

WEB/OWNER Income Statement - P&L

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

As of: May 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	40,252.15	40,060.00	205,257.00	203,300.00	483,720.00
Reserve Income	299.96	0.00	150,030.95	149,640.00	299,280.00
Total Operating Income	40,552.11	40,060.00	355,287.95	352,940.00	783,000.00
Expense					
General Administration	4,416.18	5,135.58	40,494.59	25,678.02	61,627.00
Major Mechanical	180.00	500.00	2,142.45	2,500.00	6,000.00
Utilities	5,897.24	12,204.17	53,923.70	61,020.89	146,450.00
Insurance Expense	10,561.10	12,075.00	52,805.50	60,375.08	144,900.00
Maintenance & Repairs	3,964.82	6,975.00	36,768.05	34,875.08	83,700.00
Grounds Maintenance	4,192.00	2,950.00	23,173.92	14,750.04	35,400.00
Other Expense	0.00	470.25	225.00	2,351.25	5,643.00
Reserve Fund Contributions	0.00	0.00	149,730.99	149,640.00	299,280.00
Total Operating Expense	29,211.34	40,310.00	359,264.20	351,190.36	783,000.00
Total Operating Income	40,552.11	40,060.00	355,287.95	352,940.00	783,000.00
Total Operating Expense	29,211.34	40,310.00	359,264.20	351,190.36	783,000.00
NOI - Net Operating Income	11,340.77	-250.00	-3,976.25	1,749.64	0.00
Other Income					
Gen Resv Income Def Rev Offset	1,346.51	0.00	17,488.50	0.00	0.00
Special Assessment Income	181,116.00	0.00	603,720.00	0.00	0.00
Total Other Income	182,462.51	0.00	621,208.50	0.00	0.00
Other Expense					
Reserve Expenses	1,346.51	0.00	17,488.50	0.00	0.00
Special Assessment Expenses	124,192.40	0.00	249,153.93	0.00	0.00
Total Other Expense	125,538.91	0.00	266,642.43	0.00	0.00
Net Other Income	56,923.60	0.00	354,566.07	0.00	0.00
Total Income	223,014.62	40,060.00	976,496.45	352,940.00	783,000.00
Total Expense	154,750.25	40,310.00	625,906.63	351,190.36	783,000.00
Net Income	68,264.37	-250.00	350,589.82	1,749.64	0.00