



**Marsha M. Faux, CFA, ASA**  
Polk County Property Appraiser  
**INCOME/EXPENSE ANALYSIS: GOLF COURSE**  
(For Calendar Year 1/1/2020 through 12/31/2020)  
REAL ESTATE DIVISION

**BUSINESS NAME:** \_\_\_\_\_  
**AKA** \_\_\_\_\_  
**PROPERTY LOCATION:** \_\_\_\_\_  
\_\_\_\_\_  
**PARCEL ID:** \_\_\_\_\_

HAVE THE GREENS BEEN REFURBISHED? IF YES, YEAR? \_\_\_\_\_  
ANNUAL NUMBER OF ROUNDS \_\_\_\_\_  
AVERAGE GREENS FEE WITH CART \_\_\_\_\_

**INCOME:**

**GROSS REVENUE**

TOTAL GREEN FEES \$ \_\_\_\_\_  
GOLF CART RENTAL \$ \_\_\_\_\_  
DRIVING RANGE \$ \_\_\_\_\_  
FOOD & BEVERAGE \$ \_\_\_\_\_  
MERCHANDISE SALES \$ \_\_\_\_\_  
OTHER REVENUE \$ \_\_\_\_\_  
**TOTAL GROSS REVENUE** \$ \_\_\_\_\_

**EXPENSES:**

MAINTENANCE AND REPAIRS \$ \_\_\_\_\_  
PERSONNEL \$ \_\_\_\_\_  
GENERAL & ADMINISTRATIVE \$ \_\_\_\_\_  
BUILDING & GREENS \$ \_\_\_\_\_  
MAINTENANCE GOLF CART \$ \_\_\_\_\_  
DRIVING RANGE \$ \_\_\_\_\_  
FOOD & BEVERAGE \$ \_\_\_\_\_  
MERCHANDISE \$ \_\_\_\_\_  
UTILITIES \$ \_\_\_\_\_  
MISCELLANEOUS EXPENSES \$ \_\_\_\_\_  
REAL ESTATE TAXES \$ \_\_\_\_\_  
REAL ESTATE INSURANCE \$ \_\_\_\_\_  
RESERVES FOR REPLACEMENT \$ \_\_\_\_\_  
**TOTAL EXPENSES** \$ \_\_\_\_\_

**NET OPERATING INCOME** \$ \_\_\_\_\_

MORTGAGE \$ \_\_\_\_\_  
INTEREST \_\_\_\_\_ %  
DEPRECIATION \$ \_\_\_\_\_  
OTHER \$ \_\_\_\_\_

**CAPITAL EXPENDITURES** \$ \_\_\_\_\_

**SIGNATURE/TITLE** \_\_\_\_\_  
**DATE** \_\_\_\_\_ **TELEPHONE #** \_\_\_\_\_  
**EMAIL ADDRESS** \_\_\_\_\_