

Tenant Ledger

Tenants: BRITTANY L. ADAMS

Phone: (352) 673-5575

Mobile: (352) 779-8429

Unit: --

Property: 145321 - 14535 SW 20 Place Ocala, FL 34481

Status: Past

Move in date: 09/05/2023

Move out date: 10/07/2024

Lease Expiration: 09/15/2024

Rent: 1,725.00

Deposit Paid: 0.00

Date	Payer	Description	Charges	Payments	Balance
					0.00
					Starting Balance
09/01/2023	BRITTANY L. ADAMS	Electronic Cash Payment (Reference #2703-5350)		1,812.00	-1,812.00
09/01/2023		Lease Modification/Processing Fee	250.00		-1,562.00
09/05/2023		Rent Income - Move In Charge: Rent Income	1,725.00		163.00
09/05/2023		RBP w/Insurance - Move In Charge: RBP w/Insurance	39.00		202.00
09/05/2023		SDRP Fee - Move In Charge: SDRP Fee	48.00		250.00
09/08/2023	BRITTANY L. ADAMS	Payment (Reference #2231038595-96)		1,582.00	-1,332.00
10/01/2023		Rent Income - October 2023 (Prorated)	1,495.00		163.00
10/01/2023		RBP w/Insurance - October 2023	39.00		202.00
10/01/2023		SDRP Fee - October 2023	48.00		250.00
10/04/2023		Late Fee Income - Late Fee for Oct 2023	75.00		325.00
10/31/2023		Late Fee Income - Late Fee of \$5.00 per day: 10/05/2023 - 10/31/2023	135.00		460.00
11/01/2023		Rent Income - November 2023	1,725.00		2,185.00
11/01/2023		RBP w/Insurance - November 2023	39.00		2,224.00
11/01/2023		SDRP Fee - November 2023	48.00		2,272.00
11/01/2023	BRITTANY L. ADAMS	Credit Card Payment (Reference #D7F8-3960)		2,272.00	0.00
12/01/2023		Rent Income - December 2023	1,725.00		1,725.00
12/01/2023		RBP w/Insurance - December 2023	39.00		1,764.00
12/01/2023		SDRP Fee - December 2023	48.00		1,812.00
12/04/2023		Late Fee Income - Late Fee for Dec 2023	75.00		1,887.00
12/04/2023		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve Fee	25.00		1,912.00
12/31/2023		Late Fee Income - Late Fee of \$5.00 per day: 12/05/2023 - 12/31/2023	135.00		2,047.00
01/01/2024		Rent Income - January 2024	1,725.00		3,772.00
01/01/2024		RBP w/Insurance - January 2024	39.00		3,811.00
01/01/2024		SDRP Fee - January 2024	48.00		3,859.00
01/04/2024		Late Fee Income - Late Fee for Jan 2024	75.00		3,934.00
01/04/2024		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve Fee	25.00		3,959.00
01/04/2024	BRITTANY L. ADAMS	Electronic Cash Payment (Reference #9F6B-AA60)		1,600.00	2,359.00
01/25/2024		Late Fee Income - Late Fee of \$5.00 per day: 01/05/2024 - 01/24/2024	100.00		2,459.00
01/25/2024	BRITTANY L. ADAMS	Payment (Reference #97668818-17-19)		2,459.00	0.00
01/30/2024		Eviction Expenses1 - Stopped eviction costs.	712.18		712.18

Tenant Ledger

Date	Payer	Description	Charges	Payments	Balance
02/01/2024		Rent Income - February 2024	1,725.00		2,437.18
02/01/2024		RBP w/Insurance - February 2024	39.00		2,476.18
02/01/2024		SDRP Fee - February 2024	48.00		2,524.18
02/04/2024		Late Fee Income - Late Fee for Feb 2024	75.00		2,599.18
02/04/2024	BRITTANY L. ADAMS	Electronic Cash Payment (Reference #4938-4040)		1,812.00	787.18
02/17/2024		Late Fee Income - Late Fee of \$5.00 per day: 02/05/2024 - 02/17/2024	65.00		852.18
02/17/2024	BRITTANY L. ADAMS	Electronic Cash Payment (Reference #C4B4-2750)		850.00	2.18
03/01/2024		Rent Income - March 2024	1,725.00		1,727.18
03/01/2024		RBP w/Insurance - March 2024	39.00		1,766.18
03/01/2024		SDRP Fee - March 2024	48.00		1,814.18
03/04/2024		Late Fee Income - Late Fee for Mar 2024	75.00		1,889.18
03/04/2024		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve Fee	25.00		1,914.18
03/05/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #6E8A-1CF0)		1,914.18	0.00
04/01/2024		Rent Income - April 2024	1,725.00		1,725.00
04/01/2024		RBP w/Insurance - April 2024	39.00		1,764.00
04/01/2024		SDRP Fee - April 2024	48.00		1,812.00
04/04/2024		Late Fee Income - Late Fee for Apr 2024	75.00		1,887.00
04/09/2024		Late Fee Income - Late Fee of \$5.00 per day: 04/05/2024 - 04/09/2024	25.00		1,912.00
04/09/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #B18C-0000)		1,912.00	0.00
05/01/2024		Rent Income - May 2024	1,725.00		1,725.00
05/01/2024		RBP w/Insurance - May 2024	39.00		1,764.00
05/01/2024		SDRP Fee - May 2024	48.00		1,812.00
05/04/2024		Late Fee Income - Late Fee for May 2024	75.00		1,887.00
05/06/2024		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve Fee	25.00		1,912.00
05/07/2024		Late Fee Income - Late Fee of \$5.00 per day: 05/05/2024 - 05/07/2024	15.00		1,927.00
05/07/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #7B4D-ADE0)		1,927.00	0.00
06/01/2024		Rent Income - June 2024	1,725.00		1,725.00
06/01/2024		RBP w/Insurance - June 2024	39.00		1,764.00
06/01/2024		SDRP Fee - June 2024	48.00		1,812.00
06/04/2024		Late Fee Income - Late Fee for Jun 2024	75.00		1,887.00
06/04/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #27D7-90E0)		1,887.00	0.00
07/01/2024		Rent Income - July 2024	1,725.00		1,725.00
07/01/2024		RBP w/Insurance - July 2024	39.00		1,764.00
07/01/2024		SDRP Fee - July 2024	48.00		1,812.00
07/04/2024		Late Fee Income - Late Fee for Jul 2024	75.00		1,887.00
07/08/2024		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve Fee	25.00		1,912.00
07/11/2024		Late Fee Income - Late Fee of \$5.00 per day: 07/05/2024 - 07/11/2024	35.00		1,947.00
07/11/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #6D93-9950)		1,947.00	0.00
08/01/2024		Rent Income - August 2024	1,725.00		1,725.00
08/01/2024		RBP w/Insurance - August 2024	39.00		1,764.00
08/01/2024		SDRP Fee - August 2024	48.00		1,812.00
08/04/2024		Late Fee Income - Late Fee for Aug 2024	75.00		1,887.00

Tenant Ledger

Date	Payer	Description	Charges	Payments	Balance
08/05/2024		Late Fee Income - Late Fee of \$5.00 per day: 08/05/2024 - 08/05/2024	5.00		1,892.00
08/05/2024		Notice Posting Fee - 3-Day Prep & Serve Fee - 3-Day Prep & Serve	25.00		1,917.00
08/06/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #338D-2570)		1,917.00	0.00
09/01/2024		Rent Income - September 2024	1,725.00		1,725.00
09/01/2024		RBP w/Insurance - September 2024	39.00		1,764.00
09/01/2024		SDRP Fee - September 2024	48.00		1,812.00
09/04/2024		Late Fee Income - Late Fee for Sep 2024	75.00		1,887.00
09/05/2024	BRITTANY L. ADAMS	Credit Card Payment (Reference #94E5-CF90)		1,887.00	0.00
10/01/2024		Rent Income - October 2024 (Pro-rate)	389.52		389.52
10/01/2024		RBP w/Insurance - October 2024 (Pro-rate)	8.81		398.33
10/01/2024		SDRP Fee - October 2024	48.00		446.33
10/15/2024		Deposit Forfeit - Cleaning- heavy: fridge, range, microwave, inside cabinets, counters, floors, baseboards, sinks, mirrors, toilets, showers, fan blades, windows, doors/ trim,	375.00		821.33
10/15/2024		Deposit Forfeit - Remove shower curtain, boxes, misc items throughout, items in cabinets, dishes in dishwasher, etc	40.00		861.33
10/15/2024		Deposit Forfeit - Remove child locks from doors	35.00		896.33
10/15/2024		Deposit Forfeit - Replace 4 sets of blinds: Living blinds 1 set right side needed, Back BR blinds 1 set Front BR blinds 1 set, Master blinds 1 set	100.00		996.33
10/15/2024		Deposit Forfeit - Replace doorbell	100.00		1,096.33
10/15/2024		Deposit Forfeit - Patch smaller holes throughout	25.00		1,121.33
10/15/2024		Deposit Forfeit - Patch larger hole in front bedroom	25.00		1,146.33
10/15/2024		Deposit Forfeit - Paint master bedroom walls PARTIAL TENANT CHARGE	100.00		1,246.33
10/15/2024		Deposit Forfeit - Paint front bedroom walls PARTIAL TENANT CHARGE	100.00		1,346.33
10/15/2024		Deposit Forfeit - Paint back bedroom walls PARTIAL TENANT CHARGE	100.00		1,446.33
10/15/2024		Deposit Forfeit - Paint kitchen island wall	75.00		1,521.33
10/15/2024		Deposit Forfeit - Paint 2 kitchen walls by pantry PARTIAL TENANT CHARGE	75.00		1,596.33
10/15/2024		Deposit Forfeit - Paint 3 living room walls PARTIAL TENANT CHARGE	100.00		1,696.33
10/15/2024		Deposit Forfeit - Paint 2 guest bath walls PARTIAL TENANT CHARGE	50.00		1,746.33
10/15/2024		Deposit Forfeit - Paint 2 master bath walls PARTIAL TENANT CHARGE	50.00		1,796.33
10/15/2024		Deposit Forfeit - Replace 2 air filters	60.00		1,856.33
10/15/2024		Deposit Forfeit - Program 2 garage remotes	150.00		2,006.33
10/15/2024		Deposit Forfeit - Missing vertical blind stick	5.00		2,011.33
10/15/2024		Deposit Forfeit - Missing toilet paper spring bar guest bath	10.00		2,021.33
10/15/2024		Deposit Forfeit - Lawn cut	75.00		2,096.33
Total					2,096.33