

# Cash Flow - 12 Month

Bowen Agency Inc Realtors

Active Properties Owned By: Marian Beaver

Period Beginning: Jan 2016

Period Ending: Dec 2016

Account Name	Jan 2016	Feb 2016	Mar 2016	Apr 2016	May 2016	Jun 2016	Jul 2016	Aug 2016	Sep 2016	Oct 2016	Nov 2016	Dec 2016	Total
<b>Operating Income &amp; Expense</b>													
<b>Income</b>													
Rent/Lease Income	6,265.00	6,935.00	7,257.00	6,070.00	6,599.00	6,550.00	6,417.50	6,600.00	6,620.00	6,650.00	6,411.00	4,175.00	76,549.50
Late Charge Income	75.00	75.00	75.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	225.00
Security Deposit	0.00	0.00	0.00	0.00	0.00	285.00	325.00	0.00	0.00	0.00	0.00	0.00	610.00
<b>Total Operating Income</b>	<b>6,340.00</b>	<b>7,010.00</b>	<b>7,332.00</b>	<b>6,070.00</b>	<b>6,599.00</b>	<b>6,835.00</b>	<b>6,742.50</b>	<b>6,600.00</b>	<b>6,620.00</b>	<b>6,650.00</b>	<b>6,411.00</b>	<b>4,175.00</b>	<b>77,384.50</b>
<b>Expense</b>													
Management Fees	639.00	635.00	719.20	643.00	688.90	655.00	625.50	637.50	684.50	637.50	668.60	417.50	7,651.20
Supplies	0.00	0.00	0.00	132.56	0.00	6.33	90.94	0.00	0.00	0.00	0.00	0.00	229.83
Maintenance & Repair	0.00	0.00	323.37	481.00	110.47	0.00	42.40	0.00	0.00	0.00	0.00	0.00	957.24
Painting	0.00	0.00	0.00	0.00	0.00	0.00	250.00	0.00	0.00	0.00	0.00	0.00	250.00
Cleaning	200.00	160.00	160.00	200.00	160.00	160.00	200.00	160.00	200.00	200.00	160.00	200.00	2,160.00
Plumbing	0.00	165.10	65.00	65.00	0.00	0.00	0.00	65.00	0.00	0.00	0.00	0.00	360.10
Trash Collection	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	135.00	185.00	1,670.00
<b>UTILITIES</b>													
Electricity	200.79	189.28	230.38	0.00	386.89	358.02	440.89	532.55	520.32	288.75	223.02	0.00	3,370.89
Natural Gas	470.37	792.52	830.99	484.32	0.00	452.26	81.92	82.46	74.06	90.83	97.44	412.94	3,870.11
water & sewer	0.00	1,235.38	0.00	0.00	1,137.62	0.00	0.00	1,243.05	0.00	0.00	1,070.15	0.00	4,686.20
<b>Total UTILITIES</b>	<b>671.16</b>	<b>2,217.18</b>	<b>1,061.37</b>	<b>484.32</b>	<b>1,524.51</b>	<b>810.28</b>	<b>522.81</b>	<b>1,858.06</b>	<b>594.38</b>	<b>379.58</b>	<b>1,390.61</b>	<b>412.94</b>	<b>11,927.20</b>
Real Estate Taxes	0.00	0.00	0.00	1,475.81	0.00	0.00	0.00	0.00	2,471.18	0.00	0.00	0.00	3,946.99
Insurance	0.00	0.00	6,471.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	6,471.00
Carpet Cleaning	0.00	0.00	0.00	0.00	0.00	0.00	42.40	0.00	0.00	0.00	0.00	0.00	42.40
a/c repair	0.00	0.00	0.00	0.00	679.65	628.38	0.00	0.00	6,740.45	0.00	0.00	0.00	8,048.48
Electrical Work	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	247.77	0.00	0.00	247.77
Heating Maintenance	260.00	390.00	196.95	633.95	0.00	455.00	0.00	0.00	0.00	0.00	0.00	520.00	2,455.90

2 Heating Maintenance monthly - steam services could put in new furnace.

Returned to Bowen Agency Inc  
throughout the month  
679.65 - 628.38  
Total

55/10K

# Cash Flow - 12 Month

Account Name	Jan 2016	Feb 2016	Mar 2016	Apr 2016	May 2016	Jun 2016	Jul 2016	Aug 2016	Sep 2016	Oct 2016	Nov 2016	Dec 2016	Total
Past Control	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	159.00	0.00	0.00	159.00
Rental Fees	0.00	0.00	0.00	0.00	0.00	0.00	180.00	0.00	0.00	0.00	0.00	0.00	180.00
Security Deposit Refund	0.00	0.00	0.00	0.00	0.00	0.00	242.60	0.00	0.00	0.00	0.00	0.00	242.60
Security Deposit Transfer	0.00	0.00	0.00	0.00	0.00	0.00	325.00	0.00	0.00	0.00	0.00	0.00	325.00
Fire Extinguisher	0.00	107.59	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	107.59
Total Operating Expense	1,905.16	3,809.87	9,131.89	4,250.64	3,298.53	2,849.99	2,656.65	2,855.56	10,825.51	1,758.85	2,354.21	1,735.44	47,432.30
NOI - Net Operating Income	4,434.84	3,200.13	-1,799.89	1,819.36	3,300.47	3,985.01	4,085.85	3,744.44	-4,205.51	4,891.15	4,056.79	2,439.56	29,952.20
Total Income	6,340.00	7,010.00	7,332.00	6,070.00	6,599.00	6,835.00	6,742.50	6,600.00	6,620.00	6,650.00	6,411.00	4,175.00	77,384.50
Total Expense	1,905.16	3,809.87	9,131.89	4,250.64	3,298.53	2,849.99	2,656.65	2,855.56	10,825.51	1,758.85	2,354.21	1,735.44	47,432.30
Net Income	4,434.84	3,200.13	-1,799.89	1,819.36	3,300.47	3,985.01	4,085.85	3,744.44	-4,205.51	4,891.15	4,056.79	2,439.56	29,952.20
Other Items													
Owner Contribution of Capital	0.00	0.00	1,430.23	1,375.97	0.00	0.00	0.00	0.00	0.00	3,094.50	0.00	0.00	5,900.70
Net Other Items	0.00	0.00	1,430.23	1,375.97	0.00	0.00	0.00	0.00	0.00	3,094.50	0.00	0.00	5,900.70
Cash Flow	4,434.84	3,200.13	-369.66	3,195.33	3,300.47	3,985.01	4,085.85	3,744.44	-4,205.51	7,985.65	4,056.79	2,439.56	35,852.90
Beginning Cash	5,544.84	4,799.21	4,912.12	3,112.23	4,525.00	4,777.99	4,949.60	4,136.82	4,692.45	486.94	5,378.09	4,776.98	5,000.00
Beginning Cash + Cash Flow	9,979.68	7,999.34	4,542.46	6,307.56	7,825.47	8,763.00	9,035.45	7,881.26	4,692.45	486.94	8,472.59	9,434.88	41,397.74
Actual Ending Cash	4,799.21	4,912.12	3,112.23	4,525.00	4,777.99	4,949.60	4,136.82	4,692.45	486.94	5,378.09	4,776.98	5,000.00	5,000.00