

## Projections & Cost Estimate Summary

Size: 3ac

	2019 Estimate	2020 Estimated	
Acquisition Price	\$ 395,000.00		
Secretary of State	\$ 308.00		
Title closing fees	\$ 1,500.00		
Survey	\$ 800.00		
Report/s	\$ 1,200.00		
Legal Fees	\$ 4,750.00		
Taxes	\$ 4,900.00	\$ 14,871.00	
HOA/POA			
Landscaping	\$ 400.00	\$ 1,200.00	
Accounting Fees		\$ 1,200.00	
	\$ -		<b>TOTAL:</b>
	\$ 408,858.00	\$ 17,271.00	\$ 426,129.00

		Low	Medium	High
Gross Revenue/Sale Price	<b>Amount:</b>	\$ 695,000.00	\$ 825,000.00	\$ 950,000.00
Closing Cost		\$ 48,650.00	\$ 57,750.00	\$ 66,500.00
Acquisition and Expenses		\$ 426,129.00	\$ 426,129.00	\$ 426,129.00
Gross Profit		\$ 220,221.00	\$ 341,121.00	\$ 457,371.00
Management Fee	25%	\$ 55,055.25	\$ 85,280.25	\$ 114,342.75
Net Profit		<b>\$ 165,165.75</b>	<b>\$ 255,840.75</b>	<b>\$ 343,028.25</b>
Investor ROI	Year 1	<b>39%</b>	<b>60%</b>	<b>80%</b>
	Year 2	<b>19%</b>	<b>30%</b>	<b>40%</b>
	Year 3	<b>13%</b>	<b>20%</b>	<b>27%</b>