

Profit and Loss by Class

C&D Properties, LLC

January 1-September 17, 2025

DISTRIBUTION ACCOUNT	208 N. MAIN ST	APT A	APT B	RETAIL SPACE	SOUTHWEST	TOTAL FOR 208 N. MAIN ST	TOTAL
Income						0	
4130 Rental		9,925.00	10,230.00	14,400.00	28,089.00	62,644.00	62,644.00
Billable Expense Income (173)					741.25	741.25	741.25
Total for Income	0	9,925.00	10,230.00	14,400.00	28,830.25	63,385.25	\$63,385.25
Cost of Goods Sold							
Gross Profit	0	9,925.00	10,230.00	14,400.00	28,830.25	63,385.25	\$63,385.25
Expenses						0	
6050 Bank Service Charges	230.00					230.00	230.00
6180 Insurance						0	0
6530 Liability Insurance	1,746.60					1,746.60	1,746.60
Total for 6180 Insurance	1,746.60	0	0	0	0	1,746.60	\$1,746.60
6200 Interest Expense	5,824.55					5,824.55	5,824.55
6230 Licenses and Permits	50.00				347.00	397.00	397.00
6270 Professional Fees						0	0
6280 Legal Fees	1,631.00					1,631.00	1,631.00
6570 Consulting	1,595.00					1,595.00	1,595.00
Total for 6270 Professional Fees	3,226.00	0	0	0	0	3,226.00	\$3,226.00
6300 Maintenance						0	0
6460 Appliance repair		8.46	29.80			38.26	38.26
6470 Building Repairs	319.54	10.59	38.15		133.55	501.83	501.83
6480 Cleaning	425.00					425.00	425.00
6620 Equipment Repairs	326.48			8.48	1,463.00	1,797.96	1,797.96
6630 Lawn Care	639.06					639.06	639.06
6640 Paint/ Painting	22.87					22.87	22.87
6650 Snow removal	1,482.50					1,482.50	1,482.50
Total for 6300 Maintenance	3,215.45	19.05	67.95	8.48	1,596.55	4,907.48	\$4,907.48
6390 Utilities						0	0
6410 Water	475.57					475.57	475.57
6700 Sewer	844.01					844.01	844.01
Total for 6390 Utilities	1,319.58	0	0	0	0	1,319.58	\$1,319.58
6580 Supplies						0	0
6600 Office	64.13	9.53				73.66	73.66
Total for 6580 Supplies	64.13	9.53	0	0	0	73.66	\$73.66
6601 Taxes						0	0
6610 Real Estate Taxes	8,582.53					8,582.53	8,582.53
Total for 6601 Taxes	8,582.53	0	0	0	0	8,582.53	\$8,582.53
Total for Expenses	24,258.84	28.58	67.95	8.48	1,943.55	26,307.40	\$26,307.40
Net Operating Income	-24,258.84	9,896.42	10,162.05	14,391.52	26,886.70	37,077.85	\$37,077.85
Other Income						0	
9040 Reimbursement by tenant					1,463.00	1,463.00	1,463.00
Total for Other Income	0	0	0	0	1,463.00	1,463.00	\$1,463.00
Other Expenses							
Net Other Income	0	0	0	0	1,463.00	1,463.00	\$1,463.00
Net Income	-24,258.84	9,896.42	10,162.05	14,391.52	28,349.70	38,540.85	\$38,540.85