

Income	2021	2022	2023
Total Rent Revenues	\$ 716,609.00	\$ 801,766.00	\$ 820,315.00
Expenses			
Advertising & Marketing	\$ 687.11	\$ 385.20	\$ 285.00
Contract Labor			
Management	\$ 34,755.00	\$ 37,480.00	\$ 33,792.00
Maintenance	\$ 51,475.00	\$ 65,765.00	\$ 66,827.00
Rehab Units	\$ 33,655.00	\$ 37,268.24	\$ 23,687.00
Insurance	\$ 5,777.05	\$ 8,112.41	\$ 3,298.00
Supplies			
Office Supplies	\$ 3,868.41	\$ 3,782.58	\$ 1,861.22
Maintenance Supplies	\$ 21,896.53	\$ 28,969.71	\$ 26,987.00
Rehab Supplies	\$ 42,079.00	\$ 38,333.54	\$ 22,716.00
Legal & Professional Services	\$ 8,455.00	\$ 9,565.00	\$ 4,825.00
Property taxes	\$ 15,253.00	\$ 16,547.00	\$ 16,766.00
Rent & Lease	\$ 178,500.00	\$ 178,500.00	\$ 168,000.00
Business Licenses	\$ 969.89	\$ 970.20	\$ 1,077.50
Utilities			
Electric Power	\$ 6,787.01	\$ 7,293.22	\$ 22,986.00
Water Treatment	\$ 5,473.80	\$ 8,465.30	\$ 6,792.00
Tenant Trash	\$ 10,620.96	\$ 12,660.00	\$ 16,704.00
Rehab Dumpster	\$ 3,395.42	\$ 5,210.40	\$ 2,454.35
Total Expenses	\$ 423,648.18	\$ 459,307.80	\$ 419,058.07
NET OPERATING INCOME	\$ 292,960.82	\$ 342,458.20	\$ 401,256.93
Less Expenses for Buyer			
Misc Expenses		\$ 24,500.00	\$ 82,750.00
Less Rent & Lease		\$ 178,500.00	\$ 168,000.00
TOTAL EXPENSES NOT INCURRED FOR NEW BUYER		\$ 203,000.00	\$ 250,750.00
NET OPERATING INCOME FOR NEW BUYER		\$ 545,458.20	\$ 652,006.93