

Monte Vista Apartments
1300 N College St
Gonzales, TX 78629

Profit & Loss

January through December 2019

Ordinary Income/Expense

Income

Total Income \$157,759.02

Expense

Utilities \$11,897.43

Pest Control \$232.74

Grounds \$4,500.00

Repairs and Maintenance \$34,825.53

Non-CapEx Equipment \$496.87

Accounting Services \$1,304.65

Bank Service Charges \$496.50

Office Supplies \$56.25

Management Fees \$12,714.00

Taxes - Property \$15,105.00 CAD

Insurance Expense \$13,679.67

Total Expense \$95,308.64

Net Ordinary Income \$62,450.38

CapEx / Other

Guaranteed Payments \$34,000.00 Partner distributions

Amortization \$690.38

Appraisals \$3,038.50

Depreciation Expense \$18,205.84

Interest Expense \$28,960.45

Professional Fees \$5,613.77 Legal for partner buy-out

Supplies - CapEx \$11,094.59