

540-542 DUNCAN CREEK RD, FLETCHER, NC 28732

UNIT A

2023										
Month	# of Days in Month	Tenant Name	Refundable Deposit	Non-Refundable Deposit(s) - Pet	Cleaning Fees	# of Days in Unit for Month	Base Rent	Prorated Rent	Subtotal Rent	Subtotal + 1.9% Venmo/CC Processing
February	28	XXXXXXXXXX	\$500.00	\$150.00	\$110.00	2	\$1,850.00	\$132.14	\$132.14	\$134.65
March	31					31	\$1,850.00	\$1,850.00	\$1,850.00	\$1,885.15
April	30					30	\$1,850.00	\$1,850.00	\$1,850.00	\$1,885.15
May	31					29	\$1,850.00	\$1,730.65	\$1,730.65	\$1,763.53
June	30	XXXXXXXXXX	\$150.00		\$150.00		\$1,150.00	\$1,150.00	\$1,150.00	\$1,171.85
July	31									
July	31	XXXXXXXXXX	\$500.00	\$250.00	\$150.00	31	\$2,250.00	\$2,250.00	\$2,250.00	\$2,292.75
August	31					31	\$2,250.00	\$2,250.00	\$2,250.00	\$2,292.75
September	30					15	\$2,250.00	\$1,125.00	\$1,125.00	\$1,146.38
October	31									
November	30	XXXXXXXXXX	\$500.00	\$200.00	\$200.00	30	\$2,200.00	\$2,200.00	\$2,200.00	\$2,241.80
December	31					31	\$2,200.00	\$2,200.00	\$2,200.00	\$2,241.80
Annual Totals									\$16,737.79	\$17,055.81
2024										
January	31					31	\$2,200.00	\$2,200.00	\$2,200.00	\$2,241.80
February	29	XXXXXXXXXX	\$500.00	\$250.00	\$200.00	12	\$2,250.00	\$931.03	\$931.03	**Implemented mandatory use of Rent Redi payment portal.
March	31					31	\$2,250.00	\$2,250.00	\$2,250.00	
April	30					7	\$2,250.00	\$525.00	\$525.00	
May	31	XXXXXXXXXX	\$500.00	\$250.00	\$200.00	15	\$2,250.00	\$1,088.71	\$1,088.71	
June	30	XXXXXXXXXX	\$750.00	\$350.00	\$200.00	15	\$2,250.00	\$1,125.00	\$1,125.00	
July	31					31	\$2,250.00	\$2,250.00	\$2,250.00	
August	31					31	\$2,250.00	\$2,250.00	\$2,250.00	
September	30					30	\$2,250.00	\$2,250.00	\$2,250.00	**Granted tenant rent-free month due to hardship resulting from Hurricane Helene.
October	31					31	\$2,250.00	\$0.00	\$0.00	
November	30					30	\$2,250.00	\$2,250.00	\$2,250.00	

December	31					31	\$2,250.00	\$2,250.00	\$2,250.00		
Annual Totals									\$19,369.74	\$19,411.54	
2025									Late Fee	Total Rent + Late Fee(s)	
January	31					15	\$2,250.00	\$1,125.00	\$1,125.00	\$ -	\$1,125.00
February	28	***LISTED PROPERTY W/ AGENT -- INTENTIONALLY LEFT VACANT FOR SHOWING AVAILABILITY***									
March	31										
April	30										
May	31										
June	30										
July	31										
August	31										
September	30										
October	31										
November	30	XXXXXXXX	\$750.00	\$350.00	\$200.00	10	\$2,250.00	\$750.00	\$750.00	\$ -	\$750.00
December	31					31	\$2,250.00	\$2,250.00	\$2,250.00	\$ 50.00	\$2,300.00
Annual Totals									\$4,125.00	\$50.00	\$4,175.00
2026									Late Fee	Total Rent + Late Fee(s)	
January	31	XXXXXXXX	\$750.00	\$0.00	\$200.00	16	\$2,250.00	\$1,161.29	\$1,161.29	\$ -	\$1,161.29
February	28					17	\$2,250.00	\$1,366.07	\$1,366.07	\$ -	\$1,366.07
March	31	XXXXXXXX	\$750.00	\$350.00	\$200.00	14	\$2,250.00	\$1,016.13	\$1,016.13	\$ -	\$1,016.13
April	30					30	\$2,250.00				
May	31					31	\$2,250.00				
June	30					30	\$2,250.00				
July	31					31	\$2,250.00				
August	31										
September	30										
October	31										
November	30										
December	31										
Annual Totals									\$3,543.49	\$0.00	\$3,543.49