

## Morada Number One-A Condominium Assoc.

As of January 31<sup>st</sup>, 2011

Total Income	\$ 8,279.07
<u>Total Expense</u>	<u>\$ 7,317.57</u>
Net Income	\$ 961.50

Total Units	42
Late	10
Collection	2

Aging Summary  
As January 31<sup>st</sup>, 2011: \$10,327.38

### Vendors

- Department Of Water And Sewers
- Fpl
- General Elevator Company
- NIA GRP/A MARSH MCLENNAN AGY/MIAMI L
- Down Payment to Insurance Agent
- Premium Assignment Corporation : Insurance
- Reinaldo Cemitiere – Janitorial
- Roque Security : Gate
- Top Service Property Management, Llc.
- Waste Services of Florida, Inc.
- Rey Landscaping
- Lighting Pools
- At&t - Telephone (Elevator)
- Elevator Maintenance
- Monitoring Elevator Phone

## **Violation**

No portion of a home (Other than an entire home) may be rented. All leases shall provide that the association shall have the right to terminate the lease upon default by the tenant in observing any of the provisions of this declaration, the articles, the by laws, applicable rules and regulations, or of any other agreement, document or instrument governing the lots or homes. The owner of a leased home shall be jointly and severally liable with his tenant for compliance with Morada Number One-A documents and to the association to pay any claims for injury or damage to property caused by the tenant. Every lease shall be subordinate to any lien filed by the association either before or after such lease was entered into.

Every unit owner is responsible to enforce the registration otherwise he/she is violation of the by laws and will be fine for the violation.

If you are a tenant, please call your management company to register today.

Phone **305-817-9012**

Señor propietario: Si Usted tiene su unidad rentada, su inquilino debe pasar por la oficina de administración para ser registrado. Por favor llame al **305-817-9012**.

Gracias!

## Board of Directors

### **Morada Number One-A Condominium**

President:            *Yanier Leon*

Treasurer:           *Vicente Allosa*

Property Management Company:

#### **TOP SERVICES PROPERTY MANAGEMENT, LLC.**

5951 N.W. 151<sup>ST</sup> STREET, SUITE 207

MIAMI LAKES, FL. 33014

Ph.: 305-817-9012

Fax: 305-817-9081

Mgr. Roberto Corripio

Mgr. David Menendez

Comment, concern or complain please e-mail to:

[tspm@att.net](mailto:tspm@att.net)

[www.topservicepropertymanagement.com](http://www.topservicepropertymanagement.com)

For Login:

User ID : morada

Password: morada