



Income Statement

4/1/2026 - 4/30/2026, None, Cash basis

Prepared By: HOAServices, Inc.
607 South 7th Street
Grand Junction, CO 81501

Garden Grove Townhome Owners Association

Account	Total
Income	
4001 Association Fee Income	18,480.00
4002 Special Assessments	25.00
4004 Loss Assessment	18,477.96
4017 Postage Reimbursement (Association)	15.00
4090 Interest Income	477.79
6287 Irrigation Fee	45.00
Total Income	\$37,520.75
Expense	
1740 Landscaping	
6260 Landscape Maintenance-Contract	11,112.66
6262 Landscape Maintenance-Non-contract	45.00
Total for 1740 Landscaping	\$11,157.66
6210 Repairs & Maintenance	
6210 Repairs & Maintenance	54.00
Total for 6210 Repairs & Maintenance	\$54.00
6290 Roof Repair	161,315.57
6299 Management Fees	1,000.00
6320 Insurance	5,502.16
6400 Utilities	
6410 Electricity	30.00
Total for 6400 Utilities	\$30.00
7119 Office/Mailing	95.30
7618 Tax Preparation	335.00
Total Expense	\$179,489.69
Net Operating Income	(\$141,968.94)
Net Income	(\$141,968.94)