

TEAKWOOD OPERATING EXPENSES OVERVIEW	2025	2024	2023	2022
RENTAL INCOME	\$ 114,882	\$109,476	\$105,476	\$103,245
AMERICAN ELECTRIC POWER	\$ 985	\$1,098	\$945	\$921
WATER	\$ 8,729	\$8,637	\$7,940	\$7,651
SUPPLIES	\$ 5,984	\$6,479	\$5,722	\$5,632
PHONE	\$ 1,356	\$1,532	\$1,487	\$1,430
REAL ESTATE TAXES	\$ 9,599	\$9,447	\$9,145	\$9,098
INSURANCE	\$ 3,140	\$3,140	\$2,986	\$2,953
REPAIRS	\$ 934	\$875	\$527	\$723
MANAGEMENT FEES TO OWNER*	\$ 7,500	\$7,500	\$7,200	\$6,900
MAINTENANCE LABOR TO OWNER*	\$ 1,790	\$1,508	\$1,495	\$1,509
ADVERTISING	\$ 612	\$561	\$464	\$566
<b>TOTAL OPERATING EXPENSES</b>	<b>\$ 40,629</b>	<b>\$40,777</b>	<b>\$37,911</b>	<b>\$39,050</b> Avg per Yr
<b>NET OPERATING INCOME</b>	<b>\$ 74,253</b>	<b>\$68,699</b>	<b>\$67,565</b>	<b>\$64,195</b> \$ 68,678
DEPOSITS RETURNED	\$ -	\$0	\$2,046	\$0
<b>TOTAL OPERATING EXPENSES PER UNIT</b>	<b>\$ 2,539</b>	<b>\$2,549</b>	<b>\$2,369</b>	<b>\$2,441</b>

\*Owner does work. Includes parts, etc includes site labor