

KERRA Highland LP - August/2019

FINANCIAL RESULTS - JULY/2019

Rent Income

Rent collection for July was good.

Expenses

Regular operational expenses for the month of July.

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Income	26,196	28,927	30,191	29,306	28,093	24,781	27,636	0	0	0	0	0	195,130
Repairs & Maintenance	10,211	13,121	4,922	1,863	2,019	1,889	1,976	0	0	0	0	0	36,001
Utilities	733	11,429	4,534	3,648	3,104	2,988	3,967	0	0	0	0	0	30,404
MNG Fee & Leasing Fee	1,851	3,379	0	1,894	1,772	1,749	1,645	0	0	0	0	0	12,292
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	210	0	0	0	0	0	3,333
Miscellaneous Expenses	0	150	0	400	0	490	48	0	0	0	0	0	1,088
Total Expenses	13,676	28,080	10,379	9,056	6,965	7,117	7,846	0	0	0	0	0	83,119
NOI	12,519	847	19,812	20,251	21,128	17,664	19,790	0	0	0	0	0	112,011
Mortgage *	15,582	15,582	15,582	15,582	15,582	15,582	15,582	0	0	0	0	0	109,074
Net Cash	(3,063)	(14,735)	4,230	4,669	5,546	2,082	4,208	0	0	0	0	0	2,937
KERRA - 4% Fee from Collected Income	1,048	1,157	1,208	1,172	1,124	991	1,105	0	0	0	0	0	7,805
Net After KERRA Fee	(4,111)	(15,892)	3,022	3,496	4,422	1,091	3,102	0	0	0	0	0	(4,868)
Eliav & Revital Kling 19%	(781)	(3,019)	574	664	840	207	589	0	0	0	0	0	(925)
LZIC LTD 10%	(411)	(1,589)	302	350	442	109	310	0	0	0	0	0	(487)
Meital Steinberg 19%	(781)	(3,019)	574	664	840	207	589	0	0	0	0	0	(925)
L&E Kling Holdings 19%	(781)	(3,019)	574	664	840	207	589	0	0	0	0	0	(925)
Mitchell J Howard LLC 14%	(575)	(2,225)	423	489	619	153	434	0	0	0	0	0	(681)
LHCO INC 9%	(370)	(1,430)	272	315	398	98	279	0	0	0	0	0	(438)
Eitan Abu 10%	(411)	(1,589)	302	350	442	109	310	0	0	0	0	0	(487)
Major Rehab & Appliances **	0	5,640	556	378	0	0	1,533	0	0	0	0	0	8,107

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

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

*** Partners' distribution was paid for Jun/2019 and prior months

Profit Distribution - Balance per Partner	Total Accum. Profit	Total Paid Until Now	Remaining Balance to be Paid
Eliav & Revital Kling 19%	1,341	752	589
LZIC LTD 10%	706	396	310
Meital Steinberg 19%	1,341	752	589
L&E Kling Holdings 19%	1,341	752	589
Mitchell J Howard LLC 14%	988	554	434
LHCO INC 9%	635	356	279
Eitan Abu 10%	706	396	310

OTHER UPDATES

Occupancy Status

During July we received the occupancy permit for the 2 vacant units. They are on the market we are hoping to have tenants there soon. We have another unit that became vacant, we are working on it to make it rent ready and to obtain an occupancy permit for it as well.



Copyright © 2019 KERRA Investments, All rights reserved.

Want to change how you receive these emails?
You can [update your preferences](#) or [unsubscribe from this list](#).

