

**THE SANDS AT GRACE BAY**  
**STRATA PLAN NO. 25**  
**Balance Sheet**

	<u>As of</u> <u>3/31/2023</u>	<u>As of</u> <u>12/31/2022</u>	<u>Variance</u> <u>2023 vs 2022</u>
<b>Assets</b>			
<b>Cash / Bank</b>			
First Caribbean Operating Account	\$ 28,684	\$ 73,148	\$ (44,464)
Term Deposit-1	420,531	420,249	282
Term Deposit-2	76,075	76,033	42
	<u>525,290</u>	<u>569,430</u>	<u>(44,140)</u>
<b>Accounts Receivable</b>			
Employee Advances	407	407	-
	<u>407</u>	<u>407</u>	<u>-</u>
<b>Inventory</b>			
Maintenance/Engineering	258,142	257,977	165
Grounds	33,468	33,695	(227)
Treatment Plant	4,631	3,805	826
Pool and Beach	34,228	35,215	(987)
Uniforms	5,973	7,460	(1,487)
Hurricane Supplies	43,483	43,541	(58)
	<u>379,925</u>	<u>381,693</u>	<u>(1,768)</u>
<b>Prepaid Expenses</b>			
Licenses & Fees	181	724	(543)
Supplies	15,640	-	15,640
Water Leak	185	21,307	(21,122)
Pipe Replacement	52,037	52,037	-
Insurance	12,103	1,864	10,239
	<u>80,146</u>	<u>75,932</u>	<u>4,214</u>
<b>Deposits</b>			
Security Deposit-Power	11,250	11,250	-
<b>Intercompany Account</b>			
Due from (to) Oceanside Corp	41,164	(53,036)	94,200
<b>Total Assets</b>	<b><u>\$ 1,038,182</u></b>	<b><u>\$ 985,676</u></b>	<b><u>\$ 52,506</u></b>
<b>Liabilities &amp; Equity</b>			
<b>Liabilities</b>			
Accounts Payable-Trade	\$ 7,596	\$ 98,999	(91,403)
Accrued Expenses	109,705	14,677	95,028
NIS Payable	15,620	11,153	4,467
NHIP Payable	14,428	9,168	5,260
Due to Oceanside Corp-Water Leak & Pipe Replacement	42,941	64,063	(21,122)
<b>Total Liabilities</b>	<u>190,290</u>	<u>198,060</u>	<u>(7,770)</u>
<b>Equity</b>			
Capex Reserve Fund	101,582	84,595	16,987
Major Reserve Fund	531,741	500,470	31,271
Retained Earnings (Operating Fund)	214,569	202,551	12,018
<b>Total Equity</b>	<u>847,892</u>	<u>787,616</u>	<u>60,276</u>
<b>Total Liabilities &amp; Equity</b>	<b><u>\$ 1,038,182</u></b>	<b><u>\$ 985,676</u></b>	<b><u>\$ 52,506</u></b>

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