

Toussaint Property Management

MANAGEMENT FEES

Effective December 2007

We offer a full range of management services and our pricing is very competitive. We will sit down with you one on one, address the needs you have, and work with you to devise a plan that will allow us to assist you in any area you require. Your needs will be our priority. We have both the tools and the knowledge to aid you in all the facets of property management; from building maintenance to accounts payable. You don't need to have us do everything for you. You can pick and choose which areas you would like us to manage.

<u>UNITS</u>	<u>FEES</u>
Single Family Home	9%
Duplex & Triplex (2-3 units)	8%
Four Units	7%
Greater than 4 units	6%

All percents are based on the percent of the total dollar amount of all rental income. All new clients are charged a \$150.00 Account Setup Fee

What these percentages include:

- Phone Calls for Rentals and for Maintenance**
- Distribution and Management of Maintenance Work**
- 24 Hour Emergency Line**
- Apartment Showings**
- Application Collection**
- Tenant Screening**
- Move In/Move Out Procedures**
- Apartment Inspections**
- Personal Monthly Building Inspection**
- Tenant Rental Payments Process**