

Town of Deep River Assessor's Office
Land Lease
Income and Expense Survey for Calendar Year 2018
Due June 1, 2019

Information provided is CONFIDENTIAL, in accordance with Connecticut Law.

Parcel Id: _____
Property Name: _____
Property Address: _____
Form Preparer/Title: _____
Telephone Number: _____

Land Characteristics

Lot Size: _____
Improvement Type (ie: Billboard, Cell Tower, other) _____

Utilities Available:	Electricity	_____ (Yes or No)
	Water	_____ (Yes or No)
	Gas	_____ (Yes or No)

Annual Revenue

Land Lease	\$ _____
Other Income	\$ _____
Total Gross Income	\$ _____
2018 Vacancy Rate / Credit Losses	\$ _____
Effective Gross Income	\$ _____

Lease Terms

Lease Start Date	_____
Term	_____
Base Rate	_____
Expiration Date	_____
Name of Tenant	_____
Contact Person (if available)	Company / Firm Name _____ Name / Telephone

Annual Operating Expenses

Fixed Expenses (land lease only)

Real Estate Taxes	\$ _____
Personal Property Taxes	\$ _____
Insurance	\$ _____
Other _____	\$ _____

Total Fixed Expenses	\$ _____
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Variable Expenses

Repairs/Maintenance	\$ _____
Utilities (heat, light, gas)	\$ _____
Trash Removal	\$ _____
Sales/Marketing	\$ _____
Other _____	\$ _____

Total Variable Expenses	\$ _____
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Total Operating Expenses (Fixed added to Variable)	\$ _____
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Net Operating Income	\$ _____
(Effective Gross Revenue less Total Operating Expenses)	

Please provide comments, clarifications or additional information (attach, if necessary)

_____ Signature/Title	/	_____ Date
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_____ Name (print)	/	_____ Telephone
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