

Prepared For: Owner  
 Prepared By: Manager  
 Property ID: 100MF  
 Property RSF: 260,252  
 # of Units: 296

## Software Evaluation Copy

Software: Kardin Budget System  
 Version: 39.10  
 File: MF 2020 Budget.cm3  
 Date: 12/15/2019 1:28:22 PM  
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## Sample Budget - Multi-Family Occupancy Projections

	Jul-19	Aug-19	Sep-19	Oct-19	Nov-19	Dec-19	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	Aug-20	Sep-20	Oct-20	Nov-20	Dec-20				
Total Units	N/A	N/A	296	296	296	296	296	296	296	296	296	296	296	296	296	296	296	296	296			
Down Units	N/A	N/A	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
Employee Units	N/A	N/A	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
Model Units	N/A	N/A	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1			
Office/Maint. Units	N/A	N/A	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0			
<b>Total Non-Revenue Units</b>	<b>N/A</b>	<b>N/A</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>	<b>2</b>			
Total Rentable Units	N/A	N/A	294	294	294	294	294	294	294	294	294	294	294	294	294	294	294	294	294			
Total Vacant Units	N/A	N/A	3	4	6	8	13	16	17	17	16	16	17	15	8	4	2	2	2			
Lease Expirations	N/A	N/A	8	10	10	20	10	8	8	8	8	9	9	9	9	9	9	9	9			
Lease Renewals	N/A	N/A	6	7	7	14	7	6	6	6	6	6	6	6	6	6	6	6	6			
% Renewals Renovated	N/A	N/A	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%	2.50%			
Total Move Outs	N/A	N/A	2	3	3	6	3	2	2	2	2	3	3	3	3	3	3	3	3			
Total Move Ins	N/A	N/A	1	1	1	1	0	1	2	3	2	2	5	10	7	5	3	2	2			
% Move Ins Renovated	N/A	N/A	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%	5.00%			
<b>Total Occupied Units</b>	<b>N/A</b>	<b>N/A</b>	<b>290</b>	<b>288</b>	<b>286</b>	<b>281</b>	<b>278</b>	<b>277</b>	<b>277</b>	<b>278</b>	<b>278</b>	<b>277</b>	<b>279</b>	<b>286</b>	<b>290</b>	<b>292</b>	<b>292</b>	<b>291</b>	<b>291</b>			
Cumulative Renov. Units	N/A	N/A	0	0	1	1	1	1	2	2	2	2	3	4	4	4	5	5	5			
Occupancy Denominator :	Total Units																					
Ending Vacancy %	N/A	N/A	1.35%	2.03%	2.70%	4.39%	5.41%	5.74%	5.74%	5.41%	5.41%	5.74%	5.07%	2.70%	1.35%	0.68%	0.68%	1.01%	1.01%			
Ending Occupancy %	N/A	N/A	98.65%	97.97%	97.30%	95.61%	94.59%	94.26%	94.26%	94.59%	94.59%	94.26%	94.93%	97.30%	98.65%	99.32%	99.32%	98.99%	98.99%			
Average Occupancy - 1/1/2020 to 12/31/2020							96.26%															
Monthly Economic Occupancy :							87.16%	86.36%	86.27%	85.04%	85.67%	85.96%	85.95%	87.08%	89.96%	91.70%	92.71%	93.01%	93.01%	93.01%	93.01%	93.01%
Total Economic Occupancy - 1/1/2020 to 12/31/2020							88.08%															

% Turnover - 9/1/2019 to 12/31/2019      4.73%  
 % Turnover - 1/1/2020 to 12/31/2020      10.81%

Total Lease Expirations - 1/1/2020 to 12/31/2020      105      35% of Total Units  
 Total Lease Renewals - 1/1/2020 to 12/31/2020      73      25% of Total Units  
 Total Total Move Ins - 1/1/2020 to 12/31/2020      42      14% of Total Units  
 Total Total Move Outs - 1/1/2020 to 12/31/2020      32      11% of Total Units