

Potential Income

Tract 1

Mini Storage

	<u># of Units</u>	<u>Unit Size</u>	<u>Unit Price</u>	<u>Monthly Income</u>	<u>Annual Income</u>
Unit P	18 Units	10'X10'	\$50/Mo	\$900.00	\$10,800
	1 Unit	10'X20'	\$75/Mo	\$75	\$900
Unit O	10 Units	5'X10'	\$25/Mo	\$250	\$3,000.00
	15 Units	10'X10'	\$50/Mo	\$750	\$9,000
				\$1,975.00	\$23,700.00
Cuppa Sunshine				\$250.00	\$3,000.00
Main Office Building & Shop				\$5,000.00	\$60,000.00
Total Potential Income for Tract 1				\$7,225.00	\$86,700.00

Tract 2

Mini Storage Units

	<u>Unit Size</u>	<u>Unit Price</u>	<u># of Units</u>	<u>Monthly Income</u>	<u>Annual Income</u>
	5'X10'	\$25/Mo	156	\$3,900.00	\$46,800.00
	10'X10'	\$50/Mo	53	\$2,650.00	\$31,800.00
	10'X15'	\$60/Mo	50	\$3,000.00	\$36,000.00
	10'X20'	\$75/Mo	47	\$3,525.00	\$42,300.00
	10'X30'	\$100/Mo	33	\$3,300.00	\$39,600.00
Total Potential Income for Tract 2				\$16,375.00	\$196,500.00

Tract 3

Mobile Home Park

<u># of Lots</u>	<u>Lot Rent</u>
156	\$300.00/Month

Total Potential Income for Tract 3				\$46,800.00	\$561,600.00
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Total Potential Income for the entire property Tracts 1,2, & 3 \$844,800.00!

**April Current Occupancy is 87% for the mini storage units

Income is based on seller's current rates.