

KERRA Highland LP - June/2019

FINANCIAL RESULTS - MAY/2019

Rent Income

Rent collection for May was good.

Expenses

Regular operational expenses for the month of May.

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Income	26,196	28,927	30,191	29,306	28,093	0	0	0	0	0	0	0	142,713
Repairs & Maintenance	10,211	13,121	4,922	1,863	2,019	0	0	0	0	0	0	0	32,136
Utilities	733	11,429	4,534	3,648	3,104	0	0	0	0	0	0	0	23,449
MNG Fee & Leasing Fee	1,851	3,379	0	1,894	1,772	0	0	0	0	0	0	0	8,898
Insurance	0	0	0	0	0	0	0	0	0	0	0	0	0
Professional Fee (Accounting & Legal)	881	0	922	1,250	70	0	0	0	0	0	0	0	3,123
Miscellaneous Expenses	0	150	0	400	0	0	0	0	0	0	0	0	550
Total Expenses	13,676	28,080	10,379	9,056	6,965	0	0	0	0	0	0	0	68,156
NOI	12,519	847	19,812	20,251	21,128	0	0	0	0	0	0	0	74,557
Mortgage *	15,582	15,582	15,582	15,582	15,582	0	0	0	0	0	0	0	77,910
Net Cash	(3,063)	(14,735)	4,230	4,669	5,546	0	0	0	0	0	0	0	(3,353)
KERRA - 4% Fee from Collected Income	1,048	1,157	1,208	1,172	1,124	0	0	0	0	0	0	0	5,709
Net After KERRA Fee	(4,111)	(15,892)	3,022	3,496	4,422	0	0	0	0	0	0	0	(9,061)
Eliav & Revital Kling 19%	(781)	(3,019)	574	664	840	0	0	0	0	0	0	0	(1,722)
LZIC LTD 10%	(411)	(1,589)	302	350	442	0	0	0	0	0	0	0	(906)
Meital Steinberg 19%	(781)	(3,019)	574	664	840	0	0	0	0	0	0	0	(1,722)
L&E Kling Holdings 19%	(781)	(3,019)	574	664	840	0	0	0	0	0	0	0	(1,722)
Mitchell J Howard LLC 14%	(575)	(2,225)	423	489	619	0	0	0	0	0	0	0	(1,269)
LHCO INC 9%	(370)	(1,430)	272	315	398	0	0	0	0	0	0	0	(815)
Eitan Abu 10%	(411)	(1,589)	302	350	442	0	0	0	0	0	0	0	(906)
Major Rehab & Appliances **	0	5,640	556	378	0	0	0	0	0	0	0	0	6,574

* Mortgage payments include: principle, Interest & escrow for property tax

** Major Rehab & Appliances are not expenses they are added to the property value

Profit Distribution - Balance per Partner	Total Accum. Profit	Total Paid Until Now	Remaining Balance to be Paid
Eliav & Revital Kling 19%	545	0	545
LZIC LTD 10%	287	0	287
Meital Steinberg 19%	545	0	545
L&E Kling Holdings 19%	545	0	545
Mitchell J Howard LLC 14%	401	0	401
LHCO INC 9%	258	0	258
Eitan Abu 10%	287	0	287

OTHER UPDATES

Occupancy Status

We currently have 2 vacant units that are rent ready, pending city inspection to allow us to rent them. In addition, we have a tenant that is being evicted, this unit will be renovated after one of the vacant units will be rented.



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