

1 - Balance Sheet - accrual

Properties: River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

As of: 03/31/2022

Accounting Basis: Accrual

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Operating Cash	88,133.95
Savings Cash	2,028.70
Reserves Cash	114,007.22
Total Cash	204,169.87
ASSETS	
Accounts Receivable	9,849.82
Total ASSETS	9,849.82
TOTAL ASSETS	214,019.69
LIABILITIES & CAPITAL	
Liabilities	
LIABILITIES	
Accounts Payable	456.67
Prepaid Assessments	1,440.10
Total LIABILITIES	1,896.77
Total Liabilities	1,896.77
Capital	
RESERVES	
General Reserves	26,057.43
Total RESERVES	26,057.43
Retained Earnings	95,964.41
Calculated Retained Earnings	85,820.89
Calculated Prior Years Retained Earnings	4,280.19
Total Capital	212,122.92
TOTAL LIABILITIES & CAPITAL	214,019.69

2 - Annual Budget - Comparative

Properties: River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

As of: Mar 2022

Additional Account Types: None

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	YTD Actual	YTD Budget	Annual Budget
Income					
INCOME					
Assessment Income - Dues	3,889.08	9,068.67	104,064.04	27,206.01	108,824.00
Late Fees	375.00	0.00	1,050.00	0.00	0.00
Late Interest	88.19	0.00	147.32	0.00	0.00
NSF Fee	25.00	0.00	25.00	0.00	0.00
Bank Interest	43.74	0.00	126.94	0.00	0.00
Total INCOME	4,421.01	9,068.67	105,413.30	27,206.01	108,824.00
Total Operating Income	4,421.01	9,068.67	105,413.30	27,206.01	108,824.00
Expense					
EXPENSES					
ADMINISTRATION					
Management Fees	1,675.00	1,675.00	5,025.00	5,025.00	20,100.00
Accounting Fees	0.00	37.50	0.00	112.50	450.00
Legal Fees Expense	306.00	41.67	2,996.06	125.01	500.00
Legal Fees - Owed by Resident	0.00	33.34	-173.73	100.02	400.00
Office Expenses	0.00	166.67	0.00	500.01	2,000.00
Community Events	0.00	41.67	0.00	125.01	500.00
Bad Debt Expense	0.00	41.67	0.00	125.01	500.00
Annual Corporate Report	0.00	5.17	0.00	15.51	62.00
Insurance	0.00	166.67	2,701.74	500.01	2,000.00
Total ADMINISTRATION	1,981.00	2,209.36	10,549.07	6,628.08	26,512.00
UTILITIES					
Electric	90.28	166.67	727.28	500.01	2,000.00
Water / Sewer	398.84	250.00	1,284.44	750.00	3,000.00
Total UTILITIES	489.12	416.67	2,011.72	1,250.01	5,000.00
MAINTENANCE AND REPAIRS					
General Maintenance & Repair	0.00	150.00	0.00	450.00	1,800.00
Pet Waste Stations	0.00	87.92	0.00	263.76	1,055.00

2 - Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	YTD Actual	YTD Budget	Annual Budget
Special Projects	0.00	1,802.42	0.00	5,407.26	21,629.00
Landscape Enhancements	600.00	83.34	600.00	250.02	1,000.00
Total MAINTENANCE AND REPAIRS	600.00	2,123.68	600.00	6,371.04	25,484.00
CONTRACT SERVICES					
Landscape Contract	3,601.00	3,606.00	10,803.00	10,818.00	43,272.00
Police Officer	420.00	570.00	1,293.00	1,710.00	6,840.00
Total CONTRACT SERVICES	4,021.00	4,176.00	12,096.00	12,528.00	50,112.00
RESERVE EXPENSES					
Reserves	0.00	83.34	0.00	250.02	1,000.00
Total RESERVE EXPENSES	0.00	83.34	0.00	250.02	1,000.00
Total EXPENSES	7,091.12	9,009.05	25,256.79	27,027.15	108,108.00
Board Expenses					
Assoc. Storage Unit	0.00	50.00	0.00	150.00	600.00
Postage	0.00	9.67	0.00	29.01	116.00
Total Board Expenses	0.00	59.67	0.00	179.01	716.00
Total Operating Expense	7,091.12	9,068.72	25,256.79	27,206.16	108,824.00
Total Operating Income	4,421.01	9,068.67	105,413.30	27,206.01	108,824.00
Total Operating Expense	7,091.12	9,068.72	25,256.79	27,206.16	108,824.00
NOI - Net Operating Income	-2,670.11	-0.05	80,156.51	-0.15	0.00
Total Income	4,421.01	9,068.67	105,413.30	27,206.01	108,824.00
Total Expense	7,091.12	9,068.72	25,256.79	27,206.16	108,824.00
Net Income	-2,670.11	-0.05	80,156.51	-0.15	0.00

3 - General Ledger cash

Properties: River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

GL Accounts: All

Exclude Zero Dollar Receipts From Cash Accounts: Yes

Date Range: 03/01/2022 to 03/31/2022

Accounting Basis: Cash

Show Reversed Transactions: No

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
1010 - Operating Cash							
Starting Balance						90,659.96	
03/01/2022	Shantell Hughes	eCheck receipt	8F42-B9F0	23.00		90,682.96	Online Payment
03/01/2022	Brightview Landscape Service	Bill Pay Check	3000000034		3,601.00	87,081.96	March
03/01/2022	Southern Outdoor Lighting, LLC	Bill Pay Check	3000000033		600.00	86,481.96	repair landscape lighting
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150	25.00		86,506.96	Late Fee for Jan 2022
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150	3.35		86,510.31	Interest February 2022
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150	3.35		86,513.66	Interest March 2022
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150	223.00		86,736.66	January 2022 - Annual Assessment
03/01/2022	Stephen John Benito	CC receipt	28CC-F550	25.00		86,761.66	Late Fee for Jan 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550	3.35		86,765.01	Interest February 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550	3.35		86,768.36	Interest March 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550	223.00		86,991.36	January 2022 - Annual Assessment
03/01/2022	SFR Investments V Borrower I, LLC	Receipt	8169	223.00		87,214.36	Prepaid Any
03/01/2022	Angela Napolitan	Receipt	18957844	12.00		87,226.36	Prepaid Any
03/01/2022	Jillian E Swanson	Receipt	1110	28.35		87,254.71	Prepaid Any
03/01/2022	River City Management Services	Payment	01032022		1,675.00	85,579.71	Management Fees for 03/2022
03/03/2022	Doorbia, LLC	Receipt	4013	3.35		85,583.06	Prepaid Any
03/03/2022	Donald Jelks	Receipt	1291	25.00		85,608.06	
03/03/2022	Donald Jelks	Receipt	1291	3.35		85,611.41	
03/03/2022	Donald Jelks	Receipt	1291	223.00		85,834.41	
03/09/2022	Kyle Davis	eCheck receipt	2FB1-00F0	20.00		85,854.41	Online Payment
03/10/2022	Brandon Fowler	Bill Pay Check	3000000035		420.00	85,434.41	February
03/10/2022	JEA	Payment	19335449031022		90.28	85,344.13	
03/10/2022	JEA	Payment	19335449031022		398.84	84,945.29	
03/11/2022	MUPR 3 Assets, LLC	Check	1708		10.00	84,935.29	refund misapplied overpayment

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/11/2022	Collis McKnight	eCheck receipt	2594-F200	0.43		84,935.72	Interest March 2022
03/11/2022	Collis McKnight	eCheck receipt	2594-F200	28.35		84,964.07	January 2022 - Annual Assessment
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0	25.00		84,989.07	Late Fee for Jan 2022
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0	3.35		84,992.42	Interest February 2022
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0	3.35		84,995.77	Interest March 2022
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0	223.00		85,218.77	January 2022 - Annual Assessment
03/14/2022	Ricky Delapaz	eCheck receipt	5562-A280	25.00		85,243.77	Online Payment
03/15/2022	Hubert Busby, Jr.	eCheck receipt	4EC2-44F0	3.35		85,247.12	Interest March 2022
03/15/2022	Hubert Busby, Jr.	eCheck receipt	4EC2-44F0	223.00		85,470.12	January 2022 - Annual Assessment
03/15/2022	Angeline Kuzina	Receipt	72711286	25.00		85,495.12	
03/15/2022	Angeline Kuzina	Receipt	72711286	25.00		85,520.12	Prepaid Any
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385	25.00		85,545.12	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385	3.35		85,548.47	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385	3.35		85,551.82	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385	223.00		85,774.82	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385	144.39		85,919.21	Prepaid Any
03/16/2022	Cerberus SFR Holdings V, L.P.	Receipt	26055	51.00		85,970.21	
03/17/2022	Steve Yee	eCheck receipt	56C5-3C30	15.00		85,985.21	Online Payment
03/17/2022	Robert F. Wilson	Reverse Receipt			25.00	85,960.21	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	Robert F. Wilson	Reverse Receipt			3.35	85,956.86	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	Robert F. Wilson	Reverse Receipt			3.35	85,953.51	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	Robert F. Wilson	Reverse Receipt			223.00	85,730.51	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	MUPR 3 Assets, LLC	Receipt	58312	28.35		85,758.86	Prepaid Any
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950	25.00		85,783.86	Late Fee for Jan 2022
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950	3.35		85,787.21	Interest February 2022

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950	3.35		85,790.56	Interest March 2022
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950	223.00		86,013.56	January 2022 - Annual Assessment
03/21/2022	Mary S. Crisante	Receipt	0251	25.00		86,038.56	
03/21/2022	Mary S. Crisante	Receipt	0251	3.35		86,041.91	
03/21/2022	Mary S. Crisante	Receipt	0251	3.35		86,045.26	
03/21/2022	Mary S. Crisante	Receipt	0251	191.30		86,236.56	
03/21/2022	Pennie Schexnayder	Receipt	1181	25.00		86,261.56	
03/21/2022	Pennie Schexnayder	Receipt	1181	2.74		86,264.30	
03/21/2022	Pennie Schexnayder	Receipt	1181	2.74		86,267.04	
03/21/2022	Pennie Schexnayder	Receipt	1181	182.54		86,449.58	
03/23/2022	Linda Cornelio	Receipt	648	223.00		86,672.58	
03/23/2022	Linda Cornelio	Receipt	648	25.00		86,697.58	
03/25/2022	Beverly Kneessi	Receipt	3	25.00		86,722.58	
03/25/2022	Beverly Kneessi	Receipt	3	3.35		86,725.93	
03/25/2022	Beverly Kneessi	Receipt	3	223.00		86,948.93	
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0	25.00		86,973.93	Late Fee for Jan 2022
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0	3.34		86,977.27	Interest February 2022
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0	3.34		86,980.61	Interest March 2022
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0	222.54		87,203.15	January 2022 - Annual Assessment
03/28/2022	Gray Robinson	Bill Pay Check	3000000036		306.00	86,897.15	
03/30/2022	Christopher Vendola	CC receipt	7395-6040	25.00		86,922.15	Late Fee for Jan 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040	3.35		86,925.50	Interest February 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040	3.35		86,928.85	Interest March 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040	223.00		87,151.85	January 2022 - Annual Assessment
03/30/2022	Brian Miller	CC receipt	E048-6B80	3.35		87,155.20	Interest February 2022
03/30/2022	Brian Miller	CC receipt	E048-6B80	3.35		87,158.55	Interest March 2022
03/30/2022	Brian Miller	CC receipt	E048-6B80	223.00		87,381.55	January 2022 - Annual Assessment
03/30/2022	Yamasa Co., Ltd.	Receipt	903765	223.00		87,604.55	
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0	25.00		87,629.55	Late Fee for Jan 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0	3.35		87,632.90	Interest February 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0	3.35		87,636.25	Interest March 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0	223.00		87,859.25	January 2022 - Annual

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
							Assessment
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400	25.00		87,884.25	Late Fee for Jan 2022
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400	3.35		87,887.60	Interest February 2022
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400	3.35		87,890.95	Interest March 2022
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400	223.00		88,113.95	January 2022 - Annual Assessment
03/31/2022	Drema F. Johnson	Receipt	19068199	20.00		88,133.95	Prepaid Any
Net Change						-2,526.01	
				4,829.81	7,355.82	88,133.95	

1059 - Savings Cash

Starting Balance						2,028.52	
03/31/2022		JE	314	0.18		2,028.70	Interest Earned
Net Change						0.18	
				0.18	0.00	2,028.70	

1060 - Reserves Cash

Starting Balance						113,963.66	
03/31/2022		JE	313	43.56		114,007.22	Interest Earned
Net Change						43.56	
				43.56	0.00	114,007.22	

1500 - Accounts Receivable

Starting Balance						3,190.11	
Net Change						0.00	
				0.00	0.00	3,190.11	

2310 - Prepaid Assessments

Starting Balance						-1,252.26	
03/01/2022	Shantell Hughes	eCheck receipt	8F42-B9F0		23.00	-1,275.26	Online Payment
03/01/2022	Steven Progar	Receipt		41.67		-1,233.59	
03/01/2022	Steven Progar	Receipt		48.23		-1,185.36	
03/01/2022	SFR Investments V Borrower I, LLC	Receipt	8169		223.00	-1,408.36	Prepaid Any
03/01/2022	Angela Napolitan	Receipt	18957844		12.00	-1,420.36	Prepaid Any
03/01/2022	Jillian E Swanson	Receipt	1110		28.35	-1,448.71	Prepaid Any

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/01/2022	Jillian E Swanson	Receipt		28.35		-1,420.36	Prepaid Any
03/03/2022	Doorbia, LLC	Receipt	4013		3.35	-1,423.71	Prepaid Any
03/04/2022	Diego F. Molina Reyes	Receipt		223.00		-1,200.71	
03/04/2022	Diego F. Molina Reyes	Receipt		10.00		-1,190.71	
03/09/2022	Kyle Davis	eCheck receipt	2FB1-00F0		20.00	-1,210.71	Online Payment
03/14/2022	Ricky Delapaz	eCheck receipt	5562-A280		25.00	-1,235.71	Online Payment
03/15/2022	Angeline Kuzina	Receipt	72711286		25.00	-1,260.71	Prepaid Any
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385		144.39	-1,405.10	Prepaid Any
03/17/2022	Steve Yee	eCheck receipt	56C5-3C30		15.00	-1,420.10	Online Payment
03/17/2022	MUPR 3 Assets, LLC	Receipt	58312		28.35	-1,448.45	Prepaid Any
03/17/2022	MUPR 3 Assets, LLC	Receipt		25.00		-1,423.45	
03/17/2022	MUPR 3 Assets, LLC	Receipt		3.35		-1,420.10	
03/31/2022	Drema F. Johnson	Receipt	19068199		20.00	-1,440.10	Prepaid Any
Net Change						-187.84	
				379.60	567.44	-1,440.10	

2425 - Clearing Account

Starting Balance						0.00	
03/01/2022	Steven Progar	Receipt			41.67	-41.67	
03/01/2022	Steven Progar	Receipt			48.23	-89.90	
03/01/2022	Janie Klasel	Receipt		89.90		0.00	
03/04/2022	Diego F. Molina Reyes	Receipt			223.00	-223.00	
03/04/2022	Diego F. Molina Reyes	Receipt			10.00	-233.00	
03/04/2022	MUPR 3 Assets, LLC	Receipt		223.00		-10.00	
03/11/2022	MUPR 3 Assets, LLC	Check	1708	10.00		0.00	refund misapplied overpayment
Net Change						0.00	
				322.90	322.90	0.00	

3009 - General Reserves

Starting Balance						-26,057.43	
Net Change						0.00	
				0.00	0.00	-26,057.43	

3615 - Retained Earnings

Starting						-95,964.41	
----------	--	--	--	--	--	------------	--

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Balance							
Net Change							0.00
				0.00	0.00	-95,964.41	
4110 - Assessment Income - Dues							
Starting Balance							-100,174.96
03/01/2022	Janie Klasel	Receipt			63.00	-100,237.96	Annual Assessment
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150		223.00	-100,460.96	January 2022 - Annual Assessment
03/01/2022	Stephen John Benito	CC receipt	28CC-F550		223.00	-100,683.96	January 2022 - Annual Assessment
03/01/2022	Jillian E Swanson	Receipt			28.35	-100,712.31	Annual Assessment
03/03/2022	Donald Jelks	Receipt	1291		223.00	-100,935.31	
03/04/2022	MUPR 3 Assets, LLC	Receipt			223.00	-101,158.31	Annual Assessment
03/11/2022	Collis McKnight	eCheck receipt	2594-F200		28.35	-101,186.66	January 2022 - Annual Assessment
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0		223.00	-101,409.66	January 2022 - Annual Assessment
03/15/2022	Hubert Busby, Jr.	eCheck receipt	4EC2-44F0		223.00	-101,632.66	January 2022 - Annual Assessment
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385		223.00	-101,855.66	
03/16/2022	Cerberus SFR Holdings V, L.P.	Receipt	26055		51.00	-101,906.66	
03/17/2022	Robert F. Wilson	Reverse Receipt		223.00		-101,683.66	NSF reversal receipt for Reference #18F9-67D0
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950		223.00	-101,906.66	January 2022 - Annual Assessment
03/21/2022	Mary S. Crisante	Receipt	0251		191.30	-102,097.96	
03/21/2022	Pennie Schexnayder	Receipt	1181		182.54	-102,280.50	
03/23/2022	Linda Cornelio	Receipt	648		223.00	-102,503.50	
03/25/2022	Beverly Kneessi	Receipt	3		223.00	-102,726.50	
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0		222.54	-102,949.04	January 2022 - Annual Assessment
03/30/2022	Christopher Vendola	CC receipt	7395-6040		223.00	-103,172.04	January 2022 - Annual Assessment
03/30/2022	Brian Miller	CC receipt	E048-6B80		223.00	-103,395.04	January 2022 - Annual Assessment
03/30/2022	Yamasa Co., Ltd.	Receipt	903765		223.00	-103,618.04	

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0		223.00	-103,841.04	January 2022 - Annual Assessment
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400		223.00	-104,064.04	January 2022 - Annual Assessment
Net Change						-3,889.08	
				223.00	4,112.08	-104,064.04	

4120 - Late Fees

Starting Balance						-675.00	
03/01/2022	Janie Klasel	Receipt			25.00	-700.00	Late Fee
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150		25.00	-725.00	Late Fee for Jan 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550		25.00	-750.00	Late Fee for Jan 2022
03/03/2022	Donald Jelks	Receipt	1291		25.00	-775.00	
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0		25.00	-800.00	Late Fee for Jan 2022
03/15/2022	Angeline Kuzina	Receipt	72711286		25.00	-825.00	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385		25.00	-850.00	
03/17/2022	Robert F. Wilson	Reverse Receipt		25.00		-825.00	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	MUPR 3 Assets, LLC	Receipt			25.00	-850.00	
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950		25.00	-875.00	Late Fee for Jan 2022
03/21/2022	Mary S. Crisante	Receipt	0251		25.00	-900.00	
03/21/2022	Pennie Schexnayder	Receipt	1181		25.00	-925.00	
03/25/2022	Beverly Kneessi	Receipt	3		25.00	-950.00	
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0		25.00	-975.00	Late Fee for Jan 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040		25.00	-1,000.00	Late Fee for Jan 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0		25.00	-1,025.00	Late Fee for Jan 2022
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400		25.00	-1,050.00	Late Fee for Jan 2022
Net Change						-375.00	
				25.00	400.00	-1,050.00	

4125 - Late Interest

Starting Balance						-59.13	
03/01/2022	Janie Klasel	Receipt			0.95	-60.08	Interest February 2022
03/01/2022	Janie Klasel	Receipt			0.95	-61.03	Interest March 2022

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150		3.35	-64.38	Interest February 2022
03/01/2022	Hector M. Camacho	CC receipt	A0BB-0150		3.35	-67.73	Interest March 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550		3.35	-71.08	Interest February 2022
03/01/2022	Stephen John Benito	CC receipt	28CC-F550		3.35	-74.43	Interest March 2022
03/03/2022	Donald Jelks	Receipt	1291		3.35	-77.78	
03/11/2022	Collis McKnight	eCheck receipt	2594-F200		0.43	-78.21	Interest March 2022
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0		3.35	-81.56	Interest February 2022
03/14/2022	Robert F. Wilson	Reversed eCheck receipt	18F9-67D0		3.35	-84.91	Interest March 2022
03/15/2022	Hubert Busby, Jr.	eCheck receipt	4EC2-44F0		3.35	-88.26	Interest March 2022
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385		3.35	-91.61	
03/16/2022	CPI/Amherst SFR Program Owner, LLC	Receipt	385		3.35	-94.96	
03/17/2022	Robert F. Wilson	Reverse Receipt		3.35		-91.61	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	Robert F. Wilson	Reverse Receipt		3.35		-88.26	NSF reversal receipt for Reference #18F9-67D0
03/17/2022	MUPR 3 Assets, LLC	Receipt			3.35	-91.61	
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950		3.35	-94.96	Interest February 2022
03/20/2022	Joseph D. Goff	CC receipt	B0F2-5950		3.35	-98.31	Interest March 2022
03/21/2022	Mary S. Crisante	Receipt	0251		3.35	-101.66	
03/21/2022	Mary S. Crisante	Receipt	0251		3.35	-105.01	
03/21/2022	Pennie Schexnayder	Receipt	1181		2.74	-107.75	
03/21/2022	Pennie Schexnayder	Receipt	1181		2.74	-110.49	
03/25/2022	Beverly Kneessi	Receipt	3		3.35	-113.84	
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0		3.34	-117.18	Interest February 2022
03/26/2022	Michael Rykaczewski	eCheck receipt	F680-03A0		3.34	-120.52	Interest March 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040		3.35	-123.87	Interest February 2022
03/30/2022	Christopher Vendola	CC receipt	7395-6040		3.35	-127.22	Interest March 2022
03/30/2022	Brian Miller	CC receipt	E048-6B80		3.35	-130.57	Interest February 2022
03/30/2022	Brian Miller	CC receipt	E048-6B80		3.35	-133.92	Interest March 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0		3.35	-137.27	Interest February 2022
03/31/2022	Trever Ahearn	eCheck receipt	C38D-E8E0		3.35	-140.62	Interest March 2022
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400		3.35	-143.97	Interest February 2022

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
03/31/2022	Cheryl Matthews (Acevedo)	CC receipt	998F-F400		3.35	-147.32	Interest March 2022
Net Change						-88.19	
				6.70	94.89	-147.32	

4225 - NSF Fee

Starting Balance						0.00	
03/23/2022	Linda Cornelio	Receipt	648		25.00	-25.00	
Net Change						-25.00	
				0.00	25.00	-25.00	

4399 - Bank Interest

Starting Balance						-83.20	
03/31/2022		JE	313		43.56	-126.76	Interest Earned
03/31/2022		JE	314		0.18	-126.94	Interest Earned
Net Change						-43.74	
				0.00	43.74	-126.94	

5010 - Management Fees

Starting Balance						3,350.00	
03/01/2022	River City Management Services	Payment	01032022	1,675.00		5,025.00	Management Fees for 03/2022
Net Change						1,675.00	
				1,675.00	0.00	5,025.00	

5040 - Legal Fees Expense

Starting Balance						2,690.06	
03/28/2022	Gray Robinson	Bill Pay Check	3000000036	306.00		2,996.06	
Net Change						306.00	
				306.00	0.00	2,996.06	

5041 - Legal Fees - Owed by Resident

Starting Balance						-173.73	
Net Change						0.00	
				0.00	0.00	-173.73	

5212 - Electric

Starting						637.00	
----------	--	--	--	--	--	--------	--

3 - General Ledger cash

Date	Payee / Payer	Type	Reference	Debit	Credit	Balance	Description
Balance							
03/10/2022	JEA	Payment	19335449031022	90.28		727.28	
Net Change						90.28	
				90.28	0.00	727.28	
5215 - Water / Sewer							
Starting Balance						885.60	
03/10/2022	JEA	Payment	19335449031022	398.84		1,284.44	
Net Change						398.84	
				398.84	0.00	1,284.44	
5514 - Insurance							
Starting Balance						2,701.74	
Net Change						0.00	
				0.00	0.00	2,701.74	
6010 - Landscape Contract							
Starting Balance						7,202.00	
03/01/2022	Brightview Landscape Service	Bill Pay Check	3000000034	3,601.00		10,803.00	March
Net Change						3,601.00	
				3,601.00	0.00	10,803.00	
6020 - Landscape Enhancements							
Starting Balance						0.00	
03/01/2022	Southern Outdoor Lighting, LLC	Bill Pay Check	3000000033	600.00		600.00	repair landscape lighting
Net Change						600.00	
				600.00	0.00	600.00	
6193 - Police Officer							
Starting Balance						873.00	
03/10/2022	Brandon Fowler	Bill Pay Check	3000000035	420.00		1,293.00	February
Net Change						420.00	
				420.00	0.00	1,293.00	
Total				12,921.87	12,921.87	3,741.53	

4 - Homeowner Delinquency (As Of)

Properties: River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

As of: 03/31/2022

Delinquency Note Range: All Time

Homeowner Status: All

Amount Owed In Account: All

Balance: Greater than 0.00

Unit	Name	Homeowner Status	Tags	0-30	30-60	90+	Amount Receivable
River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240							
1215 Signal Point Dr.	Mouded, Feras	Current		3.35	3.35	0.00	254.70
1222 Shallowford Dr. E.	Gabriel, Michelle	Current		3.35	3.35	0.00	254.70
1226 Raleigh Ridge Dr.	Mickle, Antoine	Current		3.35	3.35	0.00	254.70
1315 Trotters Walk Way	Wilson, Robert L.	Current		3.35	3.35	0.00	254.70
1323 Trotters Walk Way	Progress Residential Borrower 11, LLC	Current		2.37	2.37	0.00	187.74
1330 Running Brook Ct.	Crisante, Mary S.	Current		0.00	0.00	0.00	31.70
1345 Trotters Walk Way	Neef, Michael	Current		0.00	0.00	65.82	65.82
1351 Trotters Walk Way	2013B Property Owner, LLC	Current		0.43	0.00	0.00	28.78
1359 Trotters Walk Way	Reardon, Joshua K.	Current		3.35	3.35	0.00	254.70
1365 Running Brook Ct.	Key, Leon	Current		11.63	11.63	814.66	1,094.20
1487 Crabapple Cove Ct. S.	Brinkley, William	Current		3.35	3.35	0.00	254.70
1559 Panther Ridge Court	2013B Property Owner, LLC	Current		0.43	0.00	0.00	28.78
1570 Crabapple Cove Ct. N.	FKH SFR Prop1, L. P.	Current		3.35	3.35	0.00	229.70
1609 Panther Ridge Ct. N.	Haggard, Russell	Current		3.35	3.35	0.00	254.70
1734 Swimming Salmon Pl. N.	Puyau, Stephen	Current		0.00	0.00	106.03	106.03

4 - Homeowner Delinquency (As Of)

Unit	Name	Homeowner Status	Tags	0-30	30-60	90+	Amount Receivable
1763 High Brook Ct.	Brooks, Carey B.	Current	BOD waived late fee	6.69	6.69	285.89	550.62
1774 Swimming Salmon Place N.	Wilson, Robert F.	Current		3.35	3.35	0.00	254.70
1779 Woodenrail Lane	Frank, Michael	Current		3.35	3.35	0.00	254.70
1810 Rambling Ridge Lane	Lacey, April F.	Current		3.35	3.35	0.00	254.70
1860 Dove Ridge Ct.	Toporek, Abraham	Current		0.00	0.00	180.98	180.98
1946 Runing River Rd.	Yamasa Co., Ltd.	Current		0.80	0.80	0.00	80.16
11301 Monument Landing Blvd.	Thompson, Alvan	Current		3.35	3.35	0.00	254.70
11325 Monument Landing Blvd.	Bautista, Patrick	Current		3.35	3.35	0.00	254.70
11367 Monument Landing Blvd.	American Homes 4 Rent Seven, LLC	Current		3.35	3.35	0.00	254.70
12134 Camp Creek Dr.	Erroch, Michelle	Current	BOD waived late fee	3.35	3.35	0.00	254.70
12216 Beaver Run Dr.	Thompson, Shannon	Current		3.35	3.35	0.00	254.70
12250 Dove Ridge Dr.	Andrews, Cris	Current		3.35	3.35	0.00	254.70
				79.30	78.44	1,453.38	6,659.71
Total				79.30	78.44	1,453.38	6,659.71

Copy of Homeowner Prepayment Balance

Properties: River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240

Homeowners: All

Homeowner Status: Current

Prepayment Account: 2310: Prepaid Assessments

As of: 03/31/2022

Unit	Homeowner	Amount
River Point Community Association, Inc. - c/o River City Management Services, Inc. P. O. Box 50886 Jacksonville Beach, FL 32240		
1206 Signal Point Dr.	Smith, Pedro	25.00
1207 Signal Point Dr.	Davis, Kyle	40.00
1221 Shallowford Dr. E.	Delapaz, Ricky	25.00
1338 Running Brook Ct.	Kiernan, Donna W.	25.00
1340 Trotters Walk Way	Yee, Steve	30.00
1364 Trotters Walk Way	Home SFR Borrower, III, LLC	176.09
1408 Panther Run Rd.	Mackowiak, Kathy	10.00
1459 Crabapple Cove Ct. S.	Kuzina, Angeline	25.00
1579 Panther Ridge Ct.	Harrison, Nancy	10.00
1602 Panther Ridge Court	Progress Residential Barrower 3, LLC	49.61
1633 Panther Ridge Ct. N.	Progress Residential Borrower 3, LLC	59.00
1642 Panther Ridge Ct. N.	Johnson, Drema F.	84.85
1753 Rush Creek Dr. W.	Hughes, Shantell	23.00
1758 Swimming Salmon Place N.	Cashman, Yesenia Lida	25.00
1813 Rush Creek Dr. W.	Mingione, Emily	25.00
1824 Powder Springs Dr.	Napolitan, Angela	24.00
1835 High Brook Ct.	Hobkirk, David	1.00
1893 Shadow Ridge Trail	Doorbia, LLC	3.35
1920 Running River Rd.	Ranga, Gherghina	25.00
11234 Monument Landing Blvd.	Alzaidy, Aled J.	25.00
11331 Monument Landing Blvd.	Murphy, Linda	100.04
11356 Monument Landing Blvd.	Jenkins, Jamar Edward	10.00
12111 Rush Creek Dr. N.	Vilagi, Michael	25.00
12127 Rush Creek Dr. N.	SFR Investments V Borrower I, LLC	223.00
12210 Pink Panther Ct.	Progar, Steven	151.77
12212 Beaver Run Dr.	Butler, Laurie A.	25.00
12238 Crabapple Cove Dr.	Lennon Family Trust	25.00
12244 High Laurel Dr.	CPI/Amherst SFR Program Owner, LLC	144.39

Copy of Homeowner Prepayment Balance

Unit	Homeowner	Amount
12245 Beaver Run Drive	Salestrom, Joshua Brayton	25.00
		1,440.10
Total		1,440.10



INVOICE

River Point HOA
CO River City Mgmt
PO Box 50886
Jacksonville Beach FL 32240

Customer #: 22359196
Invoice #: 7778020
Invoice Date: 3/1/2022
Cust PO #:

Job Number	Description	Amount
346700326	River Point HOA Exterior Maintenance For March	3,601.00
Total invoice amount		3,601.00
Tax amount		
Balance due		3,601.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 904-725-2552

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 22359196
Invoice #: 7778020
Invoice Date: 3/1/2022

Amount Due: \$3,601.00

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

River Point HOA
CO River City Mgmt
PO Box 50886
Jacksonville Beach FL 32240

BrightView Landscape Services, Inc.
P.O. Box 740655
Atlanta, GA 30374-0655



jheard@southernoutdoorlightingfl.com
https://www.southernoutdoorlightingfl.com
4076196468

Southern Outdoor Lighting

Invoice

Bill To: Shantell Hughes
hughes6@comcast.net
(904)-881-0134

Invoice No: 1157
Date: 02/28/2022
Terms: NET 7
Due Date: 03/07/2022

Description

Amount

remove and replace 3 broken lights from landscapers

\$600.00

Subtotal \$600.00
Total \$600.00
PAID \$0.00

Balance Due

\$600.00

Terms and Conditions

TERMS: 50% due on proposal acceptance, balance due on completion. Tax is NOT included in this proposal.

All cast brass fixtures and stainless steel transformers come with a lifetime, manufacturer warranty and LED lamps are warrantied for 5 years. There is no warranty coverage for lightning strikes.

Thank you for this opportunity!!

Southern Outdoor Lighting

Client's signature

JSO INVOICE

2/01/21

Pay Period: 02/01-02/28/2021

To:

River Point Community Association
Attn: Shantell Hughes
Post Office Box 50886,
Jacksonville Beach, FL 32240
Re. Police Security 56323

--Make payable directly to the each officer--

Date	Name	Description	Rate	Number of Hours	Total
2/06/21 (Sun)	Brandon Fowler	Security	\$35.00	2	\$70.00
02/15/21 (Tues)	Brandon Fowler	Security	\$35.00	2	\$70.00
02/20/21 (Sun)	Brandon Fowler	Security	\$35.00	3	\$105.00
02/27/21 (Sun)	Brandon Fowler	Security	\$35.00	3	\$105.00
02/28/21 (Mon)	Brandon Fowler	Security	\$35.00	3	\$ 105.00
	Total Due			13 hrs hours	\$420.00

Officer Brandon Fowler

Tel (904)923 9252

501 E. Bay St
Jacksonville, FL 32202

brandon.fowler@jaxsheriff.org





21 West Church Street, Jacksonville, FL 32202-3139
Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com



Customer Name: RIVER POINT COMMUNITY ASSOCIATION INC

Account #: 9197614200

Cycle: 20

Bill Date: 02/28/22

TOTAL SUMMARY OF CHARGES

Electric \$ 90.28
Irrigation 398.84

(A complete breakdown of charges can be found on the following pages.)

Total New Charges: \$ 489.12



Please pay \$489.12 by 03/22/22 to avoid 1.5% late payment fee and service disconnections.



Use power strips as central turn off points when you are finished using electronics.



By turning off the faucet, following irrigation restrictions and checking for leaks, you can help preserve our most valuable natural resource.

A late payment fee will be assessed for unpaid balance.

Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay
\$550.21	-\$550.21	\$0.00	\$489.12	\$489.12

**WE APPRECIATE
YOUR BUSINESS**

PLEASE DETACH AND RETURN PAYMENT STUB BELOW WITH TOTAL DUE IN ENVELOPE PROVIDED.

Additional information on reverse side. →


☐

Add \$_____ to my monthly bill: \$_____ for Neighbor to Neighbor and/or \$_____ for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

☐

Check here for telephone/mail address correction and fill in on reverse side.

Acct#: 9197614200		Bill Date: 02/28/22		Please pay by 03/22/22 to avoid 1.5% late Payment Fee.	
Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay	TOTAL AMOUNT PAID
\$550.21	-\$550.21	\$0.00	\$489.12	\$489.12	

0005656

I=10010000



5656 2 AV 0.423
RIVER POINT COMMUNITY ASSOCIATION INC
PO BOX 50886
JACKSONVILLE FL 32240-0886



** JEA **

PO BOX 45047
JACKSONVILLE FL 32232-5047

0206919761420000000000004000048912010100000002000019

0/002 349961/3982944 0005656 1 I=1001000000



Customer Name: RIVER POINT COMMUNITY ASSOCIATION INC

Account #: 9197614200

Cycle: 20

Bill Date: 02/28/22

ELECTRIC SERVICE

Billing Rate: General Service

Service Address: 12243 CRABAPPLE COVE DR

Service Period: 01/26/22 - 02/24/22 Reading Date: 02/24/2022

Service Point: Irrigation 1 - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
24426329	29	349	Regular	1	23 KWH
Basic Monthly Charge					\$ 9.25
Energy Charge (\$0.0663 per kWh)					1.52
Fuel Cost					1.15
Environmental Charge					0.01
City of Jacksonville Franchise Fee					0.36
Gross Receipts Tax					0.32
Public Service Tax					1.16
Florida State Sales Tax					1.07
TOTAL CURRENT ELECTRIC CHARGES					\$ 14.84

\$1.03 of Fuel Cost is Tax Exempt

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service

Service Address: 12243 CRABAPPLE COVE DR

Service Period: 01/25/22 - 02/23/22 Reading Date: 02/23/2022

Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
72100607	29	996	Regular	3/4	15000 GAL
Basic Monthly Charge					\$ 18.90
Tier 1 Consumption (1-14 kgal @ \$3.44)					48.17
Tier 2 Consumption (> 14 kgal @ \$3.96)					3.95
Environmental Charge					5.55
City of Jacksonville Franchise Fee					2.30
Public Service Tax					7.89
TOTAL CURRENT IRRIGATION CHARGES					\$ 86.76

ELECTRIC SERVICE

Billing Rate: General Service

Service Address: 12295 RUNNING RIVER RD S

Service Period: 01/26/22 - 02/24/22 Reading Date: 02/24/2022

Service Point: Irrigation 1 - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
24426281	29	439	Regular	1	31 KWH
Basic Monthly Charge					\$ 9.25
Energy Charge (\$0.0663 per kWh)					2.06
Fuel Cost					1.55
Environmental Charge					0.02
City of Jacksonville Franchise Fee					0.39
Gross Receipts Tax					0.34
Public Service Tax					1.22
Florida State Sales Tax					1.15
TOTAL CURRENT ELECTRIC CHARGES					\$ 15.98

\$1.39 of Fuel Cost is Tax Exempt

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service

Service Address: 12295 RUNNING RIVER RD S

Service Period: 01/25/22 - 02/23/22 Reading Date: 02/23/2022

Service Point: Irrigation 2 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
79035516	29	273	Regular	1	2000 GAL
Basic Monthly Charge					\$ 31.50
Tier 1 Consumption (1-14 kgal @ \$3.44)					6.88
Environmental Charge					0.74
City of Jacksonville Franchise Fee					1.17
Public Service Tax					4.03
TOTAL CURRENT IRRIGATION CHARGES					\$ 44.32



21 West Church Street, Jacksonville, FL 32202-3139
Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com



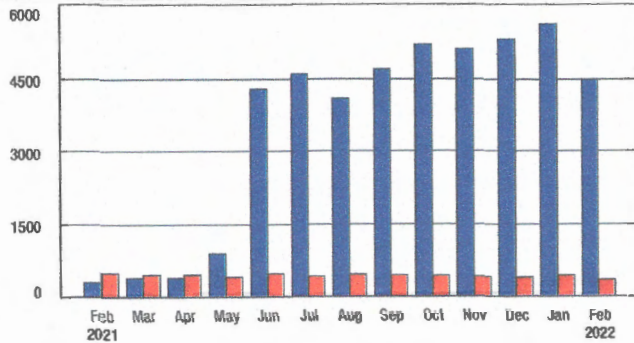
Customer Name: RIVER POINT COMMUNITY ASSOCIATION INC

Account #: 9197614200

Cycle: 20

Bill Date: 02/28/22

CONSUMPTION HISTORY



Water tens Gal Electric Kwh

	1 year ago	Last Month	This Month	Average Daily
Total Kwh used	506	436	343	11
Total Gallons used	3,000	56,000	45,000	0

01002 349961/3982944 0005656 3 1=1001000000

GRAY | ROBINSON
ATTORNEYS AT LAW

50 NORTH LAURA STREET
SUITE 1100
JACKSONVILLE, FLORIDA 32202
TEL 904-598-9929
FAX 904-598-9109

BOCA RATON
FORT LAUDERDALE
FORT MYERS
GAINESVILLE
JACKSONVILLE
KEY WEST
LAKELAND
MELBOURNE
MIAMI
NAPLES
ORLANDO
TALLAHASSEE
TAMPA
WASHINGTON, DC
WEST PALM BEACH

S. Grier Wells
*Board Certified by The Florida Bar in
Civil Trial and Business Litigation*
904-632-8478
GWELLS@GRAY-ROBINSON.COM

March 11, 2022

River Point Community Association
Shantell Hughes
1753 Rush Creek Dr. W.
Jacksonville, Florida 32225

Re: 732186.1 – River Point Community Association

Dear Shantell:

Our firm's Statement of Account and invoice for fees and costs through February 28, 2022 are enclosed. We appreciate the opportunity to have served you in these matters and trust you continue to find our services to be satisfactory.

As always, we appreciate the opportunity to have served you and trust you continue to find our services to be satisfactory.

Sincerely,



S. Grier Wells

SGW:br
Enclosure

GRAYROBINSON

Attorneys At Law
Post Office Box 3068
Orlando, Florida 32802

Telephone (407) 843-8880

Federal ID # 59-1300132

River Point Community Association
Shantell Hughes
1753 Rush Creek Dr. W.
Jacksonville, FL 32225

March 4, 2022
FILE # 732186 - 1

Invoice # 11063474
Re: River Point Community Association

This summary includes all transactions on the above matter processed up to and including the date of the last transaction shown on this invoice. Any transactions, including credits or receipts processed after that date will be reflected on a future statement.

CURRENT FEES:	\$ 306.00
CURRENT DISBURSEMENTS:	\$ 0.00
CURRENT BALANCE DUE:	\$ 306.00

1707

REMITTANCE COPY PAYMENT IS DUE UPON RECEIPT

To ensure timely allocation to amounts due, please wire payment to:

Wells Fargo Bank, NA
ACH Routing #063107513
WIRE Routing #121000248
GrayRobinson, P.A. Operating Account
Account #2699400205474
Please reference your File or Invoice Number.

GRAYROBINSON

Attorneys At Law
Post Office Box 3068
Orlando, Florida 32802

Telephone (407) 843-8880

Federal ID # 59-1300132

River Point Community Association
Shantell Hughes
1753 Rush Creek Dr. W.
Jacksonville, FL 32225

March 4, 2022
FILE # 732186 - 1

Invoice # 11063474
Re: River Point Community Association

This summary includes all transactions on the above matter processed up to and including the date of the last transaction shown on this invoice. Any transactions, including credits or receipts processed after that date will be reflected on a future statement.

CURRENT FEES:	\$ 306.00
CURRENT DISBURSEMENTS:	\$ 0.00
CURRENT BALANCE DUE:	\$ 306.00

1707

CLIENT COPY

PAYMENT IS DUE UPON RECEIPT

To ensure timely allocation to amounts due, please wire payment to:

Wells Fargo Bank, NA
ACH Routing #063107513
WIRE Routing #121000248
GrayRobinson, P.A. Operating Account
Account #2699400205474
Please reference your File or Invoice Number.

River Point Community Association
River Point Community Association

Invoice No. 11063474
Invoice Date: March 4, 2022

Professional Services:

02/01/22	GW	Receipt and review of Response to Motion to Dismiss.	0.60	\$306.00
----------	----	--	------	----------

Current Fees:	\$306.00
---------------	----------

Summary of Professional Fees:

<u>NAME</u>	<u>HOURS</u>	<u>RATE</u>	<u>AMOUNT</u>
Wells, Grier	0.60	\$ 510.00	\$ 306.00
	<hr/> 0.60		<hr/> \$ 306.00

RIVER POINT COMMUNITY ASSN INC
C/O RIVER CITY MANAGEMENT SERVICES INC
OPERATING ACCOUNT
1639 BEACH BLVD
JACKSONVILLE BEACH FL 32250

Last statement: February 28, 2022
This statement: March 31, 2022
Total days in statement period: 31

Page 1
0030559037
(3)

Direct inquiries to:
888-928-3936

Pacific Western Bank
3320 Holcomb Bridge RD, NW
Norcross, GA 30092

Analyzed Checking

Account number	0030559037	Beginning balance	\$90,158.58
Enclosures	3	Total additions	4,275.79
Low balance	\$85,792.61	Total subtractions	6,785.12
Average balance	\$87,653.45	Ending balance	\$87,649.25
Avg collected balance	\$87,653		

CHECKS

Number	Date	Amount	Number	Date	Amount
3000000033	03-09	600.00	3000000035	03-18	420.00
3000000034	03-10	3,601.00			

DEBITS

Date	Description	Subtractions
03-01	' ACH Debit PACIFICWESTERNBK MGMNTFEES 220301	1,675.00
03-11	' ACH Debit JEA UTILITYPMT 220311	489.12

CREDITS

Date	Description	Additions
03-01	' ACH Credit River City Manag Net Settle 220301 000013873032525	251.35
03-01	' ACH Credit APPFOLIO INC 8666481536 220301	251.35
03-01	' ACH Credit PACIFICWESTERNBK ASSN CR 220301 0804-000000RP	263.35

RIVER POINT COMMUNITY ASSN INC
March 31, 2022

Page 2
0030559037

Date	Description	Additions
03-02	' ACH Credit River City Manag Net Settle 220302 000013879690665	223.00
03-03	' ACH Credit PACIFICWESTERNBK ASSN CR 220303 0804-000000RP	254.70
03-03	' ACH Credit APPFOLIO INC 8666481536 220303	509.40
03-04	' ACH Credit River City Manag Net Settle 220304 000013912727109	223.00
03-07	' ACH Credit River City Manag Net Settle 220307 000013929795373	23.00
03-15	' ACH Credit River City Manag Net Settle 220315 000014030510369	20.00
03-15	' ACH Credit PACIFICWESTERNBK ASSN CR 220315 0804-000000RP	50.00
03-16	' ACH Credit PACIFICWESTERNBK ASSN CR 220316 0804-000000RP	450.09
03-17	' ACH Credit PACIFICWESTERNBK ASSN CR 220317 0804-000000RP	28.35
03-17	' ACH Credit River City Manag Net Settle 220317 000014056151297	28.78
03-18	' ACH Credit River City Manag Net Settle 220318 000014066843505	25.00
03-21	' ACH Credit River City Manag Net Settle 220321 000014081667321	226.35
03-21	' ACH Credit PACIFICWESTERNBK ASSN CR 220321 0804-000000RP	436.02
03-22	' ACH Credit APPFOLIO INC 8666481536 220322	254.70
03-23	' ACH Credit River City Manag Net Settle 220323 000014093494437	15.00
03-23	' ACH Credit PACIFICWESTERNBK ASSN CR 220323 0804-000000RP	248.00

RIVER POINT COMMUNITY ASSN INC
March 31, 2022

Page 3
0030559037

Date	Description	Additions
03-25	' ACH Credit PACIFICWESTERNBK ASSN CR 220325 0804-000000RP	251.35
03-30	' ACH Credit PACIFICWESTERNBK ASSN CR 220330 0804-000000RP	223.00
03-31	' ACH Credit PACIFICWESTERNBK ASSN CR 220331 0804-000000RP	20.00

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
02-28	90,158.58	03-10	86,281.73	03-22	86,891.90
03-01	89,249.63	03-11	85,792.61	03-23	87,154.90
03-02	89,472.63	03-15	85,862.61	03-25	87,406.25
03-03	90,236.73	03-16	86,312.70	03-30	87,629.25
03-04	90,459.73	03-17	86,369.83	03-31	87,649.25
03-07	90,482.73	03-18	85,974.83		
03-09	89,882.73	03-21	86,637.20		

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Thank you for banking with Pacific Western Bank

Account Number 30559037

Page 4 of 4

THIS CHECK IS VOID WITHOUT THE SIGNATURE FEATURES LISTED ON THE BACK			
Apply to account:		0003224710	
Silver Point Community Association, Inc. c/o Silver City Management P. O. Box 5088 Jacksonville Beach FL 32240		3820 1222	DATE 03/01/2022
		3000000033	
PAY (SIX HUNDRED DOLLARS AND NO/100)		AMOUNT	
TO THE ORDER OF Southern Outdoor Lighting, LLC		**\$600.00	
Pacific Western Bank			
Memo: 1157		Signature on file - account holder has pre-approved this check	
		Void After 90 Days	
⑈3000000033⑈ ⑆122236200⑆ 0030559037⑈			

03/09/2022 3000000033 \$600.00

THIS CHECK IS VOID WITHOUT THE SIGNATURE FEATURES LISTED ON THE BACK			
Apply to account:		1003224710	
Silver Point Community Association, Inc. c/o Silver City Management P. O. Box 5088 Jacksonville Beach FL 32240		3820 1222	DATE 03/10/2022
		3000000035	
PAY (FOUR HUNDRED TWENTY DOLLARS AND NO/100)		AMOUNT	
TO THE ORDER OF Brandon Fowler		**\$420.00	
Pacific Western Bank			
		Signature on file - account holder has pre-approved this check	
		Void After 90 Days	
⑈3000000035⑈ ⑆122236200⑆ 0030559037⑈			

03/18/2022 3000000035 \$420.00

THIS CHECK IS VOID WITHOUT THE SIGNATURE FEATURES LISTED ON THE BACK			
Apply to account:		0001224336	
Silver Point Community Association, Inc. c/o Silver City Management P. O. Box 5088 Jacksonville Beach FL 32240		3820 1222	DATE 03/01/2022
		3000000034	
PAY (THREE THOUSAND SIX HUNDRED ONE DOLLARS AND NO/100)		AMOUNT	
TO THE ORDER OF Brightview Landscape Service		**\$3601.00	
Pacific Western Bank			
Memo: 2239106		Signature on file - account holder has pre-approved this check	
		Void After 90 Days	
⑈3000000034⑈ ⑆122236200⑆ 0030559037⑈			

03/10/2022 3000000034 \$3,601.00

