

Tenant Name	Unit No.	Base Rent	Bedroom/Bath	Square Feet	Rent/SF	Deposit
Occupied	1	\$ 970	2/1	780	\$ 1.24	\$ 700.00
Occupied	2	\$ 970	2/1	780	\$ 1.24	\$ 600.00
Occupied	3	\$ 930	2/1	780	\$ 1.19	\$ 500.00
Occupied	4	\$ 930	2/1	780	\$ 1.19	\$ 500.00
Occupied	5	\$ 950	2/1	780	\$ 1.22	\$ 500.00
Occupied	6	\$ 970	2/1	780	\$ 1.24	\$ 700.00
Occupied	7	\$ 950	2/1	780	\$ 1.22	\$ 600.00
Occupied	8	\$ 950	2/1	780	\$ 1.22	\$ 600.00
Occupied	9	\$ 970	2/1	780	\$ 1.24	\$ 500.00
Occupied	10	\$ 965	2/1	780	\$ 1.24	\$ 600.00
Occupied	11	\$ 940	2/1	780	\$ 1.21	\$ 250.00
Occupied	12	\$ 930	2/1	780	\$ 1.19	\$ 500.00

Total Monthly Rent:	\$ 11,425
<b>Total Annual Rent:</b>	<b>\$ 137,100</b>
<b>Effective Gross Rent</b>	<b>\$ 137,100</b>
<b>Expenses</b>	
Insurance	\$ 7,330
Taxes - Real Estate	\$ 19,089
Best Alarm/Fire Monitoring	\$ 720
Trash Co.	\$ 3,678
Outside lights/Electrical Hudson	\$ 720
Spectrum	\$ 8,010
Repair/Other	\$ 10,000
<b>Total Operating Expenses</b>	<b>\$ 49,548</b>
<b>Net Operating Income</b>	<b>\$ 87,553</b>