

Profit & Loss 12 Month Recap

All Properties

Monthly recap 01/01/21 - 12/31/21 (accrual basis)

	JAN 21	FEB 21	MAR 21	APR 21	MAY 21	JUN 21	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	TOTAL
INCOME													
4010 Gross Potential Rent	185,739.64	183,368.56	185,643.14	187,669.34	187,613.05	190,194.85	205,472.54	205,257.14	207,211.67	212,619.21	205,291.14	205,479.47	2,361,559.75
4000 Rental Income													
4043 Concessions- Other	-1,425.00	-1,747.68	-2,303.71	-633.06	-1,934.39	-4,628.50	-2,740.48	-1,127.73	-296.04	-248.39	-412.50	-201.29	-17,698.77
4080 Employee Allowance	-3,050.00	-3,050.00	-2,900.00	-3,050.00	-3,050.00	-3,050.00	-3,050.00	-4,135.00	-4,050.00	-4,050.00	-4,050.00	-4,050.00	-41,535.00
4000 Total Rental Income	-4,475.00	-4,797.68	-5,203.71	-3,683.06	-4,984.39	-7,678.50	-5,790.48	-5,262.73	-4,346.04	-4,298.39	-4,462.50	-4,251.29	-59,233.77
4500 Other Income													
4510 Application Fees	440.00	280.00	560.00	840.00	600.00	480.00	799.95	720.00	760.00	400.00	480.00	880.00	7,239.95
4530 Reletting Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,190.00	1,190.00
4535 Eviction Fees	0.00	0.00	0.00	0.00	0.00	0.00	446.00	0.00	0.00	0.00	0.00	0.00	446.00
4540 Late Charges	2,491.70	1,742.00	2,009.00	1,473.00	1,765.00	1,456.00	2,142.00	2,687.00	3,045.00	3,375.00	3,404.00	3,756.00	29,345.70
4550 NSF Charges	0.00	0.00	50.00	5.00	85.00	50.00	0.00	0.00	100.00	100.00	0.00	100.00	490.00
4555 Month-to-Month Payment	0.00	0.00	0.00	0.00	0.00	0.00	850.00	750.00	650.00	566.13	550.00	400.00	3,766.13
4620 Pet Fees	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00	0.00	400.00
4630 Resident Damage	3,917.96	252.56	798.09	1,594.00	8,140.74	10,390.98	1,783.92	5,492.91	2,358.12	5,350.27	9,046.50	5,394.31	54,520.36
4720 Laundry Income	2,354.32	2,142.66	1,820.34	2,108.61	2,048.20	590.56	3,250.42	1,765.02	2,088.29	1,914.93	1,795.84	1,915.45	23,794.64
4760 Miscellaneous Income	0.00	0.00	0.00	120.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
4500 Total Other Income	9,203.98	4,417.22	5,237.43	6,140.61	12,638.94	12,967.54	9,272.29	11,414.93	9,001.41	11,706.33	15,676.34	13,635.76	121,312.78
TOTAL INCOME	190,468.62	182,988.10	185,676.86	190,126.89	195,267.60	195,483.89	208,954.35	211,409.34	211,867.04	220,027.15	216,504.98	214,863.94	2,423,638.76
EXPENSE													
5000 Expenses													
5100 Repairs & Maintenance													
5107 Carpet Cleaning	0.00	0.00	0.00	64.89	0.00	0.00	0.00	770.00	245.00	115.00	450.00	380.00	2,024.89
5115 Counter/Tub Repairs	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
5120 Drapes & Blinds	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-379.86	0.00	0.00	0.00	-379.86
5123 Interior Lights and Switches	0.00	375.81	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	375.81
5135 Keys & Locks	35.45	42.49	10.89	62.97	22.71	0.00	70.83	0.00	0.00	0.00	52.19	0.00	297.53
5137 Small Tools	132.09	151.68	1.10	375.65	211.35	281.83	339.67	193.86	207.24	191.47	64.67	171.95	2,322.56
5160 HVAC Supplies	798.24	124.99	0.00	40.27	1,714.20	1,916.61	1,175.76	0.00	0.00	0.00	29.02	0.00	5,799.09
5165 Electric Supplies	-636.18	508.62	0.00	44.41	180.42	253.61	0.00	0.00	0.00	0.00	0.00	4.97	355.85
5170 Cleaning Supplies	702.91	451.88	24.99	1,082.72	719.17	256.23	319.39	286.70	265.03	0.00	0.00	38.92	4,147.94
5179 Interior Carpentry	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	51.25	51.25
5180 Plumbing - Supplies	342.65	1,263.76	0.00	350.83	488.92	524.01	148.28	0.00	0.00	0.00	0.00	12.25	3,130.70
5182 Carpet Cleaning	75.00	3,522.39	179.93	300.00	750.00	400.00	0.00	0.00	0.00	0.00	0.00	0.00	5,227.32
5186 Safety - Fire Protection	0.00	21.05	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,086.89	1,107.94
5187 Window/Glass	0.00	0.00	0.00	0.00	0.00	485.00	0.00	0.00	0.00	0.00	39.29	0.00	524.29
5199 Maintenance	165.51	1,777.41	242.79	0.00	0.00	320.76	-15.75	152.53	89.76	10.75	178.06	391.98	3,313.80
5100 Other Repairs & Maintenance	0.00	1,850.39	0.00	0.00	488.13	-690.54	0.00	85.55	6,475.96	0.00	35.00	4.32	8,248.81

	JAN 21	FEB 21	MAR 21	APR 21	MAY 21	JUN 21	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	TOTAL
5100 Total Repairs &	1,615.67	10,090.47	459.70	2,321.74	4,574.90	4,247.51	2,038.18	1,488.64	6,903.13	317.22	848.23	2,142.53	37,047.92
5200 Contract Services													
5210 Alarm System	813.66	0.00	0.00	0.00	0.00	0.00	469.42	0.00	0.00	0.00	0.00	0.00	1,283.08
5230 Cleaning Contr.	0.00	0.00	0.00	0.00	0.00	0.00	0.00	175.00	0.00	0.00	100.00	0.00	275.00
5232 Cleaning Suppl	0.00	0.00	0.00	26.06	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26.06
5235 Electrical - Ser	812.37	681.23	395.91	662.26	210.00	950.80	2,170.23	675.54	2,570.24	675.88	1,350.00	1,152.50	12,306.96
5243 Painting Suppli	59.24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	59.24
5247 Drywall Repair	97.99	0.00	0.00	0.00	0.00	0.00	0.00	43.34	0.00	0.00	0.00	0.00	141.33
5250 Trash Removal	3,531.77	1,720.13	4,795.12	664.86	1,958.63	3,164.65	4,079.08	3,410.10	4,361.78	4,344.30	3,456.95	4,254.40	39,741.77
5260 Landscape - Cc	6,579.00	4,481.00	6,902.00	4,289.76	1,190.00	4,390.00	6,905.00	3,167.50	2,340.00	3,737.50	5,217.50	5,567.50	54,766.76
5270 Pest Control	792.00	2,308.74	2,080.00	2,280.00	1,912.70	1,086.00	5,412.95	1,155.00	2,535.00	4,825.00	2,910.00	2,800.00	30,097.39
5271 Cable TV/ Inter	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,050.00	0.00	0.00	0.00	1,050.00
5275 Plumbing - Ser	1,085.00	2,500.00	650.00	100.00	200.00	399.00	1,294.00	935.00	700.00	300.00	200.00	935.00	9,298.00
5200 Total Contract	13,771.03	11,691.10	14,823.03	8,022.94	5,471.33	9,990.45	20,330.68	9,561.48	13,557.02	13,882.68	13,234.45	14,709.40	149,045.59
5300 Utilities													
5310 Electric	3,219.91	4,195.95	5,337.59	4,123.12	3,275.85	4,199.59	3,969.69	3,795.90	3,486.95	5,705.37	3,026.80	4,947.12	49,283.84
5320 Gas - House	2,718.84	1,526.96	3,189.52	4,230.70	4,594.24	0.00	4,873.48	1,376.07	2,065.93	1,886.22	2,173.30	2,936.30	31,571.56
5330 Water	36,385.95	41,207.26	63,548.14	56,511.29	3,242.85	52,587.24	15,008.57	53,705.15	44,040.29	41,657.27	40,049.02	39,813.48	487,756.51
5360 Telephone	294.01	643.92	290.44	201.29	0.00	0.00	0.00	0.00	760.06	0.00	0.00	0.00	2,189.72
5300 Total Utilities	42,618.71	47,574.09	72,365.69	65,066.40	11,112.94	56,786.83	23,851.74	58,877.12	50,353.23	49,248.86	45,249.12	47,696.90	570,801.63
5400 Advertising & Pro	2,470.00	3,705.00	3,705.00	3,705.00	3,705.00	3,705.00	18.00	-909.00	3,777.00	1,407.00	1,407.00	-10,280.00	16,415.00
5500 General & Admini													
5510 Management F	5,387.65	5,270.10	5,138.74	5,531.58	0.00	5,688.47	5,397.96	0.00	12,708.00	5,688.09	0.00	0.00	50,810.59
5543 Software Costs	182.50	182.50	182.50	182.50	182.50	182.50	182.50	182.50	182.50	182.50	182.50	182.50	2,190.00
5550 Legal Fees	225.00	0.00	0.00	0.00	2,676.00	3,122.00	1,597.00	4,101.00	443.00	500.00	1,773.00	1,233.00	15,670.00
5551 Professional Fe	0.00	0.00	0.00	0.00	0.00	0.00	1,361.25	0.00	2,066.35	0.00	0.00	0.00	3,427.60
5553 Bank Charges	70.00	0.00	170.00	40.00	20.00	200.00	20.00	40.00	50.00	70.00	0.00	90.00	770.00
5581 Reimbursemen	0.00	0.00	0.00	0.00	551.31	324.87	0.00	491.73	0.00	0.00	0.00	0.00	1,367.91
5585 Office Equipme	0.00	0.00	0.00	0.00	0.00	0.00	211.30	310.45	409.68	246.50	431.81	246.50	1,856.24
5590 Office Supplies	493.19	406.61	815.99	351.45	620.75	557.41	650.99	63.73	240.33	398.82	357.60	1,153.06	6,109.93
5594 Telephone Exp	772.44	1,180.18	0.00	0.00	0.00	0.00	0.00	170.36	0.00	0.00	493.47	0.00	2,616.45
5500 Total General &	7,130.78	7,039.39	6,307.23	6,105.53	4,050.56	10,075.25	9,421.00	5,359.77	16,099.86	7,085.91	3,238.38	2,905.06	84,818.72
5600 Insurance & Taxe													
5610 Real Property I	10,156.57	10,156.57	10,156.57	10,156.57	10,156.57	9,630.16	9,630.16	9,630.16	9,630.16	9,630.16	9,630.16	22,431.02	130,994.83
5620 Property Insura	12,326.10	12,326.10	18,755.25	12,326.10	12,326.10	12,326.10	12,326.10	12,326.10	12,326.10	12,326.10	12,326.10	11,847.14	153,863.39
5601 Insurance Othe	0.00	0.00	0.00	0.00	0.00	0.00	3,381.00	0.00	0.00	0.00	0.00	0.00	3,381.00
5600 Total Insurance	22,482.67	22,482.67	28,911.82	22,482.67	22,482.67	21,956.26	25,337.26	21,956.26	21,956.26	21,956.26	21,956.26	34,278.16	288,239.22
5700 Payroll													
5701 On-Site Proper	4,230.76	4,230.76	3,752.18	5,867.56	3,752.18	3,752.18	3,752.18	3,752.18	5,650.22	4,226.11	4,170.50	4,099.38	51,236.19
5702 Assistant Mana	0.00	3,116.09	0.00	0.00	0.00	0.00	0.00	0.00	8,274.38	0.00	0.00	0.00	11,390.47
5703 Leasing Payroll	5,828.14	2,459.74	6,012.23	10,513.77	10,128.12	8,791.48	8,631.32	8,628.52	4,793.49	9,007.73	9,732.41	10,341.50	94,868.45
5704 Maintenance P.	15,493.85	14,054.56	16,021.00	17,716.34	11,228.35	14,500.21	14,074.98	11,766.87	17,718.43	11,353.94	11,682.76	14,465.46	170,076.75

	JAN 21	FEB 21	MAR 21	APR 21	MAY 21	JUN 21	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	TOTAL
5706 Payroll Taxes	2,560.79	2,330.88	2,397.94	3,036.29	2,011.25	2,243.99	2,182.19	1,984.08	3,002.22	1,934.55	2,048.64	2,372.07	28,104.89
5707 Workers Comp	0.00	1,837.60	893.80	0.00	943.80	1,837.60	894.10	0.00	1,112.70	1,112.70	1,112.70	2,245.40	11,990.40
5708 Employee Heal	0.00	478.58	0.00	609.05	569.54	522.07	522.07	996.67	0.00	1,044.14	522.07	0.00	5,264.19
5709 Payroll Process	662.15	184.00	179.60	191.20	186.20	294.20	197.20	202.20	202.50	190.60	289.50	197.20	2,976.55
5700 Total Payroll	28,775.69	28,692.21	29,256.75	37,934.21	28,819.44	31,941.73	30,254.04	27,330.52	40,753.94	28,869.77	29,558.58	33,721.01	375,907.89
5000 Total Expenses	118,864.55	131,274.93	155,829.22	145,638.49	80,216.84	138,703.03	111,250.90	123,664.79	153,400.44	122,767.70	115,492.02	125,173.06	1,522,275.97
TOTAL EXPENSE	118,864.55	131,274.93	155,829.22	145,638.49	80,216.84	138,703.03	111,250.90	123,664.79	153,400.44	122,767.70	115,492.02	125,173.06	1,522,275.97
NOI	71,604.07	51,713.17	29,847.64	44,488.40	115,050.76	56,780.86	97,703.45	87,744.55	58,466.60	97,259.45	101,012.96	89,690.88	901,362.79