

Budget Comparison

Period = Jan 2019

Book = Accrual ; Tree = ysi_is

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
4999-9999	NET INCOME									
5000-0000	NET OPERATING INCOME									
5000-0001	INCOME									
5100-0000	RENTAL INCOME									
5120-0000	Rental - Apartments	44,377.00	0.00	44,377.00	N/A	44,377.00	0.00	44,377.00	N/A	0.00
5122-0000	Vacancy Loss	-2,709.71	0.00	-2,709.71	N/A	-2,709.71	0.00	-2,709.71	N/A	0.00
5123-0000	Loss to Lease	-1,821.00	0.00	-1,821.00	N/A	-1,821.00	0.00	-1,821.00	N/A	0.00
5199-9999	TOTAL RENTAL INCOME	39,846.29	0.00	39,846.29	N/A	39,846.29	0.00	39,846.29	N/A	0.00
5800-0000	OTHER RENTAL INCOME									
5900-1000	Write-off Bad Debt	-4,578.18	0.00	-4,578.18	N/A	-4,578.18	0.00	-4,578.18	N/A	0.00
5910-0000	Late Fees	1,500.00	0.00	1,500.00	N/A	1,500.00	0.00	1,500.00	N/A	0.00
5915-0000	Lease Cancellation Fee	719.00	0.00	719.00	N/A	719.00	0.00	719.00	N/A	0.00
5922-0000	Administrative Fees	-200.00	0.00	-200.00	N/A	-200.00	0.00	-200.00	N/A	0.00
5923-0000	Pet Rent	92.26	0.00	92.26	N/A	92.26	0.00	92.26	N/A	0.00
5953-0000	Pest Control Rebill	100.27	0.00	100.27	N/A	100.27	0.00	100.27	N/A	0.00
5954-0000	Trash Rebill	100.27	0.00	100.27	N/A	100.27	0.00	100.27	N/A	0.00
5956-0000	Water/Sewer Rebill	1,272.27	0.00	1,272.27	N/A	1,272.27	0.00	1,272.27	N/A	0.00
5998-9999	TOTAL OTHER RENTAL INCOME	-994.11	0.00	-994.11	N/A	-994.11	0.00	-994.11	N/A	0.00
5999-9999	TOTAL INCOME	38,852.18	0.00	38,852.18	N/A	38,852.18	0.00	38,852.18	N/A	0.00
6000-0000	EXPENSES									
6100-0000	OPERATING EXPENSES									
6200-0000	RENTAL EXPENSE									
6210-0000	Advertising	1,104.46	0.00	-1,104.46	N/A	1,104.46	0.00	-1,104.46	N/A	0.00
6239-0000	Credit Processing Fee	109.75	0.00	-109.75	N/A	109.75	0.00	-109.75	N/A	0.00
6299-9999	TOTAL RENTAL EXPENSE	1,214.21	0.00	-1,214.21	N/A	1,214.21	0.00	-1,214.21	N/A	0.00
6300-0000	ADMINISTRATIVE EXPENSE									
6311-0000	Office Supplies	309.02	0.00	-309.02	N/A	309.02	0.00	-309.02	N/A	0.00
6311-2000	Postage and Delivery	17.10	0.00	-17.10	N/A	17.10	0.00	-17.10	N/A	0.00
6313-0000	Membership Dues and Fees	461.46	0.00	-461.46	N/A	461.46	0.00	-461.46	N/A	0.00
6314-0000	Computer Expense	76.00	0.00	-76.00	N/A	76.00	0.00	-76.00	N/A	0.00

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6314-1000	Software Licenses / Maintenance Fees	114.05	0.00	-114.05	N/A	114.05	0.00	-114.05	N/A	0.00
6317-1000	Mileage Reimbursement	49.22	0.00	-49.22	N/A	49.22	0.00	-49.22	N/A	0.00
6318-0000	Bank Service Charges	634.94	0.00	-634.94	N/A	634.94	0.00	-634.94	N/A	0.00
6320-0000	Management Fee	1,553.47	0.00	-1,553.47	N/A	1,553.47	0.00	-1,553.47	N/A	0.00
6350-0000	Auditing and Appraisal Fees	512.50	0.00	-512.50	N/A	512.50	0.00	-512.50	N/A	0.00
6360-0000	Telephone and Internet	477.19	0.00	-477.19	N/A	477.19	0.00	-477.19	N/A	0.00
6362-9999	TOTAL ADMINISTRATIVE EXPENSE	4,204.95	0.00	-4,204.95	N/A	4,204.95	0.00	-4,204.95	N/A	0.00
6363-0000	PAYROLL RELATED EXPENSE									
6373-0000	Payroll - Maint Assistant	1,716.46	0.00	-1,716.46	N/A	1,716.46	0.00	-1,716.46	N/A	0.00
6380-0000	Payroll - Leasing Bonus	80.88	0.00	-80.88	N/A	80.88	0.00	-80.88	N/A	0.00
6383-0000	Payroll - Background Checks	23.85	0.00	-23.85	N/A	23.85	0.00	-23.85	N/A	0.00
6387-0000	Payroll - Processing Fee	90.37	0.00	-90.37	N/A	90.37	0.00	-90.37	N/A	0.00
6388-0000	Payroll - Health Insurance	295.13	0.00	-295.13	N/A	295.13	0.00	-295.13	N/A	0.00
6389-0000	Payroll - Workers Comp	144.08	0.00	-144.08	N/A	144.08	0.00	-144.08	N/A	0.00
6390-0000	Payroll - Taxes and Fees	147.79	0.00	-147.79	N/A	147.79	0.00	-147.79	N/A	0.00
6399-9999	TOTAL PAYROLL RELATED EXPENSE	2,498.56	0.00	-2,498.56	N/A	2,498.56	0.00	-2,498.56	N/A	0.00
6400-0000	UTILITY EXPENSE									
6450-2000	Electric - Common Areas	161.45	0.00	-161.45	N/A	161.45	0.00	-161.45	N/A	0.00
6450-4000	Electric - Occupied Units	185.69	0.00	-185.69	N/A	185.69	0.00	-185.69	N/A	0.00
6450-5000	Electric - Vacant Units	126.46	0.00	-126.46	N/A	126.46	0.00	-126.46	N/A	0.00
6451-0000	Water	1,392.09	0.00	-1,392.09	N/A	1,392.09	0.00	-1,392.09	N/A	0.00
6470-0000	Garbage Removal	403.88	0.00	-403.88	N/A	403.88	0.00	-403.88	N/A	0.00
6489-0000	Utility Rebill Service Fees	213.00	0.00	-213.00	N/A	213.00	0.00	-213.00	N/A	0.00
6489-1000	Utility Rebill Service Fee Reimbursement	-214.00	0.00	214.00	N/A	-214.00	0.00	214.00	N/A	0.00
6499-9999	TOTAL UTILITY EXPENSE	2,268.57	0.00	-2,268.57	N/A	2,268.57	0.00	-2,268.57	N/A	0.00
6500-0000	MAINTENANCE EXPENSE									
6522-0000	Grounds Maint Contract	425.00	0.00	-425.00	N/A	425.00	0.00	-425.00	N/A	0.00
6526-0000	Exterminating	140.00	0.00	-140.00	N/A	140.00	0.00	-140.00	N/A	0.00
6536-0000	Water Extraction-Occupied	150.00	0.00	-150.00	N/A	150.00	0.00	-150.00	N/A	0.00
6537-0000	Maint - Plumbing	132.46	0.00	-132.46	N/A	132.46	0.00	-132.46	N/A	0.00
6541-0000	Maint - Materials	911.19	0.00	-911.19	N/A	911.19	0.00	-911.19	N/A	0.00
6542-0000	Maint - Contract	1,175.70	0.00	-1,175.70	N/A	1,175.70	0.00	-1,175.70	N/A	0.00
6599-9999	TOTAL MAINTENANCE EXPENSE	2,934.35	0.00	-2,934.35	N/A	2,934.35	0.00	-2,934.35	N/A	0.00

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6600-0000	UNIT TURNOVER EXPENSE									
6606-0000	Turnover - Painting	800.00	0.00	-800.00	N/A	800.00	0.00	-800.00	N/A	0.00
6607-0000	Turnover - Cleaning Supplies	93.81	0.00	-93.81	N/A	93.81	0.00	-93.81	N/A	0.00
6612-0000	Turnover - Misc Contract	50.00	0.00	-50.00	N/A	50.00	0.00	-50.00	N/A	0.00
6698-9999	TOTAL UNIT TURNOVER EXPENSE	943.81	0.00	-943.81	N/A	943.81	0.00	-943.81	N/A	0.00
6699-9998	TOTAL OPERATING EXPENSES	14,064.45	0.00	-14,064.45	N/A	14,064.45	0.00	-14,064.45	N/A	0.00
6700-0000	TAXES AND INSURANCE									
6710-0000	Taxes - Real Estate	4,367.39	0.00	-4,367.39	N/A	4,367.39	0.00	-4,367.39	N/A	0.00
6720-0000	Insurance - Hazard and Liability	1,048.91	0.00	-1,048.91	N/A	1,048.91	0.00	-1,048.91	N/A	0.00
6725-0000	Insurance - Other	9.93	0.00	-9.93	N/A	9.93	0.00	-9.93	N/A	0.00
6797-9999	TOTAL TAXES AND INSURANCE	5,426.23	0.00	-5,426.23	N/A	5,426.23	0.00	-5,426.23	N/A	0.00
6798-9999	TOTAL EXPENSES	19,490.68	0.00	-19,490.68	N/A	19,490.68	0.00	-19,490.68	N/A	0.00
6799-9998	TOTAL NET OPERATING INCOME	19,361.50	0.00	19,361.50	N/A	19,361.50	0.00	19,361.50	N/A	0.00
6799-9999	NON-OPERATING EXPENSE									
6800-0000	FINANCIAL EXPENSE									
6820-0000	Interest - Mortgage	8,492.52	0.00	-8,492.52	N/A	8,492.52	0.00	-8,492.52	N/A	0.00
6999-9999	TOTAL FINANCIAL EXPENSE	8,492.52	0.00	-8,492.52	N/A	8,492.52	0.00	-8,492.52	N/A	0.00
7000-0000	CAPITAL AND REPL RESERVE EXPENSE									
7153-0000	Capital - Gutters	1,000.00	0.00	-1,000.00	N/A	1,000.00	0.00	-1,000.00	N/A	0.00
7160-0000	Capital - Furniture-Fixtures-Equipment	577.94	0.00	-577.94	N/A	577.94	0.00	-577.94	N/A	0.00
7161-0000	Capital - Appliances	153.00	0.00	-153.00	N/A	153.00	0.00	-153.00	N/A	0.00
7399-9999	TOTAL CAPITAL AND REPL RESERVE EXPENSE	1,730.94	0.00	-1,730.94	N/A	1,730.94	0.00	-1,730.94	N/A	0.00
7500-0000	TOTAL NON-OPERATING EXPENSE	10,223.46	0.00	-10,223.46	N/A	10,223.46	0.00	-10,223.46	N/A	0.00
8999-9999	TOTAL NET INCOME	9,138.04	0.00	9,138.04	N/A	9,138.04	0.00	9,138.04	N/A	0.00