



COLLEEN BRACCI
REAL ESTATE TEAM

INCOME & EXPENSE - 189 Lake & 201 Lake

189 Lake Avenue

1	Office		
2	Marisol Santiago	\$900	Moving in 11/1/25
3	Patricia Ivy	\$675	Owes \$11k + Eviction Filed
3A	Listed for Rent	\$760	
4	Regina Jones	\$760	
5	Derrick Taylor	\$625	
6	Candida Rivera	\$705	
7	Jermaine Jackson	\$700	
8	Yadiely Reyes	\$975	
9	Debra Maddox	\$825	
10	Listed for Rent	\$760	
11	Glynn Manigault	\$630	
12	Orquidea Caba	\$850	
13	Guillermo Cruz	\$975	
14	Yamil Morales Santiago	\$975	
15	Vacant-Needs Rent Ready	*\$760	*Projected
16	Anthony Royster	\$700	
17	John Rivera	\$850	Owes \$3275 Eviction Filed
18	Jean Estor	\$700	
19	Eddie (old prop mgr.)	No Charge	
20	Jayden Rivera	\$725	
21	Curtis Smith	\$525	
22	Listed for rent	*\$760	*Projected
24	Listed for rent	*\$760	*Projected
26	Listed for rent	*\$760	*Projected
28	Roy Brudz	\$575	
30	Listed for rent	*\$760	*Projected

Current Monthly Income \$18,990

Current Gross ANNUAL Income \$227,880

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RE/MAX REALTY GROUP



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189 Lake, continued

Expenses:

Utilities	\$20,000
Insurance	\$6,765
Taxes	\$35,293
Maintenance	\$1,899

Total Expenses \$63,957

NET INCOME \$163,923

205 Lake Avenue

1	Christina Deveto	\$710
2	Daisy Vazquez	\$850
3	Listed for rent	\$750
4	Mary Lou Cruz Guadalupe	\$775
5	Lolita Chatman	\$645
6	Mark Mendrick	\$650
7	Kyler Beabout	\$650
8	Listed for rent	\$750
9	Ricardo A. Cadiz	\$950
10	Maria D. Carmen Perez Tapia	\$975
11	Listed for rent	\$750

Owes \$1700

Eviction Filed

Projected

Projected

Projected

Current Monthly Income \$7,805

Current Gross ANNUAL Income \$93,660

Expenses:

Utilities	\$10,000
Insurance	\$5,147
Taxes	\$15,995
Maintenance	\$9,366

Total Expenses \$40,508

NET INCOME \$53,152

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