

LEASING VS. MANAGEMENT

LEASING FEE	PROPERTY MANAGEMENT FEE
<p>LEASING FEE: ONE (1) MONTH'S RENT</p>	<p>MANAGEMENT FEE: 10% OF GROSS RENT (MONTHLY)</p>

FEE'S BASED ON A ONE YEAR TERM). MINIMUM RENTAL AMOUNT APPLIES

LEASING SERVICES	MANAGEMENT SERVICES
<ul style="list-style-type: none"> ✓ MARKETING ✓ ADVERTISING ✓ LEASING UPDATES ✓ MARKET RENT UPDATES ✓ LEASE RENEWALS ✓ TENANT NEGOTIATIONS 	<ul style="list-style-type: none"> ✓ OWNER RENT DISBURSEMENT DIRECTLY DEPOSITED INTO OWNER'S BANK ACCOUNT ➔ RENTS DISBURSED ON THE 15TH OF EVERY MONTH ➔ \$250.00 FROM 1ST MONTH'S RENT HELD IN TRUST ACCOUNT FOR OWNER IN THE EVENT OF EMERGENCIES. ➔ RETURNED BACK TO OWNER AT THE END OF MANAGEMENT TERM IF RESERVE FUND IF NOT USED

<ul style="list-style-type: none"> ✓ SHOW TENANT ✓ SCREEN TENANT ✓ SECURE TENANT ✓ VERIFY REFERENCES/CREDIT ✓ LEASE AGREEMENT EXECUTED ✓ SECURITY DEPOSIT 	<ul style="list-style-type: none"> ✓ MANAGE THE PROPERTY ✓ MANAGE THE TENANT ✓ MANAGE ALL MAINTENANCE REPAIRS ✓ PROPERTY HANDOVER ✓ MOVE-IN/OUT INSPECTION REPORTS ✓ MOVE-IN/OUT INSPECTION REPORTS ✓ OWNER ONLINE PORTAL ➔ FINANCIAL STATEMENTS
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