

Goal: To get out of the Rat Race and onto the Fast Track by building up your Passive Income to be greater than your Total Expenses

**Income Statement**

| Income           |           |
|------------------|-----------|
| Description      | Cash Flow |
| Salary:          | 4,600     |
| Interest:        | 0         |
| Dividends:       | 0         |
| Real Estate:     |           |
| 3/2 Apt          | 250       |
| 4 Plex           | 500       |
| Businesses:      |           |
| Audio Dealer, LP | 1,000     |

| Expenses             |      |
|----------------------|------|
| Taxes:               | 910  |
| Home Mortgage:       | 700  |
| School Loan Payment: | 60   |
| Car Payment:         | 120  |
| Credit Card Payment: | 90   |
| Retail Payment:      | 50   |
| Other Expenses:      | 1000 |
| Child Expenses:      | 240  |
| Bank Loan Payment:   | 0    |

| Auditor   |       |
|---|-------|
| <i>Person on your right</i>                                       |       |
| Passive Income=   | 1,500 |
| (Cash Flows from Interest + Dividends + Real Estate + Businesses) |       |
| Total Income:   | 6,100 |

|                              |     |
|------------------------------|-----|
| Number of Children:          | 1   |
| (Begin game with 0 Children) |     |
| Per Child Expense:           | 240 |

|                    |       |
|--------------------|-------|
| Total Expenses:    | 2,190 |
| Monthly Cash Flow: | 2,290 |
| (Pay Check)        |       |

**Balance Sheet**

| Assets                           |                |             |      | Liabilities              |         |
|----------------------------------|----------------|-------------|------|--------------------------|---------|
| Savings: (You got this at start) |                |             | 400  | Home Mortgage:           | 75,000  |
| Stocks/Mutual's/CDs:             | No. of Shares: | Cost/Share: |      | School Loans:            | 12,000  |
| OK4U                             | 500            | 1000        | 10 5 | Car Loans:               | 6,000   |
| Real Estate:                     | Down Pay:      | Cost:       |      | Credit Cards:            | 3,000   |
| 3/2 Apt                          | 3,000          | 50,000      |      | Retail Debt:             | 1,000   |
| 4 Plex                           | 15,000         | 90,000      |      | RE Mortgage:             |         |
| Business:                        | Down Pay:      | Cost:       |      | (received \$63,000 Cash) | -47,000 |
| Auto Dealer, LP                  | 30,000         | 30,000      |      |                          | 75,000  |
|                                  |                |             |      | Liability: (Business)    |         |
|                                  |                |             |      | Bank Loan:               |         |