

KERRA Highland LP - March/2022

FINANCIAL RESULTS FEBRUARY/2022

Rent Income

Rent collection for February was OK, we have two tenants who paid their February rents at the beginning of March, and three tenants who did not pay their rents for February yet.

Expenses

February expenses were a combination of routine and also some unit work.

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Cash In	24,310	26,016	0	0	0	0	0	0	0	0	0	0	50,326
Repairs & Maintenance	1,642	1,942	0	0	0	0	0	0	0	0	0	0	3,584
Utilities	5,650	2,912	0	0	0	0	0	0	0	0	0	0	8,563
MNG Fee & Leasing Fee	1,999	1,431	0	0	0	0	0	0	0	0	0	0	3,430
Insurance	1,388	1,388	0	0	0	0	0	0	0	0	0	0	2,776
Professional Fee & Misc.	0	0	0	0	0	0	0	0	0	0	0	0	0
CAPEX	2,994	4,068	0	0	0	0	0	0	0	0	0	0	7,062
Mortgage	15,052	15,052	0	0	0	0	0	0	0	0	0	0	30,104
Total Cash Out	28,725	26,794	0	0	0	0	0	0	0	0	0	0	55,519
Net Cash	(4,415)	(778)	0	0	0	0	0	0	0	0	0	0	(5,193)
KERRA - 4% Fee from Collected Income	972	1,041	0	0	0	0	0	0	0	0	0	0	2,013
Net After KERRA Fee	(5,387)	(1,819)	0	0	0	0	0	0	0	0	0	0	(7,206)
Eliav & Revital Kling 19%	(1,024)	(346)	0	0	0	0	0	0	0	0	0	0	(1,369)
LZIC LTD 10%	(539)	(182)	0	0	0	0	0	0	0	0	0	0	(721)
Meital Steinberg 19%	(1,024)	(346)	0	0	0	0	0	0	0	0	0	0	(1,369)
L&E Kling Holdings 19%	(1,024)	(346)	0	0	0	0	0	0	0	0	0	0	(1,369)
Mitchell J Howard LLC 14%	(754)	(255)	0	0	0	0	0	0	0	0	0	0	(1,009)
Julia Levy 9%	(485)	(164)	0	0	0	0	0	0	0	0	0	0	(649)
Eitan Abu 10%	(539)	(182)	0	0	0	0	0	0	0	0	0	0	(721)

* Partners' distribution was paid for Dec/2020 and prior months

Profit Distribution - Balance per Partner	Total Accum. Profit	Total Paid Until Now	Remaining Balance to be Paid
Eliav & Revital Kling 19%	642	6,190	(5,548)
LZIC LTD 10%	338	3,258	(2,920)
Meital Steinberg 19%	642	6,190	(5,548)
L&E Kling Holdings 19%	642	6,190	(5,548)
Mitchell J Howard LLC 14%	473	4,561	(4,088)
Julia Levy 9%	304	2,932	(2,628)
Eitan Abu 10%	338	3,258	(2,920)

OTHER UPDATES

Occupancy Status

The property is fully occupied, we have 2 tenants in eviction process.

Tax Return

During the past few weeks, we have been working on the US tax return. We are at the final stages before submitting to the tax authorities. K-1 forms were distributed to all partners via emails. You can now work with your American accountant on your personal tax return. if you have any questions, please let us know.



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