

Property Statement

Prepared By:
Affinity Property Management
116 27th St NE
Cedar Rapids, IA 52402
Phone: 319-393-0814



Statement period **3/1/2024 - 3/31/2024**

Statement date **4/9/2024**

Summary by property

	Forest Greens Phase I	Forest Greens Phase II	All properties
Beginning cash balance	\$22,858.37	\$11,953.67	\$34,812.04
+ Additions to cash			
Income	15,063.00	8,530.00	23,593.00
Owner contributions	0.00	0.00	0.00
Other additions	0.00	0.00	0.00
- Subtractions from cash			
Expenses	8,108.55	2,805.28	10,913.83
Owner draws	0.00	0.00	0.00
Other subtractions	0.00	0.00	0.00
Ending cash balance	\$29,812.82	\$17,678.39	\$47,491.21
- Adjustments			
Property reserve	0.00	0.00	0.00
Available for payment	\$29,812.82	\$17,678.39	\$47,491.21

Income statement

	Forest Greens Phase I	Forest Greens Phase II	All properties
Income			
Association Fee Income	15,063.00	8,530.00	23,593.00
Total income	\$15,063.00	\$8,530.00	\$23,593.00
Expense			
Attorney Fee	871.75	871.75	1,743.50
Cleaning and Maintenance	471.86	35.72	507.58
Condominium cleaning	500.00	0.00	500.00
Electricity	467.85	198.89	666.74
Internet	1,944.00	945.00	2,889.00
Management Fees	535.00	535.00	1,070.00
Snow Removal	105.00	105.00	210.00
Telephone	355.53	0.00	355.53
Trash	710.73	0.00	710.73
Water & Sewer	2,146.83	113.92	2,260.75
Total expenses	\$8,108.55	\$2,805.28	\$10,913.83

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Statement period **3/1/2024 - 3/31/2024**

	Forest Greens Phase I	Forest Greens Phase II	Statement date All properties	4/9/2024
Net income	\$6,954.45	\$5,724.72	\$12,679.17	