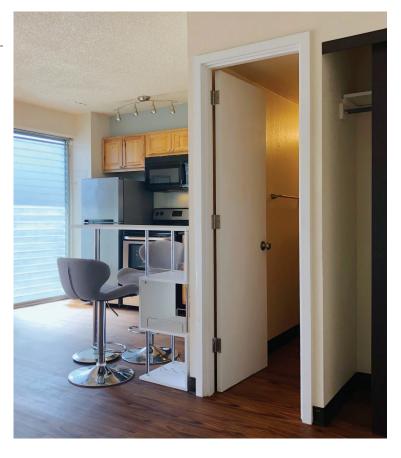


Rent Roll

Unit	Туре	Monthly
201	Studio	\$1,395
202	Studio	\$1,495
203	Studio	\$1,425
204	Studio	\$1,350
205	Studio	\$1,445
206	Studio	\$1,545
207	Studio	\$1,350
208	Studio	\$1,370
209	Studio	\$1,350
210	Studio	\$1,445
211	Studio	\$1,495
212	Studio	\$1,425
301	Studio	\$1,395
302	Studio	\$1,515
303	Studio	\$1,470
304	Studio	\$1,445
305	Studio	\$1,470
306	Studio	\$1,395
307	Studio	\$1,495
308	Studio	\$1,565
309	Studio	\$1,440
310	Studio	\$1,320
311	Studio	\$1,495
312	Studio	\$1,540
401	Studio	\$1,545
402	Studio	\$1,595
403	Studio	\$1,495
404	Studio	\$1,420
405	Studio	\$1,495
406	Studio	\$1,465
407	Studio	\$1,465
408	Studio	\$1,465
409	Studio	\$1,545
410	Studio	\$1,495
411	Studio	\$1,420
412	Studio	\$1,540
Monthly Rent Income Monthly Other Income		\$52,580 \$7,497
Total Monthly Inco	ome	\$60,077



Yearly Income

Gross Income	\$720,924
Other Income	\$89,964
Rent Income	\$630,960

Expenses

Net Operating Income	\$555,609
Total Operating Expense	\$165,315
Insurance	\$7,391
GET	\$32,445
Taxes: RPT	\$14,747
Utilities	\$49,897
Repair & Maintenance	\$17,575
Property Management (6% Proforma)	\$43,260