

233 Garrisonville Road #104  
Stafford, VA 22554

## Owner Statement



Jeremy Kent

2713 NW 164th Terrace  
Edmond, OK 73013



Properties

**RUGBY RD** - 508 Rugby Rd  
Fredericksburg, VA 22406

Date	Payee / Payer	Type	Reference	Description	Income	Expense	Balance
				Beginning Cash Balance as of 10/01/2013			1,900.00
10/02/2013	Military Plus Realty & Property Mgt LLC	Check	3415	Management Fees - Management Fees for 10/2013		112.00	1,788.00
10/03/2013	Jeremy Kent	ACH payment		Owner Distributions - Owner payment for 10/2013		1,288.00	500.00
10/31/2013	Stacey Smith	ACH receipt	LC1E-AVPB	Prepaid Rent - Online Payment	1,400.00		1,900.00
11/01/2013	Military Plus Realty & Property Mgt LLC	Check	3551	Management Fees - Management Fees for 11/2013		112.00	1,788.00
11/05/2013	Jeremy Kent	ACH payment		Owner Distributions - Owner payment for 11/2013		1,288.00	500.00
				Ending Cash Balance			500.00
<b>Total</b>					<b>1,400.00</b>	<b>2,800.00</b>	

## Property Cash Summary

Required Reserves	500.00
Prepaid Rent for Future Rent	0.00

## Cash Flow - 12 Month

### Military Plus Realty & Property Mgt LLC

Owner: Jeremy Kent

Properties: RUGBY RD - 508 Rugby Rd Fredericksburg, VA 22406

Period Beginning: Jan 2013

Accounting Basis: Cash

Account Name	Jan 2013	Feb 2013	Mar 2013	Apr 2013	May 2013	Jun 2013	Jul 2013	Aug 2013	Sep 2013	Oct 2013	Nov 2013	Dec 2013	Total
<b>Operating Income &amp; Expense</b>													
<b>Income</b>													
Owner Rent Income	0.00	0.00	0.00	0.00	0.00	700.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	0.00	7,700.00
<b>Total Operating Income</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>700.00</b>	<b>1,400.00</b>	<b>1,400.00</b>	<b>1,400.00</b>	<b>1,400.00</b>	<b>1,400.00</b>	<b>0.00</b>	<b>7,700.00</b>
<b>Expense</b>													
Management Fees	0.00	0.00	0.00	0.00	0.00	56.00	112.00	112.00	112.00	112.00	112.00	0.00	616.00
<b>Total Operating Expense</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>56.00</b>	<b>112.00</b>	<b>112.00</b>	<b>112.00</b>	<b>112.00</b>	<b>112.00</b>	<b>0.00</b>	<b>616.00</b>
<b>NOI - Net Operating Income</b>													
Total Income	0.00	0.00	0.00	0.00	0.00	700.00	1,400.00	1,400.00	1,400.00	1,400.00	1,400.00	0.00	7,700.00
Total Expense	0.00	0.00	0.00	0.00	0.00	56.00	112.00	112.00	112.00	112.00	112.00	0.00	616.00
<b>Net Income</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>644.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>0.00</b>	<b>7,084.00</b>
<b>Cash Flow</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>644.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>1,288.00</b>	<b>0.00</b>	<b>7,084.00</b>

Cash Flow - 12 Month

Account Name	Jan 2013	Feb 2013	Mar 2013	Apr 2013	May 2013	Jun 2013	Jul 2013	Aug 2013	Sep 2013	Oct 2013	Nov 2013	Dec 2013	Total
Beginning Cash	0.00	0.00	0.00	0.00	0.00	0.00	500.00	500.00	500.00	1,900.00	1,900.00	500.00	0.00
Beginning Cash + Cash Flow	0.00	0.00	0.00	0.00	0.00	644.00	1,788.00	1,788.00	1,788.00	3,188.00	3,188.00	500.00	7,084.00
Actual Ending Cash	0.00	0.00	0.00	0.00	0.00	500.00	500.00	500.00	1,900.00	1,900.00	500.00	500.00	500.00

Work Order

Properties: RUGBY RD - 508 Rugby Rd Fredericksburg, VA 22406

Units: All

Tenants: All

Vendors: All

Current Work Order Status: New, Estimate Requested, Estimated, and Scheduled

Status Date: All

Property	Home Warranty Expiration	Work Order Number	Description	Instructions	Status	Vendor	Unit	Tenant	Created On	Estimate Req On	Estimated On	Scheduled On	Completed On	Amount	Recurring
RUGBY RD - 508 Rugby Rd Fredericksburg, VA 22406															
RUGBY RD - 508 Rugby Rd Fredericksburg, VA 22406		792	the bay window in the kitchen leaks when it rains hard, as it did Wednesday night.	check out the problem with the bay window.	Scheduled	Harr, Bill		Smith, Stacey	06/27/ 2013			07/02/ 2013		0.00	
Total														0.00	