

Pro-Forma of Haig Point - 9 Plantation Homes

Selling Price:	\$105,000.00
Interest Rate:	5.000%
Down payment (20%):	\$21,000.00
Total no of payments:	360

Less:	Qty	Payment	Expense	Notes
Principal & Interest	12	(\$450.93)	(\$5,411.16)	
Taxes (estimate)	1	(\$1,500.00)	(\$1,500.00)	
POA Fee	4	(\$1,622.00)	(\$6,488.00)	
Property Owner Transportation Fee	4	(\$622.00)	(\$2,488.00)	
Ferry Loan	4	(\$148.00)	(\$592.00)	
Capital Reserve Assessment	4	(\$150.00)	(\$600.00)	
Hazard Insurance (estimate)	1	(\$3,055.00)	(\$3,055.00)	
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	(\$2,422.60)	(\$29,071.16)	
 Projected Net Ten-Year Appreciation (assumes 4% annual growth)	 \$155,426			

**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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