

## Income Statement - 12 Month

C F G INVESTMENTS, INC.

Properties: ang203 - 203 W. Guinida Ln. Anaheim, CA 92805

Fund Type: All

Period Range: Jan 2023 to May 2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Jan 2023	Feb 2023	Mar 2023	Apr 2023	May 2023	Total
<b>Operating Income &amp; Expense</b>						
<b>Income</b>						
Rent	6,580.00	6,580.00	6,580.00	6,580.00	6,580.00	32,900.00
<b>Total Operating Income</b>	<b>6,580.00</b>	<b>6,580.00</b>	<b>6,580.00</b>	<b>6,580.00</b>	<b>6,580.00</b>	<b>32,900.00</b>
<b>Expense</b>						
<b>OPERATING EXPENSES</b>						
<b>ADMIN. EXPENSES</b>						
Legal / Accounting Administrative	133.00	0.00	0.00	0.00	0.00	133.00
<b>Total ADMIN. EXPENSES</b>	<b>133.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>133.00</b>
<b>REPAIR EXPENSES</b>						
Screen,Window, Locks, Sec Door	40.00	103.00	0.00	0.00	0.00	143.00
Cleaning, Sweeping	0.00	0.00	0.00	0.00	495.00	495.00
Wall Repair/Other	0.00	0.00	0.00	0.00	6,800.00	6,800.00
Electrical	0.00	0.00	0.00	58.50	0.00	58.50
Plumbing	106.00	159.00	0.00	215.00	752.50	1,232.50
Paint	0.00	0.00	242.00	0.00	0.00	242.00
Handyman Labor	150.00	360.00	253.00	0.00	0.00	763.00
<b>Total REPAIR EXPENSES</b>	<b>296.00</b>	<b>622.00</b>	<b>495.00</b>	<b>273.50</b>	<b>8,047.50</b>	<b>9,734.00</b>
<b>OTHER EXPENSES</b>						
Insurance - Workers Comp.	0.00	18.75	45.00	33.52	0.00	97.27
Mgt. Property Mgr. Fees	427.70	427.70	427.70	427.70	427.70	2,138.50
<b>Total OTHER EXPENSES</b>	<b>427.70</b>	<b>446.45</b>	<b>472.70</b>	<b>461.22</b>	<b>427.70</b>	<b>2,235.77</b>
<b>Total OPERATING EXPENSES</b>	<b>856.70</b>	<b>1,068.45</b>	<b>967.70</b>	<b>734.72</b>	<b>8,475.20</b>	<b>12,102.77</b>
<b>Total Operating Expense</b>	<b>856.70</b>	<b>1,068.45</b>	<b>967.70</b>	<b>734.72</b>	<b>8,475.20</b>	<b>12,102.77</b>
<b>NOI - Net Operating Income</b>	<b>5,723.30</b>	<b>5,511.55</b>	<b>5,612.30</b>	<b>5,845.28</b>	<b>-1,895.20</b>	<b>20,797.23</b>
Total Income	6,580.00	6,580.00	6,580.00	6,580.00	6,580.00	32,900.00

**Income Statement - 12 Month**

<b>Account Name</b>	<b>Jan 2023</b>	<b>Feb 2023</b>	<b>Mar 2023</b>	<b>Apr 2023</b>	<b>May 2023</b>	<b>Total</b>
Total Expense	856.70	1,068.45	967.70	734.72	8,475.20	12,102.77
Net Income	<u>5,723.30</u>	<u>5,511.55</u>	<u>5,612.30</u>	<u>5,845.28</u>	<u>-1,895.20</u>	<u>20,797.23</u>