

# Income Statement - 12 Month

## Woodward Management LLC

Properties: Gratitude - 253 Franklin Avenue Des Moines, IA 50314

Fund Type: All

Period Range: Jan 2021 to Dec 2021

GL Account Map: None - use master chart of accounts

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Jul 2021	Aug 2021	Sep 2021	Oct 2021	Nov 2021	Dec 2021	Total
<b>Operating Income &amp; Expense</b>													
<b>Income</b>													
<b>Rent Revenue</b>													
Rent Revenue - Gross Potential	11,456.80	8,102.40	12,266.00	10,386.23	10,211.78	14,255.00	11,847.60	11,195.00	7,754.00	6,585.00	9,456.20	12,133.00	125,649.01
Pet Rent	0.00	0.00	0.00	150.00	0.00	0.00	0.00	150.00	15.00	15.00	15.00	15.00	360.00
<b>Total Rent Revenue</b>	<b>11,456.80</b>	<b>8,102.40</b>	<b>12,266.00</b>	<b>10,536.23</b>	<b>10,211.78</b>	<b>14,255.00</b>	<b>11,847.60</b>	<b>11,345.00</b>	<b>7,769.00</b>	<b>6,600.00</b>	<b>9,471.20</b>	<b>12,148.00</b>	<b>126,009.01</b>
<b>Other Revenue</b>													
Late Fee Revenue	40.00	80.00	0.00	320.00	0.00	0.00	80.00	200.00	80.00	184.80	135.20	200.00	1,320.00
Application Fee	40.00	0.00	20.00	165.00	0.00	20.00	0.00	0.00	0.00	0.00	60.00	0.00	305.00
<b>Total Other Revenue</b>	<b>80.00</b>	<b>80.00</b>	<b>20.00</b>	<b>485.00</b>	<b>0.00</b>	<b>20.00</b>	<b>80.00</b>	<b>200.00</b>	<b>80.00</b>	<b>184.80</b>	<b>195.20</b>	<b>200.00</b>	<b>1,625.00</b>
<b>Total Operating Income</b>	<b>11,536.80</b>	<b>8,182.40</b>	<b>12,286.00</b>	<b>11,021.23</b>	<b>10,211.78</b>	<b>14,275.00</b>	<b>11,927.60</b>	<b>11,545.00</b>	<b>7,849.00</b>	<b>6,784.80</b>	<b>9,666.40</b>	<b>12,348.00</b>	<b>127,634.01</b>
<b>Expense</b>													
<b>Administrative Expenses</b>													
Legal & Professional Fees	55.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	55.00
Eviction Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	205.59	0.00	0.00	0.00	0.00	205.59
<b>Total Administrative Expenses</b>	<b>55.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>205.59</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>260.59</b>
<b>Utilities Expenses</b>													
Electricity	130.42	141.62	670.46	172.34	143.36	117.09	139.07	114.81	122.36	151.30	181.35	223.29	2,307.47
Water	230.90	366.37	339.18	310.15	319.07	0.00	652.30	397.24	370.80	360.21	432.56	457.33	4,236.11
Gas	459.23	627.45	0.00	206.81	369.54	207.05	141.98	113.83	150.54	142.17	532.49	886.78	3,837.87
Sewer	577.50	859.69	791.42	761.88	744.49	0.00	1,579.12	950.39	857.17	840.48	942.22	976.31	9,880.67
<b>Total Utilities Expenses</b>	<b>1,398.05</b>	<b>1,995.13</b>	<b>1,801.06</b>	<b>1,451.18</b>	<b>1,576.46</b>	<b>324.14</b>	<b>2,512.47</b>	<b>1,576.27</b>	<b>1,500.87</b>	<b>1,494.16</b>	<b>2,088.62</b>	<b>2,543.71</b>	<b>20,262.12</b>
<b>Operating &amp; Maintenance Expenses</b>													
Labor	800.00	800.00	800.00	800.00	800.00	800.00	800.00	800.00	800.00	800.00	800.00	800.00	9,600.00
Supplies & Materials	0.00	0.00	0.00	0.00	0.00	646.27	1,153.46	49.12	0.00	0.00	0.00	0.00	1,848.85
Garbage & Trash Removal	682.20	411.60	413.45	365.30	215.30	275.30	330.38	432.36	227.01	227.27	578.98	503.98	4,663.13
Pest Control	153.70	153.70	153.70	153.70	153.70	153.70	153.70	153.70	153.70	153.70	153.70	153.70	1,844.40
Heating/Cooling Repairs and Maintenance	0.00	0.00	0.00	214.00	0.00	27.80	0.00	0.00	0.00	0.00	0.00	0.00	241.80
Snow Removal	0.00	1,198.89	661.44	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,860.33
<b>Total Operating &amp; Maintenance Expenses</b>	<b>1,635.90</b>	<b>2,564.19</b>	<b>2,028.59</b>	<b>1,533.00</b>	<b>1,169.00</b>	<b>1,903.07</b>	<b>2,437.54</b>	<b>1,435.18</b>	<b>1,180.71</b>	<b>1,180.97</b>	<b>1,532.68</b>	<b>1,457.68</b>	<b>20,058.51</b>
<b>Taxes and Insurance</b>													
Real Property Taxes	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,331.00	0.00	0.00	0.00	7,331.00
Payroll Taxes	72.83	71.19	70.61	69.26	68.75	66.00	67.45	66.51	65.63	73.81	71.95	72.88	836.87
Property & Liability Insurance	816.15	816.15	816.15	816.15	816.15	816.15	816.15	816.15	816.15	816.15	848.80	848.80	9,859.10
<b>Total Taxes and Insurance</b>	<b>888.98</b>	<b>887.34</b>	<b>886.76</b>	<b>885.41</b>	<b>884.90</b>	<b>882.15</b>	<b>883.60</b>	<b>882.66</b>	<b>8,212.78</b>	<b>889.96</b>	<b>920.75</b>	<b>921.68</b>	<b>18,026.97</b>
<b>Total Operating Expense</b>	<b>3,977.93</b>	<b>5,446.66</b>	<b>4,716.41</b>	<b>3,869.59</b>	<b>3,630.36</b>	<b>3,109.36</b>	<b>5,833.61</b>	<b>4,099.70</b>	<b>10,894.36</b>	<b>3,565.09</b>	<b>4,542.05</b>	<b>4,923.07</b>	<b>58,608.19</b>
<b>NOI - Net Operating Income</b>	<b>7,558.87</b>	<b>2,735.74</b>	<b>7,569.59</b>	<b>7,151.64</b>	<b>6,581.42</b>	<b>11,165.64</b>	<b>6,093.99</b>	<b>7,445.30</b>	<b>-3,045.36</b>	<b>3,219.71</b>	<b>5,124.35</b>	<b>7,424.93</b>	<b>69,025.82</b>
Total Income	11,536.80	8,182.40	12,286.00	11,021.23	10,211.78	14,275.00	11,927.60	11,545.00	7,849.00	6,784.80	9,666.40	12,348.00	127,634.01
Total Expense	3,977.93	5,446.66	4,716.41	3,869.59	3,630.36	3,109.36	5,833.61	4,099.70	10,894.36	3,565.09	4,542.05	4,923.07	58,608.19
<b>Net Income</b>	<b>7,558.87</b>	<b>2,735.74</b>	<b>7,569.59</b>	<b>7,151.64</b>	<b>6,581.42</b>	<b>11,165.64</b>	<b>6,093.99</b>	<b>7,445.30</b>	<b>-3,045.36</b>	<b>3,219.71</b>	<b>5,124.35</b>	<b>7,424.93</b>	<b>69,025.82</b>