

Income Statement

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Park Drive Condominium Association

Month = Oct 2025

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%
INCOME				
HOA Dues	3,250.00	0.00	37,492.03	0.00
Special Assessment	0.00	0.00	1,489.46	0.00
Reimbursed Expense	0.00	0.00	1,894.44	0.00
Plus: Prepaid Fees	-975.00	0.00	4,675.00	0.00
NET DUES INCOME	2,275.00	0.00	45,550.93	0.00
Passthru Utilities	0.00	0.00	65.00	0.00
TOTAL REIMBURSEMENT	0.00	0.00	65.00	0.00
Insurance Claim Proceeds	38,365.68	0.00	38,365.68	0.00
Interest on Bank Accounts	0.43	0.00	4.89	0.00
Late Fees Collected	0.00	0.00	27.93	0.00
TOTAL INCOME	40,641.11	0.00	84,014.43	0.00
EXPENSES				
DIRECT EXPENSES				
Repair & Maintenance	0.00	0.00	130.00	0.00
HVAC (Heat, Ventilation, Air)	0.00	0.00	1,309.47	0.00
Irrigation System Expense	0.00	0.00	45.00	0.00
Gutter Repair & Maintenance	0.00	0.00	4,950.00	0.00
Management	350.00	0.00	3,500.00	0.00
Insurance	2,022.66	0.00	9,059.50	0.00
Water	352.76	0.00	3,499.61	0.00
Sewer	238.29	0.00	2,204.27	0.00
Trash Disposal	379.00	0.00	2,693.26	0.00
Postage / Mailing	4.50	0.00	146.25	0.00
Legal & Accounting	0.00	0.00	140.00	0.00
Taxes & Licenses	0.00	0.00	70.00	0.00
Meeting Expenses	0.00	0.00	25.00	0.00
TOTAL DIRECT EXPENSES	3,347.21	0.00	27,772.36	0.00
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NET INCOME	37,293.90	0.00	56,242.07	0.00