

Property Portfolio Summary

This document outlines the property details, annual taxes, homeowners insurance (HOI), and rental income for each real estate asset in the portfolio.

Overview Table

Property Address	Property Type	Beds / Baths	Monthly Rent	Lease Type	2025 Property Taxes	Annual Insurance
899 Tall Pines Rd	Single Family Home	3 Beds / 2 Baths	\$1,650.00	Month-to-Month	\$787.69	\$565.00
4151 W Center St Ext	Single Family Home	3 Beds / 2 Baths	\$1,700.00	Month-to-Month	\$484.65*	\$540.00
4153 W Center St Ext	Manufactured Home	3 Beds / 2 Baths	\$1,025.00	Month-to-Month	Shared with 4151*	\$559.00
213 Mt Olivet Church Rd	Single Family Home	3 Beds / 2 Baths	\$1,850.00	Month-to-Month	\$1,136.62	\$605.00
160 Motor Rd	Single Family Home	2 Beds / 2 Baths	\$1,550.00	Month-to-Month	\$714.73	\$541.00

**Note: 4151 W Center St Ext and 4153 W Center St Ext are on the same deed and share the \$484.65 annual property taxes.*

Detailed Property Notes

- **899 Tall Pines Rd:** Features 3 bedrooms, 2 bathrooms. Currently rented at \$1,650/month on a month-to-month agreement. 2025 property taxes are \$787.69/year, with annual homeowners insurance at \$565.00.
- **4151 W Center St Ext:** Features 3 bedrooms, 2 bathrooms. Rents for \$1,700/month on a month-to-month agreement. Annual insurance is \$540.00. Shares the same deed and \$484.65/year property taxes with 4153 W Center St Ext.
- **4153 W Center St Ext:** A 3 bedroom, 2 bathroom manufactured home equipped with its own septic tank. Rents for \$1,025/month on a month-to-month basis. Annual insurance is \$559.00. Shares property taxes (\$484.65/year) and deed with 4151 W Center St Ext.
- **213 Mt Olivet Church Rd:** Features 3 bedrooms, 2 bathrooms. Currently generating \$1,850/month in rent with a month-to-month tenant. 2025 property taxes are \$1,136.62/year, and annual insurance is \$605.00.
- **160 Motor Rd:** Features 2 bedrooms, 2 bathrooms. Rents for \$1,550/month on a month-to-month basis. 2025 property taxes are \$714.73/year, with annual homeowners insurance set at \$541.00.