

## Cash Flow - 12 Month

Krone & Bushard, Inc.

Properties: 373 - 4867 Santa Cruz Ave San Diego, CA 92107

Period Range: Jan 2024 to Dec 2024

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
<b>Operating Income &amp; Expense</b>													
<b>Income</b>													
<b>RENTS</b>													
Rent Income	17,370.00	17,370.00	18,045.00	18,045.00	16,445.00	18,100.00	17,406.67	18,100.00	18,500.00	18,500.00	18,500.00	16,665.00	213,046.67
<b>Total RENTS</b>	<b>17,370.00</b>	<b>17,370.00</b>	<b>18,045.00</b>	<b>18,045.00</b>	<b>16,445.00</b>	<b>18,100.00</b>	<b>17,406.67</b>	<b>18,100.00</b>	<b>18,500.00</b>	<b>18,500.00</b>	<b>18,500.00</b>	<b>16,665.00</b>	<b>213,046.67</b>
<b>FEES</b>													
Other Income	0.00	0.00	0.00	0.00	0.00	-1,600.00	0.00	0.00	0.00	0.00	0.00	0.00	-1,600.00
<b>Total FEES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-1,600.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-1,600.00</b>
Application Fee Income	0.00	0.00	0.00	0.00	0.00	105.00	-105.00	0.00	0.00	0.00	0.00	0.00	0.00
Laundry Income	80.90	123.14	102.22	109.94	0.00	89.40	49.13	92.74	115.27	102.02	119.35	122.98	1,107.09
<b>Total Operating Income</b>	<b>17,450.90</b>	<b>17,493.14</b>	<b>18,147.22</b>	<b>18,154.94</b>	<b>16,445.00</b>	<b>16,694.40</b>	<b>17,350.80</b>	<b>18,192.74</b>	<b>18,615.27</b>	<b>18,602.02</b>	<b>18,619.35</b>	<b>16,787.98</b>	<b>212,553.76</b>
<b>Expense</b>													
<b>CLEANING AND MAINTENANCE</b>													
Carpet Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	100.00	0.00	0.00	0.00	0.00	0.00	100.00
General Maintenance Labor	0.00	862.50	150.00	0.00	150.00	0.00	600.00	266.50	500.50	0.00	346.50	269.50	3,145.50
Landscaping	120.00	120.00	120.00	120.00	120.00	120.00	120.00	120.00	120.00	120.00	120.00	120.00	1,440.00
Cleaning and Maintenance -Other	0.00	0.00	0.00	0.00	0.00	-800.00	255.00	0.00	0.00	0.00	0.00	255.00	-290.00
<b>Total CLEANING AND MAINTENANCE</b>	<b>120.00</b>	<b>982.50</b>	<b>270.00</b>	<b>120.00</b>	<b>270.00</b>	<b>-680.00</b>	<b>1,075.00</b>	<b>386.50</b>	<b>620.50</b>	<b>120.00</b>	<b>466.50</b>	<b>644.50</b>	<b>4,395.50</b>
<b>INSURANCE</b>													
Building Property Insurance	0.00	0.00	0.00	0.00	0.00	1,324.75	1,328.75	0.00	0.00	438.91	442.92	442.92	3,978.25
<b>Total INSURANCE</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,324.75</b>	<b>1,328.75</b>	<b>0.00</b>	<b>0.00</b>	<b>438.91</b>	<b>442.92</b>	<b>442.92</b>	<b>3,978.25</b>

## Cash Flow - 12 Month

Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
Management fees	1,042.20	1,042.20	1,082.70	1,082.70	986.70	867.00	1,263.40	1,086.00	1,110.00	1,110.00	1,110.00	999.90	12,782.80
<b>REPAIRS</b>													
Painting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,408.10	2,408.10
Plumbing	816.89	1,087.50	0.00	0.00	257.50	187.50	712.50	154.00	0.00	154.00	308.00	154.00	3,831.89
Flooring	0.00	0.00	0.00	0.00	0.00	750.38	0.00	0.00	0.00	0.00	0.00	996.16	1,746.54
Repairs - Other	0.00	1,087.50	262.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	762.00	2,112.00
Unit Turnover	0.00	0.00	0.00	0.00	2,520.00	1,584.00	2,880.00	0.00	0.00	0.00	0.00	2,592.00	9,576.00
Carpet	0.00	0.00	0.00	0.00	0.00	1,115.46	0.00	0.00	0.00	0.00	0.00	0.00	1,115.46
Countertops	0.00	0.00	0.00	0.00	0.00	5,000.00	0.00	0.00	0.00	0.00	0.00	2,100.00	7,100.00
<b>Total REPAIRS</b>	<b>816.89</b>	<b>2,175.00</b>	<b>262.50</b>	<b>0.00</b>	<b>2,777.50</b>	<b>8,637.34</b>	<b>3,592.50</b>	<b>154.00</b>	<b>0.00</b>	<b>154.00</b>	<b>308.00</b>	<b>9,012.26</b>	<b>27,889.99</b>
<b>Supplies</b>													
Maintenance Materials	333.89	77.47	356.43	0.00	0.00	2,379.23	0.00	1,035.14	111.65	53.70	248.23	1,781.96	6,377.70
<b>Total Supplies</b>	<b>333.89</b>	<b>77.47</b>	<b>356.43</b>	<b>0.00</b>	<b>0.00</b>	<b>2,379.23</b>	<b>0.00</b>	<b>1,035.14</b>	<b>111.65</b>	<b>53.70</b>	<b>248.23</b>	<b>1,781.96</b>	<b>6,377.70</b>
<b>TAXES</b>													
Property Tax	0.00	0.00	4,830.77	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4,941.59	0.00	9,772.36
Office Rent	95.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	95.00
<b>Total TAXES</b>	<b>95.00</b>	<b>0.00</b>	<b>4,830.77</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>4,941.59</b>	<b>0.00</b>	<b>9,867.36</b>
<b>UTILITIES</b>													
Electricity	304.85	275.11	247.46	243.43	0.00	0.00	50.13	103.71	200.23	180.96	136.57	282.04	2,024.49
Water	0.00	0.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	1,000.00	0.00	0.00	1,000.00	8,000.00
<b>Total UTILITIES</b>	<b>304.85</b>	<b>275.11</b>	<b>1,247.46</b>	<b>1,243.43</b>	<b>1,000.00</b>	<b>1,000.00</b>	<b>1,050.13</b>	<b>1,103.71</b>	<b>1,200.23</b>	<b>180.96</b>	<b>136.57</b>	<b>1,282.04</b>	<b>10,024.49</b>
<b>OTHER</b>													
Fire/Life Safety	383.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	127.74	510.74
<b>Total OTHER</b>	<b>383.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>127.74</b>	<b>510.74</b>
<b>Wages, Salary</b>													
Bonus	0.00	1,810.86	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,810.86
<b>Total Wages, Salary</b>	<b>0.00</b>	<b>1,810.86</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,810.86</b>
CB Admin Fees	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	50.00	600.00
<b>Total Operating Expense</b>	<b>3,145.83</b>	<b>6,413.14</b>	<b>8,099.86</b>	<b>2,496.13</b>	<b>5,084.20</b>	<b>13,578.32</b>	<b>8,359.78</b>	<b>3,815.35</b>	<b>3,092.38</b>	<b>2,107.57</b>	<b>7,703.81</b>	<b>14,341.32</b>	<b>78,237.69</b>
<b>NOI - Net Operating Income</b>	<b>14,305.07</b>	<b>11,080.00</b>	<b>10,047.36</b>	<b>15,658.81</b>	<b>11,360.80</b>	<b>3,116.08</b>	<b>8,991.02</b>	<b>14,377.39</b>	<b>15,522.89</b>	<b>16,494.45</b>	<b>10,915.54</b>	<b>2,446.66</b>	<b>134,316.07</b>

## Cash Flow - 12 Month

Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
<b>Other Income &amp; Expense</b>													
<b>Other Expense</b>													
<b>CAPITAL EXPENSES</b>													
Appliances	0.00	0.00	0.00	0.00	120.00	925.56	0.00	0.00	0.00	0.00	0.00	0.00	1,045.56
<b>Total CAPITAL EXPENSES</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>120.00</b>	<b>925.56</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,045.56</b>
<b>Total Other Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>120.00</b>	<b>925.56</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,045.56</b>
<b>Net Other Income</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-120.00</b>	<b>-925.56</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-1,045.56</b>
Total Income	17,450.90	17,493.14	18,147.22	18,154.94	16,445.00	16,694.40	17,350.80	18,192.74	18,615.27	18,602.02	18,619.35	16,787.98	212,553.76
Total Expense	3,145.83	6,413.14	8,099.86	2,496.13	5,204.20	14,503.88	8,359.78	3,815.35	3,092.38	2,107.57	7,703.81	14,341.32	79,283.25
<b>Net Income</b>	<b>14,305.07</b>	<b>11,080.00</b>	<b>10,047.36</b>	<b>15,658.81</b>	<b>11,240.80</b>	<b>2,190.52</b>	<b>8,991.02</b>	<b>14,377.39</b>	<b>15,522.89</b>	<b>16,494.45</b>	<b>10,915.54</b>	<b>2,446.66</b>	<b>133,270.51</b>
<b>Other Items</b>													
Mgmt Held Security Deposits	0.00	0.00	0.00	0.00	0.00	3,850.00	0.00	0.00	0.00	0.00	0.00	-3,850.00	0.00
Owner Held Security Deposits	0.00	0.00	0.00	0.00	0.00	-2,595.00	0.00	0.00	0.00	0.00	0.00	5,750.00	3,155.00
Pet Deposit	0.00	0.00	0.00	0.00	0.00	500.00	0.00	0.00	0.00	0.00	0.00	0.00	500.00
Rent	1,900.00	475.00	1,975.00	-2,280.00	305.00	-325.00	325.00	-300.00	2,275.00	-2,300.00	4,300.00	-2,300.00	4,050.00
Owner Distribution	-14,305.07	-11,080.00	-10,047.36	-15,658.81	-11,240.80	-3,550.52	-9,386.02	-14,377.39	-15,522.89	-16,000.00	-11,000.00	-10,000.00	-142,168.86
<b>Net Other Items</b>	<b>-12,405.07</b>	<b>-10,605.00</b>	<b>-8,072.36</b>	<b>-17,938.81</b>	<b>-10,935.80</b>	<b>-2,120.52</b>	<b>-9,061.02</b>	<b>-14,677.39</b>	<b>-13,247.89</b>	<b>-18,300.00</b>	<b>-6,700.00</b>	<b>-10,400.00</b>	<b>-134,463.86</b>
<b>Cash Flow</b>	<b>1,900.00</b>	<b>475.00</b>	<b>1,975.00</b>	<b>-2,280.00</b>	<b>305.00</b>	<b>70.00</b>	<b>-70.00</b>	<b>-300.00</b>	<b>2,275.00</b>	<b>-1,805.55</b>	<b>4,215.54</b>	<b>-7,953.34</b>	<b>-1,193.35</b>
<b>Beginning Cash</b>	<b>2,560.00</b>	<b>4,460.00</b>	<b>4,935.00</b>	<b>6,910.00</b>	<b>4,630.00</b>	<b>4,935.00</b>	<b>5,005.00</b>	<b>4,935.00</b>	<b>4,635.00</b>	<b>6,910.00</b>	<b>5,104.45</b>	<b>9,319.99</b>	<b>2,560.00</b>
<b>Beginning Cash + Cash Flow</b>	<b>4,460.00</b>	<b>4,935.00</b>	<b>6,910.00</b>	<b>4,630.00</b>	<b>4,935.00</b>	<b>5,005.00</b>	<b>4,935.00</b>	<b>4,635.00</b>	<b>6,910.00</b>	<b>5,104.45</b>	<b>9,319.99</b>	<b>1,366.65</b>	<b>1,366.65</b>
<b>Actual Ending Cash</b>	<b>4,460.00</b>	<b>4,935.00</b>	<b>6,910.00</b>	<b>4,630.00</b>	<b>4,935.00</b>	<b>5,005.00</b>	<b>4,935.00</b>	<b>4,635.00</b>	<b>6,910.00</b>	<b>5,104.45</b>	<b>9,319.99</b>	<b>1,366.65</b>	<b>1,366.65</b>