

Rent Roll & Recurring Charges

Properties: Villa Ct. 149 #A, Villa Ct. 149 #B
As of 12/22/25

Tenant	ID	Unit	Unit Type	RC
Villa Ct. 149 #A				
Morgan, Carlina	3243	149-A	Duplex	925.00
Property Total				925.00
Property Counts	1	1		1
Villa Ct. 149 #B				
Cheeseborough, Reggir	5319	149-B	Duplex	1,050.00
Property Total				1050.00
Property Counts	1	1		1
Overall Total				1975.00
Overall Counts	2	2		2

Rent Roll & Recurring Charges (Summary)

Totals for 2 Tenants				
Charge Type	Description	Customers	% Charged	% of Total \$
RC	Rent Charge	2	100.0%	100.0%
Total receipts:				1,975.00

Profit & Loss

Properties: Villa Ct. 149 #A, Villa Ct. 149 #B

01/01/24 - 12/31/24 (cash basis)

	Amount
INCOME	
4100 Rental Income (non-posting)	
4101 Rental Income	20,360.00
4100 Total Rental Income (non-posting)	20,360.00
4900 Other Property Income (non-posting)	
4901 Security Deposit Forfeitures	1,990.00
4900 Total Other Property Income (non-posting)	1,990.00
TOTAL INCOME	22,350.00
EXPENSE	
5000 Management Fees	
50002 Maintenance Fee	49.88
5000 Other Management Fees	1,788.00
5000 Total Management Fees	1,837.88
5003 Administrative Fee - Annual	100.00
5031 Pest Control	300.00
5104 Maintenance	245.00
5105 Cleaning	285.00
5108 Plumbing	115.00
5109 Repairs	460.00
5112 Heating & A/C Repairs	449.00
5114 Keys and Locks	225.00
5116 Trash Removal	330.00
5030 Cleaning & Maintenance Expense	
5037 Grounds Maintenance Contract	720.12
5030 Total Cleaning & Maintenance Expense	720.12
5060 Legal and Other Professional Fees	
5063 Magistrate fee	50.00
5060 Total Legal and Other Professional Fees	50.00
5100 Repairs & Maintenance Expense	
5103 Carpet Cleaning/Carpet Repair/Water Extraction	
51033 Carpet Cleaning	310.00
5103 Total Carpet Cleaning/Carpet Repair/Water Extrac	310.00
5100 Total Repairs & Maintenance Expense	310.00
5400 Utilities Expense	
5404 Electric & Gas	83.00
5400 Total Utilities Expense	83.00
5011 Lease Renewal Fee	50.00
TOTAL EXPENSE	5,560.00
NET INCOME	16,790.00

NET INCOME SUMMARY

Income	22,350.00
Expense	-5,560.00
NET INCOME	16,790.00

Profit & Loss

Properties: Villa Ct. 149 #A,Villa Ct. 149 #B

01/01/25 - 12/22/25 (cash basis)

	Amount
INCOME	
4100 Rental Income (non-posting)	
4101 Rental Income	
4700 Prepaid Income	1,050.00
4101 Other Rental Income	22,685.00
4101 Total Rental Income	23,735.00
4100 Total Rental Income (non-posting)	23,735.00
4900 Other Property Income (non-posting)	
4913 Collections	460.00
4900 Total Other Property Income (non-posting)	460.00
TOTAL INCOME	24,195.00
EXPENSE	
5000 Management Fees	
50002 Maintenance Fee	54.57
5000 Other Management Fees	1,851.60
5000 Total Management Fees	1,906.17
5002 Leasing Fee	200.00
5003 Administrative Fee - Annual	100.00
5104 Maintenance	160.00
5105 Cleaning	90.00
5108 Plumbing	1,450.50
5109 Repairs	150.00
5112 Heating & A/C Repairs	78.00
5113 Roof Repairs	800.00
5114 Keys and Locks	35.00
5030 Cleaning & Maintenance Expense	
5037 Grounds Maintenance Contract	420.06
5030 Total Cleaning & Maintenance Expense	420.06
5060 Legal and Other Professional Fees	
5063 Magistrate fee	-10.00
5060 Total Legal and Other Professional Fees	-10.00
5400 Utilities Expense	
5404 Electric & Gas	394.00
5400 Total Utilities Expense	394.00
5011 Lease Renewal Fee	50.00
TOTAL EXPENSE	5,823.73
NET INCOME	18,371.27

NET INCOME SUMMARY

Income	24,195.00
Expense	-5,823.73
NET INCOME	18,371.27