

Cash Flow - 12 Month

Properties: 8816 N 6th Place - 8816 N 6th Place Phoenix, AZ 85020

Display by Ownership %: No

Period Range: Jan 2024 to Dec 2024

Level of Detail: Summary View

Account Name	Jan 2024	Feb 2024	Mar 2024	Apr 2024	May 2024	Jun 2024	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Total
Operating Income & Expense													
Income													
RENTS	4,360.00	5,220.13	4,319.62	4,319.62	4,269.62	4,269.62	4,099.62	3,419.62	3,469.78	3,446.88	3,529.34	3,539.00	48,262.85
FEES	21.85	-943.55	64.35	21.85	21.85	21.85	55.85	21.85	78.36	-34.66	67.29	-45.00	-648.11
Total Operating Income	4,381.85	4,276.58	4,383.97	4,341.47	4,291.47	4,291.47	4,155.47	3,441.47	3,491.63	3,468.73	3,551.63	3,539.00	47,614.74
Expense													
MANAGEMENT FEES	348.80	417.61	345.57	345.57	341.57	341.57	577.97	273.57	0.00	553.33	382.35	313.12	4,241.03
CLEANING AND MAINTENANCE	326.00	132.71	61.62	102.00	252.00	102.00	102.00	169.07	102.00	62.10	102.00	102.00	1,615.50
REPAIRS	1,224.75	160.30	15.30	112.30	89.55	15.30	1,079.05	29.55	15.30	15.30	404.00	20.40	3,181.10
TENANT TURN REPAIRS	0.00	1,220.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,220.00
TAXES	0.00	0.00	0.00	0.00	0.00	9.51	0.00	0.00	0.00	0.00	0.00	0.00	9.51
UTILITIES	2,292.48	0.00	760.02	447.06	1,221.37	1,636.00	0.00	1,164.32	1,319.48	1,175.53	1,249.59	688.80	11,954.65
OTHER	39.00	0.00	0.00	132.00	60.00	31.00	44.00	92.00	52.00	51.00	62.00	60.00	623.00
Total Operating Expense	4,231.03	1,930.62	1,182.51	1,138.93	1,964.49	2,135.38	1,803.02	1,728.51	1,488.78	1,857.26	2,199.94	1,184.32	22,844.79
NOI - Net Operating Income	150.82	2,345.96	3,201.46	3,202.54	2,326.98	2,156.09	2,352.45	1,712.96	2,002.85	1,611.47	1,351.69	2,354.68	24,769.95
Total Income	4,381.85	4,276.58	4,383.97	4,341.47	4,291.47	4,291.47	4,155.47	3,441.47	3,491.63	3,468.73	3,551.63	3,539.00	47,614.74
Total Expense	4,231.03	1,930.62	1,182.51	1,138.93	1,964.49	2,135.38	1,803.02	1,728.51	1,488.78	1,857.26	2,199.94	1,184.32	22,844.79
Net Income	150.82	2,345.96	3,201.46	3,202.54	2,326.98	2,156.09	2,352.45	1,712.96	2,002.85	1,611.47	1,351.69	2,354.68	24,769.95
Other Items													
Security Deposit Cash	925.00	0.00	0.00	0.00	0.00	0.00	0.00	850.00	0.00	0.00	0.00	0.00	1,775.00

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Mgmt Held Security Deposits	-925.00	0.00	0.00	0.00	0.00	0.00	0.00	-850.00	0.00	0.00	0.00	0.00	-1,775.00
Prepaid Rent	-254.18	-1,516.95	847.68	0.00	659.77	-659.77	659.77	0.00	-659.77	659.77	-835.92	801.07	-298.53
AZ Rent Tax Payable	-46.01	15.71	-40.17	0.00	33.32	39.09	23.32	6.59	0.00	0.00	-17.66	-25.07	-10.88
Owner Distribution	-4,412.94	-1,577.59	-2,346.23	-2,731.18	-3,649.60	-1,761.05	-2,794.43	-2,379.68	-1,735.19	-1,725.27	-1,894.17	-1,325.95	-28,333.28
Net Other Items	-4,713.13	-3,078.83	-1,538.72	-2,731.18	-2,956.51	-2,381.73	-2,111.34	-2,373.09	-2,394.96	-1,065.50	-2,747.75	-549.95	-28,642.69
Cash Flow	-4,562.31	-732.87	1,662.74	471.36	-629.53	-225.64	241.11	-660.13	-392.11	545.97	-1,396.06	1,804.73	-3,872.74
Beginning Cash	9,375.92	4,813.61	4,080.74	5,743.48	6,214.84	5,585.31	5,359.67	5,600.78	4,940.65	4,548.54	5,094.51	3,698.45	9,375.92
Beginning Cash + Cash Flow	4,813.61	4,080.74	5,743.48	6,214.84	5,585.31	5,359.67	5,600.78	4,940.65	4,548.54	5,094.51	3,698.45	5,503.18	5,503.18
Actual Ending Cash	4,813.61	4,080.74	5,743.48	6,214.84	5,585.31	5,359.67	5,600.78	4,940.65	4,548.54	5,094.51	3,698.45	5,503.18	5,503.18