

KERRA Artesian LP - May/2022

FINANCIAL RESULTS - APRIL/2022

Rent Income

Rent collection for this month was good, we have 3 tenants who did not need to pay this month as they have paid in advance in previous months. This makes our income for April looks low. We still have two tenants who owe rent for two months.

Expenses

Expenses this month are all routine operational expenses.

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Cash In	7,445	15,117	13,946	12,872	0	0	0	0	0	0	0	0	49,380
Repairs & Maintenance	1,136	720	2,005	826	0	0	0	0	0	0	0	0	4,687
Utilities	2,515	2,846	2,813	2,363	0	0	0	0	0	0	0	0	10,538
MNG Fee & Leasing Fee	1,092	495	859	925	0	0	0	0	0	0	0	0	3,371
Insurance	0	0	0	1,286	0	0	0	0	0	0	0	0	1,286
Professional Fee & Misc.	100	73	900	6	0	0	0	0	0	0	0	0	1,079
CAPEX	0	4,000	5,840	0	0	0	0	0	0	0	0	0	9,840
Mortgage	7,575	7,575	7,575	7,576	0	0	0	0	0	0	0	0	30,302
Total Cash Out	12,419	15,710	19,993	12,982	0	0	0	0	0	0	0	0	61,102
Net Cash	(4,974)	(593)	(6,047)	(110)	0	0	0	0	0	0	0	0	(11,722)
KERRA - 30% Fee	(1,492)	(178)	(1,814)	(33)	0	0	0	0	0	0	0	0	(3,517)
Net After KERRA Fee	(3,482)	(415)	(4,233)	(77)	0	0	0	0	0	0	0	0	(8,206)
Portion per Partner (20% each) *	(696)	(83)	(847)	(15)	0	0	0	0	0	0	0	0	(1,641)

* Partners' distribution was paid for Dec/2021 and prior months

Cash balance **73,492**

Profit Distribution - Balance per Partner	Total Accum. Profit	Total Paid Until Now	Remaining Balance to be Paid
All partners are 20% each	9,624	11,265	(1,641)

OTHER UPDATES

Occupancy Status

The property is fully rented.



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