

Owner Statement

Owner Name & Address....

Period:
 03-01-2020 - 11-30-2020

Reserve:
 \$300.00

Summary

Account	Amount	Year to Date
Beginning Balance	\$0.00	\$0.00
Income		
Rent Operation Account	\$19,007.31	\$19,007.31
Total Income	\$19,007.31	\$19,007.31
Expenses		
Cleaners	\$150.00	\$150.00
Inspection Fee	\$75.00	\$75.00
Landscaping	\$143.00	\$143.00
Lease Fee Expense	\$1,800.00	\$1,800.00
Management Fee Expense	\$2,196.25	\$2,196.25
Repairs and Maintenance	\$330.00	\$330.00
Total Expenses	\$4,694.25	\$4,694.25
Net Income	\$14,313.06	\$14,313.06
Adjustments		
Owner Contributions	\$200.00	\$200.00
Owner Distributions	\$-14,213.06	\$-14,213.06
Total Adjustments	\$-14,013.06	\$-14,013.06
Ending Balance	\$300.00	\$300.00

Details

Description	Date	Increase	Decrease	Balance
Beginning Balance	03-01-2020			\$0.00
Owners Name				
Owner Contributions - Owner Reserve	03-26-2020	\$200.00	\$0.00	\$200.00
Owner Distributions - Owner Distribution	04-15-2020	\$0.00	\$1,308.35	\$-1,108.35
Owner Distributions - Owner Distribution	06-03-2020	\$0.00	\$1,483.35	\$-2,591.70
Owner Distributions - Owner Distribution	06-25-2020	\$0.00	\$1,483.35	\$-4,075.05
Owner Distributions - Owner Distribution	07-21-2020	\$0.00	\$1,408.35	\$-5,483.40
Owner Distributions - Owner Distribution - Aug 2020	09-21-2020	\$0.00	\$1,150.64	\$-6,634.04
Rent Operation Account - Elliott Payment 10/2020	10-01-2020	\$1,400.00	\$0.00	\$-5,234.04
Management Fee Expense - Renewal Fee	10-01-2020	\$0.00	\$200.00	\$-5,434.04
Cleaners - Touch Up Clean - ALL UNITS (1-3)	10-20-2020	\$0.00	\$150.00	\$-5,584.04
Repairs and Maintenance - Dryer Diagnostic Service - Unit 3	10-20-2020	\$0.00	\$70.00	\$-5,654.04
Management Fee Expense - Tri-Plex Sale Fee	10-20-2020	\$0.00	\$250.00	\$-5,904.04
Owner Distributions - Owner Distribution	10-26-2020	\$0.00	\$5,968.02	\$-11,872.06
Repairs and Maintenance - Installed new water line and fixed cold water flow for kitchen sink.	11-06-2020	\$0.00	\$85.00	\$-11,957.06
Landscaping - First Weekly Lawn Mow 9/22/2020	11-09-2020	\$0.00	\$66.00	\$-12,023.06
Landscaping - Weekly Lawn Mow 10/5/2020	11-09-2020	\$0.00	\$33.00	\$-12,056.06
Landscaping - Sprinkler Blowout 10/12/2020	11-09-2020	\$0.00	\$44.00	\$-12,100.06
Owner Distributions - Owner Distribution	11-09-2020	\$0.00	\$1,411.00	\$-13,511.06
Net \$-13,511.06		\$1,600.00	\$15,111.06	

Property Address Number 1

(Reserve: \$300.00)

Management Fee Expense - April 2020 Management Fee	04-01-2020	\$0.00	\$111.65	\$-13,622.71
Rent Operation Account - April 2020 Rent	04-03-2020	\$1,595.00	\$0.00	\$-12,027.71
Repairs and Maintenance	04-08-2020	\$0.00	\$175.00	\$-12,202.71
Rent Operation Account - May 2020 Rent Payment	05-01-2020	\$1,595.00	\$0.00	\$-10,607.71
Management Fee Expense - May 2020 Management Fee	05-01-2020	\$0.00	\$111.65	\$-10,719.36
Rent Operation Account - June 2020 Rent Payment	06-01-2020	\$1,595.00	\$0.00	\$-9,124.36

Description	Date	Increase	Decrease	Balance
Management Fee Expense - June 2020 Management Fee	06-01-2020	\$0.00	\$111.65	\$-9,236.01
Rent Operation Account	07-01-2020	\$1,595.00	\$0.00	\$-7,641.01
Management Fee Expense - July 2020 Management Fee	07-01-2020	\$0.00	\$111.65	\$-7,752.66
Inspection Fee - June 2020 Inspection	07-21-2020	\$0.00	\$75.00	\$-7,827.66
Rent Operation Account	08-01-2020	\$1,595.00	\$0.00	\$-6,232.66
Management Fee Expense - Aug 2020 Management Fee	08-01-2020	\$0.00	\$111.65	\$-6,344.31
Rent Operation Account	09-21-2020	\$1,665.00	\$0.00	\$-4,679.31
Rent Operation Account	09-21-2020	\$1,665.00	\$0.00	\$-3,014.31
Rent Operation Account	09-21-2020	\$1.00	\$0.00	\$-3,013.31
Rent Operation Account	09-21-2020	\$1,594.00	\$0.00	\$-1,419.31
Management Fee Expense - Sept 2020 Management Fee	09-30-2020	\$0.00	\$99.00	\$-1,518.31
Management Fee Expense - Management Fees for 10/2020	10-16-2020	\$0.00	\$99.00	\$-1,617.31
Management Fee Expense - Management Fees for 11/2020	11-01-2020	\$0.00	\$99.00	\$-1,716.31
Net \$11,794.75		\$12,900.00	\$1,105.25	

Multi-Property Address

(Reserve: \$900.00)

Rent Operation Account	08-24-2020	\$361.29	\$0.00	\$-1,355.02
Rent Operation Account	08-24-2020	\$1,400.00	\$0.00	\$44.98
Management Fee Expense - 8/2020 Management Fee	08-24-2020	\$0.00	\$99.00	\$-54.02
Management Fee Expense - 8/2020 Management Fee	08-24-2020	\$0.00	\$99.00	\$-153.02
Management Fee Expense - 8/2020 Management Fee	08-24-2020	\$0.00	\$99.00	\$-252.02
Lease Fee Expense - Lease Fee	08-24-2020	\$0.00	\$600.00	\$-852.02
Management Fee Expense - 9/2020 Management Fee	09-01-2020	\$0.00	\$99.00	\$-951.02
Management Fee Expense - 9/2020 Management Fee	09-01-2020	\$0.00	\$99.00	\$-1,050.02
Management Fee Expense - 9/2020 Management Fee	09-01-2020	\$0.00	\$99.00	\$-1,149.02
Lease Fee Expense - Lease Fee	09-24-2020	\$0.00	\$600.00	\$-1,749.02
Rent Operation Account	09-25-2020	\$326.67	\$0.00	\$-1,422.35
Rent Operation Account - Oct 2020	10-01-2020	\$1,400.00	\$0.00	\$-22.35
Rent Operation Account	10-16-2020	\$1,219.35	\$0.00	\$1,197.00
Lease Fee Expense - Lease Fee	10-16-2020	\$0.00	\$600.00	\$597.00
Management Fee Expense - Management Fees for 10/2020	10-16-2020	\$0.00	\$99.00	\$498.00
Management Fee Expense - Management Fees for 10/2020	10-16-2020	\$0.00	\$99.00	\$399.00

Description	Date	Increase	Decrease	Balance
Management Fee Expense - Management Fees for 10/2020	10-16-2020	\$0.00	\$99.00	\$300.00
Net \$2,016.31		\$4,707.31	\$2,691.00	
Ownership Net \$300.00		\$19,207.31	\$18,907.31	
Ending Balance				\$300.00

Sample Owner Statement