

Profit & Loss 12 Month Recap

Property: 7th Street

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

	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24	DEC 24	TOTAL
INCOME													
4100 Rental Income													
4101 Rental Income	13,150.00	13,150.00	10,650.00	12,650.00	10,650.00	10,600.00	12,065.00	13,124.68	13,050.00	13,050.00	13,050.00	13,170.00	148,359.68
4103 Pet Fees	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	75.00	900.00
4108 Application Fees	0.00	0.00	0.00	0.00	90.00	0.00	90.00	0.00	0.00	0.00	0.00	0.00	180.00
4110 Late Fees	50.00	75.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75.00	200.00
4100 Total Rental Inco	13,275.00	13,300.00	10,725.00	12,725.00	10,815.00	10,675.00	12,230.00	13,199.68	13,125.00	13,125.00	13,125.00	13,320.00	149,639.68
4130 Concession Credits	0.00	0.00	0.00	0.00	0.00	-100.00	0.00	0.00	0.00	0.00	0.00	0.00	-100.00
7000 Utility Reimbursmen													
4400 Utility Income (noi													
4403 Water	425.00	425.00	350.00	350.00	350.00	275.00	350.00	470.00	425.00	400.00	450.00	425.00	4,695.00
4400 Total Utility Inco	425.00	425.00	350.00	350.00	350.00	275.00	350.00	470.00	425.00	400.00	450.00	425.00	4,695.00
7000 Total Utility Reimt	425.00	425.00	350.00	350.00	350.00	275.00	350.00	470.00	425.00	400.00	450.00	425.00	4,695.00
9250 Tenant paid early	120.00	0.00	0.00	0.00	0.00	0.00	120.00	-2,525.00	2,525.00	0.00	0.00	0.00	240.00
TOTAL INCOME	13,820.00	13,725.00	11,075.00	13,075.00	11,165.00	10,850.00	12,700.00	11,144.68	16,075.00	13,525.00	13,575.00	13,745.00	154,474.68
EXPENSE													
5050 Insurance Expense (													
5052 Building/Commerc	0.00	0.00	0.00	0.00	0.00	2,832.30	0.00	0.00	0.00	0.00	0.00	0.00	2,832.30
5050 Total Insurance E	0.00	0.00	0.00	0.00	0.00	2,832.30	0.00	0.00	0.00	0.00	0.00	0.00	2,832.30
5100 UNIT-Repairs & Mai													
5104 UNIT - Maintenanc	0.00	0.00	0.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	1,050.00	0.00	1,250.00
5107 Annual Maintenanc													
5110 Fire Pevention	0.00	0.00	0.00	0.00	0.00	93.00	0.00	0.00	0.00	0.00	0.00	0.00	93.00
5107 Total Annual M	0.00	0.00	0.00	0.00	0.00	93.00	0.00	0.00	0.00	0.00	0.00	0.00	93.00
5108 UNIT - Plumbing	0.00	0.00	534.60	200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	734.60
5109 UNIT - Miscellane	0.00	0.00	0.00	0.00	140.00	25.86	0.00	0.00	0.00	0.00	309.85	0.00	475.71
5118 UNIT - Electrical	0.00	0.00	350.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	350.00
5100 Total UNIT-Repai	0.00	0.00	884.60	400.00	140.00	118.86	0.00	0.00	0.00	0.00	1,359.85	0.00	2,903.31
5150 BLDG Maintenance													
5152 BLDG - Landscap	0.00	300.00	120.00	0.00	0.00	240.00	0.00	300.00	0.00	240.00	0.00	240.00	1,440.00
5153 BLDG - Pest Cont	150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	96.00	0.00	274.00	0.00	520.00
5154 BLDG - Labor	0.00	0.00	250.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	250.00
5150 Total BLDG Maint	150.00	300.00	370.00	0.00	0.00	240.00	0.00	300.00	96.00	240.00	274.00	240.00	2,210.00
5200 Turnover Expense													
5801 Turnover Cleanin	0.00	0.00	0.00	0.00	125.00	0.00	120.00	0.00	0.00	0.00	0.00	0.00	245.00

	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24	DEC 24	TOTAL
5802 Turnover Painting	0.00	0.00	0.00	0.00	260.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	260.00
5806 Turnover Mainten	0.00	0.00	0.00	0.00	175.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	175.00
5812 Turnover Demoliti	0.00	0.00	0.00	342.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	342.00
5200 Total Turnover Ex	0.00	0.00	0.00	342.00	560.00	0.00	120.00	0.00	0.00	0.00	0.00	0.00	1,022.00
5225 Maintenance Suppli													
5201 Plumbing Supplie	0.00	964.78	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	964.78
5204 Maintenance Sup	0.00	0.00	537.54	0.00	0.00	0.00	0.00	0.00	24.47	0.00	525.55	0.00	1,087.56
5225 Total Maintenance	0.00	964.78	537.54	0.00	0.00	0.00	0.00	0.00	24.47	0.00	525.55	0.00	2,052.34
5300 Move-out Expense													
6301 Move out - Cleani	0.00	0.00	0.00	0.00	0.00	-225.00	0.00	0.00	0.00	0.00	0.00	0.00	-225.00
6304 Move out - Dama	0.00	0.00	0.00	0.00	0.00	-330.00	0.00	0.00	0.00	0.00	0.00	0.00	-330.00
5300 Total Move-out Ex	0.00	0.00	0.00	0.00	0.00	-555.00	0.00	0.00	0.00	0.00	0.00	0.00	-555.00
5400 Utilities Expense													
5402 Water, Sewer and													
5405 Trash	489.53	489.53	489.53	489.53	489.53	489.53	489.53	514.26	514.26	514.26	514.26	0.00	5,483.75
5402 Other Water, S	205.22	232.55	256.44	0.00	412.54	0.00	384.11	0.00	496.85	245.21	259.89	264.31	2,757.12
5402 Total Water, Se	694.75	722.08	745.97	489.53	902.07	489.53	873.64	514.26	1,011.11	759.47	774.15	264.31	8,240.87
5400 Total Utilities Exp	694.75	722.08	745.97	489.53	902.07	489.53	873.64	514.26	1,011.11	759.47	774.15	264.31	8,240.87
5600 Office Expense (non													
5604 Software													
5610 Pay Lease	6.48	6.48	7.56	10.40	5.40	4.32	5.40	5.40	10.40	6.48	4.32	4.32	76.96
5604 Total Software	6.48	6.48	7.56	10.40	5.40	4.32	5.40	5.40	10.40	6.48	4.32	4.32	76.96
5607 Screening Fees	0.00	0.00	0.00	17.00	119.00	0.00	34.00	0.00	0.00	0.00	0.00	0.00	170.00
5612 Business License	0.00	0.00	0.00	0.00	0.00	0.00	360.00	480.00	0.00	0.00	0.00	0.00	840.00
5600 Total Office Exper	6.48	6.48	7.56	27.40	124.40	4.32	399.40	485.40	10.40	6.48	4.32	4.32	1,086.96
9500 NON -RECOVERAB													
9530 Office Expense													
9538 Taxes Expense													
5301 Property Tax	8,318.18	0.00	10,367.50	0.00	10,365.16	0.00	-9,124.01	-1,527.33	0.00	0.00	9,908.94	-1,946.08	26,362.36
9538 Total Taxes	8,318.18	0.00	10,367.50	0.00	10,365.16	0.00	-9,124.01	-1,527.33	0.00	0.00	9,908.94	-1,946.08	26,362.36
9530 Total Office Exp	8,318.18	0.00	10,367.50	0.00	10,365.16	0.00	-9,124.01	-1,527.33	0.00	0.00	9,908.94	-1,946.08	26,362.36
9500 Total NON -RECC	8,318.18	0.00	10,367.50	0.00	10,365.16	0.00	-9,124.01	-1,527.33	0.00	0.00	9,908.94	-1,946.08	26,362.36
TOTAL EXPENSE	9,169.41	1,993.34	12,913.17	1,258.93	12,091.63	3,130.01	-7,730.97	-227.67	1,141.98	1,005.95	12,846.81	-1,437.45	46,155.14
NOI	4,650.59	11,731.66	-1,838.17	11,816.07	-926.63	7,719.99	20,430.97	11,372.35	14,933.02	12,519.05	728.19	15,182.45	108,319.54
N/O EXPENSE													
6220 Mortgage Expense													
6221 Mortgage Interest	0.00	6,042.35	5,647.53	6,029.59	5,829.86	6,017.73	5,818.32	6,005.75	6,000.22	5,801.29	5,988.06	5,789.45	64,970.15
6222 Mortgage Principa	0.00	1,011.66	1,406.48	1,024.42	1,224.15	1,036.28	1,235.69	1,048.26	1,053.79	1,252.72	1,065.95	1,264.56	12,623.96

	JAN 24	FEB 24	MAR 24	APR 24	MAY 24	JUN 24	JUL 24	AUG 24	SEP 24	OCT 24	NOV 24	DEC 24	TOTAL
6220 Total Mortgage Expense	0.00	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	77,594.11
TOTAL N/O EXPENSE	0.00	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	7,054.01	77,594.11
NET INCOME	4,650.59	4,677.65	-8,892.18	4,762.06	-7,980.64	665.98	13,376.96	4,318.34	7,879.01	5,465.04	-6,325.82	8,128.44	30,725.43

NET INCOME SUMMARY

Income	13,820.00	13,725.00	11,075.00	13,075.00	11,165.00	10,850.00	12,700.00	11,144.68	16,075.00	13,525.00	13,575.00	13,745.00	154,474.68
Expense	-9,169.41	-1,993.34	-12,913.17	-1,258.93	-12,091.63	-3,130.01	7,730.97	227.67	-1,141.98	-1,005.95	-12,846.81	1,437.45	-46,155.14
Net Operating Income	4,650.59	11,731.66	-1,838.17	11,816.07	-926.63	7,719.99	20,430.97	11,372.35	14,933.02	12,519.05	728.19	15,182.45	108,319.54
Non Operating Expense	0.00	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-7,054.01	-77,594.11
NET INCOME	4,650.59	4,677.65	-8,892.18	4,762.06	-7,980.64	665.98	13,376.96	4,318.34	7,879.01	5,465.04	-6,325.82	8,128.44	30,725.43

