

		<u>Notes/remarks</u>
<b>1 Potential Rental Income:</b>		
Lot rent	\$ 45,000.00	15 pads @ \$250/mo
POH rent	\$ -	
2 - Vacancy & Credit Losses	\$ -	0% for lots
<b>3 = Effective Rental Income</b>	<b>\$ 45,000.00</b>	
4 + Other Income	\$ -	
<b>5 = Gross Operating Income</b>	<b>\$ 45,000.00</b>	
<b>-Operating Expenses</b>		
Property Taxes	\$ 1,516.27	County Taxes
General Liability Insurance	\$ 250.00	Annual liability
Grounds Maintenance	\$ 360.00	
POH Maintenance	\$ -	
Management Fees	\$ 1,200.00	
Lawn Care	\$ -	Tenants maintain
Trash Removal	\$ 2,222.00	Dumpster; this expense could be passed on to tenants
Electricity	\$ 910.00	Cost to run the well
Water/sewer	\$ -	Well and septic
<b>Total Expenses</b>	<b>\$ 6,458.27</b>	
<b>Net Operating Income</b>	<b>\$ 38,541.73</b>	