

**PROJECTED 2026 OPERATING SUMMARY FOR 2700, 2800, AND 2900 FINFEATHER**

<b>INCOME</b>	
<b>Rental Income</b>	<b>390,345.00</b>
<b>EXPENSES</b>	
<b>Insurance Expense</b>	<b>32,934.00</b>
<b>R&amp;M - Buildings</b>	<b>12,000.00</b>
<b>R&amp;M - Grounds</b>	<b>9,900.00</b>
<b>Taxes - State and Local*</b>	<b>67,045.00</b>
<b>Utilities</b>	<b>5,325.00</b>
<b>Total Expenses</b>	<b>127,204.00</b>
<b>Net Operating Income</b>	<b>263,141.00</b>

\*2025 plus reserve for \$15,325 potential increased valuations

**PROJECTED 2026 OPERATING SUMMARY FOR  
2820 FINFEATHER AND 712 ASHFORD HILLS**

<b>INCOME</b>	
<b>Rental Income</b>	<b>190,716.00</b>
<b>EXPENSES</b>	
Insurance Expense	17,346.00
R&M - Buildings	4,000.00
R&M - Grounds	3,300.00
Taxes - State and Local*	32,817.00
Utilities	-
<b>Total Expenses</b>	<b>57,463.00</b>
<b>Net Operating Income</b>	<b>133,253.00</b>

\*2025 plus reserve for \$7,050 potential increased valuations

**P&L BY PROPERTY FOR FISCAL YEAR 2025**

<b>INCOME</b>	
Rental Income and Late Charges	436,909.00
Gratis Rental Income (2820 Finfeather)	42,000.00
<b>Total Income</b>	<b>478,909.00</b>
<b>EXPENSES</b>	
Insurance Expense	50,279.00
R&M - Buildings	13,676.00
R&M - Equipment	5,791.00
R&M - Grounds	14,418.00
Taxes - State and Local	71,398.00
Utilities	5,438.00
<b>Total Expenses</b>	<b>161,000.00</b>
<b>Net Operating Income</b>	<b>317,909.00</b>