

**Hillman Housing Corporation Budget
For Year Ending December 31, 2017**

		<u>Jan-17</u>	<u>Feb-17</u>	<u>Mar-17</u>	<u>Apr-17</u>	<u>May-17</u>	<u>Jun-17</u>	<u>Jul-17</u>	<u>Aug-17</u>	<u>Sep-17</u>	<u>Oct-17</u>	<u>Nov-17</u>	<u>Dec-17</u>	<u>Total</u>
INCOME														
	APARTMENT INCOME	\$761,400	\$761,200	\$662,500	\$649,100	\$653,106	\$649,820	\$663,311	\$667,490	\$679,580	\$683,920	\$681,440	\$682,680	\$8,195,547
	COMMERCIAL INCOME	\$71,895	\$70,595	\$70,695	\$68,995	\$76,995	\$76,995	\$76,995	\$76,995	\$76,995	\$76,995	\$76,995	\$76,995	\$898,140
	OTHER INCOME	\$32,150	\$36,650	\$32,050	\$25,450	\$28,720	\$32,220	\$28,720	\$28,720	\$28,720	\$28,720	\$26,720	\$20,370	\$349,210
	FLIP TAX	\$0	\$259,100	\$0	\$110,000	\$178,862	\$178,862	\$178,862	\$178,862	\$178,862	\$178,862	\$178,862	\$178,866	\$1,800,000
TOTAL INCOME		\$865,445	\$1,127,545	\$765,245	\$853,545	\$937,683	\$937,897	\$947,888	\$952,067	\$964,157	\$968,497	\$964,017	\$958,911	\$11,242,897
EXPENSES														
	RE TAXES	\$856,000	\$0	-\$9,400	\$834,900	\$0	-\$30,000	\$902,000	\$0	-\$30,000	\$902,000	\$0	-\$22,000	\$3,403,500
	UTILITIES	\$205,600	\$164,900	\$234,600	\$119,100	\$162,536	\$131,093	\$217,758	\$198,021	\$205,965	\$133,646	\$238,062	\$270,840	\$2,282,121
	LABOR	\$126,111	\$102,920	\$113,311	\$118,542	\$108,411	\$102,511	\$129,711	\$103,436	\$114,336	\$117,942	\$103,181	\$106,536	\$1,346,948
	PAYROLL OVERHEAD	\$65,761	\$55,288	\$56,299	\$67,306	\$57,295	\$54,830	\$66,863	\$55,449	\$57,928	\$61,944	\$53,070	\$54,659	\$706,692
	INSURANCE	\$0	\$1,300	\$10,600	\$1,200	\$3,900	\$224,400	\$3,900	\$3,900	\$39,900	\$3,900	\$13,000	\$39,900	\$345,900
	COPORATE TAXES	\$0	\$0	\$24,100	\$0	\$0	\$20,500	\$0	\$0	\$20,500	\$0	\$0	\$20,500	\$85,600
	REPAIR & MAINTENANCE	\$73,300	\$86,950	\$151,800	\$20,260	\$77,710	\$110,910	\$114,210	\$167,610	\$183,710	\$163,210	\$86,810	\$86,810	\$1,323,290
	MANAGEMENT	\$106,450	\$94,900	\$131,928	\$108,062	\$102,581	\$112,225	\$157,900	\$103,500	\$102,000	\$109,225	\$100,800	\$100,800	\$1,330,371
	MORTGAGE INTEREST	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$33,542	\$402,504
		\$1,466,764	\$539,800	\$746,780	\$1,302,912	\$545,975	\$760,011	\$1,625,884	\$665,458	\$727,881	\$1,525,409	\$628,465	\$691,587	\$11,226,926
PROFIT (LOSS)		-\$601,319	\$587,745	\$18,465	-\$449,367	\$391,708	\$177,886	-\$677,996	\$286,609	\$236,276	-\$556,912	\$335,552	\$267,324	\$15,971