

Pro-Forma of Haig Point - 24 Plantation Homes

Selling Price:	\$99,900.00
Interest Rate:	5.000%
Down payment (20%):	\$19,980.00
Total no of payments:	360

Less:	Qty	Payment	Expense	Notes
Principal & Interest	12	(\$429.03)	(\$5,148.33)	
Taxes (estimate)	1	(\$2,613.00)	(\$2,613.00)	
POA Fee	4	(\$1,545.00)	(\$6,180.00)	
Transportation Fee	4	(\$592.00)	(\$2,368.00)	
Ferry Loan	4	(\$148.00)	(\$592.00)	
Capital Reserve Assessment	4	(\$150.00)	(\$600.00)	
Regime Insurance Assessment (estimate)	1	(\$3,055.00)	(\$3,055.00)	
HO6 Content Insurance (estimate)	1	(\$399.00)	(\$399.00)	
Flood Insurance (estimate)	1	(\$417.00)	(\$417.00)	
Regime Fee	12	(\$380.00)	(\$4,560.00)	
Electricity (estimate based on average months)	12	(\$120.00)	(\$1,440.00)	
Telephone (estimate)	12	(\$30.00)	(\$360.00)	
Cable Television (estimate)	12	(\$100.00)	(\$1,200.00)	
Pest Control (estimate)	0	\$0.00	\$0.00	Included
Trash Pickup	12	(\$35.00)	(\$420.00)	
Water and Sewer (estimate)	12	(\$45.00)	(\$540.00)	
Total Expenses: (estimate)	12	(\$2,491.03)	(\$29,892.33)	
Projected Net Ten-Year Appreciation (assumes 4% annual growth)		\$147,876		

**Note: The above pro-forma is to be used only as a guideline in evaluation, and as such, is speculative in nature. All numbers used were based upon historical data and/or best estimates. Actual results may show significant deviation from above.*

This information provided by:

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7/28/2014