

Three Rivers Estates Property Owners

Profit & Loss YTD Comparison

September 2025

	Sep 25	Jan - Sep 25
Income		
Income		
Membership Dues	-200.00	157,883.23
Other Income	100.00	500.00
Picnic/Fish Fry Income	0.00	829.00
Total Income	-100.00	159,212.23
Total Income	-100.00	159,212.23
Gross Profit	-100.00	159,212.23
Expense		
Administrative Expenses		
Bank Service Charges	110.00	1,731.52
Bookkeeping	250.00	2,250.00
Insurance - Fire & Casualty	0.00	1,674.55
Insurance - Liability	0.00	4,628.85
Legal Fees	5,683.69	12,826.88
Licenses & Permits	115.00	176.25
Office Supplies	0.00	659.50
Security Equipment	0.00	2,336.37
Training- for Board Members	162.00	583.00
Website/Internet Mtce	100.00	900.00
Total Administrative Expenses	6,420.69	27,766.92
Maint Expenses - Columbia		
Electric	340.00	2,231.00
Garbage Collection	480.00	1,990.00
Janitor Labor	360.00	1,690.00
Janitor Supplies	4.84	135.84
Maintenance Labor	375.00	4,418.00
Maintenance Supplies	280.00	1,863.37
Mileage	148.80	699.36
Mowing Labor	0.00	4,200.00
Other CC Maint Expense	745.00	11,896.13
Portalets	516.00	4,128.00
Remodeling/Renovation	1,778.21	1,778.21
Telephone/Internet	397.37	3,528.89
Total Maint Expenses - Columbia	5,425.22	38,558.80
Maint Expenses - Suwannee		
Electric	74.00	643.00
Internet	135.07	1,186.34
Janitor Labor	400.00	1,800.00
Janitor Supplies	0.00	284.75
Maintenance Labor	1,690.00	2,590.00
Maintenance Supplies	1,462.22	1,948.03
Mowing Labor	100.00	490.00
Other SC Maint Expense	0.00	2,050.00
Remodel/Renovations	3,530.00	7,547.42
Total Maint Expenses - Suwannee	7,391.29	18,539.54
Membership Expenses		
Office Supplies	0.00	742.13
Picnic/Fish Fry Expenses	0.00	724.55
Postage	0.00	1,343.09
Printing & Reproduction	0.00	575.91
Total Membership Expenses	0.00	3,385.68