

WEB/OWNER Income Statement - P&L

Properties: Grand Bay Condominium - 991 N. Barfield Dr. Marco Island, FL 34145

As of: Oct 2025

Additional Account Types: None

Accounting Basis: Accrual

Level of Detail: Summary View

| Account Name | MTD Actual | MTD Budget | YTD Actual | YTD Budget | Annual Budget |
|-----------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Income | | | | | |
| Operating Income | 40,223.26 | 40,060.00 | 406,216.96 | 403,600.00 | 483,720.00 |
| Reserve Income | 74,820.00 | 74,820.00 | 299,670.95 | 299,280.00 | 299,280.00 |
| Total Operating Income | 115,043.26 | 114,880.00 | 705,887.91 | 702,880.00 | 783,000.00 |
| Expense | | | | | |
| General Administration | 5,547.79 | 5,135.56 | 73,202.46 | 51,355.88 | 61,627.00 |
| Major Mechanical | 689.00 | 500.00 | 6,861.70 | 5,000.00 | 6,000.00 |
| Utilities | 19,161.75 | 12,204.15 | 117,931.12 | 122,041.70 | 146,450.00 |
| Insurance Expense | 10,561.10 | 12,074.98 | 105,611.00 | 120,750.04 | 144,900.00 |
| Maintenance & Repairs | 8,532.05 | 6,974.98 | 73,027.10 | 69,750.04 | 83,700.00 |
| Grounds Maintenance | 18,505.94 | 2,949.99 | 65,503.73 | 29,500.02 | 35,400.00 |
| Other Expense | 0.00 | 470.25 | 225.00 | 4,702.50 | 5,643.00 |
| Reserve Fund Contributions | 74,820.00 | 74,820.00 | 299,370.99 | 299,280.00 | 299,280.00 |
| Total Operating Expense | 137,817.63 | 115,129.91 | 741,733.10 | 702,380.18 | 783,000.00 |
| Total Operating Income | 115,043.26 | 114,880.00 | 705,887.91 | 702,880.00 | 783,000.00 |
| Total Operating Expense | 137,817.63 | 115,129.91 | 741,733.10 | 702,380.18 | 783,000.00 |
| NOI - Net Operating Income | -22,774.37 | -249.91 | -35,845.19 | 499.82 | 0.00 |
| Other Income | | | | | |
| Gen Resv Income Def Rev Offset | 1,358.06 | 0.00 | 13,183.36 | 0.00 | 0.00 |
| Special Assessment Income | 0.00 | 0.00 | 603,720.00 | 0.00 | 0.00 |
| Total Other Income | 1,358.06 | 0.00 | 616,903.36 | 0.00 | 0.00 |
| Other Expense | | | | | |
| BAD DEBT | 2,506.63 | 0.00 | 2,506.63 | 0.00 | 0.00 |
| Reserve Expenses | 1,358.06 | 0.00 | 13,183.36 | 0.00 | 0.00 |
| Special Assessment Expenses | 0.00 | 0.00 | 497,897.26 | 0.00 | 0.00 |
| Total Other Expense | 3,864.69 | 0.00 | 513,587.25 | 0.00 | 0.00 |
| Net Other Income | -2,506.63 | 0.00 | 103,316.11 | 0.00 | 0.00 |
| Total Income | 116,401.32 | 114,880.00 | 1,322,791.27 | 702,880.00 | 783,000.00 |
| Total Expense | 141,682.32 | 115,129.91 | 1,255,320.35 | 702,380.18 | 783,000.00 |
| Net Income | -25,281.00 | -249.91 | 67,470.92 | 499.82 | 0.00 |