VTE CONSULTING LLC

Property Management Services

INTEGRITY DEFINES ALLL ODDS

Sunset Palms West

March 2025

- Balance Sheet
- Customer Balance Detail-Maintenance
- Profit & Loss Summary
- Check Register
- Bank Statement
- A/R Aging Summary

VTE CONSULTING LLC

1840 W 49TH ST #233

HIALEAH FL 33012

Sunset Palms West Condominium Associations, Inc

Balance Sheet

Accrual Basis — As of March 31, 2025

		Mar 31, 25
ASSETS		
Current Assets		
Checking/Savings		
Cash In Banks		
1000 · City National B Operating 7216	92,381.67	
1025 · City National B. Sp Ass - 6404	22,902.71	
1030 · City National Bank 4679	91,339.87	
1050 · First Citizens B Loan - 2436	-183,376.92	
1055 · First Citizens Operatring -1011	-17,759.78	
1075 · First Citizens Reserves - 1038	-70,134.57	
1080 · First Citizens Special A - 1468	-56,950.99	
Cash In Banks - Other	-1,300.00	
Total Cash In Banks		-122,898.01
Total Checking/Savings		-122,898.01
Accounts Receivable		
Accounts Receivable		
1200 · Regular Assessments	-10,512.71	
1250 · Special Assessments	-3,395.03	
1290 · Allowance for Doubtful Accounts	-22,086.00	
Accounts Receivable - Other	-376.52	
Total Accounts Receivable		-36,370.26
Total Accounts Receivable		-36,370.26
Other Current Assets		
Other Current Assets		
Prepaid Insurance		
1300 · Property + Liab Insurance	9,861.87	
Total Prepaid Insurance	9,861.87	
Total Other Current Assets		9,861.87
12000 · Undeposited Funds		9,352.83
Total Other Current Assets		19,214.70
Total Current Assets		-140,053.57
TOTAL ASSETS		-140,053.57

	Mar 31, 25
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2000 · Accounts Payable	105,998.94
Total Accounts Payable	105,998.94
Other Current Liabilities	
Current Liabilities	
2100 · Property/Liability Ins Payable	-78,792.22
2130 · Lawsuits/Settlements Payments	-4,000.00
Total Current Liabilities	-82,792.22
Long Term Liabilities	
2600 · Bank Loan Payable #0009931096...	-235,447.66
2650 · Bank Loan Payable #0009931127...	-71,151.34
Total Long Term Liabilities	-306,599.00
Reserves Funds	
2700 · Replacement Fund Balance	72,948.31
2750 · Reserves-General	28,132.80
Total Reserves Funds	101,081.11
Total Other Current Liabilities	-288,310.11
Total Current Liabilities	-182,311.17
Total Liabilities	-182,311.17
Equity	
Equity	
3000 · Opening Balance Equity	-142,133.25
3100 · Capital Contribution	31,523.00
Total Equity	-110,610.25
3200 · Retained Earnings	129,278.84
Net Income	23,589.01
Total Equity	42,257.60
TOTAL LIABILITIES & EQUITY	-140,053.57

Sunset Palms West Condominium Associations, Inc

Profit & Loss

Accrual Basis — March 2025

	Mar 25
Ordinary Income/Expense	
Income	
Income	
4000 · Regular Assessments	41,609.48
Income - Other	0.02
Total Income	41,609.50
Other Income	
4040 · Interest Income	8.97
Total Other Income	8.97
Total Income	41,618.47
Gross Profit	41,618.47
Expense	
6000 · Utilities	
6005 · Water & Sewer	4,660.65
6015 · Waste Removal	4,190.00
6000 · Utilities - Other	1,004.68
Total 6000 · Utilities	9,855.33
6100 · Administrative Expenses	
6140 · Legal Services	2,500.00
6145 · Audit & Taxes	6,000.00
6155 · Bank Service Charges	0.10
6160 · Licenses & Permits	1,977.72
6170 · Postage and Delivery	94.02
6180 · Property Management Fees	3,600.00
Total 6100 · Administrative Expenses	14,171.84
6200 · Repairs & Maintenance	
6205 · Landscaping and Groundskeeping	3,800.00
6225 · Plumbing Repairs	200.00
6235 · Fire Extinguishers	866.00
6240 · Pool Maintenance	600.00
6200 · Repairs & Maintenance - Other	3,920.00
Total 6200 · Repairs & Maintenance	9,386.00

	Mar 25
6560 · Payroll Expenses	
6561 · Social Security	99.20
6562 · Medicare	23.20
6565 · Suta	3.60
6560 · Payroll Expenses - Other	1,600.00
Total 6560 · Payroll Expenses	1,726.00
Total Expense	35,139.17
Net Ordinary Income	6,479.30
Net Income	6,479.30

Sunset Palms West Condominium Associations, Inc

Check Detail

March 2025

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Check		03/06/202:	J & C Pro La...		1000 · City N...		-1,200.00
					6205 · Lands...	-1,200.00	1,200.00
TOTAL						-1,200.00	1,200.00
Check		03/06/202:	J & C Pro La...		1000 · City N...		-1,300.00
					6205 · Lands...	-1,300.00	1,300.00
TOTAL						-1,300.00	1,300.00
Check		03/10/202:	Pool Detail S...		1000 · City N...		-300.00
					6240 · Pool ...	-300.00	300.00
TOTAL						-300.00	300.00
Check		03/24/202:	FPL		1000 · City N...		-30.98
					6000 · Utilities	-30.98	30.98
TOTAL						-30.98	30.98

Sunset Palms West Condominium Associations, Inc

Check Detail

March 2025

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Check		03/24/202:	FPL		1000 · City N...		-42.65
					6000 · Utilities	-42.65	42.65
TOTAL						-42.65	42.65
Check		03/24/202:	FPL		1000 · City N...		-63.37
					6000 · Utilities	-63.37	63.37
TOTAL						-63.37	63.37
Check		03/24/202:	FPL		1000 · City N...		-69.00
					6000 · Utilities	-69.00	69.00
TOTAL						-69.00	69.00
Check		03/24/202:	FPL		1000 · City N...		-71.61
					6000 · Utilities	-71.61	71.61
TOTAL						-71.61	71.61

Sunset Palms West Condominium Associations, Inc

Check Detail

March 2025

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Check		03/24/202:	FPL		1000 · City N...		-82.43
					6000 · Utilities	-82.43	82.43
TOTAL						-82.43	82.43
Check		03/24/202:	FPL		1000 · City N...		-83.95
					6000 · Utilities	-83.95	83.95
TOTAL						-83.95	83.95
Check		03/24/202:	FPL		1000 · City N...		-85.18
					6000 · Utilities	-85.18	85.18
TOTAL						-85.18	85.18
Check		03/24/202:	FPL		1000 · City N...		-93.68
					6000 · Utilities	-93.68	93.68
TOTAL						-93.68	93.68

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Check		03/24/202:	FPL		1000 · City N...		-105.72
					6000 · Utilities	-105.72	105.72
TOTAL						-105.72	105.72
Check		03/24/202:	FPL		1000 · City N...		-106.72
					6000 · Utilities	-106.72	106.72
TOTAL						-106.72	106.72
Check		03/24/202:	FPL		1000 · City N...		-169.39
					6000 · Utilities	-169.39	169.39
TOTAL						-169.39	169.39
Check		03/27/202:	Alvarado Loc...		1000 · City N...		-185.00
					6200 · Repair...	-185.00	185.00
TOTAL						-185.00	185.00

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Check		03/28/202:	VTE CONSU...		1000 · City N...		-650.00
					6180 · Proper...	-650.00	650.00
TOTAL						-650.00	650.00
Check		03/28/202:	Waste Conne...		1000 · City N...		-4,190.00
					6015 · Waste ...	-4,190.00	4,190.00
TOTAL						-4,190.00	4,190.00
Check		03/28/202:	VTE CONSU...		1000 · City N...		-1,300.00
					6180 · Proper...	-1,300.00	1,300.00
TOTAL						-1,300.00	1,300.00
Bill Pmt -C...	6	03/11/202:	Pool Detail S...		1000 · City N...		-300.00
Bill	# in...	03/10/202:			6240 · Pool ...	-300.00	300.00
TOTAL						-300.00	300.00

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Bill Pmt -C...	1155	03/11/202:	Pinnacle Secu...		1000 · City N...		-2,140.00
Bill	202...	02/28/202:			6255 · Fire Pr...	-2,140.00	2,140.00
TOTAL						-2,140.00	2,140.00
Bill Pmt -C...	1156	03/11/202:	J & C Pro La...		Cash In Banks		-1,300.00
Bill		03/11/202:			6205 · Lands...	-1,300.00	1,300.00
TOTAL						-1,300.00	1,300.00
Bill Pmt -C...	1158	03/11/202:	AMAX TAX ...		1000 · City N...		-6,000.00
Bill	#1315	03/10/202:			6145 · Audit ...	-6,000.00	6,000.00
TOTAL						-6,000.00	6,000.00
Bill Pmt -C...	1159	03/11/202:	Andrew W. H...		1000 · City N...		-2,500.00
Bill		03/12/202:			6140 · Legal ...	-2,500.00	2,500.00
TOTAL						-2,500.00	2,500.00

Type	Num	Date	Name	Item	Account	Paid Amount	Original Am...
Bill Pmt -C...	1161	03/11/202:	Miami Dade ...		1000 · City N...		-1,596.36
Bill		03/14/202:			6160 · Licens...	-1,596.36	1,596.36
TOTAL						-1,596.36	1,596.36
Bill Pmt -C...	1163	03/11/202:	Perla Del Sur ...		1000 · City N...		-550.00
Bill	# 00...	03/25/202:			6200 · Repair...	-550.00	550.00
TOTAL						-550.00	550.00
Bill Pmt -C...	1167	03/14/202:	Perla Del Sur ...		1000 · City N...		-3,000.00
Bill	#0008	03/22/202:			6200 · Repair...	-3,000.00	3,000.00
TOTAL						-3,000.00	3,000.00

Sunset Palms West Condominium Associations, Inc

Reconciliation Summary

1025 · City National B. Sp Ass - 6404, Period Ending 03/31/2025

		Mar 31, 25
Beginning Balance		22,904.58
Cleared Transactions		
Deposits and Credits - 1 item	0.97	
Total Cleared Transactions	0.97	
Cleared Balance		22,905.55
Register Balance as of 03/31/2025		22,905.55
New Transactions		
Deposits and Credits - 1 item	0.94	
Total New Transactions	0.94	
Ending Balance		22,906.49

City National Bank

Client Service

Online
citynational.com

CityTel
1-800-762-CITY (2489)

Your Banking Center
HOA
P.O. Box 025620
Miami, FL 33102-5620

Telephone
305-577-7336
800-435-8839

Your Banking Center Hours
Lobby: Monday - Friday: 9:00am - 5:00pm

P:9367 / T: / S:

SUNSET PALMS WEST CONDOMINIUM
ASSOCIATION INC
SPECIAL ASSESSMENT
10887 NW 17 STREET
C/O GOLD PROPERTY MANAGEMENT & ASSOCS
MIAMI FL 33172-2060

For additional locations and hours, please visit citynational.com

NMLS 412469
Member FDIC
EQUAL HOUSING LENDER

Association Interest Checking

Account Summary

Account:	XXXXX6404	Beginning Balance:	$22,904.58
Last Statement:	February 28, 2025	Ending Balance:	$22,905.55
This Statement:	March 31, 2025	Average Ledger Balance:	$22,904.58
		Low Balance:	$22,904.58
		Interest Earned This Period:	$0.97
		Interest Earned 2025:	$2.82
		Days In Period:	31
		Annual Percentage Yield Earned:	0.05%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
02-28	Beginning balance			22,904.58
03-31	Interest	0.97		22,905.55
03-31	Ending totals	0.97	0.00	22,905.55

Sunset Palms West Condominium Associations, Inc

Reconciliation Summary

1000 · City National B Operating 7216, Period Ending 03/31/2025

		Mar 31, 25
Beginning Balance		84,542.29
Cleared Transactions		
Checks and Payments - 28 items	-27,942.04	
Deposits and Credits - 14 items	35,781.40	
Total Cleared Transactions	7,839.36	
Cleared Balance		92,381.65
Uncleared Transactions		
Deposits and Credits - 5 items	0.02	
Total Uncleared Transactions	0.02	
Register Balance as of 03/31/2025		92,381.67
New Transactions		
Checks and Payments - 53 items	-123,073.34	
Deposits and Credits - 35 items	84,431.16	
Total New Transactions	-38,642.18	
Ending Balance		53,739.49

City National Bank

Account:

Client Service

Online citynational.com

CityTel 1-800-762-CITY (2489)

Your Banking Center
HOA
P.O. Box 025620
Miami, FL 33102-5620

Telephone
305-577-7336
800-435-8839

Your Banking Center Hours
Lobby: Monday - Friday: 9:00am - 5:00pm

P:9849 / T: / S:

SUNSET PALMS WEST CONDOMINIUM
ASSOCIATION INC
OPERATING
10887 NW 17 STREET
C/O GOLD PROPERTY MANAGEMENT & ASSOCS
MIAMI FL 33172-2060

For additional locations and hours, please visit citynational.com

NMLS 412469
Member FDIC
EQUAL HOUSING LENDER

Association Interest Checking

Account Summary

Account:		Beginning Balance:	$84,542.29
Last Statement:	February 28, 2025	Ending Balance:	$92,381.65
This Statement:	March 31, 2025	Average Ledger Balance:	$96,974.60
		Low Balance:	$92,377.53
		Interest Earned This Period:	$4.12
		Interest Earned 2025:	$10.73
		Days In Period:	31
		Annual Percentage Yield Earned:	0.05%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
02-28	Beginning balance			84,542.29
03-03	Lockbox Deposit	881.46		85,423.75
03-03	Cr Offset Sunset Palms Wes Achplus Origsetl G204810627	13,119.70		98,543.45
03-04	Lockbox Deposit	4,039.52		102,582.97
03-06	Lockbox Deposit	1,891.34		104,474.31
03-06	Check # 1151		1,200.00	103,274.31
03-07	Lockbox Deposit	1,009.88		104,284.19
03-10	Lockbox Deposit	504.94		104,789.13
03-10	Check # 1150		300.00	104,489.13
03-11	Lockbox Deposit	504.94		104,994.07
03-13	Check # 1158		6,000.00	98,994.07
03-14	Check # 1155		2,140.00	96,854.07
03-17	Lockbox Deposit	1,514.82		98,368.89
03-17	Check # 1159		2,500.00	95,868.89
03-18	Check # 1157		300.00	95,568.89

Continued on the next page

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
03-19	Check # 1156		1,300.00	94,268.89
03-19	Check # 1161		1,596.36	92,672.53
03-21	Lockbox Deposit	1,129.56		93,802.09
03-24	Lockbox Deposit	376.52		94,178.61
03-24	Fpl Direct Debit Elec Pymt Xxxxxx8292 Ppda		30.98	94,147.63
03-24	Fpl Direct Debit Elec Pymt Xxxxxx0080 Ppda		42.65	94,104.98
03-24	Fpl Direct Debit Elec Pymt Xxxxxx1597 Ppda		63.37	94,041.61
03-24	Fpl Direct Debit Elec Pymt Xxxxxx4451 Ppda		69.00	93,972.61
03-24	Fpl Direct Debit Elec Pymt Xxxxxx8237 Ppda		71.61	93,901.00
03-24	Fpl Direct Debit Elec Pymt Xxxxxx1174 Ppda		82.43	93,818.57
03-24	Fpl Direct Debit Elec Pymt Xxxxxx2476 Ppda		83.95	93,734.62
03-24	Fpl Direct Debit Elec Pymt Xxxxxx5453 Ppda		85.18	93,649.44
03-24	Fpl Direct Debit Elec Pymt Xxxxxx7450 Ppda		93.68	93,555.76
03-24	Fpl Direct Debit Elec Pymt Xxxxxx6176 Ppda		105.72	93,450.04
03-24	Fpl Direct Debit Elec Pymt Xxxxxx3473 Ppda		106.72	93,343.32
03-24	Fpl Direct Debit Elec Pymt Xxxxxx5176 Ppda		169.39	93,173.93
03-27	Check # 1162		185.00	92,988.93
03-28	Lockbox Deposit	376.52		93,365.45
03-28	Deposit	10,051.56		103,417.01
03-28	Waste Connection Web_pay 95379135032725		4,190.00	99,227.01
03-28	Check # 1163		550.00	98,677.01
03-28	Check # 1164		650.00	98,027.01
03-28	Check # 1165		1,300.00	96,727.01
03-31	Lockbox Deposit	376.52		97,103.53
03-31	Paychex Tps Taxes 11445100006789X		355.46	96,748.07
03-31	Paychex - Rcx Payroll 11449200000814X		1,370.54	95,377.53
03-31	Check # 1167		3,000.00	92,377.53
03-31	Interest	4.12		92,381.65
03-31	Ending totals	\ 35,781.40	\ 27,942.04	92,381.65

Checks

Number	Date	Amount	Number	Date	Amount
1150	03-10	300.00	1161	03-19	1,596.36
1151*	03-06	1,200.00	1162	03-27	185.00
1155	03-14	2,140.00	1163	03-28	550.00
1156	03-19	1,300.00	1164	03-28	650.00
1157	03-18	300.00	1165*	03-28	1,300.00
1158	03-13	6,000.00	1167	03-31	3,000.00
1159*	03-17	2,500.00			

* Skip in Check Sequence

Continued on the next page

Check # 1150 Amount: $300.00 Date: 03/10/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1150
2/12/2025
PAY TO THE ORDER OF Pool Detail Services, LLC $ **300.00
Three Hundred and 00/100****************************** DOLLARS
Pool Detail Services, LLC
15016 SW 113th CT
Miami, FL 33176
MEMO Inv34191 Pool Serv Maintenance Feb/2025
⑈001150⑈ ⑆066004367⑆ 0438357216⑈

Check # 1150 Amount: $300.00 Date: 03/10/2025

0092215636
2025-03-10

Check # 1151 Amount: $1,200.00 Date: 03/06/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1151
2/12/2025
PAY TO THE ORDER OF J & C Pro Lands $ **1,200.00
One Thousand Two Hundred and 00/100****************************** DOLLARS
J & C Pro Lands
2635 Sw 82 Ave
Miami, FL 33155
MEMO Inv#0145 Lawn Maintenance jan2025
⑈001151⑈ ⑆066004367⑆ 0438357216⑈

Check # 1151 Amount: $1,200.00 Date: 03/06/2025

>053101121< 03/05/2025 006228403
854 1214 0007 00131
0092063128
2025-03-05
11000 2908 6972
JC

Check # 1155 Amount: $2,140.00 Date: 03/14/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1155
3/11/2025
PAY TO THE ORDER OF PINNACLE SECURITY & TECHNOLOGY, INC $ **2,140.00
Two Thousand One Hundred Forty and 00/100****************************** DOLLARS
PINNACLE SECURITY & TECHNOLOGY INC
8567 Coral Way #183
Miami Fl 33155
MEMO
⑈001155⑈ ⑆066004367⑆ 0438357216⑈

Check # 1155 Amount: $2,140.00 Date: 03/14/2025

RemoteDepCapture >067005158< 1103855000010 03/13/2025
0091308222
2025-03-14
For Deposit Only
Pinnacle Security & Technology, Inc
To the Account of Pinnacle Security & Techn
03/10/2025

Check # 1156 Amount: $1,300.00 Date: 03/19/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1156
3/11/2025
PAY TO THE ORDER OF J. & C. PRO LANDS. $ **1,300.00
One Thousand Three Hundred and 00/100****************************** DOLLARS
J. & C. PRO LANDS.
2635 SW 82 AVE
MIAMI, FL 33155
MEMO
⑈001156⑈ ⑆066004367⑆ 0438357216⑈

Check # 1156 Amount: $1,300.00 Date: 03/19/2025

>053101121< 03/18/2025 006427274
854 1214 0007 00237
0092771274
2025-03-19
11000 2908 6972
JC

Check # 1157 Amount: $300.00 Date: 03/18/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1157
3/11/2025
PAY TO THE ORDER OF Pool Detail Services $ **300.00
Three Hundred and 00/100****************************** DOLLARS
Pool Detail Services
15016 SW 113th Ct
Miami, Fl 33176
MEMO
⑈001157⑈ ⑆066004367⑆ 0438357216⑈

Check # 1157 Amount: $300.00 Date: 03/18/2025

0092691543
2025-03-18

Check # 1158 Amount: $6,000.00 Date: 03/13/2025

Sunset Palms West Condominium Association, Inc
City National Bank of Florida
1158
3/11/2025
PAY TO THE ORDER OF AMAX TAX PRO $ **6,000.00
Six Thousand and 00/100****************************** DOLLARS
AMAX TAX PRO
1840 W 49th ST Suite # 235
Hialeah, FL 33012
MEMO
⑈001158⑈ ⑆066004367⑆ 0438357216⑈

Check # 1158 Amount: $6,000.00 Date: 03/13/2025

0092456455
2025-03-13

Check # 1159 Amount: $2,500.00 Date: 03/17/2025

Sunset Palms West Condominium Association, Inc
c/o Gold Property Management & Associates Inc
10687 NW 17 Street Suite 202 Miami, Florida 33172
Operating Account
(305) 222-0415

City National Bank of Florida
63-436/660
1159
3/12/2025

PAY TO THE ORDER OF Andrew W Horn, P. A. $ **2,500.00

Two Thousand Five Hundred and 00/100****** DOLLARS

Andrew W Horn, P. A.
2665 S Bayshore Drive Suite 800
Miami Fl 3133

MEMO retainer

AUTHORIZED SIGNATURE

⑈001159⑈ ⑆066004367⑆ 0438357216⑈

Check # 1159 Amount: $2,500.00 Date: 03/17/2025

>066004367<
CNB-Pinecrest
2025-03-17
0180634489
Batch 278231021

Check # 1161 Amount: $1,596.36 Date: 03/19/2025

Sunset Palms West Condominium Association, Inc
c/o Gold Property Management & Associates Inc
10687 NW 17 Street Suite 202 Miami, Florida 33172
Operating Account
(305) 222-0415

City National Bank of Florida
63-436/660
1161
3/14/2025

PAY TO THE ORDER OF Departament of Regulatory Miami Dade County $ **1,596.36

One Thousand Five Hundred Ninety-Six and 36/100****** DOLLARS

Departament of Regulatory

X-202501396?

MEMO Process No C2025059444

AUTHORIZED SIGNATURE

⑈001161⑈ ⑆066004367⑆ 0438357216⑈

Check # 1161 Amount: $1,596.36 Date: 03/19/2025

FOR DEPOSIT ONLY
MIAMI-DADE COUNTY

Check # 1162 Amount: $185.00 Date: 03/27/2025

Image Front Unavailable

Check # 1162 Amount: $185.00 Date: 03/27/2025

Image Back Unavailable

Check # 1163 Amount: $550.00 Date: 03/28/2025

Sunset Palms West Condominium Association, Inc
c/o Gold Property Management & Associates Inc
10687 NW 17 Street Suite 202 Miami, Florida 33172
Operating Account
(305) 222-0415

City National Bank of Florida
63-436/660
1163
3/25/2025

PAY TO THE ORDER OF Perla Del Sur Solutions $ **550.00

Five Hundred Fifty and 00/100****** DOLLARS

Perla Del Sur Solutions

MEMO

AUTHORIZED SIGNATURE

⑈001163⑈ ⑆066004367⑆ 0438357216⑈

Check # 1163 Amount: $550.00 Date: 03/28/2025

For Deposit Only - JPMC

Check # 1164 Amount: $650.00 Date: 03/28/2025

Sunset Palms West Condominium Association, Inc
c/o Gold Property Management & Associates Inc
10687 NW 17 Street Suite 202 Miami, Florida 33172
Operating Account
(305) 222-0415

City National Bank of Florida
63-436/660
1164
3/25/2025

PAY TO THE ORDER OF VTE CONSULTING LLC $ **650.00

Six Hundred Fifty and 00/100****** DOLLARS

VTE CONSULTING LLC
1840 W 49 St suite 233
Hialeah, FL 33012

MEMO february

AUTHORIZED SIGNATURE

⑈001164⑈ ⑆066004367⑆ 0438357216⑈

Check # 1164 Amount: $650.00 Date: 03/28/2025

0684955514 TD Mobile Deposit
3/27/2025 1:25:18 PM
4301758578

FOR DEPOSIT ONLY

Check # 1165 Amount: $1,300.00 Date: 03/28/2025

Sunset Palms West Condominium Association, Inc
c/o Gold Property Management & Associates Inc
10687 NW 17 Street Suite 202 Miami, Florida 33172
Operating Account
(305) 222-0415

City National Bank of Florida
63-436/660
1165
3/25/2025

PAY TO THE ORDER OF VTE CONSULTING LLC $ **1,300.00

One Thousand Three Hundred and 00/100****** DOLLARS

VTE CONSULTING LLC
1840 W 49 St suite 233
Hialeah, FL 33012

MEMO

AUTHORIZED SIGNATURE

⑈001165⑈ ⑆066004367⑆ 0438357216⑈

Check # 1165 Amount: $1,300.00 Date: 03/28/2025

0685029013 TD Mobile Deposit
3/27/2025 1:26:15 PM
4301758578

VTE CONSULTING LLC
FOR DEPOSIT ONLY

Check # 1167 Amount: $3,000.00 Date: 03/31/2025

Sunset Palms West Condominium Association, Inc

City National Bank of Florida

1167

3/14/2025

PAY TO THE ORDER OF Perla Del Sur Solutions $ **3,000.00

Three Thousand and 00/100** DOLLARS

Perla Del Sur Solutions
13404 SW 62 St, L103
Miami,FL 33183

MEMO Pintura exterior de los edificios Fy G

AUTHORIZED SIGNATURE

⑈001167⑈ ⑆066004367⑆ 0438357216⑈

Check # 1167 Amount: $3,000.00 Date: 03/31/2025

For Deposit Only

0092327470
2025-03-31

CHECK HERE IF MOBILE DEPOSIT

Account: XXXXXX4679

City National Bank

Client Service

Online
citynational.com

CityTel
1-800-762-CITY (2489)

Your Banking Center
HOA
P.O. Box 025620
Miami, FL 33102-5620

Telephone
305-577-7336
800-435-8839

Your Banking Center Hours
Lobby: Monday - Friday: 9:00am - 5:00pm

P:27947 / T: / S:

SUNSET PALMS WEST CONDOMINIUM
ASSOCIATION INC
10887 NW 17 STREET
C/O GOLD PROPERTY MANAGEMENT & ASSOCS
MIAMI FL 33172-2060

For additional locations and hours, please visit citynational.com

NMLS 412469
Member FDIC
EQUAL HOUSING LENDER

Condo Tiered

Account Summary

Account:	XXXXXX4679	Beginning Balance:	$91,335.97
Last Statement:	February 28, 2025	Ending Balance:	$91,339.85
This Statement:	March 31, 2025	Average Ledger Balance:	$91,335.97
		Low Balance:	$91,335.97
		Interest Earned This Period:	$3.88
		Interest Earned 2025:	$11.06
		Days In Period:	31
		Annual Percentage Yield Earned:	0.05%

Daily Activity

Date	Description	Deposits/ Additions	Withdrawals/ Subtractions	Balance
02-28	Beginning balance			91,335.97
03-31	Interest	3.88		91,339.85
03-31	Ending totals	3.88	0.00	91,339.85