Basic Income Report - Years 1-10

SD Smith Dewey Properties

Unit Description	SF	# of Units	Bedrooms	Baths	Rate as . . .	Rental Rate Assumptions 2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
Studio	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Large Studio	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
One Bedroom	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Two Bedroom	700	3	2	1.	$ / Month	600.00	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02
3 Bedroom	950	2	3	2.	$ / Month	800.00	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02
Penthouse	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Loft	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Totals:	4000 SF	5 Units													

Unit Description	SF	# of Units	Bedrooms	Baths	Annual Income (by unit type) 2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
Studio	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Large Studio	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
One Bedroom	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Two Bedroom	700	3	2	1.	18,000	22,032	22,473	22,922	23,381	23,848	24,325	24,812	25,308	25,814
3 Bedroom	950	2	3	2.	16,000	19,584	19,976	20,375	20,783	21,198	21,622	22,055	22,496	22,946
Penthouse	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Loft	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Totals:	4000 SF	5 Units												

Basic Income Report - Years 11-20

SD Smith Dewey Properties

Unit		# of				Rental Rate Assumptions									
Description	SF	Units	Bedrooms	Baths	Rate as . . .	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Studio	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Large Studio	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
One Bedroom	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Two Bedroom	700	3	2	1.	$ / Month	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02
3 Bedroom	950	2	3	2.	$ / Month	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02	0.02
Penthouse	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Loft	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	0	0	0	0.	$ / Month	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Totals:	4000 SF	5 Units													

Unit		# of			Annual Income (by unit type)									
Description	SF	Units	Bedrooms	Baths	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
Studio	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Large Studio	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
One Bedroom	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Two Bedroom	700	3	2	1.	26,330	26,857	27,394	27,942	28,501	29,071	29,652	30,245	30,850	31,467
3 Bedroom	950	2	3	2.	23,405	23,873	24,350	24,837	25,334	25,841	26,357	26,885	27,422	27,971
Penthouse	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Loft	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
	0	0	0	0.	0	0	0	0	0	0	0	0	0	0
Totals:	4000 SF	5 Units												

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