach mmroach@att.net	1401 Tidal Pointe Blvd Unit 504 Lot 504 Jupiter, FL 33477	(\$2,529.28)
563-14506	Michael Interlini & Donna Interlini minterlin@aol.com	1401 Tidal Pointe Blvd Unit 506 Lot 506 Jupiter, FL 33477	(\$2,554.28)
563-14405	Stewart A Muller muller17@gmail.com	1401 Tidal Pointe Blvd Unit 405 Lot 405 Jupiter, FL 33477	(\$2,529.28)
The Marina at The Bluffs Condo Assoc Inc Total		264	(\$644,007.33)

The Marina at the Bluffs Condominium Association, Inc.
PREPAID INSURANCE - G/L# 120-000
June 30, 2026

Insurance Agent	Policy	Policy Type	From	To	Months left	Prepaid Balance	Yearly premium	Monthly Expense		
Brown & Brown	Lexington Insurance Company	Property	05/31/26	05/31/27	11	\$760,639.92	\$829,789.00	\$69,149.08		
Brown & Brown	Valley Forge Insurance Company	Equipment	05/31/26	05/31/27	11	\$5,818.86	\$6,347.85	\$528.99		
Brown & Brown	Coalition Insurance Company	Cyber Liability	05/31/26	05/31/27	11	\$1,770.04	\$1,930.95	\$160.91		
Brown & Brown	Bold Legal Defense Insurance	Legal	05/31/26	05/31/27	11	\$5,297.42	\$5,779.00	\$481.58		
						\$773,526.23	\$843,846.80	\$70,320.57		
Brown & Brown	Hamilton Select Insurance	General Liability	05/31/26	05/31/27	11	\$90,136.20	\$98,330.40	\$8,194.20		
Brown & Brown	Midvale Indemnity Company	Umbrella	05/31/26	05/31/27	11	\$21,123.76	\$23,044.10	\$1,920.34		
Brown & Brown	Travelers Casualty & Surety	Crime	05/31/26	05/31/27	11	\$1,319.35	\$1,439.29	\$119.94		
Brown & Brown	Hanover Insurance Company	D & O	05/31/26	05/31/27	11	\$10,544.89	\$11,503.52	\$958.63		
	Finance/ doc stamps		05/31/26	05/31/27	11	\$13,164.35	\$14,361.11	\$1,196.76		
						\$136,288.55	\$148,678.42	\$12,389.87		
Zenith		Worker's Comp	05/31/26	05/31/27	11	\$1,111.92	\$1,213.00	\$101.08		
Totals						\$910,926.70	\$992,525.22	\$82,811.52		
						511	Crime	1,439.29	119.94	
						519	D&O	11,503.52	958.63	20.66
						517	Umbrella	23,044.10	1,920.34	
						509	General	98,330.40	8,194.20	
						518	Finance	14,361.11	1,196.76	
						512	Worker's Comp	\$1,111.92	\$101.08	
							149,790.34	12,490.95		
							3020.65		82,811.52	

Insurance Payable - Acct# 211-000		First Insurance Funding	
		Premium	978,164.11
		Doc Stamps	1,673.70
		Finance Charges	12,687.41
		Down Payment	(500,000.00)
		Installment1	(44,617.85)
		Installment 2	
		Installment 3	
		Installment 4	
		Installment 5	
		Installment 6	
		Installment 7	
		Installment 8	
		Installment 9	
		Installment 10	
		Installment 11	
Balance at 06/30/26			\$ 447,907.37
(Premiums & chg. financed - \$1,027,705.91, payable in 11 mthly payments of \$93,427.81 including interest at a rate of 8.60%)			

The Marina at the Bluffs Condominium Association, Inc.

Prepaid Expenses

June 30, 2026

GL 122-000

COMPANY	GL#	FROM	TO	# MONTHS	REMAINING	TOTAL PAID	MONTHLY	PREPAID
Loxahatchee River District	553	04/01/26	06/30/26	3	0	\$52,977.08	\$17,659.03	\$0.00
Blue Cross Blue Shield	510	6/1/2026	6/30/2026	1	1	\$5,385.39	\$5,385.39	\$5,385.39
Waste Management	690			2	1	\$7,878.20	\$7,878.20	\$7,878.20
Comcast	571	6/19/2026	7/18/2026	1	1	\$3,058.45	\$3,058.45	\$3,058.45
Hafer	506					\$10,475.00	\$10,475.00	\$10,475.00
Business Card						\$123.95		\$123.95
TOTAL								\$26,920.99

Accrued Expenses - Acct# 212-000

June 30, 2026

VENDOR	TYPE	PERIOD	GL#	AMOUNT
Town of Jupiter	Water	6/1/26-6/30/26	552	\$36,116.58
				\$36,116.58



Payables Aging Report
The Marina at The Bluffs Condo Assoc Inc
As Of 6/30/2026

Vendor			Current	Over 30	Over 60	Over 90	Balance
ALBATROSS SUPPLY							
Invoice #	Date	Check Memo					
70211	06/26/2026		\$287.18	\$0.00	\$0.00	\$0.00	
			\$287.18	\$0.00	\$0.00	\$0.00	\$287.18
ASSOCIATED CREDIT REPORTNG INC							
Invoice #	Date	Check Memo					
18303	06/30/2026		\$760.00	\$0.00	\$0.00	\$0.00	
			\$760.00	\$0.00	\$0.00	\$0.00	\$760.00
BAR9 FIRE DETECTION LLC							
Invoice #	Date	Check Memo					
1746	06/17/2026		\$17,127.54	\$0.00	\$0.00	\$0.00	
			\$17,127.54	\$0.00	\$0.00	\$0.00	\$17,127.54
BECKER & POLIAKOFF PA							
Invoice #	Date	Check Memo					
5281613	01/02/2026		\$0.00	\$0.00	\$0.00	(\$478.69)	
			\$0.00	\$0.00	\$0.00	(\$478.69)	(\$478.69)
BRODELL LANDSCAPE INC							
Invoice #	Date	Check Memo					
3372	06/13/2026		\$25,230.00	\$0.00	\$0.00	\$0.00	
			\$25,230.00	\$0.00	\$0.00	\$0.00	\$25,230.00
BUSINESS CARD							
Invoice #	Date	Check Memo					
061626/Phone Pymt	06/16/2026	Acct Ending 4085	\$1,379.66	\$0.00	\$0.00	\$0.00	
			\$1,379.66	\$0.00	\$0.00	\$0.00	\$1,379.66
COMCAST							
Invoice #	Date	Check Memo					
6-92026-7-18-2 026	06/15/2026		\$2,760.05	\$0.00	\$0.00	\$0.00	
			\$2,760.05	\$0.00	\$0.00	\$0.00	\$2,760.05
DELAWARE ELEVATOR							
Invoice #	Date	Check Memo					
88536	06/16/2026		\$328.00	\$0.00	\$0.00	\$0.00	
88573	06/17/2026		\$2,128.59	\$0.00	\$0.00	\$0.00	
88588	06/18/2026		\$6,457.56	\$0.00	\$0.00	\$0.00	
88504	06/16/2026		\$2,188.00	\$0.00	\$0.00	\$0.00	
88572	06/17/2026		\$977.38	\$0.00	\$0.00	\$0.00	
			\$12,079.53	\$0.00	\$0.00	\$0.00	\$12,079.53



Payables Aging Report
The Marina at The Bluffs Condo Assoc Inc
As Of 6/30/2026

Vendor			Current	Over 30	Over 60	Over 90	Balance
FARMER & IRWIN							
Invoice #	Date	Check Memo					
189212	06/18/2026		\$3,000.00	\$0.00	\$0.00	\$0.00	
189162	06/16/2026		\$473.93	\$0.00	\$0.00	\$0.00	
189357	06/23/2026		\$404.70	\$0.00	\$0.00	\$0.00	
189364	06/23/2026		\$404.70	\$0.00	\$0.00	\$0.00	
189405	06/24/2026		\$340.80	\$0.00	\$0.00	\$0.00	
			\$4,624.13	\$0.00	\$0.00	\$0.00	\$4,624.13
FOUNTAIN DESIGN GROUP, INC							
Invoice #	Date	Check Memo					
39501A	06/24/2026		\$5,331.00	\$0.00	\$0.00	\$0.00	
39498A	06/24/2026		\$21,125.80	\$0.00	\$0.00	\$0.00	
			\$26,456.80	\$0.00	\$0.00	\$0.00	\$26,456.80
HARBOR MANAGEMENT OF SOUTH FLORIDA INC							
Invoice #	Date	Check Memo					
6429	06/22/2026		\$1,865.62	\$0.00	\$0.00	\$0.00	
			\$1,865.62	\$0.00	\$0.00	\$0.00	\$1,865.62
HI-TEK SECURITY SERVICES INC							
Invoice #	Date	Check Memo					
0188	06/22/2026		\$1,489.34	\$0.00	\$0.00	\$0.00	
			\$1,489.34	\$0.00	\$0.00	\$0.00	\$1,489.34
MTD Painting and Construction Corp							
Invoice #	Date	Check Memo					
MTD2024-319-93	06/16/2026		\$4,000.00	\$0.00	\$0.00	\$0.00	
			\$4,000.00	\$0.00	\$0.00	\$0.00	\$4,000.00
PALM BEACH BUILDING & CONSTRUCTION INC							
Invoice #	Date	Check Memo					
5284	06/25/2026	Bldg 1501 / Floors 2,3,4,5	\$55,495.00	\$0.00	\$0.00	\$0.00	
			\$55,495.00	\$0.00	\$0.00	\$0.00	\$55,495.00
REGAL DECORATING & PAINT							
Invoice #	Date	Check Memo					
28320 /6	06/12/2026		\$70.60	\$0.00	\$0.00	\$0.00	
			\$70.60	\$0.00	\$0.00	\$0.00	\$70.60
Safe Elevator Corporation							
Invoice #	Date	Check Memo					
12211	06/18/2026		\$2,750.00	\$0.00	\$0.00	\$0.00	



Payables Aging Report
The Marina at The Bluffs Condo Assoc Inc
As Of 6/30/2026

Vendor			Current	Over 30	Over 60	Over 90	Balance
			\$2,750.00	\$0.00	\$0.00	\$0.00	\$2,750.00
TOP FLIGHT PROPERTY RESTORATION LLC							
Invoice #	Date	Check Memo					
2726	06/25/2026		\$975.03	\$0.00	\$0.00	\$0.00	
2749	06/25/2026		\$7,509.94	\$0.00	\$0.00	\$0.00	
			\$8,484.97	\$0.00	\$0.00	\$0.00	\$8,484.97
WEX BANK							
Invoice #	Date	Check Memo					
103569679	03/15/2025		\$0.00	\$0.00	\$0.00	\$192.51	
113253979	06/15/2026		\$433.36	\$0.00	\$0.00	\$0.00	
			\$433.36	\$0.00	\$0.00	\$192.51	\$625.87
WM CORPORATE SERVICES INC							
Invoice #	Date	Check Memo					
0089466-0290-4	02/26/2025		\$0.00	\$0.00	\$0.00	\$7,878.20	
			\$0.00	\$0.00	\$0.00	\$7,878.20	\$7,878.20
Totals:			\$165,293.78	\$0.00	\$0.00	\$7,592.02	\$172,885.80

Deferred Comcast Bonus Incentive - GL 214-000**June 30, 2026**

Comcast - 60 months

Term 8/1/18 - 7/31/23

Contract terminated 3/1/23

	Amount Deferred	YTD-Amount Recognized
Total Compensation - \$150/unit(660)	\$ 99,000.00	
Per Month	1,650.00	-
Months used to date	60	
Income recognized since inception of contract	99,000.00	
Remaining	\$ -	\$ -

New Cable Contract: Term 3/1/23 - 4/30/33

Comcast - 122 months

Term 3/1/23 - 4/30/33

	Amount Deferred	YTD-Amount Recognized
Total Compensation - \$200/unit(660)	\$ 132,000.00	
Per Month	1,100.00	6,600.00
Months used to date	40	
Income recognized since inception of contract	44,000.00	
Remaining	\$ 88,000.00	\$ 6,600.00

Total cable revenue recognized for 2025 GL 414-000**\$ 6,600.00**

The Marina at the Bluffs Condominium Association, Inc.**SPECIAL ASSESSMENT ACTIVITY - OPERATING FUND**

June 30, 2026

Purpose:**Elevator Life Safety Modernization and RedCom Fire Suppression System Special Assessment**

Prior Year SA Billed	\$	4,344.00	464 Units	\$ 2,312,022.00
Special Assessment Billed	\$	1,497.00	198 units	<u>\$ 584,124.00</u>
				\$ 2,896,146.00

Less Expenses - GL#s 546-547:**2023 Expenses:**

	<u>Date</u>	<u>Check #</u>	<u>Amount</u>
RedCom Fire	09/22/23	2105	36,300.00
Air Depot	09/22/23		63,066.66
OnsiteGenPros	09/22/23	2104	56,852.67
RMA ARC Solutions	09/22/23		89,762.37
	09/22/23	2107	110,100.00
Oracle Elevator	10/18/23	5497	61,354.16
Oracle Elevator	10/25/23	AP	61,354.17
ADI - Admin			1,750.00
AMP Electric			13,350.00
Oracle Elevator	12/31/23		61,354.16
Unknown			43,017.00
Total Expenses			<u>(598,261.19)</u>

2024 Expenses:

	<u>Date</u>	<u>Amount</u>
Oracle Elevator	01/30/24	61,354.16
Oracle Elevator	02/01/24	61,354.15
RMA ARC Solutions	03/18/24	24,276.63
RMA ARC Solutions	03/26/24	24,276.63
RMA ARC Solutions	03/26/24	3,022.68
OnsiteGenPros	04/01/24	56,852.66
RedComFire	04/02/24	25,433.33
Oracle Elevator	04/03/24	61,354.18
RedComFire	04/04/23	24,142.00
RedComFire	04/04/24	7,700.00
Amp Electrical Serviices	04/09/24	22,500.00
Oracle Elevator	05/06/24	61,354.17
RMA ARC Solutions	05/01/24	30,474.66
RMA ARC Solutions	05/07/24	12,396.06
RMA ARC Solutions	05/07/24	1,511.34
RMA ARC Solutions	05/13/24	20,316.44
RMA ARC Solutions	05/15/24	1,007.56
RMA ARC Solutions	05/23/24	16,184.42
RMA ARC Solutions	05/23/24	1,007.56
Air Depot Inc	05/13/24	63,066.66
Oracle Elevator	06/03/24	61,354.16
Bar9 Fire Detection	07/02/24	42,000.00
Bar9 Fire Detection	07/02/24	25,641.00
Oracle Elevator	07/08/24	61,354.16
AMP Electrical Services	07/10/24	25,788.00
RMS ARC Solutions	08/20/24	20,494.70
RMS ARC Solutions	08/20/24	598.93
RMS ARC Solutions	08/20/24	1,007.56
RMS ARC Solutions	08/20/24	4,310.28
RMS ARC Solutions	08/20/24	392.52
Oracle Elevator	08/20/24	61,354.17
Oracle Elevator	09/09/24	61,354.16
RMS ARC Solutions	09/18/24	1,511.34

Oracle Elevator	10/01/24	61,354.16
Bar9 Fire Detection	10/01/24	35,000.00
RMS ARC Solutions	10/01/24	30,751.41
Oracle Elevator	10/31/24	61,354.16
Oracle Elevator	10/31/24	61,354.16
Onsitegenpros LLC	10/31/24	56,852.66
Oracle Elevator	11/25/24	61,354.16
Air Depot Inc	12/06/24	58,066.66
		<u>(1,372,833.64)</u>

2025 Expenses:

	<u>Date</u>	<u>Amount</u>
Oracle Elevator	01/13/25	61,354.17
Bar9 Fire Detection	01/13/25	35,606.67
Bar9 Fire Detection	04/02/25	15,260.00
Oracle Elevator	05/31/25	61,354.16
Oracle Elevator	05/31/25	61,354.16
AMP Electrical Services	07/01/25	25,787.00
Clarkson & Varick	07/09/25	7,800.00
Bar9 Fire Detection	07/25/25	75,000.00
Elevated Facility Service	08/18/25	53,554.17
Oracle Elevator	08/18/25	61,354.16
Air Depot	08/22/25	5,000.00
Oracle Elevator	10/09/25	61,354.17
Oracle Elevator	10/09/25	61,354.16
2025 Audit Adjustment	12/31/25	5,828.25
		<u>(591,961.07)</u>

2026 Expenses:

Farmer & Irwin	01/01/26	1,107.45
Farmer & Irwin	02/11/26	6,459.23
		<u>(7,566.68)</u>

GL 546 (2,570,622.58)

Deferred Special Assessment at 06/30/26

GL 228-000 **\$ 325,523.42**
\$ -

Milestone Building Inspection Repairs

BLDG	2024 Expenses	2025 Expenses	2026 Expenses	SA billed 2026	SA billed 2025	SA billed 2024	Balance
501	\$4,958.84	\$590.00	\$4,480.00			\$0.00	-\$10,028.84
601	\$4,944.82	\$0.00				\$0.00	-\$4,944.82
701	\$1,915.83	\$452.50				\$90,208.50	\$87,840.17
801	\$1,000.00	\$452.50				\$58,365.90	\$56,913.40
901	\$57,627.50	\$300.00				\$70,973.10	\$13,045.60
1001	\$97,594.00	\$15,664.70			\$122,313.00	\$0.00	\$9,054.30
1101	\$0.00	\$96,656.05			\$104,323.80	\$0.00	\$7,667.75
1201	\$146.67	\$93,833.12			\$106,129.80	\$0.00	\$12,150.01
1301	\$0.00	\$73,394.62			\$86,736.30	\$0.00	\$13,341.68
1401	\$0.00	\$295.28	\$98,933.55			\$0.00	-\$99,228.83
1501	\$50.71	\$325.78	\$55,495.00			\$0.00	-\$55,871.49
1601	\$50.71	\$386.78				\$0.00	-\$437.49
1701	\$825.00	\$386.78				\$0.00	-\$1,211.78
1801	\$101,464.88	\$300.00				\$110,255.40	\$8,490.52
1901	\$102,674.00	\$4,500.00			\$115,087.80	\$0.00	\$7,913.80
2001	\$64,197.60	\$300.00				\$135,805.50	\$71,307.90
2101	\$96,506.05	\$970.00				\$159,270.90	\$61,794.85
2201	\$585.72	\$386.79	\$150,613.80			\$0.00	-\$151,586.31
2301	\$3,236.07	\$0.00				\$0.00	-\$3,236.07
2401	\$50.71	\$280,763.55	\$13,593.24		\$277,149.00	\$0.00	-\$17,258.50
2501	\$0.00	\$226,036.39	\$150.00	\$241,408.55		\$0.00	\$15,222.16
2601	\$50.71	\$131,095.05	\$273,955.85	\$410,269.20		\$0.00	\$5,167.59
		\$927,089.89	\$597,221.44	\$651,677.75	\$811,739.70	\$624,879.30	\$26,105.60