

Database: JQ9399900001
 Report Id: MRI_12MINCS
 ENTITY: 330500

12 Month Income Statement
Income Statement
Property Commerce
Plaza At Pearland Vlg Ltd.
Through Period December 2025

Page: 1
 Date: 3/4/2026
 Time: 2:35 PM

Accrual

	January	February	March	April	May	June	July	August	September	October	November	December	Total
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INCOME

TENANT INCOME

INVESTMENT/OTHER INCOME EARNED

TOTAL INCOME	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
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OPERATING EXPENSES

CAM EXPENSES

UTILITIES

BUILDING SERVICES

REPAIRS AND MAINTENANCE

Maintenance Labor Ph I	0.00	0.00	0.00	0.00	0.00	0.00	95.00	95.00	532.00	0.00	380.00	0.00	1,102.00
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TOTAL REPAIRS AND MAINTENANCE	0.00	0.00	0.00	0.00	0.00	0.00	95.00	95.00	532.00	0.00	380.00	0.00	1,102.00
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PUBLIC AREA SERVICES

TOTAL CAM	0.00	0.00	0.00	0.00	0.00	0.00	95.00	95.00	532.00	0.00	380.00	0.00	1,102.00
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GROSS LEASE EXPENSES

OEA/REA EXPENSES

NON CAM EXPENSES

Outparcel Maintenance	0.00	0.00	0.00	0.00	0.00	1,330.00	0.00	0.00	0.00	0.00	0.00	0.00	1,330.00
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TOTAL NON CAM EXPENSES	0.00	0.00	0.00	0.00	0.00	1,330.00	0.00	0.00	0.00	0.00	0.00	0.00	1,330.00
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GENERAL AND ADMIN EXPENSES

Bank Charges	10.97	2.99	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4.50	18.46
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Professional Fees - Audit/Tax	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,010.00	0.00	0.00	0.00	0.00	5,010.00
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TOTAL GENERAL AND ADMIN EXPENSES	10.97	2.99	0.00	0.00	0.00	0.00	0.00	5,010.00	0.00	0.00	0.00	4.50	5,028.46
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	January	February	March	April	May	June	July	August	September	October	November	December	Total
INSURANCE EXPENSE													
PROPERTY TAX EXPENSE													
Property Taxes	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	24,270.55	24,270.55
Property Tax Protest Fees	0.00	0.00	0.00	0.00	0.00	0.00	522.25	0.00	0.00	39.65	300.52	0.00	862.42
TOTAL PROPERTY TAX EXPENSE	0.00	0.00	0.00	0.00	0.00	0.00	522.25	0.00	0.00	39.65	300.52	24,270.55	25,132.97
TOTAL EXPENSES	10.97	2.99	0.00	0.00	0.00	1,330.00	617.25	5,105.00	532.00	39.65	680.52	24,275.05	32,593.43
OTHER INCOME/EXPENSE													
TOTAL EXPENSES INCLUDING OTHER INC	10.97	2.99	0.00	0.00	0.00	1,330.00	617.25	5,105.00	532.00	39.65	680.52	24,275.05	32,593.43
OPERATING NET INCOME (LOSS)	(10.97)	(2.99)	0.00	0.00	0.00	(1,330.00)	(617.25)	(5,105.00)	(532.00)	(39.65)	(680.52)	(24,275.05)	(32,593.43)
NON-OPERATING EXPENSES													
DEBT SERVICE													
TOTAL DEBT SERVICE	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
CAPITALIZED EXPENSES													
BUILDING COSTS													
LEASING COSTS													
TOTAL LEASING COSTS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
DEVELOPMENT COSTS													
TOTAL CAPITALIZED EXPENSES	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
PRIOR YEAR ADJUSTMENTS													
Tax Reimbursements - Prior Years	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	49,639.89	49,639.89
Misc Prior Year Adjustment	0.00	0.00	0.00	0.00	0.00	(3,977.48)	0.00	0.00	0.00	0.00	0.00	0.00	(3,977.48)
TOTAL PRIOR YEAR ADJUSTMENTS	0.00	0.00	0.00	0.00	0.00	(3,977.48)	0.00	0.00	0.00	0.00	0.00	49,639.89	45,662.41

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January February March April May June July August September October November December Total

NET INCOME (LOSS)

(10.97)	(2.99)	0.00	0.00	0.00	2,647.48	(617.25)	(5,105.00)	(532.00)	(39.65)	(680.52)	(73,914.94)	(78,255.84)
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