

## 1913, 1915 & 1917 Lubbock Pro Forma

Rental Income	Monthly	Annual
1913	\$ 1,800	\$ 21,600
1917	\$ 1,800	\$ 21,600
1915 #A	\$ 775	\$ 9,300
<u>1915 #B</u>	<u>\$ 900</u>	<u>\$ 10,800</u>
<b>Total</b>	<b>\$ 5,275</b>	<b>\$ 63,300</b>

Recurring Expenses		
Insurance	\$ 208	\$ 2,500
Taxes	\$ 1,000	\$ 12,000
Utilities	\$ 125	\$ 1,500
<u>Landscaping</u>	<u>\$ 200</u>	<u>\$ 2,400</u>
<b>Total</b>	<b>\$ 1,533</b>	<b>\$ 18,400</b>

<b>Net Cash Flow</b>	<b>\$ 44,900</b>
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\*Landlord pays monthly water and electric bills only for unit 1915 #B, which is approximately \$125/month.

\*\*All other utilities are paid for by the tenants. Each unit has separate meters.

\*\*\*This pro forma uses estimated figures and are not historical accounting figures provided by the seller. All numbers should be independently verified.