



Income Statement

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

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

Grace Park 1 Condominium Association

Account	Total
Income	
4001 Association Fee Income	2,225.00
4002 Special Assessments	225.00
4005 HOA Pet Fee	15.00
4017 Postage Reimbursement (Association)	8.92
4090 Interest Income	1.99
Total Income	\$2,475.91
Expense	
1740 Landscaping	
6260 Landscape Maintenance-Contract	550.00
Total for 1740 Landscaping	\$550.00
6210 Repairs & Maintenance	
6210 Repairs & Maintenance	328.90
Total for 6210 Repairs & Maintenance	\$328.90
6270 Grounds	
6276 Pet Waste Services	223.92
Total for 6270 Grounds	\$223.92
6299 Management Fees	300.00
6320 Insurance	995.82
6400 Utilities	
6410 Electricity	14.89
6450 Trash	274.31
Total for 6400 Utilities	\$289.20
7119 Office/Mailing	62.02
7618 Tax Preparation	300.00
8539 Loan	
8540 Interest Expense	104.47
Total for 8539 Loan	\$104.47
Total Expense	\$3,154.33
Net Operating Income	(\$678.42)
Net Income	(\$678.42)