

TKE House				
	notes	45	55	65

revenue				
rent: one payment	\$6,250	\$92,813	\$113,438	\$134,063
rent: two payments	\$3,250	\$195,975	\$239,525	\$283,075
parlor fees (non-tenants)	\$200	\$1,000	\$1,200	\$1,400
laundry		\$900	\$1,100	\$1,300
total revenue		\$290,688	\$355,263	\$419,838

fixed expenses				
bank fees		\$100	\$100	\$100
cleaning & house supplies		\$3,200	\$3,600	\$4,000
insurance		\$16,000	\$16,000	\$16,000
maintenance		\$14,000	\$15,000	\$16,000
rent (mortgage)		\$99,123	\$99,123	\$99,123
office supplies, postage		\$100	\$100	\$100
professional fees		\$4,000	\$4,000	\$4,000
total fixed expenses		\$136,523	\$137,923	\$139,323

utilities				
electric		\$10,000	\$10,400	\$10,800
garbage		\$4,400	\$4,900	\$5,400
gas		\$18,500	\$20,500	\$22,500
internet		\$2,400	\$2,400	\$2,400
other		\$2,000	\$2,000	\$2,000
sewer (wastewater)		\$7,500	\$9,500	\$11,500
telephone		\$4,800	\$4,800	\$4,800
water		\$3,800	\$4,400	\$5,000
water conditioning		\$4,300	\$4,900	\$5,500
total utilities		\$57,700	\$63,800	\$69,900

catering (32 weeks/year)				
breakfast (6 meals/week)	\$1.75	\$15,120.00	\$18,480.00	\$21,840.00
lunch (5 meals/week)	\$4.50	\$32,400.00	\$39,600.00	\$46,800.00
dinner (4 meals/week)	\$4.75	\$27,360.00	\$33,440.00	\$39,520.00
sunday brunch (1 meal/week)	\$4.50	\$6,480.00	\$7,920.00	\$9,360.00
total catering		\$81,360.00	\$99,440.00	\$117,520.00

bottom line				
revenue		\$290,687.50	\$355,262.50	\$419,837.50
expenses		\$275,583.00	\$301,163.00	\$326,743.00
subtotal		\$15,104.50	\$54,099.50	\$93,094.50
bad debt		\$14,534.38	\$17,763.13	\$20,991.88
contingency		\$10,000.00	\$11,000.00	\$12,000.00
net		-\$9,429.88	\$25,336.38	\$60,102.63