



# Income Statement Consolidated

1/1/2020 - 9/30/2023, By Quarter, Cash basis

## Hebron 44 LLC

Amount	Q1-2020	Q2-2020	Q3-2020	Q4-2020	Q1-2021	Q2-2021	Q3-2021	Q4-2021	Q1-2022	Q2-2022	Q3-2022	Q4-2022	Q1-2023	Q2-2023	Q3-2023	Total
<b>Income</b>																
Cable TV	392.00	448.00	308.00	350.00	266.00	224.00	248.00	646.00	430.00	298.00	(881.25)	16.67	711.00	406.00	368.00	4,230.42
Cleaning and Maint Income				148.89	87.50	144.38				4.00	540.85					925.62
Convenience Fee				40.26	82.62	213.67	137.21	138.34	134.81	153.39	178.53	180.86	170.39	195.81	326.13	1,952.02
Grant Income					7,500.00											7,500.00
HUD Income				2,342.00	28,193.00	19,912.00	13,265.00	10,438.00	12,247.00		5,466.00	18,828.00	6,556.00			117,247.00
Late Fee Income		25.00	25.00	350.00	375.00	250.00	425.00	625.00	875.00	525.00	487.50	537.00	1,138.00	450.00	475.00	6,562.50
Laundry Income	1,039.25	1,357.25	1,680.50	1,242.00	1,526.75	1,727.25	1,332.25	841.25	840.75	1,229.25	1,793.50	1,692.25	1,602.75	1,961.25	2,071.35	21,937.60
Lease Cancel Fee				150.00			910.00						450.00	777.57		2,287.57
NSF Fee Income											25.00		85.00	35.00	35.00	180.00
Other Income	114.00									5.00	1,438.57	14.43	20.00	50.00	1,988.00	3,630.00
Parking Income	30.00															30.00
Pet Fees Income	1,668.38	478.00	800.00	922.00	500.00	609.88	450.00	175.00	1,138.14	564.78	760.00	915.00	1,135.00	866.00	353.00	11,335.18
Rent Income	33,434.24	32,348.81	26,000.11	28,164.54	29,587.83	35,361.94	26,321.16	27,412.50	43,294.62	43,479.72	49,961.44	49,398.39	59,783.67	83,262.68	80,146.80	647,958.45
Repairs Income												1,525.00	1,044.00	1,620.43	5,651.63	9,841.06
Storage Unit Rent	1,162.00	548.00	555.00	715.00	465.00	585.00	420.00	195.00	885.00	630.00	552.00	1,085.00	1,350.00	816.00	675.00	10,638.00
Trash removal income			(71.66)													(71.66)
Utility Income	146.42	219.46									(111.60)					254.28
Utility Income-Electric			373.25						457.79	1,923.18	998.33	610.00	217.44	653.00	1,757.28	6,990.27
Utility Income-Gas Utility	125.38	466.20	953.22	715.07	831.46	762.03	383.75	359.20	826.20	587.75	301.89	677.33	1,055.99	1,279.94	689.36	10,014.77
<b>Total Income</b>	<b>\$38,111.67</b>	<b>\$35,890.72</b>	<b>\$30,623.42</b>	<b>\$35,139.76</b>	<b>\$69,415.16</b>	<b>\$59,790.15</b>	<b>\$43,892.37</b>	<b>\$40,830.29</b>	<b>\$61,129.31</b>	<b>\$49,400.07</b>	<b>\$61,510.76</b>	<b>\$75,479.93</b>	<b>\$75,319.24</b>	<b>\$92,373.68</b>	<b>\$94,536.55</b>	<b>\$863,443.08</b>
<b>Expense</b>																
Advertising	190.50	156.25	123.75	534.02	256.48	229.50	479.16	837.00	250.43	511.54	414.00	184.54	157.50	106.29	79.25	4,510.21
Appliances Expense		1,339.39					730.95		337.05			1,354.39	1,582.50	1,272.00		6,616.28
Auto and Travel													326.32		277.20	603.52
Bad Debt						439.00									4,275.13	4,714.13
Bank Fees					6.00	9.00	13.00		5.50	5.00				1.30		39.80
Cable TV Expense	2,491.68	2,284.31	1,761.19	1,366.83	1,749.31	1,754.37	2,010.10	1,754.37	1,969.34	2,044.60	2,353.46	1,139.09	1,707.55	1,830.33	1,770.33	27,986.86
Cleaning and Maintenance			215.94		6,900.00	7,209.35	8,688.75	8,006.00	7,949.91	7,521.89	8,030.25	7,553.50	591.25	721.26	100.00	63,488.10
Consulting Fees					3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	2,180.00				25,070.00
Depreciation Expense												36,422.00				36,422.00
Equipment Repairs	334.99		85.91													420.90
Flooring								1,827.00							10,555.47	12,382.47
Heating & A/C	459.60	13.27			1,500.00	1,500.00	2,115.30	27,375.00	38,590.00	6,247.08	1,762.50	1,500.00	330.00	9,986.00		91,378.75
Insurance	2,998.33	6,048.78	2,650.62	5,167.12	5,535.62	4,655.62	4,365.08	4,599.12	9,200.25	6,787.83	4,330.23	4,330.23	4,962.48	4,962.48	12,338.35	82,932.14
Landscaping			(48.00)		750.00	790.00	750.00	750.00	750.00	750.00	750.00	750.00				5,992.00
Lawn Maintenance		1,170.00	1,365.00	1,015.50	1,500.00	2,340.00	2,810.00	2,865.00	1,605.00	1,605.00	3,615.66	1,675.00		100.00	1,950.00	23,616.16
Legal and Professional Fees																
Accounting					796.38	985.94	5,210.95	1,369.63	1,464.00	1,673.25	271.00	844.50	1,191.00		500.00	14,306.65
Legal and Professional Fees - Other	30.00					375.00	587.00		2,317.60	662.00	260.00	338.00				4,569.60
<b>Total for Legal and Professional Fees</b>	<b>\$30.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$796.38</b>	<b>\$1,360.94</b>	<b>\$5,797.95</b>	<b>\$1,369.63</b>	<b>\$3,781.60</b>	<b>\$2,335.25</b>	<b>\$531.00</b>	<b>\$1,182.50</b>	<b>\$1,191.00</b>	<b>\$0.00</b>	<b>\$500.00</b>	<b>\$18,876.25</b>
Licenses and Permits					13.00										120.00	133.00
Managerial Services					3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	3,270.00	3,270.00				26,160.00
Mortgage Interest			1,194.82		3,300.00	3,300.00	3,300.00	3,300.00	3,300.00	3,300.00	3,300.00	3,300.00				27,594.82
Office Expense	479.00			46.25										2.41		527.66
Pest Control	639.00	2,171.91			900.00	900.00	2,184.00	900.00	900.00	900.00	900.00	2,398.00	1,070.00		267.50	14,130.41
Plumbing Repairs		221.20	129.60			685.51	219.70		234.29	850.46	1,243.39	2,784.00	135.00	70.00	488.07	7,061.22
Rental Expense		69.54														69.54
Repairs	1,683.80	280.94	1,302.67	271.57	224.37	17,079.56	1,054.48	1,383.14	315.65	5,439.92	6,406.27	7,329.50	12,921.18	14,116.16	10,255.64	80,064.85
Snow removal					1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00	1,500.00		1,670.00		13,670.00



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Supplies		584.32	981.56	5,506.99	1,329.58	1,614.66	3,130.34	4,570.14	2,967.27	2,940.80	3,009.76	2,359.87	5,825.70	6,920.53	6,075.86	47,817.38
Taxes						5,890.05	4,523.67			6,895.15	6,895.15			6,551.50	6,551.50	37,307.02
Telephone & Internet	419.66	627.36	212.51	827.25	683.14	752.68	736.83	258.43	727.70	1,203.70	725.49	1,299.44	884.92	623.68	637.23	10,620.02
Tools and Small Equipment		28.18														28.18
Trash removal expense	458.32	864.24	810.06	1,265.10	843.40	920.10	1,265.10	1,461.85	989.10	421.70	537.75	974.25	873.00	768.29	1,410.75	13,863.01
Utilities-Electric	644.10	2,088.62	3,077.91	2,833.84	3,654.67	3,997.71	5,255.17	2,743.03	3,899.56	2,593.43	8,128.55	5,254.98	5,414.32	5,818.63	9,253.62	64,658.14
Utilities-Gas Utility	1,486.52	2,188.00	2,217.00	2,317.60	1,949.45	2,004.88	1,622.32	1,927.58	926.96	3,514.26	1,737.57	3,793.50	2,630.17	2,837.61	2,949.10	34,102.52
Utilities-Water/Sewer	7,370.85	2,371.54	868.06	6,593.74	2,197.91	2,155.48	1,491.28	2,086.92	1,591.02	4,935.84	(679.91)	524.09	833.48	903.26	2,445.08	35,688.64
<b>Total Expense</b>	<b>\$19,686.35</b>	<b>\$22,507.85</b>	<b>\$16,948.60</b>	<b>\$27,745.81</b>	<b>\$42,123.31</b>	<b>\$67,625.41</b>	<b>\$60,579.18</b>	<b>\$76,067.21</b>	<b>\$88,325.13</b>	<b>\$68,843.95</b>	<b>\$62,036.12</b>	<b>\$93,058.88</b>	<b>\$41,436.37</b>	<b>\$59,261.73</b>	<b>\$72,300.08</b>	<b>\$818,545.98</b>
<b>Net Operating Income</b>	<b>\$18,425.32</b>	<b>\$13,382.87</b>	<b>\$13,674.82</b>	<b>\$7,393.95</b>	<b>\$27,291.85</b>	<b>(\$7,835.26)</b>	<b>(\$16,686.81)</b>	<b>(\$35,236.92)</b>	<b>(\$27,195.82)</b>	<b>(\$19,443.88)</b>	<b>(\$525.36)</b>	<b>(\$17,578.95)</b>	<b>\$33,882.87</b>	<b>\$33,111.95</b>	<b>\$22,236.47</b>	<b>\$44,897.10</b>
<b>Non-operating Income</b>																
Insurance Proceeds															737.87	737.87
<b>Total Non-operating Income</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$737.87</b>	<b>\$737.87</b>
<b>Non-operating Expense</b>																
Finance Charges				2.67		0.74										3.41
<b>Total Non-operating Expense</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$2.67</b>	<b>\$0.00</b>	<b>\$0.74</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$3.41</b>
<b>Net Non-operating Income</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>(\$2.67)</b>	<b>\$0.00</b>	<b>(\$0.74)</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$734.46</b>
<b>Net Income</b>	<b>\$18,425.32</b>	<b>\$13,382.87</b>	<b>\$13,674.82</b>	<b>\$7,391.28</b>	<b>\$27,291.85</b>	<b>(\$7,836.00)</b>	<b>(\$16,686.81)</b>	<b>(\$35,236.92)</b>	<b>(\$27,195.82)</b>	<b>(\$19,443.88)</b>	<b>(\$525.36)</b>	<b>(\$17,578.95)</b>	<b>\$33,882.87</b>	<b>\$33,111.95</b>	<b>\$22,974.34</b>	<b>\$45,631.56</b>