

**Three Rivers Estates Property Owners**  
**Profit & Loss YTD Comparison**  
 November 2025

02/09/26

Accrual Basis

	Nov 25	Jan - Nov 25
<b>Income</b>		
<b>Income</b>		
Estopals	0.00	800.00
Late Fees	0.00	100.00
Membership Dues	-64.42	159,649.81
Picnic/Fish Fry Income	0.00	1,753.00
<b>Total Income</b>	<b>-64.42</b>	<b>162,302.81</b>
<b>Total Income</b>	<b>-64.42</b>	<b>162,302.81</b>
<b>Gross Profit</b>	<b>-64.42</b>	<b>162,302.81</b>
<b>Expense</b>		
<b>Administrative Expenses</b>		
Bank Service Charges	0.00	1,758.47
Bookkeeping	250.00	2,500.00
Insurance - Fire & Casualty	0.00	1,674.55
Insurance - Liability	0.00	4,628.85
Legal Fees	3,955.50	19,135.38
Licenses & Permits	0.00	236.25
Mileage	0.00	216.25
Office Supplies	0.00	975.50
Postage	0.00	30.20
Security Equipment	0.00	2,336.37
Training- for Board Members	0.00	583.00
Website/Internet Mtce	107.20	1,057.60
<b>Total Administrative Expenses</b>	<b>4,312.70</b>	<b>35,132.42</b>
<b>Maint Expenses - Columbia</b>		
Electric	284.00	3,251.37
Garbage Collection	120.00	2,110.00
Janitor Labor	120.00	1,810.00
Janitor Supplies	0.00	135.84
Maintenance Labor	0.00	5,843.00
Maintenance Supplies	85.06	2,695.96
Mileage	74.40	773.76
Mowing Labor	150.00	4,125.00
Other CC Maint Expense	397.97	18,244.10
Portalets	516.00	5,160.00
Property Taxes	3.78	3.78
Remodeling/Renovation	0.00	5,027.96
Telephone/Internet	588.57	4,117.46
<b>Total Maint Expenses - Columbia</b>	<b>2,339.78</b>	<b>53,298.23</b>
<b>Maint Expenses - Suwannee</b>		
Electric	77.00	793.00
Internet	0.00	1,348.08
Janitor Labor	200.00	2,000.00
Janitor Supplies	0.00	284.75
Maintenance Labor	1,225.00	3,490.00
Maintenance Supplies	914.24	3,419.33
Mowing Labor	100.00	815.00
Other SC Maint Expense	0.00	2,050.00
Property Taxes	97.30	97.30
Remodel/Renovations	0.00	6,647.42
<b>Total Maint Expenses - Suwannee</b>	<b>2,613.54</b>	<b>20,944.88</b>