

| 19 N. Bridge St. Round Hill VA 20141. LOUDOUN APARTMENT BUILDING |       |             |             |                |                       |          |  |
|------------------------------------------------------------------|-------|-------------|-------------|----------------|-----------------------|----------|--|
| Location                                                         | Price | Investement | Total Rents | Total Expenses | Unforseen 1Month Rent | NOI      |  |
| Loudoun Apartment Building                                       |       |             | \$87,300    | \$20,718       |                       | \$66,582 |  |

|                  |         |
|------------------|---------|
| Taxes            | \$7,400 |
| Insurance        | \$1,300 |
| Water & Sewer    | \$2,618 |
| Electric         | \$900   |
| Gas              | \$1,700 |
| Pest Control     | \$300   |
| Landscape        | \$1,500 |
| Maint & havc est | \$5,000 |

All expenses above including Taxes, Utilities, Insurances, Utilities, etc. are as of year end 2023.