

Income Statement

5/1/2021 - 4/30/2022, By Year, Cash basis

165 N. Michigan Ave

	05/01/2021 - 12/31/2021	01/01/2022 - 04/30/2022	Total
Income			
Application Fee Income	\$780.00	\$120.00	\$900.00
Cleaning and Maint Income	\$3880.42	\$650.00	\$4530.42
Convenience Fee	\$1946.73	\$1033.15	\$2979.88
Late Fee Income	\$220.00		\$220.00
Laundry Income	\$6211.20	\$4508.40	\$10719.60
Other Income	\$0.00		
Rent Income	\$698104.80	\$357066.57	\$1055171.37
Repairs Income	\$645.00	\$75.00	\$720.00
Utility Income			
Sewage	\$167.84	\$355.07	\$522.91
Trash	\$3178.67	\$5389.50	\$8568.17
Utility Income - Other	\$120.29		\$120.29
Water	\$1630.08	\$3383.50	\$5013.58
Total for Utility Income	\$5096.88	\$9128.07	\$14224.95
Total Income	\$716885.03	\$372581.19	\$1089466.22
Expense			
Advertising	\$359.37	\$165.83	\$525.20
Auto and Travel	\$20530.09	\$10603.51	\$31133.60
Bank Fees	\$99.00	\$227.00	\$326.00
Business Meeting	\$3301.70	\$2010.44	\$5312.14
Cable/Internet	\$348.87	\$181.98	\$530.85
City Fees	\$155.00		\$155.00
Cleaning and Maintenance	\$8124.93	\$300.00	\$8424.93
Commissions	\$2000.00		\$2000.00
Decoration	\$1951.13		\$1951.13
Donation	\$300.00	\$230.00	\$530.00
DUES/SUBSCRIPTION/MEMBERSHIP	\$308.86	\$1075.90	\$1384.76
ELEVATOR	\$2390.00	\$765.00	\$3155.00
Franchise Tax	\$5400.00	\$1020.05	\$6420.05
GARBAGE AND RECYCLING	\$11145.25		\$11145.25
Gardening & Decoration	\$77.81		\$77.81
GAS and Misc. Auto	\$4585.94	\$7985.08	\$12571.02
GENERAL MAINTAINANCE:LABOR	\$150.00		\$150.00
GIFT	\$129.84	\$523.88	\$653.72
Insurance	\$29511.65	\$27094.17	\$56605.82
Insurance: Health	\$15916.40	\$8633.72	\$24550.12
Internet & Telephone		\$11.98	\$11.98
Landscaping	\$198.57	\$266.56	\$465.13
Legal Fees	\$8682.12	\$8352.03	\$17034.15
Management Software	\$3423.46	\$1276.92	\$4700.38
Misc. Expense	\$12165.52	\$791.23	\$12956.75
Misc. Repair	\$4341.00	\$11074.75	\$15415.75
Mortgage Interest	\$166567.50	\$111045.00	\$277612.50
Office Expenses	\$2228.66	\$1570.57	\$3799.23
Payroll Fee	\$729.12	\$580.93	\$1310.05
Payroll Tax Expense	\$1147.50	\$664.00	\$1811.50

Pest Control	\$1525.00	\$360.00	\$1885.00
Postage and Delivery	\$31.05		\$31.05
PROFESSIONAL FEES	\$6656.25	\$1000.00	\$7656.25
PROPERTY TAX	\$82101.19	\$81425.66	\$163526.85
Repairs			
ELECTRICAL	\$3815.10		\$3815.10
FLOORING	\$1351.54		\$1351.54
HOME DEPOT/RENOVATION SUPPLIES	\$3172.53	\$1433.07	\$4605.60
PLUMBING	\$1980.00	\$1195.00	\$3175.00
Retrofit	\$6500.00		\$6500.00
Total for Repairs	\$16819.17	\$2628.07	\$19447.24
Salary	\$16000.00	\$8000.00	\$24000.00
Security	\$3401.50		\$3401.50
Shipping	\$94.67		\$94.67
Supplies	\$2948.06	\$1262.99	\$4211.05
Telephone	\$7534.07	\$4701.57	\$12235.64
Trash		\$6333.04	\$6333.04
TRAVEL		\$225.72	\$225.72
Uniform	\$937.70	\$1022.33	\$1960.03
Utilities			
Gas	\$5071.62	\$3759.39	\$8831.01
Utilities - Other	\$9036.48	\$8023.39	\$17059.87
Total for Utilities	\$14108.10	\$11782.78	\$25890.88
Workers compensation Insurance	\$1635.10	\$428.50	\$2063.60
Total Expense	\$460061.15	\$315621.19	\$775682.34
Net Operating Income	\$256823.88	\$56960.00	\$313783.88
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