

Income Statement

Cobble Creek HOA

Month = May 2026

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%
INCOME				
HOA Dues	5,966.12	0.00	156,651.82	0.00
Postage Cost Recovered	128.00	0.00	608.00	0.00
Violation Fines	150.00	0.00	890.72	0.00
Plus: Prepaid Fees	1,737.67	0.00	45,273.52	0.00
NET DUES INCOME	7,981.79	0.00	203,424.06	0.00
Passthru Maintenance	0.00	0.00	218.00	0.00
TOTAL REIMBURSEMENT	0.00	0.00	218.00	0.00
Miscellaneous Income	0.00	0.00	345.69	0.00
Interest on Bank Accounts	669.92	0.00	3,394.02	0.00
Late Fees Collected	29.17	0.00	266.43	0.00
TOTAL INCOME	8,680.88	0.00	207,648.20	0.00
EXPENSES				
DIRECT EXPENSES				
Common Area Maintenance	0.00	0.00	71,662.50	0.00
Repair & Maintenance	0.00	0.00	371.48	0.00
Bad Debt	0.00	0.00	23.66	0.00
Landscape Maint-Off Contract	0.00	0.00	128.73	0.00
Snow and Ice Removal	0.00	0.00	1,748.00	0.00
Lien/Filing & Processing Fees	143.00	0.00	229.00	0.00
Management	3,482.00	0.00	17,410.00	0.00
Insurance	0.00	0.00	4,627.00	0.00
Bank Charges	0.00	0.00	-3.98	0.00
Postage / Mailing	1,968.50	0.00	2,189.75	0.00
Pet Waste Removal	0.00	0.00	372.12	0.00
Legal & Accounting	0.00	0.00	6,155.00	0.00
Income Tax	0.00	0.00	2,025.00	0.00
TOTAL DIRECT EXPENSES	5,593.50	0.00	106,938.26	0.00
TOTAL EXPENSES	5,593.50	0.00	106,938.26	0.00
NET INCOME	3,087.38	0.00	100,709.94	0.00