

September 2018 Earnings - Sleek North River

Start Date	Check-Out Date	Nights	Guest	Listing	Gross Amount reservation + guests' cleaning fee	Airbnb Site Service Fee	Cleaning & Linens Expense	Mngmt Fee	Owner's Payout	Payout Date*
31-Aug	3-Sep	3	Jessica Ledesma	Sleek North River	1,189.00	35.67	150.00	150.50	852.83	5-Sep
12-Sep	16-Sep	4	Megan Overby	Sleek North River	1,330.00	39.90	150.00	171.02	969.09	18-Sep
16-Sep	21-Sep	5	Phillip Hines	Sleek North River	654.22	19.63	150.00	72.69	411.90	25-Sep
21-Sep	24-Sep	3	P Mastracci	Sleek North River	1,189.00	35.67	150.00	150.50	852.83	25-Sep
26-Sep	28-Sep	2	Brian Hegge	Sleek North River	282.00	12.96	-	40.36	228.68	2-Oct
28-Sep	1-Oct	3	John Moran	Sleek North River	1,189.00	35.67	150.00	150.50	852.83	2-Oct
TOTALS:		19			5,833.22	179.50	750.00	735.56	\$ 4,168.16	

Nights Booked		Total Revenue:	5,833.22
19	63%	Total Expenses:	1,665.06
		Property Maintenance/Service Fees:	\$ 80.00
		Hotel Taxes	\$ 390.49
		Owner's September Net:	\$ 3,697.67

* For Trash Removal - held from 9/18 payout

NOTE:

*Payouts are made each Tuesday and process overnight. Bank holidays may delay processing.

** It is the responsibility of the property owner to send in payment for Nashville Hotel Taxes. Hotel tax forms are calculated and filled out as a courtesy to the property owner. At the request of the property owner McSwain Management can escrow and send in payment for hotel taxes as an additional service.

Sleek North River PROJECTIONS OVERVIEW - As of 10/10/18

Upcoming Months	Gross Revenue	Expected Net*
	Nightly Rate + Guests' Cleaning Fees	Gross minus Cleaning and Linens Expense, Airbnb Site Hosting Fee, McSwain Management Fee, Hotel Tax
October	5,845.00	\$ 3,670.51
November	4,114.00	\$ 2,607.59
Additional Months	7,466.00	\$ 4,859.22

Total Bookings as of 10/10/18

	Gross Revenue	Owner Net
Past Months	\$ 38,677.06	\$ 24,687.00
Future Bookings	\$ 17,425.00	\$ 11,137.32
Totals:	\$ 56,102.06	\$ 35,824.32

Sleek North River Upcoming Months Bookings' as of 10/10/18

Start Date	Check-Out Date	Nights	Guest	Listing	Gross Amount reservation + guests' cleaning fee	Airbnb Service Fee	Cleaning & Linens Expense	Mngmt Fee (15%)	Owner's Payout	Payout Date
5-Oct	7-Oct	2	Tim Noe	Sleek North River	1,048.00	31.44	150.00	129.98	736.58	9-Oct
10-Oct	12-Oct	2	Brandon Lupo	Sleek North River	432.00	12.96	150.00	40.36	228.68	16-Oct
12-Oct	14-Oct	2	Brittani Vanderschaegen	Sleek North River	1,048.00	31.44	150.00	129.98	736.58	16-Oct
16-Oct	21-Oct	5	Lisa Brown	Sleek North River	1,671.00	50.13	150.00	220.63	1,250.24	23-Oct
21-Oct	23-Oct	2	Liz Miller	Sleek North River	432.00	12.96	150.00	40.36	228.68	23-Oct
25-Oct	28-Oct	3	Soumya Thomas	Sleek North River	1,214.00	36.42	150.00	154.14	873.44	30-Oct

Oct. Nights Booked:	16	October Totals:	5,845.00	175.35	900.00	715.45	4,054.20	
		Estimated Hotel Tax:	383.69		Payout After Taxes:		\$ 3,670.51	

31-Oct	4-Nov	4	Matt Merrill	Sleek North River	1,330.00	39.90	150.00	171.02	969.09	6-Nov
5-Nov	8-Nov	3	Jessica Ruiz	Sleek North River	573.00	17.19	150.00	60.87	344.94	13-Nov
9-Nov	13-Nov	4	Bridget Murray	Sleek North River	1,330.00	39.90	150.00	171.02	969.09	13-Nov
21-Nov	24-Nov	3	Natasha Fernandes	Sleek North River	881.00	26.43	150.00	105.69	598.88	27-Nov

1 night fell in October

Nov. Nights Booked:	13	November Totals:	4,114.00	123.42	600.00	508.59	2,881.99	
		Estimated Hotel Tax:	274.40		Payout After Taxes:		\$ 2,607.59	

27-Feb	3-Mar	4	Amanda Nice	Sleek North River	1,330.00	39.90	150.00	171.02	969.09	5-Mar
6-Mar	10-Mar	4	Michael Ulstad	Sleek North River	1,330.00	39.90	150.00	171.02	969.09	12-Mar
14-Mar	17-Mar	3	Ashley Batz	Sleek North River	1,189.00	35.67	150.00	150.50	852.83	19-Mar
4-Apr	7-Apr	3	Cole Libby	Sleek North River	1,214.00	36.42	175.00	150.39	852.19	
25-Apr	28-Apr	3	Joseph Piwtorak	Sleek North River	1,189.00	35.67	150.00	150.50	852.83	30-Apr
11-Jul	14-Jul	3	Kelly Quinn	Sleek North River	1,214.00	36.42	175.00	150.39	852.19	

	20	Additional Bookings Totals:	7,466.00	223.98	950.00	943.80	5,348.22	
		Estimated Hotel Tax:	489.00		Payout After Taxes:		\$ 4,859.22	