

Income/Expense Information:
(CIRCLE ONE)

ACTUAL PROFORMA

City Limits:
(CIRCLE ONE)

YES NO

Total # Units:

Zoning:

Annual Gross
Income:

\$

Vacancy
Factor %:Cap
Rate:# of
Parking# of
GaragesTotal Ann'l
Expense:

\$

Gross Rent
Multiplier:APOD:
(CIRCLE ONE)

YES NO

Ann'l Net
Income:

of Dishwashers:

of Refrigs:

of Stoves:

of Disposals:

of Frplcs:

Property Tax:

\$

Fire Ins:

\$

Garden/Garbage

\$

Management

\$

Repairs

\$

Utilities:

\$

Misc. Expense:

\$

- CHECK ALL BOXES THAT APPLY -**HEAT & COOL:**

- ☐ Central A/C ☐ Central Heat ☐ Evaporative
☐ Floor/Wall Htr ☐ Other

EXTERIOR:

- ☐ Brick ☐ Stucco ☐ Wood
☐ Other

SEWER / WATER / UTILITIES:

- ☐ Sewer ☐ Septic Tank ☐ Public Wtr
☐ Pvt. Well ☐ LP/Gas/Tank ☐ Other

ROOF:

- ☐ Composition ☐ Tile ☐ Wood
☐ Flat ☐ Other

FOUNDATION:

- ☐ Slab ☐ Conc./Perim. ☐ Other

PARKING:

- ☐ Garage ☐ Carport ☐ Uncovered
☐ Other

FINANCIAL INFORMATION:

- ☐ Tax Return ☐ Accountant ☐ Owner
☐ Other

AMENITIES:

- ☐ Pool ☐ Spa ☐ Laundry Rm
☐ Rec. Room ☐ Gym ☐ Other

MISCELLANEOUS:

- ☐ Laundry Hookup ☐ Pvt. Patio ☐ Outside Strg.
☐ ADA Compliant

EXCHANGE:

- ☐ Yes ☐ No ☐ Possible

FINANCING:

- ☐ Formal Assumption ☐ Owner ☐ Lease/Option
☐ No. Qual. Assump. ☐ Other

DISCLOSURES:

- ☐ REO ☐ Probate ☐ Auction
☐ Corp. Owned ☐ Short Sale ☐ Call Listing Agent
☐ Special Forms ☐ CC&R's ☐ None of the Above

UNIT DESCRIPTIONS

| | # UNITS | # BDRMS | # BATHS | MO. RENT |
|--------|---------|---------|---------|----------|
| Type 1 | _____ | _____ | _____ | _____ |
| Type 2 | _____ | _____ | _____ | _____ |
| Type 3 | _____ | _____ | _____ | _____ |
| Type 4 | _____ | _____ | _____ | _____ |
| Type 5 | _____ | _____ | _____ | _____ |
| Type 6 | _____ | _____ | _____ | _____ |
| Type 7 | _____ | _____ | _____ | _____ |
| Type 8 | _____ | _____ | _____ | _____ |
| Type 9 | _____ | _____ | _____ | _____ |

EXISTING LOAN INFO:

| | |
|----------------|----------|
| 1st TD | \$ _____ |
| Payment (P&I) | \$ _____ |
| Interest Rate | _____ % |
| Assumable | Y N |
| 2nd TD | \$ _____ |
| Payment ((P&I) | \$ _____ |
| Interest Rate | _____ % |
| Assumable | Y N |

TO MULTIPLE LISTING SERVICE: Please publish the above listing immediately. I certify that I have a valid listing agreement, signed by the owner, and I have owner's permission to publish in MLS and to release selling price and terms upon close of escrow. If access to property is by Lock Box, I certify that I have seller's (and tenant's if applicable) written consent and that seller/tenant has been advised that neither listing nor selling broker, MLS or Association of REALTORS® is an insurer against theft, loss, vandalism or damage attributed to the use of Lock Box.

REAL ESTATE BROKER

ADDRESS-CITY

AGENT SIGNATURE

PHONE

DATE