

Island Winds East 310
333 W Beach Blvd, AL 36542
01/01/2023 to 12/31/2023

1099	
Box 1 (Rents)	\$24,584.39
Box 3 (Other Income)	\$0.00
Total amount reported to the IRS	
\$24,584.39	

Summary Report

Overview		Income		Expenses	
Night Occupied	157	Gross Room Revenue ¹	\$24,584.39	Management Commission	\$4,425.23
Owner Nights	17	Total Income	\$24,584.39	Cleaning Fee	\$495.00
Occupancy	43.01%			Maintenance	\$656.00
Guest Count	84			Owner Portfolio Payments	\$290.00
				Vrbo	\$599.00
				Total Expenses	
				\$6,465.23	

Detailed Report

Reservations

Res#	Arrival	Departure	Nights	Gross Rent	Mgmt Comm	Net to Owner
40844	01/10/2023	01/15/2023	5	\$0.00	\$0.00	\$0.00
39361	02/01/2023	03/17/2023	44	\$4,015.29	\$722.75	\$3,292.54
40746	03/25/2023	04/01/2023	7	\$1,342.04	\$241.57	\$1,100.47
43835	04/02/2023	04/08/2023	6	\$1,178.05	\$212.05	\$966.00
45543	05/04/2023	05/07/2023	3	\$477.00	\$85.86	\$391.14
46457	05/09/2023	05/13/2023	4	\$453.04	\$81.55	\$371.49
40475	05/18/2023	05/22/2023	4	\$1,793.04	\$322.75	\$1,470.29
43012	05/25/2023	05/28/2023	3	\$713.03	\$128.35	\$584.68
43208	05/29/2023	06/03/2023	5	\$1,303.04	\$234.55	\$1,068.49
45278	06/05/2023	06/10/2023	5	\$1,005.00	\$180.90	\$824.10
47990	06/12/2023	06/15/2023	3	\$743.04	\$133.75	\$609.29
48045	06/15/2023	06/18/2023	3	\$743.04	\$133.75	\$609.29
42672	06/23/2023	06/30/2023	7	\$0.00	\$0.00	\$0.00
44546	07/01/2023	07/06/2023	5	\$1,707.04	\$307.27	\$1,399.77
47712	07/06/2023	07/09/2023	3	\$921.03	\$165.79	\$755.24
47914	07/12/2023	07/16/2023	4	\$1,093.04	\$196.75	\$896.29
48390	07/18/2023	07/23/2023	5	\$1,375.00	\$247.50	\$1,127.50
48981	07/26/2023	07/30/2023	4	\$1,093.04	\$196.75	\$896.29
49835	08/01/2023	08/05/2023	4	\$627.04	\$112.87	\$514.17
50086	08/06/2023	08/11/2023	5	\$610.04	\$109.81	\$500.23
50311	08/14/2023	08/20/2023	6	\$701.03	\$126.19	\$574.84
50275	09/01/2023	09/04/2023	3	\$438.74	\$78.97	\$359.77
44197	10/01/2023	10/07/2023	6	\$885.60	\$159.41	\$726.19
51622	10/07/2023	10/12/2023	5	\$0.00	\$0.00	\$0.00
50548	10/13/2023	10/16/2023	3	\$745.88	\$134.26	\$611.62
51743	10/25/2023	10/30/2023	5	\$621.30	\$111.83	\$509.47
Total Reservations			157	\$24,584.39	\$4,425.23	\$20,159.16

Expense

Date	Type	W.O #	Description	Charge
01/20/2023	Cleaning Fee		owner clean 1/15	\$145.00
12/26/2023	Cleaning Fee		Deep clean	\$350.00
02/10/2023	Maintenance	21950858	Toaster	\$21.00
06/08/2023	Maintenance		Service call to defrost coil, clean coil, add R22 Refrigerant	\$635.00
07/06/2023	Owner Portfolio Payments		Cleaning Fee for reservation #42672 (Chris & Lisa Freeman) in Reservation #42672	\$145.00
10/16/2023	Owner Portfolio Payments		Cleaning Fee for reservation #51622 (Chris & Lisa Freeman) in Reservation #51622	\$145.00
12/04/2023	Vrbo		Vrbo- advertising 2023	\$599.00
Total Expenses				\$2,040.00

Net Income (Income - Expense):	\$18,119.16
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¹Income item applied to Box 1 on 1099
³Income item applied to Box 3 on 1099