

# Profit & Loss

Property: Hardway Mobile Home Park

01/01/21 - 09/30/21 (cash basis)

	Amount
<b>INCOME</b>	
41000 Rental Income (non-posting)	
41010 Rental Income	63,008.45
41020 Lot Rent	85,426.44
41030 Pet Fees	2,067.56
41090 NSF Fees	105.00
41100 Late Fees	275.00
41000 Total Rental Income (non-posting)	150,882.45
44000 Utility Income (non-posting)	
44020 Water & Sewer <i>TENANTS</i>	27,989.00
44000 Total Utility Income (non-posting)	27,989.00
45000 Loans Income (non-posting)	
45020 Home Sales <i>+ DOWN Pymt</i>	54,317.00
45000 Total Loans Income (non-posting)	54,317.00
47000 Unallocated Prepays	-2,012.00
<b>TOTAL INCOME</b>	<b>231,176.45</b>
<b>EXPENSE</b>	
63000 Insurance Expense (non-posting)	
63053 Liability Insurance Expense	4,918.68
63054 Purchase Taxes & Insurance	-525.00
63000 Total Insurance Expense (non-posting)	4,393.68
61000 Repairs & Maintenance Expense (non-posting)	
61045 Landscaping	2,160.00
61040 Pest Control	294.00
61015 General Maintenance	2,557.32
61400 Materials	469.20
61090 HVAC Repair or Install	912.16
61080 Electrical Repair or Install	946.81
61060 Plumbing Repair or Install	120.00
61000 Total Repairs & Maintenance Expense (non-posting)	7,459.49
68000 Taxes & Permits Expense (non-posting)	
68302 State Taxes	193.00
68001 Permits & Fees	375.00
68000 Total Taxes & Permits Expense (non-posting)	568.00
64000 Utilities Expense (non-posting)	
64020 Water & Sewer <i>- SEE NOTE BACK PAGE</i>	33,028.99
64040 Electric	570.58
64050 Trash <i>JUST GOT RID OF</i>	4,827.59
65020 Internet Services <i>DISCONNECTED</i>	697.86
64000 Total Utilities Expense (non-posting)	39,125.02
66702 Legal Fees	666.80
60101 Management Fees Expense <i>CHARGED 10%</i>	15,009.93
<b>TOTAL EXPENSE</b>	<b>67,222.92</b>
<b>NOI</b>	<b>163,953.53</b>
<b>NON OPERATING EXPENSE</b>	
61046 Tree Removal <i>take out</i>	3,272.00
65000 Office Expense (non-posting)	
65010 Supplies	80.87

*#14 = 7,500  
OFC = 6,000  
#1 = 27,400  
#49 = 11,200  
52,100*

*4563 4,918.68  
-525.00  
4,393.68  
Reimburse 525.00  
#1095  
2318.15  
4563.18  
525  
4038.18*

*SHOULD BE -3-4%*