



Income Statement

9/1/2026 - 9/30/2026, By Month, Cash basis

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

Grace Park 1 Condominium Association

Account	09-2026	Total
Income		
4001 Association Fee Income	2,100.00	2,100.00
4002 Special Assessments	250.00	250.00
4005 HOA Pet Fee	15.00	15.00
4090 Interest Income	0.56	0.56
Total Income	\$2,365.56	\$2,365.56
Expense		
1740 Landscaping		
6260 Landscape Maintenance-Contract	275.00	275.00
Total for 1740 Landscaping	\$275.00	\$275.00
6210 Repairs & Maintenance		
6210 Repairs & Maintenance	3,331.30	3,331.30
Total for 6210 Repairs & Maintenance	\$3,331.30	\$3,331.30
6270 Grounds		
6276 Pet Waste Services	99.52	99.52
Total for 6270 Grounds	\$99.52	\$99.52
6299 Management Fees	300.00	300.00
6320 Insurance	464.83	464.83
6400 Utilities		
6410 Electricity	22.63	22.63
6450 Trash	467.27	467.27
Total for 6400 Utilities	\$489.90	\$489.90
7119 Office/Mailing	21.78	21.78
7994 Professional Services Expense	150.00	150.00
8539 Loan		
8540 Interest Expense	91.54	91.54
Total for 8539 Loan	\$91.54	\$91.54



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Account	09-2026	Total
Total Expense	\$5,223.87	\$5,223.87
Net Operating Income	(\$2,858.31)	(\$2,858.31)
Net Income	(\$2,858.31)	(\$2,858.31)