

**155 Clark Ave, Orcutt, CA**  
**Proforma**

**Gross Income**

|                           |                |
|---------------------------|----------------|
| Rental Income             | 235,800        |
| Utility Reimbursement     | 5,600          |
| <b>Total Gross Income</b> | <b>241,400</b> |

**Expenses**

|                       |               |
|-----------------------|---------------|
| Backflow Testing      | 300           |
| Insurance             | 4,700         |
| Janitorial            | 5,760         |
| Landscaping           | 1,440         |
| Property Management   | 11,790        |
| Property Taxes        | 34,100        |
| Security Alarm        | 2,350         |
| Utilities             | 15,200        |
| <b>Total Expenses</b> | <b>75,640</b> |

|                   |                |
|-------------------|----------------|
| <b>Net Income</b> | <b>165,760</b> |
|-------------------|----------------|