

Rent Roll

Shelton Way (43), 18039 Underwood Dr (19), 37739 Kershaw Creek (55), 37816 Toby Terrace (10), 37742 Shelton Way (35), 37755 Hayes Lane (78), 37814 Toby Terrace (11), 18055 Underwood Dr (15), 37831 Toby Terrace (97), 37774 Shelton Way (27), 18109 Underwood Dr (88), 37827 Toby Terrace (96), 37771 Shelton Way (40), 37767 Shelton Way (39), 18117 Underwood Dr (86), 37807 Toby Terrace (91), 37762 Hayes Lane (70), 37766 Hayes Lane (69), 37758 Hayes Lane (71), 37778 Hayes Lane (66), 37766 Shelton Way (29), 37786 Kershaw Creek (45), 37770 Hayes Lane (68), 37823 Toby Terrace (95), 37819 Toby Terrace (94), 37786 Shelton Way (24)

As Of = 08/20/2025

Month = 08/2025

Property	Total	Square	Tenant	Tenant Rent	Tenant	Other	Misc	Misc	Average	Average	Average	Balance
	Units	Footage	Rent	per Sqft	Deposit	Deposit		per Sqft	Market	Tenant	Deposit	
									Rent	Rent		
37810 Toby Terrace (12)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	250.00	250.00	0.00	0.00
37763 Shelton Way (38)	1	0.00	270.00	0.00	100.00	0.00	35.00	0.00	250.00	270.00	100.00	-270.00
37779 Shelton Way (42)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	195.00	250.00	0.00	-217.75
37779 Hayes Lane (84)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	220.00	0.00	0.00	0.00
37758 Shelton Way (31)	1	0.00	270.00	0.00	0.00	0.00	35.00	0.00	250.00	270.00	0.00	-270.00
37747 Shelton Way (36)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	250.00	250.00	0.00	0.00
37794 Shelton Way (22)	1	1,530.00	1,000.00	0.65	1,000.00	0.00	70.00	0.05	1,000.00	1,000.00	1,000.00	-1,510.62
37779 Kershaw Creek (64)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37835 Toby Terrace (102)	1	0.00	370.00	0.00	410.00	0.00	35.00	0.00	295.00	370.00	410.00	0.00
37815 Toby Terrace (93)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	220.00	0.00	0.00	0.00
37767 Hayes Lane (83)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	220.00	250.00	0.00	0.00
37850 Toby Terrace (1)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	250.00	250.00	0.00	0.00
37771 Kershaw Creek (62)	1	1,200.00	1,350.00	1.13	1,350.00	0.00	70.00	0.06	1,350.00	1,350.00	1,350.00	0.00
37759 Kershaw Creek (59)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37747 Kershaw Creek (57)	1	0.00	270.00	0.00	100.00	0.00	35.00	0.00	250.00	270.00	100.00	-270.00
37783 Shelton Way (43)	1	0.00	250.00	0.00	0.00	0.00	35.00	0.00	195.00	250.00	0.00	0.00
18039 Underwood Dr (19)	1	1,280.00	0.00	0.00	1,100.00	0.00	0.00	0.00	1,100.00	0.00	1,100.00	0.74
37739 Kershaw Creek (55)	1	0.00	270.00	0.00	100.00	0.00	35.00	0.00	250.00	270.00	100.00	-270.00
37816 Toby Terrace (10)	1	0.00	250.00	0.00	100.00	0.00	35.00	0.00	250.00	250.00	100.00	0.00
37742 Shelton Way (35)	1	1,000.00	1,250.00	1.25	1,250.00	0.00	105.00	0.11	1,250.00	1,250.00	1,250.00	0.00
37755 Hayes Lane (78)	1	2,240.00	1,300.00	0.58	1,300.00	0.00	35.00	0.02	1,300.00	1,300.00	1,300.00	0.00
37814 Toby Terrace (11)	1	900.00	974.00	1.08	0.00	0.00	35.00	0.04	250.00	974.00	0.00	0.00
18055 Underwood Dr (15)	1	1,736.00	1,100.00	0.63	1,100.00	0.00	35.00	0.02	1,100.00	1,100.00	1,100.00	0.00
37831 Toby Terrace (97)	1	2,000.00	825.00	0.41	800.00	0.00	105.00	0.05	800.00	825.00	800.00	0.00
37774 Shelton Way (27)	1	900.00	875.00	0.97	850.00	0.00	35.00	0.04	850.00	875.00	850.00	-480.00
18109 Underwood Dr (88)	1	1,000.00	1,200.00	1.20	1,200.00	0.00	105.00	0.11	1,200.00	1,200.00	1,200.00	-0.88
37827 Toby Terrace (96)	1	1,000.00	950.00	0.95	950.00	0.00	35.00	0.04	950.00	950.00	950.00	158.02
37771 Shelton Way (40)	1	850.00	950.00	1.12	900.00	0.00	35.00	0.04	900.00	950.00	900.00	0.00
37767 Shelton Way (39)	1	900.00	800.00	0.89	600.00	0.00	70.00	0.08	850.00	800.00	600.00	0.00
18117 Underwood Dr (86)	1	1,040.00	0.00	0.00	0.00	0.00	0.00	0.00	1,000.00	0.00	0.00	0.00
37807 Toby Terrace (91)	1	0.00	245.00	0.00	195.00	0.00	35.00	0.00	195.00	245.00	195.00	0.00
37762 Hayes Lane (70)	1	1,000.00	1,050.00	1.05	1,050.00	0.00	35.00	0.04	1,050.00	1,050.00	1,050.00	479.21
37766 Hayes Lane (69)	1	1,000.00	1,000.00	1.00	1,000.00	0.00	70.00	0.07	1,000.00	1,000.00	1,000.00	0.00
37758 Hayes Lane (71)	1	850.00	900.00	1.06	900.00	0.00	35.00	0.04	900.00	900.00	900.00	409.99
37778 Hayes Lane (66)	1	1,250.00	1,200.00	0.96	1,200.00	0.00	70.00	0.06	1,200.00	1,200.00	1,200.00	1,391.69
37766 Shelton Way (29)	1	1,000.00	950.00	0.95	950.00	0.00	35.00	0.04	950.00	950.00	950.00	0.00
37786 Kershaw Creek (45)	1	1,100.00	1,200.00	1.09	1,200.00	0.00	35.00	0.03	1,200.00	1,200.00	1,200.00	0.00
37770 Hayes Lane (68)	1	896.00	0.00	0.00	0.00	0.00	0.00	0.00	900.00	0.00	0.00	0.00
37823 Toby Terrace (95)	1	900.00	825.00	0.92	825.00	0.00	35.00	0.04	825.00	825.00	825.00	0.00
37819 Toby Terrace (94)	1	1,064.00	1,000.00	0.94	1,000.00	0.00	35.00	0.03	1,000.00	1,000.00	1,000.00	0.00
37786 Shelton Way (24)	1	980.00	1,100.00	1.12	1,100.00	0.00	35.00	0.04	1,100.00	1,100.00	1,100.00	0.00

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As Of = 08/20/2025

Month = 08/2025

Property	Total	Square	Tenant	Tenant Rent	Tenant	Other	Misc	Misc	Average	Average	Average	Balance
	Units	Footage	Rent	per Sqft	Deposit	Deposit		per Sqft	Market	Tenant	Deposit	
									Rent	Rent		
37762 Shelton Way (30)	1	1,280.00	1,150.00	0.90	1,150.00	0.00	70.00	0.05	1,150.00	1,150.00	1,150.00	0.00
37811 Toby Terrace (92) - move in 9/1	1	980.00	1,100.00	1.12	1,100.00	0.00	35.00	0.04	1,100.00	1,100.00	1,100.00	1,100.00
37802 Toby Terrace (14)	1	980.00	1,075.00	1.10	1,075.00	0.00	70.00	0.07	1,075.00	1,075.00	1,075.00	0.00
37775 Kershaw Creek (63)	1	1,200.00	1,250.00	1.04	1,250.00	0.00	35.00	0.03	1,250.00	1,250.00	1,250.00	0.00
37782 Kershaw Creek (46)	1	1,200.00	0.00	0.00	0.00	0.00	0.00	0.00	1,350.00	0.00	0.00	0.00
37774 Kershaw Creek (47)	1	1,200.00	1,350.00	1.13	1,350.00	0.00	35.00	0.03	1,350.00	1,350.00	1,350.00	0.00
18047 Underwood Dr (17)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37746 Hayes Lane (73)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37750 Hayes Lane (72)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37775 Shelton Way (41)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37750 Kershaw Creek (52)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37758 Kershaw Creek (50)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37759 Shelton Way (37)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37762 Kershaw Creek (49)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37763 Kershaw Creek (60)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
37770 Kershaw Creek (48)	1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00
18043 Underwood Dr (18)	1	0.00	270.00	0.00	0.00	0.00	35.00	0.00	250.00	270.00	0.00	-205.02
Total	58	34,456.00	30,339.00	0.88	27,455.00	0.00	1,820.00	0.05	656.72	722.36	653.69	45.38

Summary Groups	Square	Actual	Security	Other	Misc	# Of	% Unit	% Sqft	Balance
	Footage	Rent	Deposit	Deposits		Units	Occupancy	Occupied	
Current/Notice/Vacant Tenants	34,456.00	30,339.00	27,455.00	0.00	1,820.00	58	72.41	90.89	45.38
Future Tenants/Applicants	0.00	0.00	0.00	0.00	0.00	0	0.00	0.00	0.00
Occupied Units	31,320.00	0.00	0.00	0.00	0.00	41	72.41	90.89	0.00
Total Vacant Units	3,136.00	0.00	0.00	0.00	0.00	17	27.58	9.10	0.00
Totals:	34,456.00	30,339.00	27,455.00	0.00	1,820.00	58	100.00	100.00	45.38