



RENTAL INCOME ESTIMATE

89 BEAVER CIR, PAGOSA SPRINGS, CO

MONTH	AVERAGE PERFORMANCE			HIGH PERFORMANCE		
	AVG. NIGHTLY RATE	NIGHTS BOOKED	TOTAL EARNINGS	AVG. NIGHTLY RATES	NIGHTS BOOKED	TOTAL EARNINGS
January	\$279	10	\$2,791	\$291	11	\$3,199
February	\$287	10	\$2,869	\$300	11	\$3,301
March	\$288	13	\$3,739	\$304	14	\$4,257
April	\$192	11	\$2,114	\$192	12	\$2,307
May	\$237	9	\$2,137	\$243	10	\$2,432
June	\$269	14	\$3,765	\$281	15	\$4,221
July	\$300	18	\$5,392	\$316	19	\$5,999
August	\$263	13	\$3,418	\$277	14	\$3,878
September	\$254	10	\$2,543	\$262	11	\$2,885
October	\$217	11	\$2,392	\$222	12	\$2,665
November	\$226	10	\$2,257	\$226	11	\$2,488
December	\$324	12	\$3,882	\$338	13	\$4,388
TOTALS:		141	\$37,299		153	\$42,020

(Rates reflect a blended average for each time period. Applicable taxes and cleaning fees are not included.)

	AVG. PERFORMANCE	HIGH PERFORMANCE
EVOLVE MANAGEMENT FEE - 10%	\$3,730	\$4,202
NET RENTAL INCOME*	\$33,569	\$37,818

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for an industry-low management fee of 10%.

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