Income Statement

Pepper Tree HOA

Month = Sep 2026

Book = Cash ; Tree = YSI Standard Income Statement

ACCOUNT		MONTH TO DATE	%	YEAR TO DATE	%
4000	**INCOME**				
4500	HOA Dues	10,701.19	0.00	98,115.07	0.00
4502	Special Assessment	3,311.00	0.00	30,008.13	0.00
4522	Lien Fees Recovered	0.00	0.00	186.00	0.00
4536	Postage Cost Recovered	16.00	0.00	59.50	0.00
4810	Plus: Prepaid Fees	-928.00	0.00	3,632.39	0.00
4990	NET DUES INCOME	13,100.19	0.00	132,001.09	0.00
5240	Passthru HVAC	0.00	0.00	-71.00	0.00
5490	TOTAL REIMBURSEMENT	0.00	0.00	-71.00	0.00
5702	Insurance Claim Proceeds	0.00	0.00	47,844.80	0.00
5720	Interest on Bank Accounts	3.35	0.00	38.61	0.00
5800	Late Fees Collected	11.99	0.00	198.16	0.00
5990	**TOTAL INCOME**	**13,115.53**	**0.00**	**180,011.66**	**0.00**
6000	**EXPENSES**				
6100	DIRECT EXPENSES				
6210	Repair & Maintenance	0.00	0.00	11,419.25	0.00
6258	Landscape Maint-On Contract	2,108.13	0.00	12,648.78	0.00
6259	Landscape Maint-Off Contract	96.50	0.00	776.50	0.00
6261	Snow and Ice Removal	0.00	0.00	288.75	0.00
6266	Lien/Filing & Processing Fees	0.00	0.00	272.00	0.00
6269	Roof Repair/Replacement/Maintenance	0.00	0.00	750.00	0.00
6270	Irrigation System Expense	184.00	0.00	6,447.43	0.00
6274	Irrigation Vault Cleaning	0.00	0.00	750.00	0.00
6276	Gutter Repair & Maintenance	4,080.00	0.00	4,080.00	0.00
6300	Management	384.00	0.00	3,456.00	0.00
6320	Insurance	0.00	0.00	19,798.75	0.00
6322	Insurance Claim - Water Break	0.00	0.00	17,339.56	0.00
6323	Insurance Claim - Roof Repairs	0.00	0.00	72,135.77	0.00
6410	Electricity	63.81	0.00	660.87	0.00
6425	Utility Averaging Expense	0.00	0.00	-34.63	0.00
6430	Water	1,735.63	0.00	14,604.87	0.00
6440	Sewer	1,513.72	0.00	13,340.60	0.00
6450	Trash Disposal	700.00	0.00	5,885.42	0.00
6470	Postage / Mailing	11.25	0.00	366.50	0.00
6700	Legal & Accounting	1,680.00	0.00	3,083.16	0.00
6701	Income Tax	0.00	0.00	110.00	0.00
6990	TOTAL DIRECT EXPENSES	12,557.04	0.00	188,179.58	0.00
8990	**TOTAL EXPENSES**	**12,557.04**	**0.00**	**188,179.58**	**0.00**
9090	**NET INCOME**	**558.49**	**0.00**	**-8,167.92**	**0.00**