

JULY 2025 CHATEAU DEVILLE FINANCIAL STATEMENTS

Total Professional Association Management
CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.

Wednesday, August 13, 2025

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**CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.**

Run Date: 08/13/2025
Run Time: 11:06 AM

BALANCE SHEET
As of: 07/31/2025

Assets

Account #	Account Name	Total
1010	CCBG OPERATING	\$8,316.96
1011	CCBG SPECIAL ASSESSMENTS	\$317.18
1030	FCCU-RESERVE	\$264.17
1100	TRANSFER	(\$645.00)
1310	ACCOUNTS RECEIVABLE	\$24,550.32
1315	SPECIAL ASSESSMENT RECEIVABLE	\$3,700.25
1320	RESERVE FUND	(\$6,005.26)
1630	PRE-PAID EXPENSES	(\$6,961.80)
	TOTAL ASSETS	\$23,536.82

Liabilities

Account #	Account Name	Total
3010	ACCOUNTS PAYABLE	\$128.87
3310	PREPAID OWNER ASSESSMENTS	\$23,349.93
3315	ACCRUED EXPENSES	\$2,120.44
	TOTAL LIABILITIES	\$25,599.24

Equity

Account #	Account Name	Total
5010	PRIOR YEARS EQUITY	\$6,392.46
	Current Year Net Income/(Loss)	(\$8,454.88)
	TOTAL EQUITY	(\$2,062.42)
	TOTAL LIABILITIES AND EQUITY	\$23,536.82

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC.

Run Date: 08/13/2025
Run Time: 11:06 AM

INCOME STATEMENT

Start: 07/01/2025 | End: 07/31/2025

Income

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	
Income							
6310 ASSESSMENT INCOME	32,900.00	32,900.00	0.00	131,607.26	131,600.00	7.26	394,800.00
6340 LATE FEES/SERVICE CHARGES	274.11	0.00	274.11	655.89	0.00	655.89	0.00
6390 BANK INTEREST INCOME	0.00	0.00	0.00	0.14	0.00	0.14	0.00
6400 ALLOWANCE FOR BAD DEBT	(133.59)	0.00	(133.59)	(323.59)	0.00	(323.59)	0.00
Income Total	33,040.52	32,900.00	140.52	131,939.70	131,600.00	339.70	394,800.00
Total Income	33,040.52	32,900.00	140.52	131,939.70	131,600.00	339.70	394,800.00

Expense

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	
Corporate Expense							
7010 CORPORATE ANNUAL REPORT	0.00	0.00	0.00	0.00	61.25	61.25	61.25
7025 INSURANCE GENERAL	7,465.68	9,000.00	1,534.32	22,397.04	36,000.00	13,602.96	108,000.00
7030 ACCOUNTING/TAX PREP	0.00	166.67	166.67	0.00	666.68	666.68	2,000.00
7040 LICENSE AND TAXES	0.00	34.00	34.00	0.00	136.00	136.00	408.00
Corporate Expense Total	7,465.68	9,200.67	1,734.99	22,397.04	36,863.93	14,466.89	110,469.25
General & Administrative							
7310 BANK CHARGES	30.00	17.08	(12.92)	90.00	68.32	(21.68)	205.00
7340 WEBSITE/DOMAIN	0.00	12.00	12.00	0.00	48.00	48.00	144.00
7350 LEGAL/PROFESSIONAL	0.00	375.00	375.00	4,867.00	1,500.00	(3,367.00)	4,500.00
7360 MANAGEMENT FEES	2,200.00	2,200.00	0.00	8,800.00	8,800.00	0.00	26,400.00
7361 MANAGMENT SOFTWARE	125.00	130.00	5.00	500.00	520.00	20.00	1,560.00
7380 OFFICE EXPENSE - GENERAL	256.42	130.00	(126.42)	928.65	520.00	(408.65)	1,560.00
General & Administrative Total	2,611.42	2,864.08	252.66	15,185.65	11,456.32	(3,729.33)	34,369.00
Maintenance & Operating							
8230 CLEANING/JANITORIAL	2,100.00	2,000.00	(100.00)	5,462.39	8,000.00	2,537.61	24,000.00
8240 PLUMBING MAINTENANCE	2,251.00	600.00	(1,651.00)	3,314.18	2,400.00	(914.18)	7,200.00
8250 ROOF REPAIRS	1,681.25	5,200.00	3,518.75	7,225.75	20,800.00	13,574.25	62,400.00
8260 FERTILIZATION/PEST CONTROL	167.70	150.00	(17.70)	670.80	600.00	(70.80)	1,800.00
8265 TERMITE BOND	4,726.00	250.00	(4,476.00)	4,726.00	1,000.00	(3,726.00)	3,000.00
8270 LIGHT MAINTENANCE (MAINT)	0.00	350.00	350.00	0.00	1,400.00	1,400.00	4,200.00
8280 MAINTENANCE LABOR & SUPPLIES	1,889.90	500.00	(1,389.90)	25,728.15	2,000.00	(23,728.15)	6,000.00
Maintenance & Operating Total	12,815.85	9,050.00	(3,765.85)	47,127.27	36,200.00	(10,927.27)	108,600.00
Landscape Expense							
8670 LANDSCAPE CONTRACT	787.50	850.00	62.50	3,150.00	3,400.00	250.00	10,200.00
8672 LANDSCAPE MAINTENANCE - GENERAL	0.00	500.00	500.00	0.00	2,000.00	2,000.00	6,000.00
Landscape Expense Total	787.50	1,350.00	562.50	3,150.00	5,400.00	2,250.00	16,200.00
Pool Expense							
8930 POOL MAINTENANCE	900.00	1,100.00	200.00	4,275.35	4,400.00	124.65	13,200.00
Pool Expense Total	900.00	1,100.00	200.00	4,275.35	4,400.00	124.65	13,200.00

Account	Current			Year to Date			Yearly
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
Utilities							
9620 UTILITIES	6,230.48	5,500.00	(730.48)	25,173.03	22,000.00	(3,173.03)	66,000.00
9635 GARBAGE/RECYCLE	128.87	128.87	0.00	515.48	515.48	0.00	1,546.44
Utilities Total	6,359.35	5,628.87	(730.48)	25,688.51	22,515.48	(3,173.03)	67,546.44
Reserve Contributions							
9930 ROOF	0.00	0.00	0.00	0.00	0.00	0.00	728,151.00
9945 INSURANCE ROOF REPAIRS	20,000.00	0.00	(20,000.00)	22,570.76	0.00	(22,570.76)	0.00
Reserve Contributions Total	20,000.00	0.00	(20,000.00)	22,570.76	0.00	(22,570.76)	728,151.00
Total Expense	50,939.80	29,193.62	(21,746.18)	140,394.58	116,835.73	(23,558.85)	1,078,535.69
Net Income	(17,899.28)	3,706.38	(21,605.66)	(8,454.88)	14,764.27	(23,219.15)	(683,735.69)

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC.

AGED OWNER BALANCE

Run Date: 08/13/2025
Run Time: 11:06 AM

As of: 07/31/2025

Account #	Lot	Name/Address	Collection Status	Current	Over 30	Over 60	Over 90	Total
128CDV1	128	JOSEPH CROSBY 2020 CONTINENTAL AVE 128	COLLECTION S ITF	\$402.04	\$398.28	\$44.52	\$6,858.75	\$7,703.59
208CDV1	208	NOELLE & EDDIE PONTON 2020 CONTINENTAL AVE 208	COLLECTION S ITF	\$410.14	\$405.13	\$50.13	\$4,524.72	\$5,390.12
215CDV1	215	GEORGES BARBEROUSSE 2020 CONTINENTAL AVE 215	COLLECTION S ITL	\$384.36	\$383.25	\$28.25	\$1,895.54	\$2,691.40
223CDV1	223	MICHAEL ADAMS 2020 CONTINENTAL AVE 223	COLLECTION S ITL	\$636.33	\$372.68	\$17.68	\$1,383.37	\$2,410.06
141CDV1	141	TAMEKA RENA GERMAN 2020 CONTINENTAL AVE 141	COLLECTION S ITL	\$380.25	\$375.24	\$20.24	\$1,565.07	\$2,340.80
101CDV1	101	MARK DAHLEY 2020 CONTINENTAL AVE 101	COLLECTION S-ALLIANCE	\$474.22	\$369.22	\$29.21	\$1,007.74	\$1,880.39
148CDV1	148	RYAN JOHNSTON 2020 CONTINENTAL AVE 148		\$360.01	\$355.01	\$0.00	\$0.00	\$715.02
212CDV1	212	RASHAD K STINSON 2020 CONTINENTAL AVE 212	PREP FOR NOLA	\$344.86	\$19.86	\$4.93	\$5.01	\$374.66
150CDV1	150	MAGDALENA EWA BABIARZ 2020 CONTINENTAL AVE 150		\$347.91	\$4.92	\$5.01	\$8.66	\$366.50
232CDV1	232	CASA BIANCA INVESTORS LLC 2020 CONTINENTAL AVE 232		\$355.01	\$5.01	\$0.00	\$0.00	\$360.02
104CDV1	104	DAMION FALL 2020 CONTINENTAL AVE 104		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
109CDV1	109	PHILLIPPE & GERSANDRE RAYMOND 2020 CONTINENTAL AVE 109		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
111CDV	111	ELITE ALLIANCE REAL ESTATE GROUP LLC 2020 CONTINENTAL AVE 111		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
119CDV1	119	PLOUIS INVESTMENTS LLC 2020 CONTINENTAL AVE 119		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
123CDV1	123	REFI LLC 2020 CONTINENTAL AVE 123		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
220CDV1	220	JERALDINE FOSTER EWING 2020 CONTINENTAL AVE 220		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
221CDV1	221	ELITE ALLIANCE REAL ESTATE GROUP LLC 2020 CONTINENTAL AVE 221		\$355.01	\$0.00	\$0.00	\$0.00	\$355.01
140CDV1	140	ASHLYN BURR 2020 CONTINENTAL AVE 140		\$349.92	\$5.01	\$0.00	\$0.00	\$354.93
219CDV1	219	ZAINABU RUMALA 2020 CONTINENTAL AVE 219		\$309.36	\$0.00	\$0.00	\$0.00	\$309.36
242CDV1	242	DARYL PRICE 2020 CONTINENTAL AVE 242		\$293.36	\$0.00	\$0.00	\$0.00	\$293.36
150CDV1	150	TODD & MONICA SONTAG (*) 2020 CONTINENTAL AVE 150		\$0.00	\$0.00	\$0.00	\$255.00	\$255.00
206CDV1	206	BROOKS BETTS 2020 CONTINENTAL AVE 206		\$156.82	\$4.50	\$0.00	\$0.00	\$161.32
105CDV1	105	TUS NUA LLC 2020 CONTINENTAL AVE 105		\$126.79	\$0.43	\$0.00	\$0.00	\$127.22
201CDV1	201	GASFORD GOLLAUB 2020 CONTINENTAL AVE 201		\$11.99	\$0.17	\$0.00	\$0.00	\$12.16
120CDV1	120	VICKIE KIME 2020 CONTINENTAL AVE 120		\$6.04	\$5.01	\$0.00	\$0.00	\$11.05

Account #	Lot	Name/Address	Collection Status	Current	Over 30	Over 60	Over 90	Total
209CDV1	209	CASSAUNDRA BEARD 2020 CONTINENTAL AVE 209		\$0.00	\$0.00	\$0.00	\$8.54	\$8.54
Community Total				\$7,834.48	\$2,703.72	\$199.97	\$17,512.40	\$28,250.57

Report Summary

Code	Account#	Current	Over 30	Over 60	Over 90	Total
03 - COLLECTIONS RECEIVABLE	1310	\$100.00	\$15.00	\$15.00	\$460.00	\$590.00
04 - Interest Fee	1310	\$309.89	\$238.72	\$184.97	\$1,306.06	\$2,039.64
A1 - Assessment	1310	\$7,424.59	\$2,450.00	\$0.00	\$12,046.09	\$21,920.68
S2 - SPECIAL ASSESSMENT	1315	\$0.00	\$0.00	\$0.00	\$3,700.25	\$3,700.25
Grand Total:		\$7,834.48	\$2,703.72	\$199.97	\$17,512.40	\$28,250.57

Account#	Account Description	Delinquency Amount
1310	ACCOUNTS RECEIVABLE	\$24,550.32
1315	SPECIAL ASSESSMENT RECEIVABLE	\$3,700.25
Total:		\$28,250.57

Total Number of Homes: 26

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC.

Run Date: 08/13/2025
Run Time: 11:06 AM

PREPAID OWNERS

As of: 07/31/2025

Owner	Address	Account #	Lot #		Prepaid Balance
PAUL W. & BETTY H. GODFREY	2020 CONTINENTAL AVE 102	102CDV1	102	PP - General	\$9,555.00
				Total	\$9,555.00
XIHUI NEWMAN	2020 CONTINENTAL AVE 107	107CDV1	107	PP - General	\$1,180.00
				Total	\$1,180.00
LINDA WILLIAMS	2020 CONTINENTAL AVE 108	108CDV	108	PP - General	\$127.50
				Total	\$127.50
FRED & MARINELA WHITE	2020 CONTINENTAL AVE 110	110CDV1	110	PP - General	\$350.00
				Total	\$350.00
L & R INTERNATIONAL INC	2020 CONTINENTAL AVE 115	115CDV	115	PP - General	\$940.10
				Total	\$940.10
CAROLE & NICHOLAS DADDONA	2020 CONTINENTAL AVE 116	116CDV1	116	PP - General	\$255.00
				Total	\$255.00
JEFFEREY N. SAMMONS	2020 CONTINENTAL AVE 124	124CDV1	124	PP - General	\$257.55
				Total	\$257.55
ELIZABETH ROSARIO	2020 CONTINENTAL AVE 130	130CDV1	130	PP - General	\$255.04
				Total	\$255.04
MARY FREIDIN	2020 CONTINENTAL AVE 149	149CDV1	149	PP - General	\$5,002.00
				Total	\$5,002.00
CHARLES SHEPPARD	2020 CONTINENTAL AVE 203	203CDV1	203	PP - General	\$324.00
				Total	\$324.00
JEFFERY SAMMONS	2020 CONTINENTAL AVE 207	207CDV1	207	PP - General	\$42.55
				Total	\$42.55
HOLLIE MARIE RICHTERKESSING	2020 CONTINENTAL AVE 217	217CDV1	217	PP - General	\$350.00
				Total	\$350.00
LINDA WILKINSON	2020 CONTINENTAL AVE 226	226CDV1	226	PP - General	\$350.00
				Total	\$350.00
BARVENSKY ESTATES LLC	2020 CONTINENTAL AVE 227	227CDV1	227	PP - General	\$279.64
				Total	\$279.64
LINDA WILLIAMS	2020 CONTINENTAL AVE 228	228CDV1	228	PP - General	\$127.50
				Total	\$127.50
TIMOTHY & CYNTHIA CUEVAS	2020 CONTINENTAL AVE 230	230CDV1	230	PP - General	\$350.00
				Total	\$350.00
NANCY CHRISTINE MADDEN	2020 CONTINENTAL AVE 234	234CDV1	234	PP - General	\$1,145.10
				Total	\$1,145.10
JEFFERY N. SAMMONS	2020 CONTINENTAL AVE 235	235CDV1	235	PP - General	\$257.55
				Total	\$257.55
MARA S. TAYLOR (*)	2020 CONTINENTAL AVE 236	236CDV1	236	PP - General	\$430.00
				Total	\$430.00
PETER F. ZUCCO	2020 CONTINENTAL AVE 237	237CDV1	237	PP - General	\$20.00
				Total	\$20.00
MARIAN PAVLIK	2020 CONTINENTAL AVE 238	238CDV1	238	PP - General	\$1,751.40
				Total	\$1,751.40
				PP - General	\$23,349.93
				Total	\$23,349.93

Aged Open Items

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.

As of: 07/31/2025

Run Date: 08/13/2025

Run Time: 11:06 AM

Item #	Vendor	Invoice	Date	Current	31-60	61-90	Over 90
620788	MAR-MARPAN SUPPLY CO, INC 9635 GARBAGE/RECYCLE	1802542	7/21/2025	\$128.87	\$0.00	\$0.00	\$0.00
Total				\$128.87	\$0.00	\$0.00	\$0.00

Grand Total **\$128.87**

**CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.**
BANK RECONCILIATION
Statement Date: 7/31/2025

Run Date: 08/13/2025
Run Time: 11:06 AM

Reconciliation Summary: CCB - CAPITAL CITY BANK				GL Account: 1010 - CCBG OPERATING	
Bank Statement Balance	\$19,122.19	Account Balance		\$8,316.96	
GL Account Balance	\$8,316.96	+ Uncleared Payments		\$11,455.23	
Difference	\$10,805.23	- Uncleared Deposits		\$650.00	
		Reconciling Balance		\$19,122.19	
		- Statement Balance		\$19,122.19	
		Difference		\$0.00	

Check #	Date	Source / Batch Reference		Status	Deposits	Payments
100195	7/31/2025	AR 618215	Cash Receipts - Direct Debit	Uncleared	350.00	0.00
	7/29/2025	617829	BOPL - BROWN PLUMBING OF TALLA...	Uncleared	0.00	1,476.00
100196	7/29/2025	617830	PRO - PRO ROOFING	Uncleared	0.00	831.25
ONLINE ACH	7/24/2025	AP 626796	COT1 - CITY OF TALLAHASSEE	Uncleared	0.00	6,230.48
100191	7/22/2025	615785	PRSL - PRISTINE RATTLING SERVI...	Uncleared	0.00	787.50
100192	7/22/2025	615786	PRO - PRO ROOFING	Uncleared	0.00	850.00
220	6/25/2025	AP 597398	ALA - ANTHONY LASSETER	Uncleared	0.00	1,280.00
	11/23/2024	AR 435904	Cash Receipts - Manual	Uncleared	300.00	0.00
Totals					\$650.00	\$11,455.23



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CHATEAU DE VILLE OF TALLAHASSEE CONDO
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

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CHECKING ACCOUNT

EVERYDAY CHECKING FOR BUSINESS	Images	29
Account Number XXXXXX9636	Statement Dates	7/01/25 thru 7/31/25
Previous Balance 33,115.23	Days in this Statement Period	31
25 Deposits/Credits 107,638.76	Avg Ledger Balance	61,929.82
29 Checks/Debits 121,631.80	Avg Collected Balance	61,929.82
Service Charges .00		
Interest Paid .00		
Ending Balance 19,122.19		

DEPOSITS AND OTHER CREDITS

Date	Description	CREDIT	CCD	Amount
7/02	PAYLEASE.COM 431906071	CREDIT	CCD	350.00
7/03	PAYLEASE.COM 432087944	CREDIT	CCD	1,400.00
7/07	PAYLEASE.COM 432553008	CREDIT	CCD	1,055.01
7/07	PAYLEASE.COM 432883856	CREDIT	CCD	350.00



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CHATEAU DE VILLE OF TALLAHASSEE CONDO
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

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EVERYDAY CHECKING FOR BUSINESS

XXXXXXXX9636 (Continued)

DEPOSITS AND OTHER CREDITS				
Date	Description			Amount
7/08	PAYLEASE.COM 433529228	CREDIT	CCD	350.00
7/08	DEPOSIT			72,773.01
7/09	PAYLEASE.COM 433777667	CREDIT	CCD	1,052.00
7/10	PAYLEASE.COM 433950778	CREDIT	CCD	11,565.03
7/10	PAYLEASE.COM 434084797	CREDIT	CCD	1,394.05
7/10	REMOTE CAPTURE DEPOSIT			1,210.00
7/14	PAYLEASE.COM 434337362	CREDIT	CCD	1,401.40
7/15	PAYLEASE.COM 434539550	CREDIT	CCD	351.00
7/15	PAYLEASE.COM 434467858	CREDIT	CCD	350.00
7/15	REMOTE CAPTURE DEPOSIT			2,450.00
7/17	REMOTE CAPTURE DEPOSIT			1,400.00
7/18	PAYLEASE.COM 434760718	CREDIT	CCD	350.00
7/22	PAYLEASE.COM 434914982	CREDIT	CCD	5,000.00
7/23	REMOTE CAPTURE DEPOSIT			1,431.61
7/23	REMOTE CAPTURE DEPOSIT			359.57
7/23	REMOTE CAPTURE DEPOSIT			192.72
7/24	PAYLEASE.COM 434996203	CREDIT	CCD	350.00
7/25	PAYLEASE.COM 435054310	CREDIT	CCD	1,050.00
7/28	PAYLEASE.COM 435110339	CREDIT	CCD	350.00
7/29	REMOTE CAPTURE DEPOSIT			753.36
7/31	PAYLEASE.COM 435578085	CREDIT	CCD	350.00



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Capital City Bank OnLine

CHATEAU DE VILLE OF TALLAHASSEE CONDO
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

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EVERYDAY CHECKING FOR BUSINESS

XXXXXXX9636 (Continued)

OTHER DEBITS

Date	Description	Amount
7/01	AVIDPAY SERVICE AVIDPAY CCD CK100187 REF*CK*100187*250630*MARPAN SU PPLY CO INC\	128.87-
7/07	AGILE PREMIUMFINPAYMENTS CCD 25148121	1,876.88-
7/15	CITY OF TALL-UTLBILLPAY PPD	6,181.70-
7/21	ORKIN ORKIN PESTWEB 0126899	167.70-
7/23	AVIDPAY SERVICE AVIDPAY CCD CK100193 REF*CK*100193*250722*GULF COAS T LEAK DETECTION LLC\	375.00-
7/25	TREASURY MGMT SERVICE CHARGES	15.00-
7/30	AVIDPAY SERVICE AVIDPAY CCD CK100194 REF*CK*100194*250729*PAULS TER MITE PEST CONTROL\	4,726.00-

CHECKS IN NUMBER ORDER

Date	Check No	Amount	Date	Check No	Amount
7/01	221	2,200.00	7/24	232	115.84
7/01	222	318.99	7/28	233	66.90
7/07	223	1,071.30	7/29	234	2,200.00
7/09	224	110.25	7/16	100180*	190.00
7/09	225	100.00	7/03	100183*	1,156.25
7/14	226	20,000.00	7/07	100184	2,450.00
7/15	227	1,150.00	7/14	100185	675.00
7/16	228	139.36	7/17	100186	787.50
7/17	229	56.25	7/25	100188*	400.00
7/21	230	1,050.00	7/25	100189	900.00
7/23	231	72,773.01	7/23	100190	250.00

* Denotes missing check numbers



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CHATEAU DE VILLE OF TALLAHASSEE CONDO
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

Page 4
XXXXXXX9636

EVERYDAY CHECKING FOR BUSINESS

XXXXXXX9636 (Continued)

DAILY BALANCE INFORMATION

Date	Balance	Date	Balance	Date	Balance
7/01	30,467.37	7/14	95,928.19	7/23	24,692.57
7/02	30,817.37	7/15	91,747.49	7/24	24,926.73
7/03	31,061.12	7/16	91,418.13	7/25	24,661.73
7/07	27,067.95	7/17	91,974.38	7/28	24,944.83
7/08	100,190.96	7/18	92,324.38	7/29	23,498.19
7/09	101,032.71	7/21	91,106.68	7/30	18,772.19
7/10	115,201.79	7/22	96,106.68	7/31	19,122.19

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



e | statement

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/29/2025 01:43:59 PM
Amount: \$ 753.36

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000075336⑆

Check: 0 Amount: \$753.36 Date: 7/29/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/23/2025 03:54:41 PM
Amount: \$ 1,431.61

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000143161⑆

Check: 0 Amount: \$1,431.61 Date: 7/23/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/23/2025 03:57:00 PM
Amount: \$ 359.57

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000035957⑆

Check: 0 Amount: \$359.57 Date: 7/23/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/23/2025 03:51:06 PM
Amount: \$ 192.72

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000019272⑆

Check: 0 Amount: \$192.72 Date: 7/23/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/17/2025 03:12:53 PM
Amount: \$ 1,400.00

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000014000⑆

Check: 0 Amount: \$1,400.00 Date: 7/17/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/15/2025 08:36:45 AM
Amount: \$ 2,450.00

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000024500⑆

Check: 0 Amount: \$2,450.00 Date: 7/15/2025 Remote Capture Deposit

Merchant Capture Deposit Ticket

Account Number: 10001199636
Date: 07/10/2025 12:37:57 PM
Amount: \$ 1,210.00

⑆063⑆000688⑆ ⑆000⑆199636⑆ ⑆0000012100⑆

Check: 0 Amount: \$1,210.00 Date: 7/10/2025 Remote Capture Deposit

Credit
Bank: CAPITAL CITY BANK
Branch #: 1
Branch Name: APALACHEE PARKWAY OFFICE
Teller ID: U05MAMPAT
Drawer #: 102
Trans #: 35
Misc: Trn Deposit,
DDA Deposit
Date/Time: 7/8/2025 3:02 PM
Workstation: PKW CUSRV01
BIN #: 932041050000174
Owner: CHATEAU DE VILLE OF TA

SUBSTITUTE IMAGE / VIRTUAL DOCUMENT

AUXILIARY	R/T	ACCOUNT	PC/TC	AMOUNT
	063100688	10001199636	31	\$72,773.01

Check: 0 Amount: \$72,773.01 Date: 7/8/2025 Deposit

CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.
PO BOX 12412
TALLAHASSEE FL 32317

CAPITAL CITY BANK

Check Number: 221

6/29/2025

TPAM

Pay: ***** TWO THOUSAND TWO HUNDRED DOLLARS AND 00/100 CENTS *****

Memo: TPAM
PO BOX 12412
TALLAHASSEE FL 32317

⑆000221⑆ ⑆063⑆000688⑆ ⑆0001199636⑆

Check: 221 Amount: \$2,200.00 Date: 7/1/2025 Check 221

CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.
PO BOX 12412
TALLAHASSEE FL 32317

CAPITAL CITY BANK

Check Number: 222

7/1/2025

TPAM

Pay: ***** THREE HUNDRED EIGHTEEN DOLLARS AND 99/100 CENTS *****

Memo: TPAM
PO BOX 12412
TALLAHASSEE FL 32317

⑆000222⑆ ⑆063⑆000688⑆ ⑆0001199636⑆

Check: 222 Amount: \$318.99 Date: 7/1/2025 Check 222

CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.
PO BOX 12412
TALLAHASSEE FL 32317

CAPITAL CITY BANK

Check Number: 223

7/7/2025

TPAM

Pay: ***** ONE THOUSAND SEVENTY ONE DOLLARS AND 30/100 CENTS *****

Memo: TPAM
PO BOX 12412
TALLAHASSEE FL 32317

⑆000223⑆ ⑆063⑆000688⑆ ⑆0001199636⑆

Check: 223 Amount: \$1,071.30 Date: 7/7/2025 Check 223

CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.
PO BOX 12412
TALLAHASSEE FL 32317

CAPITAL CITY BANK

Check Number: 224

7/8/2025

TPAM

Pay: ***** ONE HUNDRED TEN DOLLARS AND 75/100 CENTS *****

Memo: TPAM
PO BOX 12412
TALLAHASSEE FL 32317

⑆000224⑆ ⑆063⑆000688⑆ ⑆0001199636⑆

Check: 224 Amount: \$110.25 Date: 7/9/2025 Check 224



e | statement

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 225
TPAM		7/8/2025	** \$100.00 **
Pay:	***** ONE HUNDRED DOLLARS AND 00/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2250 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 225 Amount: \$100.00 Date: 7/9/2025 Check 225

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 226
BILLBOND CONSTRUCTION		7/11/2025	** \$20,000.00 **
Pay:	***** TWENTY THOUSAND DOLLARS AND 00/100 CENTS *****		
Memo:	BILLBOND CONSTRUCTION 10631 LAKE LAMONIA DR TALLAHASSEE FL 32312		
1000 2260 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 226 Amount: \$20,000.00 Date: 7/14/2025 Check 226

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 227
LEONARD JACKSON		7/15/2025	** \$1,150.00 **
Pay:	***** ONE THOUSAND ONE HUNDRED FIFTY DOLLARS AND 00/100 CENTS *****		
Memo:	LEONARD JACKSON 920 S. MAIN STREET HAVANA FL 32333		
1000 2270 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 227 Amount: \$1,150.00 Date: 7/15/2025 Cashed Check 227

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 228
TPAM		7/15/2025	** \$139.36 **
Pay:	***** ONE HUNDRED THIRTY NINE DOLLARS AND 36/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2280 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 228 Amount: \$139.36 Date: 7/16/2025 Check 228

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 229
TPAM		7/16/2025	** \$56.25 **
Pay:	***** FIFTY SIX DOLLARS AND 25/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2290 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 229 Amount: \$56.25 Date: 7/17/2025 Check 229

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 230
TPAM		7/21/2025	** \$1,050.00 **
Pay:	***** ONE THOUSAND FIFTY DOLLARS AND 00/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2300 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 230 Amount: \$1,050.00 Date: 7/21/2025 Check 230

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 231
BILLBOND CONSTRUCTION		7/22/2025	** \$72,773.01 **
Pay:	***** SEVENTY TWO THOUSAND SEVEN HUNDRED SEVENTY THREE DOLLARS AND 01/100 CENTS *****		
Memo:	BILLBOND CONSTRUCTION 10631 LAKE LAMONIA DR TALLAHASSEE FL 32312		
1000 2310 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 231 Amount: \$72,773.01 Date: 7/23/2025 Check 231

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 232
TPAM		7/24/2025	** \$115.84 **
Pay:	***** ONE HUNDRED FIFTEEN DOLLARS AND 84/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2320 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 232 Amount: \$115.84 Date: 7/24/2025 Check 232

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 233
TPAM		7/28/2025	** \$66.90 **
Pay:	***** SIXTY SIX DOLLARS AND 90/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2330 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 233 Amount: \$66.90 Date: 7/28/2025 Check 233

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM ASSOCIATION, INC. PO BOX 12412 TALLAHASSEE FL 32317		CAPITAL CITY BANK	Check Number: 234
TPAM		7/29/2025	** \$2,200.00 **
Pay:	***** TWO THOUSAND TWO HUNDRED DOLLARS AND 00/100 CENTS *****		
Memo:	TPAM PO BOX 12412 TALLAHASSEE FL 32317		
1000 2340 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 234 Amount: \$2,200.00 Date: 7/29/2025 Check 234

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM PO BOX 12412 TALLAHASSEE, FL 32317		CAPITAL CITY BANK 2111 N. WINTHROP ST Tallahassee, FL 32303	100180 DATE: 06/13/2025
PAY TO	BEN STOWELL, LLC		
THE ORDER OF	One Hundred Ninety Dollars and Zero Cents		
memo:	Inv: 5023		
100 100 1800 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 100180 Amount: \$190.00 Date: 7/16/2025 Check 100180

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM PO BOX 12412 TALLAHASSEE, FL 32317		CAPITAL CITY BANK 2111 N. WINTHROP ST Tallahassee, FL 32303	100183 DATE: 06/24/2025
PAY TO	PRO ROOFING		
THE ORDER OF	One Thousand One Hundred Fifty-Six Dollars and Twenty-Five Cents		
memo:	Inv: 3674		
100 100 1830 0063 1006880 1000 11996360		AUTHORIZED SIGNATURE: <i>San Raul</i>	

Check: 100183 Amount: \$1,156.25 Date: 7/3/2025 Check 100183



e | statement

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 06/24/2025

100184

PAY TO THE ORDER OF: PREMIER POOLS OF TALLAHASSEE
\$ 2,450.00
DOLLARS

memo: Inv: 18155791

⑈ 100184⑈ ⑆063100688⑆ 10001199636⑈

Check: 100184 Amount: \$2,450.00 Date: 7/7/2025 Check

100184

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 06/30/2025

100185

PAY TO THE ORDER OF: PREMIER POOLS OF TALLAHASSEE
\$ 675.00
DOLLARS

memo: Inv: 18155898

⑈ 100185⑈ ⑆063100688⑆ 10001199636⑈

Check: 100185 Amount: \$675.00 Date: 7/14/2025 Check

100185

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 06/30/2025

100186

PAY TO THE ORDER OF: PRISTINE RATTING SERVICES LLC
\$ 787.50
DOLLARS

memo: Inv: 2007

⑈ 100186⑈ ⑆063100688⑆ 10001199636⑈

Check: 100186 Amount: \$787.50 Date: 7/17/2025 Check

100186

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 07/16/2025

100188

PAY TO THE ORDER OF: BROWN PLUMBING OF TALLAHASSEE INC
\$ 400.00
DOLLARS

memo: Inv: 14561

⑈ 100188⑈ ⑆063100688⑆ 10001199636⑈

Check: 100188 Amount: \$400.00 Date: 7/25/2025 Check

100188

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 07/16/2025

100189

PAY TO THE ORDER OF: PREMIER POOLS OF TALLAHASSEE
\$ 900.00
DOLLARS

memo: Inv: 18156331

⑈ 100189⑈ ⑆063100688⑆ 10001199636⑈

Check: 100189 Amount: \$900.00 Date: 7/25/2025 Check

100189

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
PO BOX 12412
TALLAHASSEE, FL 32317

CAPITAL CITY BANK
2111 N Monroe St
Tallahassee, FL 32303

DATE: 07/16/2025

100190

PAY TO THE ORDER OF: LEONARD JACKSON
\$ 250.00
DOLLARS

memo: Inv: 11178390

⑈ 100190⑈ ⑆063100688⑆ 10001199636⑈

Check: 100190 Amount: \$250.00 Date: 7/23/2025 Cashed Check

100190

EQUAL HOUSING
LENDER

CHECKS OUTSTANDING NOT CHARGED TO ACCOUNT

CHECK NUMBER	AMOUNT		CHECK NUMBER	AMOUNT	
			SUBTOTAL	\$	
			TOTAL COLUMN 1	\$	
TOTAL	\$		GRAND TOTAL	\$	

MONTH _____ 20____

BANK BALANCE SHOWN
ON THIS STATEMENT \$ _____

ADD (+) DEPOSITS \$ _____
NOT CREDITED ON
THIS STATEMENT (IF ANY) \$ _____

TOTAL \$ _____

SUBTRACT (-)
CHECKS OUTSTANDING \$ _____

BALANCE \$ _____

BALANCE SHOULD AGREE WITH YOUR CHECKBOOK
BALANCE AFTER DEDUCTING SERVICE CHARGES,
AUTOMATIC TELLER WITHDRAWALS AND OTHER BANK
CHARGES SHOWN ON THIS STATEMENT.

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS: Telephone us Monday thru Friday between 9 a.m. and 5 p.m. eastern time using the telephone number shown on the front of the statement, or write us as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than 60 days after we sent the FIRST statement on which the problem or error appeared.

- 1) Tell us your name and account number.
- 2) Describe the error or the transfer you are unsure about, and explain as clearly as you can if you believe it is an error or why you need more information.
- 3) Tell us the dollar amount of the suspected error.

If you tell us orally, we may require that you send us your complaint or question in writing within 10 business days.

We will determine whether an error occurred within 10 business days after we hear from you and will correct any error promptly. If we need more time, however, we may take up to 45 days to investigate your complaint or question. If we decide to do this, we will provisionally credit your account within 10 business days 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. If we ask you to put your complaint or question in writing and we do not receive it within 10 business days, we may not credit your account.

For errors involving new accounts (one within 30 days after initial deposit), transactions that originate at a point-of-sale terminal, or foreign-initiated transactions, we may take up to 90 days to investigate your complaint or question. Also, for new accounts, we may take up to 20 business days to credit your account for the amount you think is in error.

We will tell you the results within three business days after completing our investigation. If we decide that there was no error, we will send you a written explanation. You may ask for copies of the documents that we used in our investigation.

If the error or question does not involve a debit ATM transaction, a debit point-of-sale transaction or other electronic funds transfer, different error notification procedures may apply.

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR BILL

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us on a separate sheet at the address shown on your bill as soon as possible. We must hear from you no later than 60 days after we sent you the first bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights.

In your letter, give us the following information:

- 1) Your name and account number.
- 2) 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.
- 3) The dollar amount of the suspected error.

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 bill 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.

If you have authorized us to automatically pay your bill from your checking or savings account, you can stop payment on any amount you think is wrong by mailing your notice so that we receive it within 3 business days before the automatic payment is scheduled to occur.

This is a summary of your rights; a full statement of your rights and our responsibilities under the Federal Fair Credit Billing Act will be sent to you upon request.

REQUIRED DISCLOSURES

The periodic statement on the reverse side reflects the activity for this account posted during the previous billing period.

The daily periodic rate and annual percentage rate disclosed herein may vary.

Revised 06/2008

- 1) **Disclosures for Cash Advances.** We compute the FINANCE CHARGE on your account by applying the daily periodic rate to the daily balance of your account. To get the daily balance, we take the beginning balance of your account each day, add any new advances and fees, and subtract any payments or credits. This gives us the daily balance.
- 2) **How Your Payments Are Applied.** Unless otherwise agreed or required by applicable law, payments and other credits will be applied first to FINANCE CHARGES; then to unpaid principal; then to any voluntary credit life and disability insurance premiums; and then to late charges and other charges.

The account holder may pay the entire balance at any time.

SUBSTITUTE CHECKS AND YOUR RIGHTS

What is a substitute check? To make check processing faster, federal law permits banks to replace original checks with "substitute checks". These checks are similar in size to original checks with a slightly reduced image of the front and back of the original check. The front of a substitute check states: "This is a legal copy of your check. You can use it the same way you would use the original check." You may use a substitute check as proof of payment just like the original check.

Some or all of the checks that you receive back from us may be substitute checks. This notice describes rights you have when you receive substitute checks from us. The rights in this notice do not apply to original checks or to electronic debits to your account. However, you have rights under other law with respect to those transactions.

What are my rights regarding substitute checks? In certain cases, federal law provides a special procedure that allows you to request a refund for losses you suffer if a substitute check is posted to your account (for example, if you think that we withdrew the wrong amount from your account or that we withdrew money from your account more than once for the same check). The losses you may attempt to recover under this procedure may include the amount that was withdrawn from your account and fees that were charged as a result of the withdrawal (for example, bounced check fees).

The amount of your refund under this procedure is limited to the amount of your loss or the amount of the substitute check, whichever is less. You also are entitled to interest on the amount of your refund if your account is an interest-bearing account. If your loss exceeds the amount of the substitute check, you may be able to recover additional amounts under other law.

If you use this procedure, you may receive up to \$2,500 of your refund (plus interest if your account earns interest) within 10 business days after we receive your claim and the remainder of your refund (plus interest if your account earns interest) not later than 45 calendar days after we received your claim.

We may reverse the refund (including any interest on the refund) if we later are able to demonstrate that the substitute check was correctly posted to your account.

How do I make a claim for a refund? If you have suffered a loss relating to a substitute check that you received and that was posted to your account, please contact us using the information on the front of the first page of this statement. You must contact us within 40 calendar days of the date that we mailed (or otherwise delivered by a means to which you agreed) the substitute check in question or the account statement showing that the substitute check was posted to your account, whichever is later. We will extend this time period if you were not able to make a timely claim because of extraordinary circumstances.

Your claim must include –

- A description of why you have suffered a loss (for example, you think the amount withdrawn was incorrect);
- An estimate of the amount of your loss;
- An explanation of why the substitute check you received is insufficient to confirm that you suffered a loss; and
- A copy of the substitute checks and/or the following information to help us identify the substitute check: the check number, the name of the person to whom you wrote the check, the amount of the check.

Making a Claim for an Expedited Refund – Please make your claim (as explained above) by calling us, by writing to us, or by e-mailing us at the numbers and address listed below:

Capital City Bank, P.O. Box 900, Tallahassee, FL 32302-0900
850.402.7500 • Toll-Free 888.671.0400 • www.ccbq.com

**CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.**
BANK RECONCILIATION
Statement Date: 7/31/2025

Run Date: 08/13/2025
Run Time: 11:06 AM

Reconciliation Summary: CCB - CAPITAL CITY BANK		GL Account: 1011 - CCBG SPECIAL ASSESSMENTS	
Bank Statement Balance	\$317.18	Account Balance	\$317.18
GL Account Balance	\$317.18	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$317.18
		- Statement Balance	\$317.18
		Difference	\$0.00

Check #	Date	Source / Batch Reference	Status	Deposits	Payments
Totals				\$0.00	\$0.00



e|statement

[Capital City Bank OnLine](#)

CHATEAU DE VILLE OF TALLAHASSEE CONDO
SPECIAL ASSESSMENT
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

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XXXXXXX4640

Enroll in Making Cents & boost your savings when you use your personal Capital City Bank Visa debit card to shop! Sign up today or learn more at ccbg.com/makingcents. Terms and conditions apply.

CHECKING ACCOUNT

MONEY MARKET BUSINESS		Images	0
Account Number	XXXXXXX4640	Statement Dates	7/01/25 thru 7/31/25
Previous Balance	332.18	Days in this Statement Period	31
Deposits/Credits	.00	Avg Ledger Balance	332.18
Checks/Debits	.00	Avg Collected Balance	332.18
Service Charges	15.00		
Interest Paid	.00		
Ending Balance	317.18	2025 Interest Paid	.16

SERVICE CHARGE BREAKDOWN

*SC DETAIL-MAINTENANCE FEE	15.00
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OTHER DEBITS

Date	Description	Amount
7/31	SERVICE CHARGE	15.00-



**Capital City
Bank**

e | statement

[Capital City Bank OnLine](#)

CHATEAU DE VILLE OF TALLAHASSEE CONDO
SPECIAL ASSESSMENT
PO BOX 12412
TALLAHASSEE FL 32317-2412

Date 7/31/25
Primary Account

Page 2
XXXXXXX4640

MONEY MARKET BUSINESS

XXXXXXX4640 (Continued)

DAILY BALANCE INFORMATION

Date	Balance	Date	Balance
7/01	332.18	7/31	317.18

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

EQUAL HOUSING
LENDER

CHECKS OUTSTANDING NOT CHARGED TO ACCOUNT

CHECK NUMBER	AMOUNT		CHECK NUMBER	AMOUNT	
			SUBTOTAL	\$	
			TOTAL COLUMN 1	\$	
TOTAL	\$		GRAND TOTAL	\$	

MONTH _____ 20____

BANK BALANCE SHOWN
ON THIS STATEMENT \$ _____

ADD (+) DEPOSITS \$ _____
NOT CREDITED ON
THIS STATEMENT (IF ANY) \$ _____

TOTAL \$ _____

SUBTRACT (-)
CHECKS OUTSTANDING \$ _____

BALANCE \$ _____

BALANCE SHOULD AGREE WITH YOUR CHECKBOOK
BALANCE AFTER DEDUCTING SERVICE CHARGES,
AUTOMATIC TELLER WITHDRAWALS AND OTHER BANK
CHARGES SHOWN ON THIS STATEMENT.

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS: Telephone us Monday thru Friday between 9 a.m. and 5 p.m. eastern time using the telephone number shown on the front of the statement, or write us as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than 60 days after we sent the FIRST statement on which the problem or error appeared.

- 1) Tell us your name and account number.
- 2) Describe the error or the transfer you are unsure about, and explain as clearly as you can if you believe it is an error or why you need more information.
- 3) Tell us the dollar amount of the suspected error.

If you tell us orally, we may require that you send us your complaint or question in writing within 10 business days.

We will determine whether an error occurred within 10 business days after we hear from you and will correct any error promptly. If we need more time, however, we may take up to 45 days to investigate your complaint or question. If we decide to do this, we will provisionally credit your account within 10 business days 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. If we ask you to put your complaint or question in writing and we do not receive it within 10 business days, we may not credit your account.

For errors involving new accounts (one within 30 days after initial deposit), transactions that originate at a point-of-sale terminal, or foreign-initiated transactions, we may take up to 90 days to investigate your complaint or question. Also, for new accounts, we may take up to 20 business days to credit your account for the amount you think is in error.

We will tell you the results within three business days after completing our investigation. If we decide that there was no error, we will send you a written explanation. You may ask for copies of the documents that we used in our investigation.

If the error or question does not involve a debit ATM transaction, a debit point-of-sale transaction or other electronic funds transfer, different error notification procedures may apply.

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR BILL

If you think your bill is wrong, or if you need more information about a transaction on your bill, write us on a separate sheet at the address shown on your bill as soon as possible. We must hear from you no later than 60 days after we sent you the first bill on which the error or problem appeared. You can telephone us, but doing so will not preserve your rights.

In your letter, give us the following information:

- 1) Your name and account number.
- 2) 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.
- 3) The dollar amount of the suspected error.

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 bill 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.

If you have authorized us to automatically pay your bill from your checking or savings account, you can stop payment on any amount you think is wrong by mailing your notice so that we receive it within 3 business days before the automatic payment is scheduled to occur.

This is a summary of your rights; a full statement of your rights and our responsibilities under the Federal Fair Credit Billing Act will be sent to you upon request.

REQUIRED DISCLOSURES

The periodic statement on the reverse side reflects the activity for this account posted during the previous billing period.

The daily periodic rate and annual percentage rate disclosed herein may vary.

Revised 06/2008

- 1) **Disclosures for Cash Advances.** We compute the FINANCE CHARGE on your account by applying the daily periodic rate to the daily balance of your account. To get the daily balance, we take the beginning balance of your account each day, add any new advances and fees, and subtract any payments or credits. This gives us the daily balance.
- 2) **How Your Payments Are Applied.** Unless otherwise agreed or required by applicable law, payments and other credits will be applied first to FINANCE CHARGES; then to unpaid principal; then to any voluntary credit life and disability insurance premiums; and then to late charges and other charges.

The account holder may pay the entire balance at any time.

SUBSTITUTE CHECKS AND YOUR RIGHTS

What is a substitute check? To make check processing faster, federal law permits banks to replace original checks with "substitute checks". These checks are similar in size to original checks with a slightly reduced image of the front and back of the original check. The front of a substitute check states: "This is a legal copy of your check. You can use it the same way you would use the original check." You may use a substitute check as proof of payment just like the original check.

Some or all of the checks that you receive back from us may be substitute checks. This notice describes rights you have when you receive substitute checks from us. The rights in this notice do not apply to original checks or to electronic debits to your account. However, you have rights under other law with respect to those transactions.

What are my rights regarding substitute checks? In certain cases, federal law provides a special procedure that allows you to request a refund for losses you suffer if a substitute check is posted to your account (for example, if you think that we withdrew the wrong amount from your account or that we withdrew money from your account more than once for the same check). The losses you may attempt to recover under this procedure may include the amount that was withdrawn from your account and fees that were charged as a result of the withdrawal (for example, bounced check fees).

The amount of your refund under this procedure is limited to the amount of your loss or the amount of the substitute check, whichever is less. You also are entitled to interest on the amount of your refund if your account is an interest-bearing account. If your loss exceeds the amount of the substitute check, you may be able to recover additional amounts under other law.

If you use this procedure, you may receive up to \$2,500 of your refund (plus interest if your account earns interest) within 10 business days after we receive your claim and the remainder of your refund (plus interest if your account earns interest) not later than 45 calendar days after we received your claim.

We may reverse the refund (including any interest on the refund) if we later are able to demonstrate that the substitute check was correctly posted to your account.

How do I make a claim for a refund? If you have suffered a loss relating to a substitute check that you received and that was posted to your account, please contact us using the information on the front of the first page of this statement. You must contact us within 40 calendar days of the date that we mailed (or otherwise delivered by a means to which you agreed) the substitute check in question or the account statement showing that the substitute check was posted to your account, whichever is later. We will extend this time period if you were not able to make a timely claim because of extraordinary circumstances.

Your claim must include –

- A description of why you have suffered a loss (for example, you think the amount withdrawn was incorrect);
- An estimate of the amount of your loss;
- An explanation of why the substitute check you received is insufficient to confirm that you suffered a loss; and
- A copy of the substitute checks and/or the following information to help us identify the substitute check: the check number, the name of the person to whom you wrote the check, the amount of the check.

Making a Claim for an Expedited Refund – Please make your claim (as explained above) by calling us, by writing to us, or by e-mailing us at the numbers and address listed below:

Capital City Bank, P.O. Box 900, Tallahassee, FL 32302-0900
850.402.7500 • Toll-Free 888.671.0400 • www.ccbq.com

CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.
BANK RECONCILIATION
Statement Date: 7/31/2025

Run Date: 08/13/2025
Run Time: 11:06 AM

Reconciliation Summary: FIRST COMM - FIRST COMMERCE			GL Account: 1030 - FCCU-RESERVE	
CREDIT UNION				
Bank Statement Balance	\$0.00	Account Balance		\$264.17
GL Account Balance	\$264.17	+ Uncleared Payments		\$0.00
Difference	(\$264.17)	- Uncleared Deposits		\$0.00
		Reconciling Balance		\$264.17
		- Statement Balance		\$0.00
		Difference		\$264.17

Check #	Date	Source / Batch	Reference	Status	Deposits	Payments
Totals					\$0.00	\$0.00

**CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.**

CHECK REGISTER - SUMMARY
START: 07/01/2025 | END: 07/31/2025

Run Date: 08/13/2025
Run Time: 11:06 AM

Total: \$0.00

AP Distribution To GL

**CHATEAU DE VILLE OF TALLAHASSEE CONDOMINIUM
ASSOCIATION, INC.**

Start: 07/01/2025 | End: 07/31/2025

Run Date: 08/13/2025

Run Time: 11:06 AM

* Indicates change post paid

Invoice Expense Distribution

GL Account #	Date	Reference #	Vendor ID	Vendor Name	InvoiceNumber	Reference	Amount
6340 LATE FEES/SERVICE CHARGES							
	07/08/2025	605778	TPAM	TPAM - TPAM	20173	COLLECTION ADMIN FEES	\$100.00
						Account Total:	\$100.00
7025 INSURANCE GENERAL							
	07/04/2025	605309	AGILE	AGILE - AGILE PREMIUM FINANCE	07-04-2025	INS ACCT# 350997 PMT CONF#25148121	\$1,876.88
						Account Total:	\$1,876.88
7360 MANAGEMENT FEES							
	07/01/2025	599472	TPAM	TPAM - TPAM	19860	JULY MANAGEMENT FEES	\$2,200.00
						Account Total:	\$2,200.00
7380 OFFICE EXPENSE - GENERAL							
	07/01/2025	603919	TPAM	TPAM - TPAM	20089	TPAM SALES	\$5.00
	07/24/2025	615369	TPAM	TPAM - TPAM	21656	TPAM SALES	\$8.00
	07/28/2025	616339	TPAM	TPAM - TPAM	21683	TPAM SALES	\$7.00
						Account Total:	\$20.00
8230 CLEANING/JANITORIAL							
	07/06/2025	604011	TPAM	TPAM - TPAM	20107	TPAM MAINT	\$1,050.00
	07/21/2025	613849	TPAM	TPAM - TPAM	21630	TPAM MAINT	\$1,050.00
						Account Total:	\$2,100.00
8240 PLUMBING MAINTENANCE							
	07/01/2025	616891	BOPL	BOPL - BROWN PLUMBING OF TALLAHASSEE INC	14766		\$1,476.00
	07/02/2025	611260	BOPL	BOPL - BROWN PLUMBING OF TALLAHASSEE INC	14561		\$400.00
	07/22/2025	615781	GCLD24	GCLD24 - GULF COAST 34142 LEAK DETECTION LLC			\$375.00
						Account Total:	\$2,251.00
8250 ROOF REPAIRS							
	07/16/2025	615779	PRO	PRO - PRO ROOFING	3720		\$850.00
	07/28/2025	616889	PRO	PRO - PRO ROOFING	3697		\$831.25
						Account Total:	\$1,681.25
8260 FERTILIZATION/PEST CONTROL							
	07/21/2025	617553	OR1200	OR1200 - ORKIN EXTERMINATING,INC.	07212025	ORKIN ORKIN PESTWEB 0126899	\$167.70
						Account Total:	\$167.70
8265 TERMITE BOND							
	07/28/2025	616890	PATER	PATER - PAUL'S TERMITE & PEST CONTROL	2885958		\$4,726.00

GL Account #	Date	Reference #	Vendor ID	Vendor Name	InvoiceNumber	Reference	Amount
Account Total:							\$4,726.00
8280 MAINTENANCE LABOR & SUPPLIES							
	07/01/2025	603919	TPAM	TPAM - TPAM	20089	TPAM SALES	\$16.30
	07/01/2025	611261	LJ24	LJ24 - LEONARD JACKSON	11178345		\$250.00
	07/08/2025	605519	TPAM	TPAM - TPAM	20171	TPAM SALES	\$110.25
	07/15/2025	610824	TPAM	TPAM - TPAM	21604	TPAM SALES	\$139.36
	07/15/2025	610787	LJ24	LJ24 - LEONARD JACKSON	927053	Carpet replacement, wall sheetrock	\$1,150.00
	07/16/2025	611801	TPAM	TPAM - TPAM	21607	TPAM MAINT	\$56.25
	07/24/2025	615369	TPAM	TPAM - TPAM	21656	TPAM SALES	\$107.84
	07/28/2025	616339	TPAM	TPAM - TPAM	21683	TPAM SALES	\$59.90
Account Total:							\$1,889.90
8670 LANDSCAPE CONTRACT							
	07/01/2025	615780	PRSL	PRSL - PRISTINE RATTLING SERVICES LLC	3359		\$787.50
Account Total:							\$787.50
8930 POOL MAINTENANCE							
	07/01/2025	611262	PREPO	PREPO - PREMIER POOLS OF TALLAHASSEE	18156331		\$900.00
Account Total:							\$900.00
9620 UTILITIES							
	07/24/2025	626796	COT1	COT1 - CITY OF TALLAHASSEE	07242025	COT 6/17-7/17	\$6,230.48
Account Total:							\$6,230.48
9635 GARBAGE/RECYCLE							
	07/21/2025	620788	MAR	MAR - MARPAN SUPPLY CO, INC	1802542		\$128.87
Account Total:							\$128.87
9945 INSURANCE ROOF REPAIRS							
	07/11/2025	609605	BOND	BOND - BILLBOND CONSTRUCTION	7.11.25	Partial Payment 105-206	\$20,000.00
	07/22/2025	614464	BOND	BOND - BILLBOND CONSTRUCTION	7.22.25.CDV	Draw on CDV 105.106.205.206 work	\$72,773.01
Account Total:							\$92,773.01
Section Total:							\$117,832.59

Clearing Account Distribution

GL Account #	Date	Reference #	Vendor ID	Vendor Name	InvoiceNumber	Reference	Amount
Section Total:							\$0.00

Checks in Detail

GL Account #	Date	Reference #	Vendor ID	Vendor Name	Check Number	Reference	Amount
1010 CCBG OPERATING							
	07/01/2025	601464	TPAM	TPAM - TPAM	222	JUNE ANCILLARY CHARGES	\$318.99
	07/01/2025	599687	TPAM	TPAM - TPAM	221	JULY MANAGEMENT FEES	\$2,200.00

GL Account #	Date	Reference #	Vendor ID	Vendor Name	Check Number	Reference	Amount
	07/04/2025	605309	AGILE	AGILE - AGILE PREMIUM FINANCE	ONLINE ACH	INS ACCT# 350997 PMT CONF#25148121	\$1,876.88
	07/07/2025	604304	TPAM	TPAM - TPAM	223	TPAM MAINT	\$1,050.00
	07/07/2025	604304	TPAM	TPAM - TPAM	223	TPAM SALES	\$21.30
	07/08/2025	605789	TPAM	TPAM - TPAM	225	COLLECTION ADMIN FEES	\$100.00
	07/08/2025	605632	TPAM	TPAM - TPAM	224	TPAM SALES	\$110.25
	07/11/2025	609606	BOND	BOND - BILLBOND CONSTRUCTION	226	Partial Payment 105-206	\$20,000.00
	07/15/2025	610788	LJ24	LJ24 - LEONARD JACKSON	227	Carpet replacement, wall sheetrock	\$1,150.00
	07/15/2025	610878	TPAM	TPAM - TPAM	228	TPAM SALES	\$139.36
	07/16/2025	615784	LJ24	LJ24 - LEONARD JACKSON	100190		\$250.00
	07/16/2025	615782	BOPL	BOPL - BROWN PLUMBING OF TALLAHASSEE INC	100188		\$400.00
	07/16/2025	611844	TPAM	TPAM - TPAM	229	TPAM MAINT	\$56.25
	07/16/2025	615783	PREPO	PREPO - PREMIER POOLS OF TALLAHASSEE	100189		\$900.00
	07/21/2025	613940	TPAM	TPAM - TPAM	230	TPAM MAINT	\$1,050.00
	07/21/2025	617553	OR1200	OR1200 - ORKIN EXTERMINATING, INC.	ONLINE ACH	ORKIN ORKIN PESTWEB 0126899	\$167.70
	07/22/2025	615787	GCLD24	GCLD24 - GULF COAST LEAK DETECTION LLC	100193		\$375.00
	07/22/2025	614469	BOND	BOND - BILLBOND CONSTRUCTION	231	Draw on CDV 105.106.205.206 work	\$72,773.01
	07/22/2025	615786	PRO	PRO - PRO ROOFING	100192		\$850.00
	07/22/2025	615785	PRSL	PRSL - PRISTINE RATTILING SERVICES LLC	100191		\$787.50
	07/24/2025	626796	COT1	COT1 - CITY OF TALLAHASSEE	ONLINE ACH	COT 6/17-7/17	\$6,230.48
	07/24/2025	615463	TPAM	TPAM - TPAM	232	TPAM SALES	\$115.84
	07/28/2025	616497	TPAM	TPAM - TPAM	233	TPAM SALES	\$66.90
	07/29/2025	617828	PATER	PATER - PAUL'S TERMITE & PEST CONTROL	100194		\$4,726.00
	07/29/2025	616974	TPAM	TPAM - TPAM	234	AUGUST MANAGEMENT FEES	\$2,200.00
	07/29/2025	617829	BOPL	BOPL - BROWN PLUMBING OF TALLAHASSEE INC	100195		\$1,476.00
	07/29/2025	617830	PRO	PRO - PRO ROOFING	100196		\$831.25
						Account Total:	\$120,222.71
3010 ACCOUNTS PAYABLE							
	07/21/2025	620788	MAR	MAR - MARPAN SUPPLY CO, INC			\$128.87
						Account Total:	\$128.87
						Section Total:	\$120,351.58

**CHATEAU DE VILLE OF TALLAHASSEE
CONDOMINIUM ASSOCIATION, INC.
GENERAL LEDGER DETAIL**

Run Date: 08/13/2025
Run Time: 11:06 AM

As of: Start: 07/01/2025 | End: 07/31/2025

Account	Balance Forward	Debits	Credits	Ending Balance
1010 CCBG OPERATING	\$22,265.91	\$106,893.76	\$120,842.71	\$8,316.96
1011 CCBG SPECIAL ASSESSMENTS	\$732.18	\$0.00	\$415.00	\$317.18
1030 FCCU-RESERVE	\$264.17	\$0.00	\$0.00	\$264.17
1100 TRANSFER	(\$645.00)	\$0.00	\$0.00	(\$645.00)
1310 ACCOUNTS RECEIVABLE	\$22,584.57	\$33,962.73	\$31,996.98	\$24,550.32
1315 SPECIAL ASSESSMENT RECEIVABLE	\$3,700.25	\$0.00	\$0.00	\$3,700.25
1320 RESERVE FUND	(\$6,005.26)	\$0.00	\$0.00	(\$6,005.26)
1630 PRE-PAID EXPENSES	(\$3,573.00)	\$2,200.00	\$5,588.80	(\$6,961.80)
3010 ACCOUNTS PAYABLE	(\$318.99)	\$111,947.65	\$111,757.53	(\$128.87)
3310 PREPAID OWNER ASSESSMENTS	(\$21,408.95)	\$7,239.46	\$9,180.44	(\$23,349.93)
3315 ACCRUED EXPENSES	(\$1,759.02)	\$0.00	\$361.42	(\$2,120.44)
5010 PRIOR YEARS EQUITY	(\$6,392.46)	\$0.00	\$0.00	(\$6,392.46)
6310 ASSESSMENT INCOME	(\$98,707.26)	\$33.34	\$32,933.34	(\$131,607.26)
6340 LATE FEES/SERVICE CHARGES	(\$381.78)	\$183.62	\$457.73	(\$655.89)
6390 BANK INTEREST INCOME	(\$0.14)	\$0.00	\$0.00	(\$0.14)
6400 ALLOWANCE FOR BAD DEBT	\$190.00	\$133.59	\$0.00	\$323.59
7025 INSURANCE GENERAL	\$14,931.36	\$7,465.68	\$0.00	\$22,397.04
7310 BANK CHARGES	\$60.00	\$30.00	\$0.00	\$90.00
7350 LEGAL/PROFESSIONAL	\$4,867.00	\$0.00	\$0.00	\$4,867.00
7360 MANAGEMENT FEES	\$6,600.00	\$2,200.00	\$0.00	\$8,800.00
7361 MANAGMENT SOFTWARE	\$375.00	\$125.00	\$0.00	\$500.00
7380 OFFICE EXPENSE - GENERAL	\$672.23	\$256.42	\$0.00	\$928.65
8230 CLEANING/JANITORIAL	\$3,362.39	\$2,100.00	\$0.00	\$5,462.39
8240 PLUMBING MAINTENANCE	\$1,063.18	\$2,251.00	\$0.00	\$3,314.18
8250 ROOF REPAIRS	\$5,544.50	\$1,681.25	\$0.00	\$7,225.75
8260 FERTILIZATION/PEST CONTROL	\$503.10	\$167.70	\$0.00	\$670.80
8265 TERMITE BOND	\$0.00	\$4,726.00	\$0.00	\$4,726.00
8280 MAINTENANCE LABOR & SUPPLIES	\$23,838.25	\$1,889.90	\$0.00	\$25,728.15
8670 LANDSCAPE CONTRACT	\$2,362.50	\$787.50	\$0.00	\$3,150.00
8930 POOL MAINTENANCE	\$3,375.35	\$900.00	\$0.00	\$4,275.35
9620 UTILITIES	\$18,942.55	\$6,230.48	\$0.00	\$25,173.03
9635 GARBAGE/RECYCLE	\$386.61	\$128.87	\$0.00	\$515.48
9945 INSURANCE ROOF REPAIRS	\$2,570.76	\$92,773.01	\$72,773.01	\$22,570.76
Total:	\$0.00	\$386,306.96	\$386,306.96	\$0.00