

Profit & Loss

Property: Oak Forest Home Park

01/01/18 - 12/31/18 (cash basis)

INCOME

4000 RENTAL INCOME	
4001 Lot Rent	284,103
4003 Late Fees	1,800
4004 Application Fees	500
4006 Pet Fees	3,490
4009 Water & Sewer Reimbursements	33,999
4017 Payment Arrangement	7,761
4000 Total RENTAL INCOME	<u>331,652</u>

4015 Income	1,564
4020 Miscellaneous Income	<u>361</u>

TOTAL INCOME 333,577

EXPENSE

5010 AUTO	
5011 Fuel	<u>5,897</u>
5010 Total AUTO	5,897

5020 INSURANCE	
5021 Park Insurance	12,000
5022 Mobile Home Insurance	<u>-440</u>
5020 Total INSURANCE	11,560

5030 LEGAL, PROFESSIONAL FEES	
5031 Legal - Evictions	1,059
5033 Legal - Other	913
5034 Accounting Fees	10,916
5038 Other Professional Fees	<u>16,559</u>
5030 Total LEGAL, PROFESSIONAL FEES	29,447

5040 INTEREST	
5041 Mortgage Interest	83,256
5042 Floor Plan LOC Interest	6,182
5043 Vehicle Interest	1,054
5044 Other Interest	<u>11,000</u>
5040 Total INTEREST	101,492

5050 REPAIRS & MAINTENANCE	
5051 Lawn Care	2,100
5052 Snow Removal	1,850
5053 R&M - Park	40,917
5055 R&M - Vehicle	923
5056 R&M - Private Water/ Sewer	2,065
5057 R&M - Home Removal	<u>10,284</u>
5050 Total REPAIRS & MAINTENANCE	58,140

5060 TAXES	
5061 Real Estate Taxes	10,046
5062 Personal Property Taxes	-414
5063 School Taxes	<u>2,190</u>
5060 Total TAXES	11,821

5070 UTILITIES	
5071 Electric	5,782
5072 Gas And Propane	3,031
5073 Water And Sewer Utility	<u>41,338</u>
5070 Total UTILITIES	50,151

5080 Wages, Salary

5065 Payroll Taxes	3,313
5082 Workmans Comp Insurance Exp	521
5080 Other Wages, Salary	<u>31,833</u>
5080 Total Wages, Salary	35,666
54000 Other Expenses	
5000 Advertising	376
5405 Telephone	5,055
5410 Office Expenses	9,879
5411 Cable TV	512
5415 Outside Service	1,875
5425 Scavenger	8,459
5430 Licenses & Fees	3,332
5440 Gifts & Donations	228
5495 Bank Charges	1,447
5435 Dues & Subscriptions	807
5499 Miscellaneous Other Expense	<u>5,634</u>
54000 Total Other Expenses	37,603
TOTAL EXPENSE	<u>341,776</u>
NOI	<u>-8,199</u>
NON OPERATING INCOME	
6000 Proceeds From Home Sales	<u>5,100</u>
TOTAL NON OPERATING INCOME	5,100
NON OPERATING EXPENSE	
6500 Other Expenses	<u>1,954</u>
TOTAL NON OPERATING EXPENSE	1,954
NET INCOME	<u>-5,054</u>

NET INCOME SUMMARY

Income	333,577
Expense	<u>-341,776</u>
Net Operating Income	-8,199
Non Operating Income	5,100
Non Operating Expense	<u>-1,954</u>
NET INCOME	<u>-5,054</u>