

KERRA Lamon LP - December/2021

FINANCIAL RESULTS - NOVEMBER/2021

Rent Income

Rent collection for November was good, 15 tenants out of 16 paid their rent for that month.

Expenses

November expenses are regular operational expenses and one unit turnover.

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Income	10,440	12,950	11,450	10,847	12,353	7,815	18,688	10,993	7,850	14,498	12,228	0	130,112
Repairs & Maintenance	1,231	1,527	920	1,220	1,320	3,248	1,894	1,503	2,320	1,268	4,220	0	20,671
Utilities	3,344	617	698	3,473	592	369	3,096	490	424	3,166	468	0	16,738
MNG Fee & Leasing Fee	678	668	815	608	655	720	402	1,168	0	1,366	681	0	7,761
Insurance	0	0	0	0	0	0	0	0	0	361	376	0	737
Professional Fee (Accounting & Legal)	0	934	0	800	0	0	0	0	0	0	642	0	2,376
Miscellaneous Expenses	0	0	0	32	0	0	800	0	200	0	201	0	1,233
Total Expenses	5,252	3,746	2,432	6,133	2,567	4,337	6,192	3,162	2,944	6,161	6,587	0	49,515
NOI	5,188	9,204	9,018	4,714	9,786	3,478	12,496	7,831	4,905	8,337	5,641	0	80,597
Mortgage *	5,173	5,173	5,173	5,173	2,487	5,196	5,196	5,196	5,196	5,196	5,196	0	54,358
Net Cash	14	4,031	3,844	(459)	7,299	(1,719)	7,299	2,635	(291)	3,140	445	0	26,239
KERRA - 30% Fee	4	1,209	1,153	(138)	2,190	(516)	2,190	790	(87)	942	133	0	7,872
Net After KERRA Fee	10	2,821	2,691	(321)	5,109	(1,203)	5,110	1,844	(204)	2,198	311	0	18,367
Portion per Partner (25% each) ***	3	705	673	(80)	1,277	(301)	1,277	461	(51)	550	78	0	4,592
Major Rehab & Appliances **	0	0	0	0	0	0	0	0	0	0	0	0	0

* 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 Sep/2021 and prior months

Cash balance **42,964**

Profit Distribution - Balance per Partner	Total Accum. Profit	Total Paid Until Now	Remaining Balance to be Paid
All partners are 25% each	15,139	12,824	2,315

OTHER UPDATES

Occupancy Status

Property is fully rented.



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