

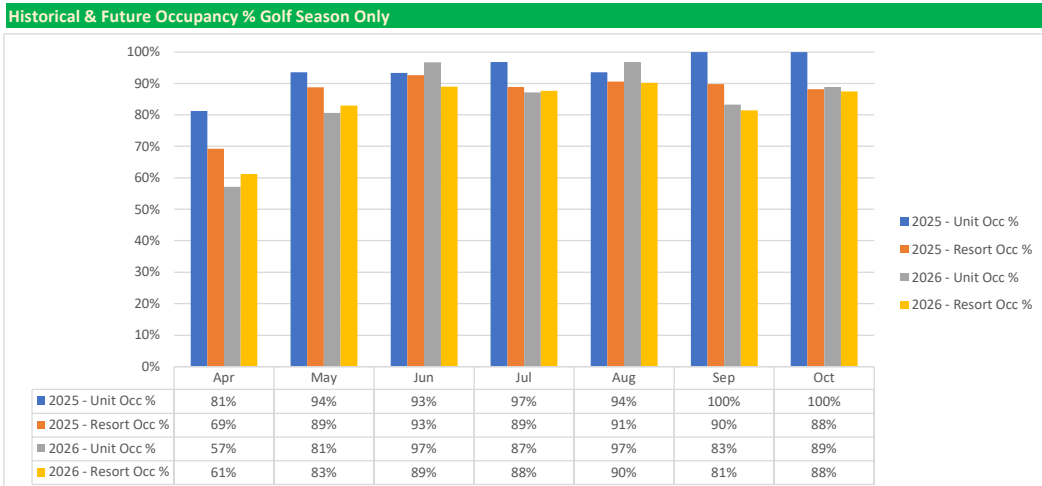


Forward Golf LLC
PO Box 362
Ponte Vedra, FL 32004

Property: MC3 2B
Homeowner Statement
July through August 2026

Rent	Current Year		Prior Year	
	July - August	YTD	July - August	YTD
Net Rental Income	\$68,400	\$147,450	\$59,000	\$117,350
Percentage to Owner	40%	40%	40%	40%
Percentage Rent to Landlord	\$27,360	\$58,980	\$23,600	\$46,940
Capital Improvements	\$0	\$315	\$0	\$0
HOA	\$1,500	\$6,000	\$1,500	\$6,000
IT	\$550	\$2,200	\$550	\$2,200
Utilities	\$494	\$1,617	\$398	\$1,974
Replacement FF&E	\$0	\$491	\$0	\$1,019
Legal	\$0	\$88	\$0	\$700
Repairs	\$30	\$428	\$119	\$853
Cleaning	\$0	\$531	\$156	\$687
Deferred Items	\$0	\$745	\$0	\$0
Total Pass Through Expenses	\$2,574	\$12,416	\$2,723	\$13,433
Payment to Landlord	\$24,786	\$46,564	\$20,877	\$33,507

Occupancy	Current Year		Prior Year	
	July - August	YTD	July - August	YTD
Rack Rate Occupied Room Nights	57	138	59	137
Promo Rate Occupied Room Nights	-	-	-	-
Total Paid Occupied Room Nights	57	138	59	137
Owner Occupied Room Nights	-	-	-	4
Total Occupied Room Nights	57	138	59	141



*Future occupancy is based on current bookings as of 09/18/2026



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Golf Season Analysis				
Rent	Current Year		Prior Year	
	July - Aug	YTD	July - Aug	YTD
Net Rental Income	\$68,400	\$132,500	\$59,000	\$108,500
Percentage to Owner	40%	40%	40%	40%
Rent to Landlord	\$27,360	\$53,000	\$23,600	\$43,400

Occupancy				
	Current Year		Prior Year	
	July - Aug	YTD	July - Aug	YTD
Number of Days in Period	62	130	62	129
Rack Rate Occupied Room Nights	57	115	59	115
Promo Rate Occupied Room Nights	-	-	-	-
Owner Occupied Room Nights	-	-	-	4
Total Occupied Room Nights	57	115	59	119
Occupancy Rate	92%	88%	95%	92%
Occupancy Rate Less Owner Occupied	92%	88%	95%	89%
Resort Occupancy Rate	89%	86%	90%	89%



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Pursuits Season Analysis				
Rent	Current Year		Prior Year	
	July - Aug	YTD	July - Aug	YTD
Net Rental Income	\$0	\$14,950	\$0	\$8,850
Percentage to Owner	40%	40%	40%	40%
Rent to Landlord	\$0	\$5,980	\$0	\$3,540

Occupancy				
	Current Year		Prior Year	
	July - Aug	YTD	July - Aug	YTD
Rack Rate Occupied Room Nights	-	23	-	22
Promo Rate Occupied Room Nights	-	-	-	-
Owner Occupied Room Nights	-	-	-	-