

Annual Property Operating Data

Commercial Investment Real Estate Institute

	Name				J 1		-0 -	
	Location		Purchase Price					
	Type of Property		Acquisition Costs					
	Size of Property	(Sq. PL/Units)	Loan Points					
	Purpose		Down Payment					
	Assessed/Appraised Values:	and the persiand Values				#Pmts		
	Land		Existing	Balance	Payment	Nr.	Interest	Tem
	Improvements		1st		-	-		
	Personal Property		2nd			-		
	Total		3rd Potential					
	Adjusted Basis		7 oteritali 1st		1			4
	as of		2nd	-		-	-	
					-			
	ALL FIGURES ARE ANNUAL			COMME	NTS/FOOTA	IOTES		
	POTENTIAL RENTAL INCOME							
	Plus: Other Income (affected by vacance	y)				×		
	Less: Vacancy & Cr. Losses EFFECTIVE RENTAL INCOME							
					100			
	Plus: Other Income (not affected by vac GROSS OPERATING INCOME	cancy)						
O	OPERATING EXPENSES:							
7	Real Estate Taxes							
-	Personal Property Taxes							
	Property Insurance							
	Off Site Management							
	Payroli							
	Expenses/Benefits							
	Taxes/Worker's Compensation	. — —						
	Repairs and Maintenance							
	Utilities:							
5								
6								
7								
8			*					
	Accounting and Legal							
	Licenses/Permits							
	Advertising							
	Supplies							
	Miscellaneous							
	Contract Services:		7			*******	-	
4.								
5.					**************************************			100
6.								
7.								16
5_	707/1 0050/7110							
	TOTAL OPERATING EXPENSES						100	
	NET OPERATING INCOME				ya - ayuzu - a	2.00		
	Less: Annual Debt Service	THE DESIRED AS					10	1/
	Less: Funded Reserves							
	Less: Leasing Commissions			W		- Carolina		
	Less: Capital Additions							
5	CASH FLOW BEFORE TAXES							_
7	Prepared by							
	The statements and figures herein while not guarantee	id are secured from sources	a haliava sumaritativa		C			ight 1998
10					Commercial Inve	SUTION	near Estat	e institute