

## Cash Flow - 12 Month

ABA Rental Properties Inc

Properties: 215 Rudolph Lane Hubert, NC 28539

Period Range: Jan 2023 to Dec 2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

| Account Name                          | Jan 2023        | Feb 2023        | Mar 2023        | Apr 2023        | May 2023        | Jun 2023        | Jul 2023      | Aug 2023       | Sep 2023        | Oct 2023       | Nov 2023        | Dec 2023        | Total            |
|---------------------------------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|---------------|----------------|-----------------|----------------|-----------------|-----------------|------------------|
| <b>Operating Income &amp; Expense</b> |                 |                 |                 |                 |                 |                 |               |                |                 |                |                 |                 |                  |
| <b>Income</b>                         |                 |                 |                 |                 |                 |                 |               |                |                 |                |                 |                 |                  |
| RENTAL INCOME                         | 1,400.00        | 1,400.00        | 1,400.00        | 1,400.00        | 1,400.00        | 1,400.00        | 750.00        | 1,500.00       | 1,500.00        | 1,500.00       | 1,500.00        | 1,500.00        | 16,650.00        |
| Plus: Prepaid Rent                    | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 1,500.00        | 0.00          | -1,500.00      | 1,500.00        | -1,500.00      | 0.00            | 0.00            | 0.00             |
| Processing Fees                       | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 185.00          | -185.00       | 0.00           | 0.00            | 0.00           | 0.00            | 0.00            | 0.00             |
| Late Fees & NSF Fees                  | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 25.00         | -25.00         | 0.00            | 0.00           | 0.00            | 0.00            | 0.00             |
| <b>Total Operating Income</b>         | <b>1,400.00</b> | <b>1,400.00</b> | <b>1,400.00</b> | <b>1,400.00</b> | <b>1,400.00</b> | <b>3,085.00</b> | <b>590.00</b> | <b>-25.00</b>  | <b>3,000.00</b> | <b>0.00</b>    | <b>1,500.00</b> | <b>1,500.00</b> | <b>16,650.00</b> |
| <b>Expense</b>                        |                 |                 |                 |                 |                 |                 |               |                |                 |                |                 |                 |                  |
| Repairs-General                       | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00          | 0.00           | 160.50          | 358.98         | 0.00            | 0.00            | 519.48           |
| Plumbing Repairs                      | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00          | 187.25         | 0.00            | 0.00           | 0.00            | 0.00            | 187.25           |
| Painting                              | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 160.50        | 0.00           | 0.00            | 0.00           | 0.00            | 0.00            | 160.50           |
| Appliance Repair                      | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 345.61        | 0.00           | 0.00            | 0.00           | 0.00            | 292.11          | 637.72           |
| Appliance Replacement                 | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | -420.36       | 420.36         | 0.00            | 0.00           | 0.00            | 0.00            | 0.00             |
| Exterminating                         | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | -43.00        | 43.00          | 0.00            | 0.00           | 0.00            | 0.00            | 0.00             |
| Management Fees                       | 140.00          | 140.00          | 140.00          | 140.00          | 140.00          | 140.00          | 150.00        | 75.00          | 150.00          | 150.00         | 150.00          | 150.00          | 1,665.00         |
| Carpet Cleaning                       | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | -45.00        | 45.00          | 0.00            | 0.00           | 0.00            | 0.00            | 0.00             |
| <b>Total Operating Expense</b>        | <b>140.00</b>   | <b>140.00</b>   | <b>140.00</b>   | <b>140.00</b>   | <b>140.00</b>   | <b>140.00</b>   | <b>147.75</b> | <b>770.61</b>  | <b>310.50</b>   | <b>508.98</b>  | <b>150.00</b>   | <b>442.11</b>   | <b>3,169.95</b>  |
| <b>NOI - Net Operating Income</b>     | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>2,945.00</b> | <b>442.25</b> | <b>-795.61</b> | <b>2,689.50</b> | <b>-508.98</b> | <b>1,350.00</b> | <b>1,057.89</b> | <b>13,480.05</b> |

## Cash Flow - 12 Month

| Account Name               | Jan 2023        | Feb 2023        | Mar 2023        | Apr 2023        | May 2023        | Jun 2023        | Jul 2023      | Aug 2023       | Sep 2023        | Oct 2023       | Nov 2023        | Dec 2023        | Total            |
|----------------------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|---------------|----------------|-----------------|----------------|-----------------|-----------------|------------------|
| Total Income               | 1,400.00        | 1,400.00        | 1,400.00        | 1,400.00        | 1,400.00        | 3,085.00        | 590.00        | -25.00         | 3,000.00        | 0.00           | 1,500.00        | 1,500.00        | 16,650.00        |
| Total Expense              | 140.00          | 140.00          | 140.00          | 140.00          | 140.00          | 140.00          | 147.75        | 770.61         | 310.50          | 508.98         | 150.00          | 442.11          | 3,169.95         |
| <b>Net Income</b>          | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>2,945.00</b> | <b>442.25</b> | <b>-795.61</b> | <b>2,689.50</b> | <b>-508.98</b> | <b>1,350.00</b> | <b>1,057.89</b> | <b>13,480.05</b> |
| <b>Cash Flow</b>           | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>1,260.00</b> | <b>2,945.00</b> | <b>442.25</b> | <b>-795.61</b> | <b>2,689.50</b> | <b>-508.98</b> | <b>1,350.00</b> | <b>1,057.89</b> | <b>13,480.05</b> |
| Beginning Cash             | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 1,685.00      | 1,283.36       | 0.00            | 1,500.00       | 0.00            | 0.00            | 0.00             |
| Beginning Cash + Cash Flow | 1,260.00        | 1,260.00        | 1,260.00        | 1,260.00        | 1,260.00        | 2,945.00        | 2,127.25      | 487.75         | 2,689.50        | 991.02         | 1,350.00        | 1,057.89        | 13,480.05        |
| Actual Ending Cash         | 0.00            | 0.00            | 0.00            | 0.00            | 0.00            | 1,685.00        | 1,283.36      | 0.00           | 1,500.00        | 0.00           | 0.00            | 0.00            | 0.00             |