Profit and Loss by Month

FWCI OV 1 LLC

April 1, 2024-April 30, 2025

Distribution account	Apr-24	May-24	Jun-24	Jul-24	Aug-24	Sep-24	Oct-24	Nov-24	Dec-24	Jan-25	Feb-25	Mar-25	Apr-25	Total
Income														
4001 Income	21,968.55	16,822.72	18,262.76	16,201.98	18,547.77	17,343.25	18,699.19	18,569.73	17,613.28	16,022.81	19,944.60	19,363.49	20,765.35	240,125.48
Total for Income	**21,968.55**	**16,822.72**	**18,262.76**	**16,201.98**	**18,547.77**	**17,343.25**	**18,699.19**	**18,569.73**	**17,613.28**	**16,022.81**	**19,944.60**	**19,363.49**	**20,765.35**	**$240,125.48**
Expenses														
6100 Property Management Fees	1,757.48	1,345.82	1,461.02	1,296.16	1,483.82	1,387.46	1,495.94	1,485.58	1,409.06	1,281.82	1,595.57	1,549.08	1,661.23	19,210.04
6300 Contract labor														0.00
630010 Landscaping				270.00			540.00	135.00						945.00
630020 Pest control					120.00	120.00	60.00	120.00		180.00		180.00	120	900.00
Total for 6300 Contract labor		**0.00**	**0.00**	**270.00**	**120.00**	**120.00**	**600.00**	**255.00**	**0.00**	**180.00**	**0.00**	**180.00**	**0.00**	**$1,725.00**
6600 Repairs & maintenance														
606020 General Maintenance Labor								700.00		450.00				1,150.00
660005 Appliance Repair			349.96			575.00	232.86							1,157.82
660010 Cleaning and Maintenance				1,175.00	600.00			550.00		550.00			1,350.00	4,225.00
660015 Electrical Repairs				1,075.00										1,075.00
660025 HVAC (Heat, Ventilation, Air)			125.00				375.00							500.00
660030 Plumbing			405.00		250.00			216.00				145.00	145.00	1,161.00
Total for 6600 Repairs & maintenance	**0.00**	**0.00**	**879.96**	**2,250.00**	**850.00**	**575.00**	**607.86**	**1,466.00**	**0.00**	**1,000.00**	**0.00**	**145.00**	**1,495.00**	**$9,268.82**
Property taxes	2,153.33	2,153.33	2,153.33	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	2,461.65	31,076.49
6800 Insurance														
Flood Insurance	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1,428.77	1477.08	1477.08	1477.08	18,718.94
Property insurance	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,327.00	1,517.16	1,517.16	1,517.16	17,821.48
Total for 6800 Insurance	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,755.77**	**2,994.24**	**2,994.24**	**2,994.24**	**$7,194.79**
6900 Utilities														
690015 Garbage and Recycling	200.95	200.95	200.95	200.95	200.95	200.95	200.95	200.95	200.95	227.07	227.07	227.07	227.07	2,716.83
690040 Water & sewer	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	1,373.71	17,858.23
Total for 6900 Utilities	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,574.66**	**1,600.78**	**1,600.78**	**1,600.78**	**1,600.78**	**$20,575.06**
Total for Expenses	**8,241.24**	**7,829.58**	**8,824.74**	**10,608.24**	**9,245.90**	**8,874.54**	**9,495.88**	**9,998.66**	**8,201.14**	**9,280.02**	**8,652.24**	**8,930.75**	**10,212.90**	**$89,050.20**
Net Operating Income	**13,727.31**	**8,993.14**	**9,438.02**	**5,593.74**	**9,301.87**	**8,468.71**	**9,203.31**	**8,571.07**	**9,412.14**	**6,742.79**	**11,292.36**	**10,432.74**	**10,552.45**	**$151,075.28**

Accrual Basis Tuesday, May 06, 2025 05:54 PM GMTZ