

Profit & Loss

November 2025

	Nov 25
Ordinary Income/Expense	
Income	
1000-Income	
1001-Maintenance Income	14,399.41
1002- Late Fee & Interest Coll.	250.00
1003-Interest income	0.12
1004-Unit Owner Violation Inc.	100.00
Total 1000-Income	14,749.53
Total Income	14,749.53
Expense	
2000-Operating Expense	
2001-Property Management Fees	1,056.00
2002-Printing and Reproduction	23.00
2003-Postage and Delivery	8.58
2005-Insurance Expense	6,058.76
2011-Document Storage Fee	30.00
2014-Bank Fees	252.00
2019-Bank Supplies	269.98
Total 2000-Operating Expense	7,698.32
3000-Repairs and Maintenance	
3001-Landscaping Services	500.00
3002-Janitorial Services	1,800.00
3004-Plumbing Repairs	250.00
3021-Fire Alarm Monitoring/Insp	99.29
3022-Parking Enforcement	100.00
3023-Lift Station Maintenance	208.33
Total 3000-Repairs and Maintenance	2,957.62
4000-Utilities	
4001-Electricity/ FPL/CommonAre	152.52
4002-Miami Dade Water & Sewer	
Account#6353291620	1,683.17
Account#7430366647 Fireline	23.10
Total 4002-Miami Dade Water & Sewer	1,706.27
4003-Waste Services	3,040.54
Total 4000-Utilities	4,899.33
Total Expense	15,555.27
Net Ordinary Income	-805.74
Net Income	-805.74

METRO WAREHOUSES 441 CONDOMINIUM ASSOCIATION, INC.

Profit & Loss

November 2025

	Nov 25
Ordinary Income/Expense	
Income	
1000-Income	
1001-Maintenance Income	11,470.34
1002- Late Fee & Interest Coll.	48.76
1003-Interest income	0.12
1004-Unit Owner Violation Inc.	310.00
1015-Reimbursed Bank Fees	16.95
Total 1000-Income	11,846.17
Total Income	11,846.17
Expense	
2000-Operating Expense	
2001-Property Management Fees	1,056.00
2002-Printing and Reproduction	23.00
2003-Postage and Delivery	8.58
2005-Insurance Expense	6,058.76
2011-Document Storage Fee	30.00
2014-Bank Fees	252.00
2019-Bank Supplies	269.98
Total 2000-Operating Expense	7,698.32
3000-Repairs and Maintenance	
3001-Landscaping Services	500.00
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3023-Lift Station Maintenance	208.33
Total 3000-Repairs and Maintenance	2,957.62
4000-Utilities	
4001-Electricity/ FPL/CommonAre	152.52
4002-Miami Dade Water & Sewer Account#6353291620	1,683.17
Total 4002-Miami Dade Water & Sewer	1,683.17
4003-Waste Services	3,040.54
Total 4000-Utilities	4,876.23
Total Expense	15,532.17
Net Ordinary Income	-3,686.00
Other Income/Expense	
Other Income	
5000-Other Income	
S/A Condo Common Area Lights	26.55
SA 2025 General Repairs	5,702.59
Total 5000-Other Income	5,729.14
Total Other Income	5,729.14

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Cash Basis

METRO WAREHOUSES 441 CONDOMINIUM ASSOCIATION, INC.
Profit & Loss
November 2025

	<u>Nov 25</u>
Other Expense	
6000-Other S/A Expenses	
Structure Repairs	1,402.77
Total 6000-Other S/A Expenses	<u>1,402.77</u>
Total Other Expense	<u>1,402.77</u>
Net Other Income	<u>4,326.37</u>
Net Income	<u><u>640.37</u></u>

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METRO WAREHOUSES 441 CONDOMINIUM ASSOCIATION, INC.

12/04/25

Balance Sheet

Accrual Basis

As of November 30, 2025

	<u>Nov 30, 25</u>
ASSETS	
Current Assets	
Checking/Savings	
Truist 7983 SecurityDepositHold	13,568.00
Truist Oper. 4845	-3,652.33
Truist Reserve 4896	0.08
Truist S/A 5819	11,843.29
Total Checking/Savings	<u>21,759.04</u>
Accounts Receivable	<u>77,071.47</u>
Total Current Assets	<u>98,830.51</u>
TOTAL ASSETS	<u><u>98,830.51</u></u>
LIABILITIES & EQUITY	98,830.51