

### 12 Month Cash Flow

Period = Jan 2023-Dec 2023

Book = Cash ; Tree = mgr\_is

	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Jun 2023	Jul 2023	Aug 2023	Sep 2023	Oct 2023	Nov 2023	Dec 2023	Total
<b>INCOME</b>													
<b>TENANT RENT</b>													
Rent	9,945	9,945	8,272	12,402	9,687	9,064	12,641	11,328	10,230	6,808	10,730	8,387	119,440
<b>TOTAL TENANT RENT</b>	<b>9,945</b>	<b>9,945</b>	<b>8,272</b>	<b>12,402</b>	<b>9,687</b>	<b>9,064</b>	<b>12,641</b>	<b>11,328</b>	<b>10,230</b>	<b>6,808</b>	<b>10,730</b>	<b>8,387</b>	<b>119,440</b>
<b>RECOVERY</b>													
CAM Recovery	2,205	2,205	2,205	2,205	2,205	3,030	0	1,313	2,411	6,333	2,411	2,411	28,935
CAM Recovery Prior Year	0	0	0	0	0	2,684	0	0	0	0	0	0	2,684
<b>TOTAL RECOVERY</b>	<b>2,205</b>	<b>2,205</b>	<b>2,205</b>	<b>2,205</b>	<b>2,205</b>	<b>5,715</b>	<b>0</b>	<b>1,313</b>	<b>2,411</b>	<b>6,333</b>	<b>2,411</b>	<b>2,411</b>	<b>31,620</b>
<b>TOTAL INCOME</b>	<b>12,150</b>	<b>12,150</b>	<b>10,477</b>	<b>14,607</b>	<b>11,892</b>	<b>14,778</b>	<b>12,641</b>	<b>12,641</b>	<b>12,641</b>	<b>13,141</b>	<b>13,141</b>	<b>10,798</b>	<b>151,060</b>
<b>OPERATING EXPENSES</b>													
<b>UTILITIES</b>													
Electricity	193	236	180	123	176	152	159	184	175	523	0	4	2,105
Water & Sewer	0	521	245	124	300	431	636	318	400	309	533	0	3,817
Trash Removal Contract	140	140	140	140	127	127	253	26	153	153	153	153	1,707
<b>TOTAL UTILITIES</b>	<b>333</b>	<b>897</b>	<b>565</b>	<b>388</b>	<b>603</b>	<b>709</b>	<b>1,049</b>	<b>529</b>	<b>728</b>	<b>985</b>	<b>686</b>	<b>157</b>	<b>7,629</b>
<b>HVAC</b>													
HVAC-Contracts	0	0	0	521	0	0	0	0	0	0	0	0	521
<b>TOTAL HVAC</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>521</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>521</b>
<b>JANITORIAL</b>													
Janitorial-Contract	0	850	850	1,000	850	1,700	850	850	0	1,700	850	850	10,350
<b>TOTAL JANITORIAL</b>	<b>0</b>	<b>850</b>	<b>850</b>	<b>1,000</b>	<b>850</b>	<b>1,700</b>	<b>850</b>	<b>850</b>	<b>0</b>	<b>1,700</b>	<b>850</b>	<b>850</b>	<b>10,350</b>
<b>REPAIRS AND MAINTENANCE</b>													
Signage	0	0	0	0	40	0	0	0	0	0	0	0	40
Painting	0	0	864	0	0	0	0	0	0	0	0	0	864
Floor/Carpet Cleaning	0	0	0	250	0	0	0	0	0	0	0	0	250
Locksmith/Keys	0	0	0	0	484	0	0	0	0	0	0	0	484
Appliance Repair	0	0	132	0	0	0	0	0	0	0	0	0	132
Maint-General Repair	0	838	1,698	2,688	0	378	1,917	468	2,723	234	1,112	2,410	14,465
<b>TOTAL REPAIRS AND MAINTENANCE</b>	<b>0</b>	<b>838</b>	<b>2,695</b>	<b>2,938</b>	<b>524</b>	<b>378</b>	<b>1,917</b>	<b>468</b>	<b>2,723</b>	<b>234</b>	<b>1,112</b>	<b>2,410</b>	<b>16,235</b>
<b>LANDSCAPING</b>													
Landscape Contract	0	950	400	600	400	400	400	400	0	800	400	0	4,750

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Landscape-R&M	0	0	0	0	0	0	0	0	0	252	0	0	252
Flowers/Mulch/Tree Maint	0	0	0	0	0	0	0	0	0	0	0	3,168	3,168
<b>TOTAL LANDSCAPING</b>	<b>0</b>	<b>950</b>	<b>400</b>	<b>600</b>	<b>400</b>	<b>400</b>	<b>400</b>	<b>400</b>	<b>0</b>	<b>1,052</b>	<b>400</b>	<b>3,168</b>	<b>8,170</b>
<b>ADMINISTRATIVE</b>													
Property Management Fees	398	398	331	402	481	269	506	453	409	252	409	409	4,718
Postage	10	10	10	10	10	10	10	10	10	10	10	10	121
<b>TOTAL ADMINISTRATIVE</b>	<b>408</b>	<b>408</b>	<b>341</b>	<b>412</b>	<b>491</b>	<b>279</b>	<b>516</b>	<b>463</b>	<b>419</b>	<b>262</b>	<b>419</b>	<b>419</b>	<b>4,838</b>
<b>INSURANCE</b>													
Insurance-Fire&Casualty	585	481	153	534	509	652	532	562	562	562	0	1,086	6,220
<b>TOTAL INSURANCE</b>	<b>585</b>	<b>481</b>	<b>153</b>	<b>534</b>	<b>509</b>	<b>652</b>	<b>532</b>	<b>562</b>	<b>562</b>	<b>562</b>	<b>0</b>	<b>1,086</b>	<b>6,220</b>
<b>REAL ESTATE TAXES</b>													
Property Taxes	0	0	5,153	0	0	0	0	0	0	5,554	0	0	10,706
<b>TOTAL OPERATING EXPENSES</b>	<b>0</b>	<b>0</b>	<b>5,153</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5,554</b>	<b>0</b>	<b>0</b>	<b>10,706</b>
<b>TOTAL PROPERTY EXPENSES</b>	<b>1,326</b>	<b>4,425</b>	<b>10,157</b>	<b>6,393</b>	<b>3,377</b>	<b>4,118</b>	<b>5,263</b>	<b>3,272</b>	<b>4,432</b>	<b>10,350</b>	<b>3,467</b>	<b>8,089</b>	<b>64,670</b>
<b>TOTAL NET OPERATING INCOME</b>	<b>10,824</b>	<b>7,726</b>	<b>320</b>	<b>8,215</b>	<b>8,515</b>	<b>10,660</b>	<b>7,378</b>	<b>9,369</b>	<b>8,209</b>	<b>2,791</b>	<b>9,674</b>	<b>2,709</b>	<b>86,390</b>
<b>NET INCOME</b>	<b>10,824</b>	<b>7,726</b>	<b>320</b>	<b>8,215</b>	<b>8,515</b>	<b>10,660</b>	<b>7,378</b>	<b>9,369</b>	<b>8,209</b>	<b>2,791</b>	<b>9,674</b>	<b>2,709</b>	<b>86,390</b>