



Seacrest

S E R V I C E S I N C .

Cambridge G Condominium
Association Inc.

06/30/2025

Financials

“Leading your community into the future”

Cambridge G Condominium Association Inc.

Balance Sheet as of 6/30/2025

	Operating	Reserve	Total
Assets			
Assets			
1001 - Valley National Bank Operating	\$56,283.46		\$56,283.46
1301 - Valley National Bank Reserves		\$393,208.41	\$393,208.41
1400 - Special Assessment Receivable	\$21,016.35		\$21,016.35
1600 - Allowance for Doubtful Accounts	(\$336.00)		(\$336.00)
1810 - Prepaid Insurance	\$78,312.79		\$78,312.79
Total Assets	\$155,276.60	\$393,208.41	\$548,485.01
Total Assets	\$155,276.60	\$393,208.41	\$548,485.01
Liabilities / Equity			
Liabilities			
2000 - Accounts Payable	\$25,481.38		\$25,481.38
2010 - Accrued Expenses	\$3,326.98		\$3,326.98
2200 - Prepaid Maintenance	\$8,473.46		\$8,473.46
2450 - Insurance Payable	\$25,822.21		\$25,822.21
2650 - Refunds Payable	\$131.30		\$131.30
Total Liabilities	\$63,235.33		\$63,235.33
Reserves			
3100 - Roof Reserve		\$186,413.84	\$186,413.84
3200 - Painting Reserve		\$53,572.44	\$53,572.44
3300 - Resv - Paving & Resurfacing		(\$0.01)	(\$0.01)
3301 - Parking Lot Resurface		\$12,341.35	\$12,341.35
3321 - Resv - Concrete		\$1,999.98	\$1,999.98
3400 - Elevator Reserve		\$48,042.76	\$48,042.76
3420 - Resv - Plumbing Expenses		\$6,447.00	\$6,447.00
3520 - Resv - Electrical Equipment		\$2,526.00	\$2,526.00
3530 - Resv - Fire Equipment		\$1,964.70	\$1,964.70
3610 - Resv: 10 Yr Building		\$6,249.96	\$6,249.96
3820 - Capital Improvements		\$44,742.79	\$44,742.79
3825 - Resv - Special Projects		\$1,389.00	\$1,389.00
3890 - Interest on Reserves		\$27,518.60	\$27,518.60
Total Reserves		\$393,208.41	\$393,208.41
Equity			
3900 - Retained Earnings	\$61,812.64		\$61,812.64
3990 - Current Surplus / Deficit	\$30,228.63		\$30,228.63
Total Equity	\$92,041.27		\$92,041.27

Cambridge G Condominium Association Inc.

Balance Sheet as of 6/30/2025

	Operating	Reserve	Total
Total Liabilities / Equity	\$155,276.60	\$393,208.41	\$548,485.01

Cambridge G Condominium Association Inc.

Statement of Revenues and Expenses 6/1/2025 - 6/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Income							
Income							
4000 - Maintenance Income	28,564.20	28,167.08	397.12	169,114.92	169,002.48	112.44	338,005.00
4100 - Late Fees	(25.00)	-	(25.00)	(25.00)	-	(25.00)	-
4300 - Returned Check Fees	25.00	-	25.00	100.00	-	100.00	-
4950 - Interest Income	15.56	-	15.56	106.89	-	106.89	-
4980 - Special Assessment Income	-	-	-	20,002.56	-	20,002.56	-
Total Income	28,579.76	28,167.08	412.68	189,299.37	169,002.48	20,296.89	338,005.00
Total Income	28,579.76	28,167.08	412.68	189,299.37	169,002.48	20,296.89	338,005.00

Operating Expense

Administrative Expenses							
5010 - Office Supplies & Expenses	-	83.33	83.33	420.25	499.98	79.73	1,000.00
5140 - Licenses, Taxes, Fees & Permits	-	29.00	29.00	-	174.00	174.00	350.00
5145 - Division of Land Sales	-	27.00	27.00	320.00	162.00	(158.00)	320.00
5150 - Florida Corporate Fee	-	5.00	5.00	61.25	30.00	(31.25)	61.00
5200 - Accounting Fees	-	14.58	14.58	-	87.48	87.48	175.00
5300 - Legal Fees	-	416.67	416.67	-	2,500.02	2,500.02	5,000.00
5500 - Awards	-	292.00	292.00	-	1,752.00	1,752.00	3,500.00
5501 - Miscellaneous	-	41.67	41.67	169.74	250.02	80.28	500.00
5600 - Bad Debt Expense	-	83.33	83.33	-	499.98	499.98	1,000.00
5700 - Seacrest Service Fee	3,867.91	3,867.92	.01	23,131.63	23,207.52	75.89	46,415.00
5900 - Insurance	13,052.13	14,000.00	947.87	78,312.78	84,000.00	5,687.22	168,000.00
Total Administrative Expenses	16,920.04	18,860.50	1,940.46	102,415.65	113,163.00	10,747.35	226,321.00

Grounds Maintenance							
7000 - Landscape / Irrigation	250.00	625.00	375.00	4,973.08	3,750.00	(1,223.08)	7,500.00
7740 - Party Expenses	-	58.58	58.58	494.91	351.48	(143.43)	703.00
7951 - Pest Control - Termite	-	141.67	141.67	-	850.02	850.02	1,700.00
Total Grounds Maintenance	250.00	825.25	575.25	5,467.99	4,951.50	(516.49)	9,903.00

Facilities							
8400 - Bldg Repairs & Maint	-	833.33	833.33	1,014.83	4,999.98	3,985.15	10,000.00
8411 - Roof Repair & Maintenance	-	250.00	250.00	5,729.00	1,500.00	(4,229.00)	3,000.00
8442 - R&M Equip - HVAC Parts / Replacement	-	100.00	100.00	-	600.00	600.00	1,200.00
8450 - General Repairs & Maintenance	100.00	83.00	(17.00)	1,829.63	498.00	(1,331.63)	1,000.00
8459 - Fire Equipment/Anl Inspection	266.43	208.33	(58.10)	1,005.02	1,249.98	244.96	2,500.00
8467 - Elevator Contract/Repairs	-	166.67	166.67	726.10	1,000.02	273.92	2,000.00
8469 - Elevator Telephone	54.02	54.17	.15	216.08	325.02	108.94	650.00
8491 - Laundry Equipment Repairs	908.22	916.67	8.45	5,449.32	5,500.02	50.70	11,000.00
Total Facilities	1,328.67	2,612.17	1,283.50	15,969.98	15,673.02	(296.96)	31,350.00

Reserve Contributions							
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Cambridge G Condominium Association Inc.

Statement of Revenues and Expenses 6/1/2025 - 6/30/2025

	Current Period			Year To Date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
Operating Expense							
9100 - Resv: Roof Replacement	1,366.50	1,366.50	-	8,199.00	8,199.00	-	16,398.00
9200 - Resv - Painting & Waterproofing	397.00	397.00	-	2,382.00	2,382.00	-	4,762.00
9301 - Resv: Parking Lot Repavement	80.33	80.33	-	481.98	481.98	-	964.00
9321 - Resv - Concrete	333.33	333.33	-	1,999.98	1,999.98	-	4,000.00
9400 - Resv - Elevator	1,030.08	1,030.08	-	6,180.48	6,180.48	-	12,361.00
9420 - Resv - Plumbing Expenses	1,074.50	1,074.50	-	6,447.00	6,447.00	-	12,894.00
9520 - Resv - Electrical Equipment	421.00	421.00	-	2,526.00	2,526.00	-	5,052.00
9530 - Resv - Fire Equipment	327.45	327.33	(.12)	1,964.70	1,963.98	(.72)	3,928.00
9820 - Resv - Capital Improvements	607.83	607.83	-	3,646.98	3,646.98	-	7,294.00
9825 - Resv - Special Projects	231.50	231.50	-	1,389.00	1,389.00	-	2,778.00
Total Reserve Contributions	5,869.52	5,869.40	(.12)	35,217.12	35,216.40	(.72)	70,431.00
Total Expense	24,368.23	28,167.32	3,799.09	159,070.74	169,003.92	9,933.18	338,005.00
Operating Net Total	4,211.53	(.24)	4,211.77	30,228.63	(1.44)	30,230.07	-
Net Total	4,211.53	(.24)	4,211.77	30,228.63	(1.44)	30,230.07	-

Cambridge G Condominium Association Inc.

Bank Account Reconciliation for Period 6/30/2025

Reconciliation Summary

Bank Account	Bank Bal.	Uncleared Items	Adj. Balance	Book Balance	Status
03G - Valley National Bank Operating Account	55,614.11	669.35	56,283.46	56,283.46	Balanced
03G - Valley National Bank Reserve Account	393,208.41	0.00	393,208.41	393,208.41	Balanced

Unreconciled Items

Date	Description	Check No	Amount
03G - Valley National Bank Operating Account			
10/15/2024	Adjustments: Gardner RT 10/15/2024		320.01
10/15/2024	Frances RT 10/15/2024		320.01
2/13/2025	Post Item - Misc. Expense- Bank Return For O003G32741		-397.16
3/14/2025	Lockbox Deposit - Vantaca Lockbox 1		372.91
4/24/2025	Acct: 003G29004 Check #59002145		320.01
6/17/2025	Pye-Barker Fire & Safety LLC	10068	-266.43
Total 03G - Valley National Bank Operating Account			669.35

Reconciled Items

Date	Description	Check No	Amount
03G - Valley National Bank Operating Account			
6/4/2025	Lockbox Deposit - Vantaca Lockbox 1		679.16
6/4/2025	Lockbox Deposit - Vantaca Lockbox 1		340.82
6/5/2025	Acct: 003G32681 ACH	ACH	397.16
6/5/2025	Acct: 003G32682 ACH	ACH	340.82
6/5/2025	Acct: 003G32676 ACH	ACH	340.82
6/5/2025	Acct: 003G32746 ACH	ACH	397.16
6/5/2025	Acct: 003G32737 ACH	ACH	340.82
6/5/2025	Acct: 003G32720 ACH	ACH	340.82
6/5/2025	Acct: 003G32703 ACH	ACH	340.82
6/5/2025	Acct: 003G32725 ACH	ACH	340.82
6/5/2025	Acct: 003G32734 ACH	ACH	340.82
6/5/2025	Acct: 003G32758 ACH	ACH	397.16
6/5/2025	Acct: 003G32763 ACH	ACH	397.16
6/5/2025	Acct: 003G32767 ACH	ACH	340.82
6/5/2025	Acct: 003G32770 ACH	ACH	340.82

Cambridge G Condominium Association Inc.

Bank Account Reconciliation for Period 6/30/2025

Date	Description	Check No	Amount
6/5/2025	Acct: 003G32774 ACH	ACH	340.82
6/5/2025	Acct: 003G32779 ACH	ACH	340.82
6/5/2025	Acct: 003G32612 ACH	ACH	340.82
6/5/2025	Acct: 003G32618 ACH	ACH	340.82
6/5/2025	Acct: 003G32615 ACH	ACH	340.82
6/5/2025	Acct: 003G31856 ACH	ACH	340.82
6/5/2025	Acct: 003G31862 ACH	ACH	340.82
6/5/2025	Acct: 003G31868 ACH	ACH	681.64
6/5/2025	Acct: 003G31872 ACH	ACH	340.82
6/5/2025	Acct: 003G31884 ACH	ACH	340.82
6/5/2025	Acct: 003G31886 ACH	ACH	340.82
6/5/2025	Acct: 003G31892 ACH	ACH	340.82
6/5/2025	Acct: 003G46954 ACH	ACH	340.82
6/5/2025	Acct: 003G31897 ACH	ACH	340.82
6/5/2025	Acct: 003G46788 ACH	ACH	340.82
6/5/2025	Acct: 003G31902 ACH	ACH	340.82
6/5/2025	Acct: 003G46748 ACH	ACH	340.82
6/5/2025	Acct: 003G31905 ACH	ACH	340.82
6/5/2025	Acct: 003G27347 ACH	ACH	340.82
6/5/2025	Acct: 003G31910 ACH	ACH	340.82
6/5/2025	Acct: 003G27348 ACH	ACH	340.82
6/5/2025	Acct: 003G31913 ACH	ACH	1,124.82
6/5/2025	Acct: 003G27351 ACH	ACH	340.82
6/5/2025	Acct: 003G31919 ACH	ACH	909.48
6/5/2025	Acct: 003G27344 ACH	ACH	340.82
6/5/2025	Acct: 003G31922 ACH	ACH	397.16
6/5/2025	Acct: 003G27345 ACH	ACH	340.82
6/5/2025	Acct: 003G31928 ACH	ACH	973.69
6/5/2025	Acct: 003G27354 ACH	ACH	340.82
6/5/2025	Acct: 003G31934 ACH	ACH	340.82
6/5/2025	Acct: 003G27355 ACH	ACH	397.16
6/5/2025	Acct: 003G31938 ACH	ACH	681.64
6/5/2025	Acct: 003G27357 ACH	ACH	340.82
6/5/2025	Acct: 003G31947 ACH	ACH	681.64
6/5/2025	Acct: 003G27360 ACH	ACH	397.16
6/5/2025	Acct: 003G27362 ACH	ACH	340.82
6/5/2025	Acct: 003G27335 ACH	ACH	340.82
6/5/2025	Acct: 003G28991 ACH	ACH	340.82
6/5/2025	Acct: 003G28988 ACH	ACH	340.82
6/5/2025	Acct: 003G28975 ACH	ACH	397.16
6/5/2025	Acct: 003G28983 ACH	ACH	340.82
6/5/2025	Acct: 003G32630 ACH	ACH	340.82

Cambridge G Condominium Association Inc.

Bank Account Reconciliation for Period 6/30/2025

Date	Description	Check No	Amount
6/5/2025	Acct: 003G32645 ACH	ACH	340.82
6/5/2025	Acct: 003G32635 ACH	ACH	340.82
6/5/2025	Acct: 003G32650 ACH	ACH	340.82
6/5/2025	Acct: 003G32653 ACH	ACH	340.82
6/5/2025	Acct: 003G32657 ACH	ACH	340.82
6/5/2025	Acct: 003G32664 ACH	ACH	340.82
6/5/2025	Acct: 003G32672 ACH	ACH	340.82
6/5/2025	Acct: 003G32709 ACH	ACH	340.82
6/5/2025	Acct: 003G32701 ACH	ACH	965.30
6/5/2025	Acct: 003G32711 ACH	ACH	340.82
6/5/2025	Acct: 003G32713 ACH	ACH	340.82
6/5/2025	Acct: 003G32715 ACH	ACH	340.82
6/5/2025	Acct: 003G32678 ACH	ACH	397.16
6/5/2025	Acct: 003G32698 ACH	ACH	681.64
6/5/2025	Acct: 003G32695 ACH	ACH	1,185.21
6/5/2025	Acct: 003G32688 ACH	ACH	397.16
6/9/2025	Acct: 003G32727 ACH Plan	ACH	723.26
6/16/2025	Acct: 003G47711 Check #17823		340.82
6/16/2025	Lockbox Deposit - Vantaca Lockbox 1		397.16
6/17/2025	Acct: 003G32630 ACH Plan	ACH	340.82
6/30/2025	Lockbox Deposit - Vantaca Lockbox 1		397.16
6/30/2025	June Interest		15.56
4/11/2025	Pierre Bouthillette	10051	-30.38
6/1/2025	Commercial Laundries of West Florida, Inc	10063	-908.22
6/2/2025	Southeast Iguana Removal, LLC	10064	-100.00
6/2/2025	C.L.Burks Construction	10065	-600.00
6/2/2025	Seacrest Services, Inc - Management - Management Fee	ACH	-3,867.91
6/3/2025	Westfield Bank, FSB - Insurance Installment	ACH	-12,911.10
6/6/2025	Transfer to 03G - Valley National Bank Reserve Account - Monthly Reserve Transfer		-5,869.52
6/11/2025	Kings III of America, Inc	10066	-54.02
6/11/2025	Marilyn Rizzo	10067	-282.00
6/25/2025	Seacrest Services, Inc	10069	-250.00

Total 03G - Valley National Bank Operating Account 7,940.91

03G - Valley National Bank Reserve Account

6/6/2025	Transfer from 03G - Valley National Bank Operating Account - Monthly Reserve Transfer		5,869.52
6/30/2025	June Interest		769.07

Total 03G - Valley National Bank Reserve Account 6,638.59

Cambridge G Condominium Association Inc.

Cash Disbursement - 6/30/2025

Date	CheckNo	Description	Amount
1001 - 03G - Valley National Bank Operating Account			
6/1/2025	Check 10063	Commercial Laundries of West Florida, Inc Inv # 12733	908.22
	8491 - Laundry Equipment Repairs - June rental_8 washer/ 8 dryer		908.22
6/2/2025	Check 10064	Southeast Iguana Removal, LLC Inv # CG0625	100.00
	8450 - General Repairs & Maintenance - June iguana removal		100.00
6/2/2025	Check 10065	C.L.Burks Construction Inv # 8405422R	600.00
	8411 - Roof Repair & Maintenance - Removed cement -condensed at roof		600.00
6/2/2025	Misc Check ACH	Seacrest Services, Inc - Management - Management Fee	3,867.91
	5700 - Seacrest Service Fee		3,867.91
6/3/2025	Misc Check ACH	Westfield Bank, FSB - Insurance Installment	12,911.10
	2450 - Insurance Payable - Westfield Bank, FSB - Insuance Installment		12,911.10
6/6/2025	Transfer Out	Transfer to 03G - Valley National Bank Reserve Account - Monthly Reserve Transfer	5,869.52
	1301 - Valley National Bank Reserves - Transfer from 03G - Valley National Bank Operating Account - Monthly Reserve Transfer		5,869.52
6/11/2025	Check 10066	Kings III of America, Inc Inv # 3051409	54.02
	8469 - Elevator Telephone - Monitoring June 2025		54.02
6/11/2025	Check 10067	Marilyn Rizzo Inv # 061125	282.00
	2650 - Refunds Payable - Refund of overpayment 2159 Cambridge G		282.00
6/17/2025	Check 10068	Pye-Barker Fire & Safety LLC Inv # IV00593364	266.43
	8459 - Fire Equipment/Anl Inspection - Annual Fire ext insp		266.43
6/25/2025	Check 10069	Seacrest Services, Inc Inv # 162367	250.00
	7000 - Landscape / Irrigation - Quarterly fertilization		250.00
Total			25,109.20

Cambridge G Condominium Association Inc.

AP Aging for Ending Date: 6/30/2025

Provider	Current	Over 30	Over 60	Over 90	Total
WESTFIELD BANK, FSB Acct # 741041 Inv # 848875 on 4/1/2025 - installment pym - Insurance Payable	0.00	0.00	12,911.10	0.00	12,911.10
WESTFIELD BANK, FSB Acct # 741041 Inv # 1153825 on 7/2/2025 - installment pym - Insurance Payable	12,911.10	0.00	0.00	0.00	12,911.10
Total	12,911.10	0.00	12,911.10	0.00	25,822.20



P.O. Box 558
Wayne, NJ 07474-0558

Last Statement:
Statement Ending:
Page:

May 31, 2025
June 30, 2025
1 of 8

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CAMBRIDGE G CONDOMINIUM ASSOCIATION INC
CVE DEERFIELD
2101 CENTRE PARK WEST DR SUITE 110
WEST PALM BEACH FL 33409-6474



Email: contactus@valley.com



Visit Us Online: www.valley.com



Mail To: 1720 Route 23, Wayne, NJ 07470

Account Statement

HOA BUSINESS CHECKING PLUS - XXXXXX1475

SUMMARY FOR THE PERIOD: 06/01/25 - 06/30/25

CAMBRIDGE G CONDOMINIUM ASSOCIATION INC

Beginning Balance	+	Deposits & Other Credits	-	Withdrawals & Other Debits	=	Ending Balance
\$47,673.20		\$32,814.06		\$24,873.15		\$55,614.11

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			\$47,673.20
06/02	ACH DEBIT	-\$3,867.91		\$43,805.29
	SEACREST SERVICE ACH Collec NULL			
06/03	ACH DEBIT	-\$12,911.10		\$30,894.19
	WESTFIELD BANK PREM FINAN 250603 WFB-741041			
06/04	ACH CREDIT		\$340.82	\$31,235.01
	VANCO PAYMENTS GATEWAY 250604 XX1V5DD773I60A			
06/04	LOCK BOX DEPOSIT		\$679.16	\$31,914.17
06/05	CHECK 10063	-\$908.22		\$31,005.95
06/06	ACH CREDIT		\$340.82	\$31,346.77
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$909.48	\$32,256.25
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$1,124.82	\$33,381.07
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$33,721.89
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$34,062.71
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$34,403.53
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$34,800.69
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$35,197.85





P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
2 of 8

TRANSACTIONS (continued)

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$35,538.67
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$35,879.49
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$36,220.31
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$36,561.13
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$36,901.95
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$37,242.77
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$37,583.59
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$37,924.41
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$38,265.23
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$38,606.05
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$38,946.87
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$39,287.69
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$39,628.51
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$39,969.33
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$40,310.15
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$40,650.97
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$40,991.79
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$41,332.61
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$41,673.43
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$42,070.59
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$42,467.75
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$681.64	\$43,149.39
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$973.69	\$44,123.08
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$44,463.90
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$44,861.06
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$681.64	\$45,542.70



512 0002103 0002-0008 8138



P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
3 of 8

TRANSACTIONS (continued)

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$45,883.52
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$46,224.34
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$46,565.16
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$46,905.98
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$47,246.80
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$47,587.62
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$47,928.44
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$48,269.26
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$48,666.42
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$49,007.24
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$49,348.06
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$49,688.88
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$50,029.70
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$50,370.52
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$50,711.34
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$51,052.16
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$51,392.98
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$51,733.80
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$52,074.62
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$52,415.44
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$52,756.26
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$53,097.08
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$53,437.90
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$53,835.06
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$54,232.22
	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$681.64	\$54,913.86



512 0002104 0003-0008 8138



P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
4 of 8

TRANSACTIONS (continued)

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$55,254.68
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$55,595.50
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$55,936.32
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$56,277.14
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$56,617.96
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$340.82	\$56,958.78
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$57,355.94
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$397.16	\$57,753.10
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$681.64	\$58,434.74
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$965.30	\$59,400.04
06/06	Cambridge G Cond OwnerDraft 250606			
06/06	ACH CREDIT		\$1,185.21	\$60,585.25
06/06	Cambridge G Cond OwnerDraft 250606			
06/09	CHECK 10051	-\$30.38		\$60,554.87
06/10	ACH CREDIT		\$723.26	\$61,278.13
06/10	Cambridge G Cond OwnerDraft 250610			
06/10	CHECK 10064	-\$100.00		\$61,178.13
06/16	LOCK BOX DEPOSIT		\$397.16	\$61,575.29
06/16	PHONE/INTERNET TRNFR REF 1660531L FUNDS TRANSFER TO DEP XXXXXX8900 FROM RESERVES	-\$5,869.52		\$55,705.77
06/16	CHECK 10067	-\$282.00		\$55,423.77
06/18	ACH CREDIT		\$340.82	\$55,764.59
06/18	Cambridge G Cond OwnerDraft 250618			
06/18	CHECK 10066	-\$54.02		\$55,710.57
06/20	CHECK 10065	-\$600.00		\$55,110.57
06/25	LOCK BOX DEPOSIT		\$340.82	\$55,451.39
06/25	CHECK 10069	-\$250.00		\$55,201.39
06/30	LOCK BOX DEPOSIT		\$397.16	\$55,598.55
06/30	INTEREST CREDIT		\$15.56	\$55,614.11
Ending Balance				\$55,614.11

CHECKS IN ORDER

Date	Number	Amount	Date	Number	Amount
06/09	10051	\$30.38	06/18	10066	\$54.02
06/05	10063*	\$908.22	06/16	10067	\$282.00
06/10	10064	\$100.00	06/25	10069*	\$250.00
06/20	10065	\$600.00			

(*) Check Number Missing or Check Converted to Electronic Transaction and Listed under the Transaction section.





P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
5 of 8

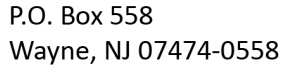
INTEREST RATE CALCULATIONS

Avg. Stmt. Collected Balance	\$54,087.00	Annual % Yield Earned	0.35%
Year-to-Date Interest Paid	\$106.89	Interest Paid	\$15.56

OVERDRAFT FEES

	Total This Period:	Total Year-To-Date:
Total Overdraft Fees:	\$0.00	\$0.00





XXXXXX1475
06/30/2025
6 of 8

1 0002107 0006-0008 M0656BLK070125063100 12 L 8138



P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
7 of 8

Check Images for Account XXXXXX1475 (Continued)

ORIGINAL CHECK HAS A COLORED BACKGROUND, VOID PANTO & A HEAT SENSITIVE ICON - SEE BACK FOR DETAILS

Cambridge G Condominium Association Inc.
2101 Centrepark West Dr Suite 110
West Palm Beach, FL 33409

VALLEY NATIONAL BANK

10069

6/25/2025

PAY TO THE
ORDER OF SEACREST SERVICES, INC

\$ 250.00

Two Hundred Fifty Dollars and 00/100 *****

Seacrest Services, Inc
2101 Centrepark West Dr Ste 110
West Palm Beach, FL 33409

MEMO Invoice: 162367

10000010069 120212013831 100101475

Valley National Bank 06/25/2025 12:00 PM

SEACREST SERVICES, INC
2101 CENTREPARK WEST DR STE 110
WEST PALM BEACH, FL 33409

001001131

1. FEDERAL RESERVE BANK REGULATION CC
2. This check is subject to the terms and conditions of the Federal Reserve Bank Regulation CC.
3. This check is subject to the terms and conditions of the Federal Reserve Bank Regulation CC.
4. This check is subject to the terms and conditions of the Federal Reserve Bank Regulation CC.

06/25/2025

10069

\$250.00





P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX1475
06/30/2025
8 of 8

To Reconcile Your Account

1. Compare the checks listed as paid on your statement with the entries appearing in your checkbook to insure that they have been properly charged to your account.
2. Create a list of all checks that have been issued by you but have not been paid by Valley (Check(s) Outstanding).
3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
2 Add deposits recorded in your checkbook but not shown on this statement.	
3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

Finance Charge Computation For Personal Line Of Credit

The Finance Charge that accrues in any monthly billing period is determined on each day in the monthly billing cycle by multiplying the Daily Periodic Rate by the outstanding principal balance (after subtracting payments and adding advances posted that day); then we add the results of these calculations for the number of days in the billing cycle. The Daily Periodic Rate is the Annual Percentage Rate in effect during the monthly billing cycle divided by 365.

In Case Of Errors Or Questions About Your Personal Line Of Credit Transactions

A. Pursuant To The Federal Fair Credit Billing Act

If you think your statement is wrong or if you need more information about checking transactions on your statement which did not arise from an electronic transfer, write us as soon as possible at Valley National Bank, Attn: Customer Care, 1720 Route 23, Wayne, NJ 07470-7533, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. You can contact us at 800-522-4100, but doing so will not preserve your rights. In your letter, give us your name and account number and the dollar amount of the suspected error. Describe the error and explain, if you can,

why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

B. Under Applicable State Law

If you rely upon the 3 months period provided by state law, you may lose important rights that could be preserved by action more promptly under the federal law described in the first paragraph in this section. State law provisions apply only after expiration of the time period for submitting a proper written notice of a billing error under federal law.

In Case Of Error Or Questions About Your Electronic Transfers (Pursuant to the Electronic Fund Transfer Act. Applicable to personal accounts only; does not pertain to wire transfers.)

If you think your statement or receipt is wrong or if you need more information about an electronic transfer on the statement or receipt, please contact us at 800-522-4100; write us at Valley National Bank, Attn: Customer Care, 1720 Route 23, Wayne, NJ 07470-7533, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. Tell us your name and account number and the dollar amount of the suspected error. Describe the error or the transfer you are unsure about, and explain as clearly as you can why you believe it is an error or why you need more information. We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this or 20 business days if your notice of error involves an electronic fund transfer to or from the account within 30 days after the first deposit to the account was made, we will provisionally credit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

For additional terms and conditions applicable to your account statement, please refer to your account agreement.





P.O. Box 558
Wayne, NJ 07474-0558

Last Statement:
Statement Ending:
Page:

May 31, 2025
June 30, 2025
1 of 2

1 M0656BLK070125063100 32 000000000 8258 002



CAMBRIDGE G CONDOMINIUM ASSOCIATION INC
RESERVE ACCOUNT
2101 CENTRE PARK WEST DR SUITE 110
WEST PALM BEACH FL 33409-6474



Email: contactus@valley.com



Visit Us Online: www.valley.com



Mail To: 1720 Route 23, Wayne, NJ 07470

Account Statement

PROPERTY MANAGEMENT MMA - XXXXXX8900

SUMMARY FOR THE PERIOD: 06/01/25 - 06/30/25

CAMBRIDGE G CONDOMINIUM ASSOCIATION INC

Beginning Balance	+	Deposits & Other Credits	-	Withdrawals & Other Debits	=	Ending Balance
\$386,569.82		\$6,638.59		\$0.00		\$393,208.41

TRANSACTIONS

Date	Description	Withdrawals & Other Debits	Deposits & Other Credits	Balance
	Beginning Balance			\$386,569.82
06/16	PHONE/INTERNET TRNFR		\$5,869.52	\$392,439.34
	REF 1660531L FUNDS TRANSFER FRM DEP			
	XXXXXX1475 FROM RESERVES			
06/30	INTEREST CREDIT		\$769.07	\$393,208.41
Ending Balance				\$393,208.41

INTEREST RATE CALCULATIONS

Avg. Stmt. Collected Balance	\$389,504.00	Annual % Yield Earned	2.43%
Year-to-Date Interest Paid	\$4,553.23	Interest Paid	\$769.07

OVERDRAFT FEES



	Total This Period:	Total Year-To-Date:
Total Overdraft Fees:	\$0.00	\$0.00





P.O. Box 558
Wayne, NJ 07474-0558

Account Number:
Statement Date:
Page :

XXXXXX8900
06/30/2025
2 of 2

To Reconcile Your Account

1. Compare the checks listed as paid on your statement with the entries appearing in your checkbook to insure that they have been properly charged to your account.
2. Create a list of all checks that have been issued by you but have not been paid by Valley (Check(s) Outstanding).
3. Add to your checkbook balance any credit not already recorded in the checkbook.
4. Deduct from your checkbook any service charge or other charges (including automatic deductions) which you have not already recorded in your checkbook.
5. Follow the instructions listed in the Balance Reconciliation section below.

Balance Reconciliation

1 Enter ending statement balance	
2 Add deposits recorded in your checkbook but not shown on this statement.	
3 Total (1 plus 2 above)	
4 Subtract total check(s) outstanding	
5 Balance (3 less 4 should equal checkbook balance)	

Finance Charge Computation For Personal Line Of Credit

The Finance Charge that accrues in any monthly billing period is determined on each day in the monthly billing cycle by multiplying the Daily Periodic Rate by the outstanding principal balance (after subtracting payments and adding advances posted that day); then we add the results of these calculations for the number of days in the billing cycle. The Daily Periodic Rate is the Annual Percentage Rate in effect during the monthly billing cycle divided by 365.

In Case Of Errors Or Questions About Your Personal Line Of Credit Transactions

A. Pursuant To The Federal Fair Credit Billing Act

If you think your statement is wrong or if you need more information about checking transactions on your statement which did not arise from an electronic transfer, write us as soon as possible at Valley National Bank, Attn: Customer Care, 1720 Route 23, Wayne, NJ 07470-7533, or email us at contactus@valley.com. We must hear from you no later than 60 days after we sent you the first statement on which the error or problem appeared. You can contact us at 800-522-4100, but doing so will not preserve your rights. In your letter, give us your name and account number and the dollar amount of the suspected error. Describe the error and explain, if you can,

why you believe there is an error. If you need more information, describe the item you are unsure about. You do not have to pay any amount in question while we are investigating, but you are still obligated to pay the parts of your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount you question.

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In Case Of Error Or Questions About Your Electronic Transfers (Pursuant to the Electronic Fund Transfer Act. Applicable to personal accounts only; does not pertain to wire transfers.)

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For additional terms and conditions applicable to your account statement, please refer to your account agreement.



[illegible]

MONTHLY ACCOUNT RECONCILIATION
Pre Paid Insurance- GL Account # 1810
Period Ending: June 30, 2025

Building COID # 003G
Building Name: Cambridge G

Description	Dates	GL Code	Premiums	Jan-25	Feb-25	Mar-25	Apr-25	May-25	Jun-25	Jul-25	Aug-25	Sep-25	Oct-25	Nov-25	Dec-25
Property	12/31/2024-2025	5900	130,441.00	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08	\$10,870.08
General Liabiity	1/1/2025-2026	5900	15,553.00	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08	\$1,296.08
Umbrella	1/1/2025-2026	5900	1,250.00	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17	\$104.17
D&O	1/1/2025-2026	5900	1,881.00	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75	\$156.75
Finance Charges	1/1/2025-2026	5900	7,500.57	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05	\$625.05
Total Expense			<u>\$156,625.57</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.13</u>	<u>\$13,052.12</u>
Total Prepaid Insurance				\$143,573.46	\$130,521.31	\$117,469.18	\$104,417.05	\$91,364.92	\$78,312.79	\$65,260.65	\$52,208.52	\$39,156.39	\$26,104.26	\$13,052.13	\$0.00

Cambridge G
Insurance Payables
June 30, 2025

GL#2450

	Payment#	Paid	Balance
Policies			156,625.57
Down Payment (Decembe)		(40,425.66)	116,199.91
January	1	(12,911.10)	103,288.89
February	2	(12,911.10)	90,377.71
March	3	(12,911.10)	77,466.61
April	4	(12,911.10)	64,555.51
May	5	(12,911.10)	51,644.41
June	6	(25,822.20)	25,822.21
July	7	(12,911.10)	12,911.11
August	8	(12,911.10)	(0.00)

MONTHLY ACCOUNT RECONCILIATION

Refunds Payable- GL Account # 2650

Period Ending: June 30, 2025

Building COID # 003D

Building Name: Cambridge G

Date	Description	Amount
11/30/2024	Refunds Payable	(\$131.30)

MONTHLY ACCOUNT RECONCILIATION

Accrued Exp GL Account # 2010

Period Ending: June 30, 2025

Building COID # 003G

Building Name: Cambridge G

<u>Date</u>	<u>Description</u>	<u>Expense Acct</u>	<u>Amount</u>
Dec-24	Needs to be investigated		3,326.98

Total			<u><u>\$ 3,326.98</u></u>
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