

Income Statement

Cezanne Court TOA

Month = May 2026

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%
INCOME				
HOA Dues	1,045.00	0.00	45,200.00	0.00
Plus: Prepaid Fees	215.00	0.00	-1,713.00	0.00
NET DUES INCOME	1,260.00	0.00	43,487.00	0.00
Insurance Claim Proceeds	0.00	0.00	5,471.76	0.00
Interest on Bank Accounts	199.12	0.00	447.24	0.00
TOTAL INCOME	1,459.12	0.00	49,406.00	0.00
EXPENSES				
DIRECT EXPENSES				
Repair & Maintenance	0.00	0.00	20,140.55	0.00
Painting/Exterior Maintenance	235.00	0.00	235.00	0.00
HVAC (Heat, Ventilation, Air)	470.00	0.00	4,409.25	0.00
Landscape Maint-On Contract	812.14	0.00	812.14	0.00
Snow and Ice Removal	0.00	0.00	110.00	0.00
Pest Control	80.00	0.00	400.00	0.00
Irrigation System Expense	156.00	0.00	156.00	0.00
Management	385.00	0.00	1,925.00	0.00
Insurance	1,801.25	0.00	9,006.25	0.00
Electricity	112.83	0.00	696.32	0.00
Gas	596.04	0.00	5,810.82	0.00
Water	944.15	0.00	4,469.04	0.00
Sewer	556.02	0.00	2,690.73	0.00
Trash Disposal	561.00	0.00	2,526.42	0.00
Bank Charges	0.00	0.00	1.92	0.00
Postage / Mailing	13.50	0.00	87.75	0.00
Legal & Accounting	0.00	0.00	150.00	0.00
Income Tax	0.00	0.00	321.00	0.00
Miscellaneous Expense	0.00	0.00	1,902.80	0.00
TOTAL DIRECT EXPENSES	6,722.93	0.00	55,850.99	0.00
TOTAL EXPENSES	6,722.93	0.00	55,850.99	0.00
NET INCOME	-5,263.81	0.00	-6,444.99	0.00