

Income Statement

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Pepper Tree HOA

Month = Oct 2025

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%
INCOME				
HOA Dues	10,405.00	0.00	91,609.04	0.00
Plus: Prepaid Fees	-182.00	0.00	2,451.55	0.00
NET DUES INCOME	10,223.00	0.00	94,060.59	0.00
Insurance Claim Proceeds	0.00	0.00	18,059.99	0.00
Interest on Bank Accounts	3.23	0.00	39.19	0.00
Late Fees Collected	7.80	0.00	107.80	0.00
TOTAL INCOME	10,234.03	0.00	112,267.57	0.00
EXPENSES				
DIRECT EXPENSES				
Repair & Maintenance	0.00	0.00	518.66	0.00
HVAC (Heat, Ventilation, Air)	0.00	0.00	17,177.67	0.00
Landscape Maint-On Contract	1,990.00	0.00	15,854.00	0.00
Lien/Filing & Processing Fees	0.00	0.00	104.00	0.00
Roof Repair/Replacement/Maintenance	0.00	0.00	150.00	0.00
Irrigation System Expense	0.00	0.00	5,428.68	0.00
Management	384.00	0.00	3,946.00	0.00
One-Time Start Up Fee	0.00	0.00	192.00	0.00
Insurance	2,674.99	0.00	23,165.87	0.00
Insurance Claim Clearing A/C	7,927.00	0.00	32,525.14	0.00
Electricity	104.77	0.00	522.27	0.00
Water	1,454.68	0.00	15,740.95	0.00
Sewer	1,323.84	0.00	13,161.04	0.00
Trash Disposal	840.64	0.00	7,428.79	0.00
Postage / Mailing	15.75	0.00	483.75	0.00
Legal & Accounting	0.00	0.00	266.00	0.00
Income Tax	0.00	0.00	17.47	0.00
Taxes & Licenses	25.00	0.00	25.00	0.00
Miscellaneous Expense	0.00	0.00	1,050.00	0.00
TOTAL DIRECT EXPENSES	16,740.67	0.00	137,757.29	0.00
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NET INCOME	-6,506.64	0.00	-25,489.72	0.00