

**HUMBLE SHOPPING CENTER -3140**  
**2026 Budget**  
**SUMMARY INCOME STATEMENT**

	<u>YTD</u> <u>Budget</u>
<b>Revenues</b>	
Ground Lease Revenue	-
Less: Vacancies, Abatements, and Concessions	-
Net Rental Income	-
Percentage Rents	-
Other Income	-
<b>Total Revenues</b>	-
<b>Expenses</b>	
<b>Operating Expenses</b>	
OEA / REA CAM	-
OEA / REA CAM Reimbursement	-
	-
OEA / REA Sign Expenses	1,718.37
OEA / REA Sign Expenses Reimbursement	(1,431.11)
	287.27
Detention Pond CAM & Tax	131,152.55
Detention Pond CAM & Tax Reimbursement	(123,717.76)
	7,434.79
Management Fees	-
Management Fee Reimbursement	-
	-
<b>Total Operating Expenses</b>	7,722.05
<b>General and Administrative Expenses</b>	
Maintenance Labor	1,710.00
Outparcel Maintenance	3,238.28
General and Administrative	3,556.10
Property Taxes	26,792.14
Insurance	206.25
<b>Total General and Administrative Expenses</b>	35,502.76
<b>Net Operating Income</b>	-
Capital Expenses	
Leasing Expenses- Commissions	
Capital Reserve Escrow	-
Leasing Reserve Escrow	-
	-
<b>Net Income (Loss)</b>	<u>\$ (43,224.82)</u>



Professional Fees - Audit/Tax	-	-	-	-	-	-	-	2,396.10	-	-	-	-	2,396.10
Professional Fees - Legal	-	-	-	-	-	-	-	800.00	-	-	-	-	800.00
Travel	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL PROPERTY GEN &amp; ADMIN</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>3,226.10</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>30.00</b>	<b>3,556.10</b>
<b>INSURANCE EXPENSE</b>													
Liability Insurance	-	206.25	-	-	-	-	-	-	-	-	-	-	206.25
Property	-	-	-	-	-	-	-	-	-	-	-	-	-
Umbrella	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL INSURANCE EXPENSE</b>	<b>-</b>	<b>206.25</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>206.25</b>
<b>PROPERTY TAX EXPENSE</b>													
Property Taxes	-	-	-	-	-	-	-	-	-	-	-	26,792.14	26,792.14
Property Taxes Detention	-	-	-	-	-	-	-	-	-	-	-	10,306.77	10,306.77
Property Tax Protest Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Property Tax - Prior Years	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL PROPERTY TAX EXPENSE</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>37,098.91</b>	<b>37,098.91</b>
<b>TOTAL EXPENSES</b>	<b>9,232.85</b>	<b>5,588.70</b>	<b>57,687.59</b>	<b>7,852.20</b>	<b>5,399.32</b>	<b>5,347.87</b>	<b>7,825.38</b>	<b>8,532.74</b>	<b>5,323.41</b>	<b>7,826.65</b>	<b>5,329.04</b>	<b>42,427.94</b>	<b>168,373.69</b>
<b>OTHER INCOME/EXPENSE</b>													
Gain / (Loss) on Sale	-	-	-	-	-	-	-	-	-	-	-	-	-
Leasing Expenses / Commissions	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL OTHER INCOME / EXPENSE</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>TOTAL EXPENSES INCLUDING OTHER INCOME</b>	<b>9,232.85</b>	<b>5,588.70</b>	<b>57,687.59</b>	<b>7,852.20</b>	<b>5,399.32</b>	<b>5,347.87</b>	<b>7,825.38</b>	<b>8,532.74</b>	<b>5,323.41</b>	<b>7,826.65</b>	<b>5,329.04</b>	<b>42,427.94</b>	<b>168,373.69</b>
<b>OPERATING NET INCOME</b>	<b>1,196.22</b>	<b>4,840.37</b>	<b>(47,258.51)</b>	<b>2,576.87</b>	<b>5,029.75</b>	<b>5,081.20</b>	<b>2,603.69</b>	<b>1,896.34</b>	<b>5,105.67</b>	<b>2,602.42</b>	<b>5,100.04</b>	<b>(31,998.87)</b>	<b>(43,224.82)</b>
<b>NON-OPERATING EXPENSES</b>													
<b>DEBT SERVICE</b>													
<b>CAPITALIZED EXPENSES</b>													
Center Renovation	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL CAPITALIZED EXPENSES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>DEVELOPMENT SOFT COSTS</b>													
Architecture Thompson Nelson Group	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL DEVELOPMENT SOFT COSTS</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>CONSTRUCTION DEPT: NEW PROJECT EXPENSES</b>													
<b>TOTAL OTHER EXPENSES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>PRIOR YEAR REIMBURSEMENTS</b>													
Misc Prior Year Adjustment	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>TOTAL PRIOR YEAR REIMBURSEMENTS</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>NET INCOME</b>	<b>1,196.22</b>	<b>4,840.37</b>	<b>(47,258.51)</b>	<b>2,576.87</b>	<b>5,029.75</b>	<b>5,081.20</b>	<b>2,603.69</b>	<b>1,896.34</b>	<b>5,105.67</b>	<b>2,602.42</b>	<b>5,100.04</b>	<b>(31,998.87)</b>	<b>(43,224.82)</b>