

VIII. Income and Operating Expense Worksheet

	Annual Total	
(Insert Base and Current Years)	Base Year (2019)**	Current Year (2024)
<u>Rental Income</u>	\$	\$
	<i>\$1024</i>	1273 10 months 1311 2 months
1. Gross scheduled rental income (monthly rent in effect on January 1, times 12) including uncollected rent.	\$	\$ 15,352
	<i>\$12,1288 - Diffrent tenant</i>	
2. Portion Attributable to Vacancy	\$	\$ 0
Fees (indicate what fee is for):		
3. Late fees	\$	\$ 0
4. List fees, other than utilities, collected for services & amenities not included in rent	\$	\$ <i>Q</i>
5.	\$	\$
6.	\$	\$
7.	\$	\$
<u>Other Income (list separately by type)*:</u>		
8.	\$	\$
9.	\$	\$
10.	\$	\$
<u>Fees for Utilities</u>		
11. Gas	\$	\$ 0
12. Electricity	\$	\$ 0
13. Water	\$	\$ 0
14. Sewer	\$	\$ 0
15. Garbage & Recycling	\$	\$ <i>They pay me back</i>
<u>Other (list separately by type)</u>		
16.	\$	\$
17.	\$	\$
<u>18. Total Income</u>	\$	\$
(add only lines 1 and 3-17)		
*Interest earned by Landlord on Tenant security deposits, other interest or investment income.	** (or an alternative year in the event of extenuating circumstances)	

IX. Operating Expenses Worksheet	Annual Total	
(Insert Base and Current Years)	Base Year (2019)	Current Year (2024)
1. Assessments	\$	\$
2. Real Property Taxes	\$ 6724	\$ \$7,818.00
3. License Tax/Fee	\$ 242	\$
4. Rent Board Registration Fees	\$	\$
5. Insurance	\$ 1142 55	\$ \$1,211
6. Accounting	\$	\$ 700
7. Legal (explain types of legal expenses)	\$	\$
8. Manager/Management Services	\$ 1514 34	\$ 1200
9. Security	\$	\$
10. Office Supplies	\$ 690	\$ 100
12. Normal Repairs	Supplies → 193 61 + 463 25 repair	\$ 550.8
13. Owner-Performed Labor	\$	\$ 480
14. Plumbing Maintenance	\$	\$
15. Pool Maintenance	\$	\$ 0
16. Landscape Maintenance	\$ 773 40	\$ 1400
17. Other Maintenance fridge	\$ 549	\$ 350
18. Parking Lot/Street Maintenance	\$	\$
19. Gas (separately metered only)	\$	\$
20. Electricity (separately metered only)	\$	\$
21. Water	\$	\$
22. Sewer	\$	\$
23. Garbage & Recycling	\$	\$
24. Amortized portion of Capital Expense [from page _____; column (i)]	\$	\$
Other (list separately by type):	\$	\$
25.	\$	\$ 20,890.61
26.	\$	\$
Additional operating expense items can be listed for this worksheet using separate page(s) as needed.		
27. TOTAL OPERATING EXPENSES	\$	\$