



“Uniquely Qualified...”

Wagon Wheel Vineyards

Year:	2005	2006	2007	2008	2009
Tons :	45.66	39.24	30.33	22.49	35.53
Gross Income:	\$113,962	\$98,108	\$75,820	\$56,229	\$88,837
Farming Costs	\$37,519	\$36,958	\$29,746	\$29,262	\$32,971
Net Income	\$76,443	\$61,150	\$46,074	\$26,967	\$55,867

*Grapes are currently in contract for \$2500 per ton with Alexander Valley Vineyards.

Vacation Rental Income	2007	2008	2009
(Net Income after mgmt co.)	\$40,700	\$57,700	\$53,707
(Rents for \$495-\$795 per night)			

3 Bedroom/2 Bath House \$800 month \$9,600 Annually
 (Was bookkeeper to father so this is not fair market rental)

Apartment 1 \$500 month \$6,000 Annually
 (Long term tenant that keeps grass cut)

Apartment 2 \$650 month \$7,800 Annually

Apartment 3 \$650 month \$7,800 Annually

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