

**Goose Creek
Homeowners Association**

Financial Reports

July 2026

10:53 AM
08/07/26
Cash Basis

Goose Creek Homeowners Association
Balance Sheet
As of May 1, 2026

	<u>May 1, 26</u>
ASSETS	
Current Assets	
Checking/Savings	
CCBG Checking	54,849.48
Rsv Pav 12 Month CD 03/09/27	42,369.25
Total Checking/Savings	97,218.73
Accounts Receivable	
Accounts Receivable	-373.90
Total Accounts Receivable	-373.90
Other Current Assets	
12000 · Undeposited Funds (Funds received, but not yet deposited to a bank account)	-294.00
Total Other Current Assets	-294.00
Total Current Assets	96,550.83
TOTAL ASSETS	<u>96,550.83</u>
LIABILITIES & EQUITY	
Equity	
31000 · Reserves (Capital Expenditures)	42,369.25
32000 · Unrestricted Net Assets (Other Income)	25,358.05
Net Income	28,823.53
Total Equity	96,550.83
TOTAL LIABILITIES & EQUITY	<u>96,550.83</u>

08/07/26

Goose Creek Homeowners Association

Profit & Loss

	Jul 26	Jan - Jul 26
Ordinary Income/Expense		
Income		
Finance charges received	55.73	1,431.62
100 · Homeowners' Dues		
101 Homeowners' Dues	169.27	52,426.41
103 · Interest on Assessments	0.00	435.54
106 · Interest/Investment Income	0.00	25.01
100 · Homeowners' Dues - Other	0.00	0.00
Total 100 · Homeowners' Dues	169.27	52,886.96
Total Income	225.00	54,318.58
Gross Profit	225.00	54,318.58
Expense		
Fraud (Bank Fraud)	-6,827.17	0.00
Income Tax on Interest	0.00	309.00
300 · Routine Expenses		
308 · Bank Supplies	67.95	156.85
310 · Insurance	0.00	2,509.19
325 · Legal	25.18	3,061.18
340 · Annual Report Filinig	0.00	61.25
345 · Website & Domain	0.00	45.98
Total 300 · Routine Expenses	93.13	5,834.45
400 · Management & Administrative		
Tax Return	0.00	100.00
410 · Management Contract	650.00	4,550.00
420 · Office Expenses	25.00	207.40
Total 400 · Management & Administrati...	675.00	4,857.40
500 · Community Events & Meetings		
510 · Community Events	0.00	215.46
Total 500 · Community Events & Meeti...	0.00	215.46
600 · Maintenance Expenses		
610 · Grounds Maintenance		
Asphalt Repairs	0.00	1,100.00
616 - Irrigation Repairs	0.00	175.00
611 · Grounds Contract	2,100.00	14,700.00
612 · Tree Maintenance/Removal	0.00	3,500.00
614 - Misc Grounds Repairs	0.00	570.00
619 · Other Ground Beautification	0.00	1,895.90
Total 610 · Grounds Maintenance	2,100.00	21,940.90
685 · Utilities		
Backflow Installation	1,550.00	1,550.00
687 - Main Utilities	113.32	681.10
686 - Backflow Testing	0.00	420.00
Total 685 · Utilities	1,663.32	2,651.10
Total 600 · Maintenance Expenses	3,763.32	24,592.00

	Jul 26	Jan - Jul 26
Total Expense	-2,295.72	35,808.31
Net Ordinary Income	2,520.72	18,510.27
Other Income/Expense		
Other Income		
KMG Collection Fee	0.00	75.00
Total Other Income	0.00	75.00
Other Expense		
Reserves Funding	0.00	0.00
KMG Collection Fee Paid Out	0.00	75.00
Total Other Expense	0.00	75.00
Net Other Income	0.00	0.00
Net Income	2,520.72	18,510.27

10:53 AM
08/07/26
Cash Basis

Goose Creek Homeowners Association
Profit & Loss Budget vs. Actual
January through December 2026

	Jan - Dec 26	Budget	\$ Over Budget
Ordinary Income/Expense			
Income			
Finance charges received	1,431.62		
100 · Homeowners' Dues			
101 Homeowners' Dues	52,426.41	52,626.00	-199.59
103 · Interest on Assessments	435.54		
106 · Interest/Investment Income	25.01	500.00	-474.99
Total 100 · Homeowners' Dues	52,886.96	53,126.00	-239.04
Total Income	54,318.58	53,126.00	1,192.58
Gross Profit	54,318.58	53,126.00	1,192.58
Expense			
Income Tax on Interest	309.00	150.00	159.00
300 · Routine Expenses			
308 · Bank Supplies	156.85	55.00	101.85
310 · Insurance	2,509.19	3,500.00	-990.81
325 · Legal	3,061.18	2,500.00	561.18
340 · Annual Report Filing	61.25	61.25	0.00
345 · Website & Domain	45.98	538.74	-492.76
Total 300 · Routine Expenses	5,834.45	6,654.99	-820.54
400 · Management & Administrative			
Tax Return	100.00	100.00	0.00
410 · Management Contract	5,200.00	7,800.00	-2,600.00
420 · Office Expenses	232.40	300.00	-67.60
425 · Member Mailings (All Members Mailing (2))	0.00	1,100.00	-1,100.00
450 · Professional Services (Surveys and other Consulting)	0.00	1,000.00	-1,000.00
Total 400 · Management & Administrative	5,532.40	10,300.00	-4,767.60
500 · Community Events & Meetings			
510 · Community Events	215.46		
Total 500 · Community Events & Meetings	215.46		
600 · Maintenance Expenses			
610 · Grounds Maintenance			
Asphalt Repairs	1,100.00		
616 - Irrigation Repairs	175.00	325.00	-150.00
611 · Grounds Contract	14,700.00	25,200.00	-10,500.00
612 · Tree Maintenance/Removal	3,500.00	2,500.00	1,000.00
614 - Misc Grounds Repairs	570.00	1,500.00	-930.00
619 · Other Ground Beautification	1,895.90	1,000.00	895.90
Total 610 · Grounds Maintenance	21,940.90	30,525.00	-8,584.10
685 · Utilities			
Backflow Installation	1,550.00		
687 - Main Utilities	681.10	1,680.00	-998.90
686 - Backflow Testing	420.00	220.00	200.00
Total 685 · Utilities	2,651.10	1,900.00	751.10
Total 600 · Maintenance Expenses	24,592.00	32,425.00	-7,833.00
Total Expense	36,483.31	49,529.99	-13,046.68
Net Ordinary Income	17,835.27	3,596.01	14,239.26
Other Income/Expense			
Other Income			
KMG Collection Fee	75.00		
Total Other Income	75.00		

Goose Creek Homeowners Association
Profit & Loss Budget vs. Actual
January through December 2026

	Jan - Dec 26	Budget	\$ Over Budget
Other Expense			
Reserves Funding	0.00	2,000.00	-2,000.00
KMG Collection Fee Paid Out	75.00		
Total Other Expense	75.00	2,000.00	-1,925.00
Net Other Income	0.00	-2,000.00	2,000.00
Net Income	17,835.27	1,596.01	16,239.26

10:53 AM

08/07/26

Goose Creek Homeowners Association

Check Detail

July 2026

Type	Num	Date	Name	Account	Paid Amount	Original Amount
Check	000200	07/13/2026	City of Tallahassee	GC Operating Checking (GC Operating ...		-113.32
				687 - Main Utilities	-113.32	113.32
TOTAL					-113.32	113.32
Check	5397	07/01/2026	Kirby Management	CCBG Checking		-675.00
				410 - Management Contract	-650.00	650.00
				420 - Office Expenses	-25.00	25.00
TOTAL					-675.00	675.00
Check	5402	07/02/2026	Keith McNeil Plumbi...	CCBG Checking		-1,550.00
				Backflow Installation	-1,550.00	1,550.00
TOTAL					-1,550.00	1,550.00
Check	5501	07/23/2026	Anderson, Givens &...	GC Operating Checking (GC Operating ...		-25.18
				325 - Legal	-25.18	25.18
TOTAL					-25.18	25.18
Check	5502	07/23/2026	Kirby Management	GC Operating Checking (GC Operating ...		-67.95
				308 - Bank Supplies	-67.95	67.95
TOTAL					-67.95	67.95
Check	5504	07/29/2026	Border 2 Border	GC Operating Checking (GC Operating ...		-2,100.00
				611 - Grounds Contract	-2,100.00	2,100.00
TOTAL					-2,100.00	2,100.00

Goose Creek Homeowners Association
Delinquency Report

08/07/26

	<u>Current</u>	<u>1 - 30</u>	<u>31 - 60</u>	<u>61 - 90</u>	<u>> 90</u>	<u>TOTAL</u>
154 - Leah (AGF) PP	0.00	0.00	0.00	0.00	944.13	944.13
141 - Northcutt (A...	0.00	0.00	0.00	187.40	624.40	811.80
149 - Northcutt	0.00	0.00	0.00	0.00	346.92	346.92
152 - Goose	0.00	0.00	0.00	0.00	346.92	346.92
6115 - Florenzia	0.00	0.00	0.00	0.00	346.92	346.92
166 - Leah	0.00	0.00	0.00	0.00	346.92	346.92
129 - Goose (AGF)	0.00	0.00	0.00	0.00	258.90	258.90
193 - Pitkin	0.00	0.00	0.00	0.00	171.92	171.92
121 - Nothcutt	0.00	0.00	0.00	0.00	45.00	45.00
177 - Pitkin	0.00	0.00	0.00	0.00	8.05	8.05
142 - Goose	0.00	0.00	0.00	0.00	0.40	0.40
TOTAL	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>187.40</u>	<u>3,440.48</u>	<u>3,627.88</u>



**Capital City
Bank**

e | statement

Capital City Bank OnLine

GOOSE CREEK HOMEOWNERS ASSOCIATION INC
3972 N MONROE ST
TALLAHASSEE FL 32303-2167

Date 7/31/26
Primary Account

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XXXXXXXX9870

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CHECKING ACCOUNT

PREMIUM BUSINESS CHECKING		Images	8
Account Number	XXXXXXXX9870	Statement Dates	7/01/26 thru 8/02/26
Previous Balance	44,193.49	Days in this Statement Period	33
4 Deposits/Credits	7,112.17	Avg Ledger Balance	18,996.59
7 Checks/Debits	45,028.49	Avg Collected Balance	18,996.59
Service Charges	.00		
Interest Paid	.00		
Ending Balance	6,277.17		

DEPOSITS AND OTHER CREDITS

Date	Description	Amount
7/02	DEPOSIT	60.00
7/09	DEPOSIT	225.00
7/13	PROVISIONAL CREDIT ACH DEBIT D ISPUCE ID 104049	4,537.45
7/13	PROVISIONAL CREDIT ACH DEBIT D ISPUCE ID 104049	2,289.72



**Capital City
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GOOSE CREEK HOMEOWNERS ASSOCIATION INC
3972 N MONROE ST
TALLAHASSEE FL 32303-2167

Date 7/31/26
Primary Account

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PREMIUM BUSINESS CHECKING

XXXXXXX9870 (Continued)

OTHER DEBITS

Date	Description	Amount
7/14	IN-PERSON TRANSFER DEBIT TO ACCT NO. XXXXXXX1237-D	40,278.03-

CHECKS IN NUMBER ORDER

Date	Check No	Amount	Date	Check No	Amount
7/01	5396	210.00	7/10	5400	148.94
7/01	5397	675.00	7/01	5401	2,100.00
7/07	5399*	66.52	7/14	5402	1,550.00

* Denotes missing check numbers

DAILY BALANCE INFORMATION

Date	Balance	Date	Balance	Date	Balance
7/01	41,208.49	7/09	41,426.97	7/14	6,277.17
7/02	41,268.49	7/10	41,278.03		
7/07	41,201.97	7/13	48,105.20		

-----END OF STATEMENT-----

DEPOSIT TICKET		CASH
Goose Creek H.O.A. 3975 N. Monroe St. Tallahassee, FL 32303		225.00
Date: 7/9/2026		225.00
Signature: [Signature]		225.00
Capital City Bank Lump Sum Deposit System Tallahassee, FL		225.00
TOTAL DEPOSITED		225.00
CHECKS DEPOSITED		0.00
TOTAL DEPOSITED		225.00

Check: 0 Amount: \$225.00 Date: 7/9/2026 Deposit

DEPOSIT TICKET		CASH
Goose Creek H.O.A. 3975 N. Monroe St. Tallahassee, FL 32303		60.00
Date: 7/2/2026		60.00
Signature: [Signature]		60.00
Capital City Bank Lump Sum Deposit System Tallahassee, FL		60.00
TOTAL DEPOSITED		60.00
CHECKS DEPOSITED		0.00
TOTAL DEPOSITED		60.00

Check: 0 Amount: \$60.00 Date: 7/2/2026 Deposit

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	6/29/2026	5396
PAY TO THE ORDER OF: Keith McNeil Plumbing	\$ 210.00	
Two Hundred Ten and 00/100		
Keith McNeil Plumbing 3505 N. Monroe St. Tallahassee, FL 32303		
MEMO: Backflow Test & Repair Inv. # 50320		
MICR: *005396* 1063100688 10000159870*		

Check: 5396 Amount: \$210.00 Date: 7/1/2026 Check 5396

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	7/1/2026	5397
PAY TO THE ORDER OF: Kiby Management	\$ 675.00	
Six Hundred Seventy Five and 00/100		
Kiby Management 3972 N. Monroe St. Tallahassee, FL 32303		
MEMO: Management Fee		
MICR: *005397* 1063100688 10000159870*		

Check: 5397 Amount: \$675.00 Date: 7/1/2026 Check 5397

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	6/30/2026	5399
PAY TO THE ORDER OF: Janice Porto	\$ 66.52	
Sixty Six and 52/100		
Janice Porto 188 Spring Gate Walk Tallahassee, FL 32317		
MEMO: Reimbursement		
MICR: *005399* 1063100688 10000159870*		

Check: 5399 Amount: \$66.52 Date: 7/7/2026 Check 5399

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	6/30/2026	5400
PAY TO THE ORDER OF: James & Penny Taylor	\$ 148.94	
One Hundred Forty Eight and 94/100		
James & Penny Taylor 132 Peyton Court Tallahassee, FL 32317		
MEMO: Reimbursement		
MICR: *005400* 1063100688 10000159870*		

Check: 5400 Amount: \$148.94 Date: 7/9/2026 Check 5400

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	6/30/2026	5401
PAY TO THE ORDER OF: Border 2 Border	\$ 2,100.00	
Two Thousand One Hundred and 00/100		
Border 2 Border 11023 Mahan Dr Tallahassee, FL 32309		
MEMO: June Lawn Service		
MICR: *005401* 1063100688 10000159870*		

Check: 5401 Amount: \$2,100.00 Date: 7/1/2026 Check 5401

Goose Creek H.O.A.		Capital City Bank
3975 N. Monroe St. Tallahassee, FL 32303	7/2/2026	5402
PAY TO THE ORDER OF: Keith McNeil Plumbing	\$ 1,550.00	
One Thousand Five Hundred Fifty and 00/100		
Keith McNeil Plumbing 3505 N. Monroe St. Tallahassee, FL 32303		
MEMO: Backflow Installation Inv. # 50450		
MICR: *005402* 1063100688 10000159870*		

Check: 5402 Amount: \$1,550.00 Date: 7/13/2026 Check 5402



**Capital City
Bank**

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Capital City Bank OnLine

GOOSE CREEK HOMEOWNERS ASSOCIATION INC
3972 N MONROE ST
TALLAHASSEE FL 32303-2167

Date 7/31/26
Primary Account

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CHECKING ACCOUNT

EVERYDAY CHECKING FOR BUSINESS

Account Number	XXXXXXXX1237
Previous Balance	.00
1 Deposits/Credits	40,278.03
4 Checks/Debits	2,306.45
Service Charges	.00
Interest Paid	.00
Ending Balance	37,971.58

Images

Statement Dates	7/09/26 thru 8/02/26	4
Days in this Statement Period		25
Avg Ledger Balance		33,400.86
Avg Collected Balance		33,400.86

DEPOSITS AND OTHER CREDITS

Date	Description	Amount
7/13	IN-PERSON TRANSFER CREDIT FROM ACCT NO. XXXXXXXX9870-D	40,278.03



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Capital City Bank OnLine

GOOSE CREEK HOMEOWNERS ASSOCIATION INC
3972 N MONROE ST
TALLAHASSEE FL 32303-2167

Date 7/31/26
Primary Account

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EVERYDAY CHECKING FOR BUSINESS

XXXXXXX1237 (Continued)

CHECKS IN NUMBER ORDER

Date	Check No	Amount	Date	Check No	Amount
7/20	200	113.32	7/24	5502	67.95
7/28	5501*	25.18	7/30	5504*	2,100.00

* Denotes missing check numbers

DAILY BALANCE INFORMATION

Date	Balance	Date	Balance	Date	Balance
7/09	.00	7/20	40,164.71	7/28	40,071.58
7/13	40,278.03	7/24	40,096.76	7/30	37,971.58

-----END OF STATEMENT-----



e | statement

GOOSE CREEK HOMEOWNERS ASSOCIATION INC 000200
3972 N MONROE ST
TALLAHASSEE, FL 32303 DATE 7/13/26

PAY TO THE ORDER OF City of Tallahassee \$ 113.32
One Hundred Thirteen and 32/100 DOLLARS

Capital City Bank
MEMO City of Tallahassee
000550 200 1000 1237 0200

Check: 200 Amount: \$113.32 Date: 7/20/2026 Check 200

GOOSE CREEK HOMEOWNERS ASSO 5501
3972 N MONROE ST
TALLAHASSEE, FL 32303 7/23/2026

PAY TO THE ORDER OF Anderson, Givens & Fredericks, P.A. \$ 25.18
Twenty-Five and 18/100 DOLLARS

Anderson, Givens & Fredericks, P.A.
1659 Mahan Center Blvd, Suite B
Tallahassee, FL 32308

MEMO Legal Fees Inv. # 15713
000550 100 1000 1237

Check: 5501 Amount: \$25.18 Date: 7/28/2026 Check 5501

GOOSE CREEK HOMEOWNERS ASSO 5502
3972 N MONROE ST
TALLAHASSEE, FL 32303 7/23/2026

PAY TO THE ORDER OF Kirby Management \$ 67.95
Sixty-Seven and 95/100 DOLLARS

Kirby Management
3972 N. Monroe St.
Tallahassee, FL 32303

MEMO Bank Checks
000550 200 1000 1237

Check: 5502 Amount: \$67.95 Date: 7/24/2026 Check 5502

GOOSE CREEK HOMEOWNERS ASSO 5504
3972 N MONROE ST
TALLAHASSEE, FL 32303 7/29/2026

PAY TO THE ORDER OF Border 2 Border \$ 2,100.00
Two Thousand One Hundred and 00/100 DOLLARS

Border 2 Border
11026 Mahan Dr
Tallahassee, FL 32308

MEMO July Lawn Service
000550 100 1000 1237

Check: 5504 Amount: \$2,100.00 Date: 7/30/2026 Check 5504

Goose Creek Homeowners Association
Reconciliation Detail

08/07/26

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						44,193.49
Cleared Transactions						
Checks and Payments - 7 items						
Check	06/26/2026	5396	Keith McNeil Plum...	X	-210.00	-210.00
Check	06/30/2026	5401	Border 2 Border	X	-2,100.00	-2,310.00
Check	06/30/2026	5400	132 - Peyton	X	-148.94	-2,458.94
Check	06/30/2026	5399	188 - Spring	X	-66.52	-2,525.46
Check	07/01/2026	5397	Kirby Management	X	-675.00	-3,200.46
Check	07/02/2026	5402	Keith McNeil Plum...	X	-1,550.00	-4,750.46
General Journal	07/14/2026		Capital City Bank	X	-40,278.03	-45,028.49
Total Checks and Payments					-45,028.49	-45,028.49
Deposits and Credits - 4 items						
Deposit	07/02/2026			X	60.00	60.00
Deposit	07/09/2026			X	225.00	285.00
Deposit	07/13/2026			X	2,289.72	2,574.72
Deposit	07/13/2026			X	4,537.45	7,112.17
Total Deposits and Credits					7,112.17	7,112.17
Total Cleared Transactions					-37,916.32	-37,916.32
Cleared Balance					-37,916.32	6,277.17
Register Balance as of 07/31/2026					-37,916.32	6,277.17
Ending Balance					-37,916.32	6,277.17

Goose Creek Homeowners Association
Reconciliation Detail

08/07/26

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						0.00
Cleared Transactions						
Checks and Payments - 4 items						
Check	07/13/2026	000200	City of Tallahassee	X	-113.32	-113.32
Check	07/23/2026	5502	Kirby Management	X	-67.95	-181.27
Check	07/23/2026	5501	Anderson, Givens ...	X	-25.18	-206.45
Check	07/29/2026	5504	Border 2 Border	X	-2,100.00	-2,306.45
Total Checks and Payments					-2,306.45	-2,306.45
Deposits and Credits - 1 item						
General Journal	07/14/2026		Capital City Bank	X	40,278.03	40,278.03
Total Deposits and Credits					40,278.03	40,278.03
Total Cleared Transactions					37,971.58	37,971.58
Cleared Balance					37,971.58	37,971.58
Register Balance as of 07/31/2026					37,971.58	37,971.58
New Transactions						
Checks and Payments - 1 item						
Check	08/01/2026	5503	Kirby Management		-675.00	-675.00
Total Checks and Payments					-675.00	-675.00
Total New Transactions					-675.00	-675.00
Ending Balance					37,296.58	37,296.58