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# Time Value of Money Formulas

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# List of 43 Time Value of Money Formulas

## Time Value of Money

### 1) Annuity Due Payment using Future Value

$$\text{fx } P_D = \frac{FV \cdot \frac{r}{((1+r)^t) - 1}}{1 + r}$$

Open Calculator 

$$\text{ex } 3291.257 = \frac{33000 \cdot \frac{0.05}{((1+0.05)^8) - 1}}{1 + 0.05}$$

### 2) Doubling Time

$$\text{fx } DT = \log_{10} \frac{2}{\log_{10} \left( 1 + \frac{\%RoR}{100} \right)}$$

Open Calculator 

$$\text{ex } 15.7473 = \log_{10} \frac{2}{\log_{10} \left( 1 + \frac{4.5}{100} \right)}$$

### 3) Doubling Time (Continuous Compounding)

$$\text{fx } DT_{CC} = \frac{\ln(2)}{\frac{\%RoR}{100}}$$

Open Calculator 

$$\text{ex } 15.40327\text{Year} = \frac{\ln(2)}{\frac{4.5}{100}}$$



#### 4) Doubling Time (Simple Interest)

$$fx \quad DT_{SI} = \frac{100}{\%i}$$

[Open Calculator !\[\]\(cbe80b694ebd74fcfe136a095b608235\_img.jpg\)](#)

$$ex \quad 14.28571 \text{ Year} = \frac{100}{7}$$

#### 5) Hamada Equation

$$fx \quad \beta_L = \beta_{UL} \cdot (1 + (1 - T\%) \cdot R_{D/E})$$

[Open Calculator !\[\]\(3e2231b1ad3ca8da8658228c00dd08e0\_img.jpg\)](#)

$$ex \quad 272.16 = 7.2 \cdot (1 + (1 - 0.08) \cdot 40)$$

#### 6) Number of Periods

$$fx \quad n_{\text{Periods}} = \frac{\ln\left(\frac{FV}{PV}\right)}{\ln(1 + r)}$$

[Open Calculator !\[\]\(0d5ec72f61334709c3fc9450209b754f\_img.jpg\)](#)

$$ex \quad 118.8578 = \frac{\ln\left(\frac{33000}{100}\right)}{\ln(1 + 0.05)}$$

#### 7) Perpetuity Payment

$$fx \quad PMT_{\text{perpetuity}} = PV \cdot r$$

[Open Calculator !\[\]\(b64b40baaee5acddc1eab8538ba84754\_img.jpg\)](#)

$$ex \quad 5 = 100 \cdot 0.05$$



## 8) Perpetuity Yield

$$fx \quad Y = \frac{PMT_{\text{perpetuity}}}{PV}$$

[Open Calculator !\[\]\(e78f798d4ea5c530c9db49e7d26e6b95\_img.jpg\)](#)

$$ex \quad 0.05 = \frac{5}{100}$$

## 9) Rule of 69

$$fx \quad DT = \frac{69}{i}$$

[Open Calculator !\[\]\(05be7c7a8995decd503647c99211f7c2\_img.jpg\)](#)

$$ex \quad 3.45 = \frac{69}{20}$$

## 10) Rule of 72

$$fx \quad \text{Rule of 72} = \frac{72}{i}$$

[Open Calculator !\[\]\(fe3aebe81acea8d45108cd2768939da7\_img.jpg\)](#)

$$ex \quad 3.6 = \frac{72}{20}$$



## Future value

### 11) Annuity Due for Future Value

$$\text{fx } FV_{AD} = PMT \cdot \frac{(1 + r)^{n\text{Periods}} - 1}{r} \cdot (1 + r)$$

[Open Calculator !\[\]\(74d4806277d7e73349d8e8c0897931e9\_img.jpg\)](#)

$$\text{ex } 129.15 = 60 \cdot \frac{(1 + 0.05)^2 - 1}{0.05} \cdot (1 + 0.05)$$

### 12) Annuity Payment using Future Value

$$\text{fx } PMT_{\text{Annuity}} = \frac{FV_A}{((1 + r)^n - \{\text{Periods}\}) - 1}$$

[Open Calculator !\[\]\(8bba887393ca45b761e5cb49e755e762\_img.jpg\)](#)

$$\text{ex } 561365.9 = \frac{57540}{((1 + 0.05)^2) - 1}$$

### 13) Future Value Factor

$$\text{fx } F_{FV} = (1 + r)^n - \{\text{Periods}\}$$

[Open Calculator !\[\]\(0fb13ad0bfa3d86868cdd3883e5665b3\_img.jpg\)](#)

$$\text{ex } 1.1025 = (1 + 0.05)^2$$




14) Future Value of Annuity 

fx

Open Calculator 

$$FV_A = \left( \frac{P}{IR \cdot 0.01} \right) \cdot \left( (1 + (IR \cdot 0.01))^n - 1 \right)$$

$$\text{ex } 57540 = \left( \frac{28000}{5.5 \cdot 0.01} \right) \cdot \left( (1 + (5.5 \cdot 0.01))^2 - 1 \right)$$

15) Future Value of Annuity with Continuous Compounding 

fx

Open Calculator 

$$FV_{ACC} = C_f \cdot \left( \frac{e^{r \cdot n\text{Periods}} - 1}{e^r - 1} \right)$$

$$\text{ex } 3076.907 = 1500 \cdot \left( \frac{e^{0.05 \cdot 2} - 1}{e^{0.05} - 1} \right)$$


16) Future Value of Growing Annuity 

fx

Open Calculator 

$$FV_{GA} = \Pi \cdot \frac{(1 + r)^{n\text{Periods}} - (1 + g)^{n\text{Periods}}}{r - g}$$

$$\text{ex } 4140 = 2000 \cdot \frac{(1 + 0.05)^2 - (1 + 0.02)^2}{0.05 - 0.02}$$

17) Future Value of Lumpsum 


fx

Open Calculator 

$$FV_L = PV \cdot (1 + IR_P)^n - \{\text{Periods}\}$$

$$\text{ex } 112.36 = 100 \cdot (1 + 0.06)^2$$




18) Future Value of Ordinary Annuities and Sinking Funds 

$$fx \quad FV_O = C_f \cdot \frac{(1 + r)^{n_c} - 1}{r}$$

Open Calculator 


$$ex \quad 29397.95 = 1500 \cdot \frac{(1 + 0.05)^{14} - 1}{0.05}$$

19) Future Value of Present Sum given Compounding Periods 

$$fx \quad FV = PV \cdot \left( 1 + \left( \frac{\%RoR \cdot 0.01}{C_n} \right) \right)^{C_n \cdot n_{Periods}}$$

Open Calculator 


$$ex \quad 109.3973 = 100 \cdot \left( 1 + \left( \frac{4.5 \cdot 0.01}{11} \right) \right)^{11 \cdot 2}$$

20) Future Value of Present Sum given Number of Periods 

$$fx \quad FV = PV \cdot \exp(\%RoR \cdot n_{Periods} \cdot 0.01)$$

Open Calculator 

$$ex \quad 109.4174 = 100 \cdot \exp(4.5 \cdot 2 \cdot 0.01)$$

21) Future Value of Present Sum given Total Number of Periods 

$$fx \quad FV = PV \cdot (1 + (\%RoR \cdot 0.01))^n \text{ _ {Periods}}$$

Open Calculator 

$$ex \quad 109.2025 = 100 \cdot (1 + (4.5 \cdot 0.01))^2$$



## 22) Future Value with Continuous Compounding

$$\text{fx } FV_{CC} = PV \cdot \left( e^{\%RoR \cdot n_{cp} \cdot 0.01} \right)$$

[Open Calculator !\[\]\(6605b201d6f14d9b3bcb8ab5f274d107\_img.jpg\)](#)

$$\text{ex } 114.4537 = 100 \cdot \left( e^{4.5 \cdot 3 \cdot 0.01} \right)$$

## 23) Growing Annuity Payment using Future Value

$$\text{fx } PMT_{\text{initial}} = \frac{FV \cdot (r - g)}{\left( (1 + r)^{n_{\text{Periods}}} \right) - \left( (1 + g)^{n_{\text{Periods}}} \right)}$$

[Open Calculator !\[\]\(e8fb589d58dad1692debababa5e928b6\_img.jpg\)](#)

$$\text{ex } 15942.03 = \frac{33000 \cdot (0.05 - 0.02)}{\left( (1 + 0.05)^2 \right) - \left( (1 + 0.02)^2 \right)}$$

## 24) Number of Periods using Future Value

$$\text{fx } n_{\text{Periods}} = \frac{\ln \left( 1 + \left( \frac{FV_A \cdot r}{C_f} \right) \right)}{\ln(1 + r)}$$

[Open Calculator !\[\]\(4688aadfd656ded00cd6bdfae55089a9\_img.jpg\)](#)

$$\text{ex } 21.94906 = \frac{\ln \left( 1 + \left( \frac{57540 \cdot 0.05}{1500} \right) \right)}{\ln(1 + 0.05)}$$





## Present value

### 25) Annuity Due for Present Value

fx

Open Calculator 

$$PV_{AD} = PMT \cdot \left( \frac{1 - \left( \frac{1}{(1+r)^{n\text{Periods}}} \right)}{r} \right) \cdot (1 + r)$$

ex  $117.1429 = 60 \cdot \left( \frac{1 - \left( \frac{1}{(1+0.05)^2} \right)}{0.05} \right) \cdot (1 + 0.05)$

### 26) Growing Annuity Payment using Present Value

fx

Open Calculator 

$$PMT_{\text{initial}} = PV \cdot \left( \frac{r - g}{1 - \left( \left( \frac{1+g}{1+r} \right)^n - \{\text{Periods}\} \right)} \right)$$

ex  $53.26087 = 100 \cdot \left( \frac{0.05 - 0.02}{1 - \left( \left( \frac{1+0.02}{1+0.05} \right)^2 \right)} \right)$



27) Number of Periods using Present Value of Annuity 


$$t = \frac{\ln\left(\left(1 - \left(\frac{PV_{\text{Annuity}}}{C_f}\right)\right)^{-1}\right)}{\ln(1 + r)}$$

Open Calculator 

fx

ex

$$74.28425 = \frac{\ln\left(\left(1 - \left(\frac{1460}{1500}\right)\right)^{-1}\right)}{\ln(1 + 0.05)}$$

28) Present Value Continuous Compounding Factor 

$$F_{PV} = (e^{-r \cdot t})$$

Open Calculator 

ex

$$0.67032 = (e^{-0.05 \cdot 8})$$

29) Present Value Factor 

$$F_{PVA} = \frac{1 - ((1 + r)^{-n_{\text{Periods}}})}{r}$$

Open Calculator 

ex

$$1.85941 = \frac{1 - ((1 + 0.05)^{-2})}{0.05}$$

30) Present Value for Continuous Compounding 


$$PV_{cc} = \frac{FV}{e^{r \cdot n_{\text{Periods}}}}$$

Open Calculator 

ex

$$29859.63 = \frac{33000}{e^{0.05 \cdot 2}}$$



31) Present Value of Annuity 

fx

Open Calculator 

$$PV_{\text{Annuity}} = \left( \frac{P}{IR} \right) \cdot \left( 1 - \left( \frac{1}{(1 + IR)^n} - \{\text{Months}\} \right) \right)$$

$$\text{ex } 5090.909 = \left( \frac{28000}{5.5} \right) \cdot \left( 1 - \left( \frac{1}{(1 + 5.5)^{13}} \right) \right)$$

32) Present Value of Annuity with Continuous Compounding 

fx

Open Calculator 

$$PV_{\text{Annuity}} = C_f \cdot \left( \frac{1 - e^{-r \cdot n \text{Periods}}}{e^r - 1} \right)$$

$$\text{ex } 2784.1 = 1500 \cdot \left( \frac{1 - e^{-0.05 \cdot 2}}{e^{0.05} - 1} \right)$$

33) Present Value of Deferred Annuity 


fx

Open Calculator 

$$PV_{\text{DA}} = P_O \cdot \frac{1 - (1 + (IR \cdot 0.01))^{-n} - \{\text{Periods}\}}{(1 + (IR \cdot 0.01))^t - \{d\} \cdot (IR \cdot 0.01)}$$

$$\text{ex } 253.869 = 2500 \cdot \frac{1 - (1 + (5.5 \cdot 0.01))^{-2}}{(1 + (5.5 \cdot 0.01))^9 \cdot (5.5 \cdot 0.01)}$$



34) Present Value of Deferred Annuity based on Annuity Due 


fx

Open Calculator 

$$PV_{DA} = P_D \cdot \frac{1 - (1 + (\text{IR} \cdot 0.01))^{-n} - \{\text{Periods}\}}{(1 + (\text{IR} \cdot 0.01))^{t_d - 1} \cdot (\text{IR} \cdot 0.01)}$$

ex

$$132.3366 = 110 \cdot \frac{1 - (1 + (5.5 \cdot 0.01))^{-2}}{(1 + (5.5 \cdot 0.01))^{9-1} \cdot (5.5 \cdot 0.01)}$$

35) Present Value of Future Sum given compounding periods 

fx

Open Calculator 

$$PV = \frac{FV}{\left(1 + \left(\frac{\%RoR}{C_n}\right)\right)^{C_n \cdot n\text{Periods}}}$$

ex

$$17.45242 = \frac{33000}{\left(1 + \left(\frac{4.5}{11}\right)\right)^{11 \cdot 2}}$$

36) Present Value of Future Sum given Number of Periods 

fx

Open Calculator 

$$PV = \frac{FV}{\exp(\%RoR \cdot n\text{Periods})}$$

ex

$$4.072524 = \frac{33000}{\exp(4.5 \cdot 2)}$$



### 37) Present Value of Future Sum given Total Number of Periods

$$\text{fx } PV = \frac{FV}{(1 + IR)^t}$$

[Open Calculator !\[\]\(e2376d476d06eb31946dc01a69a4403a\_img.jpg\)](#)

$$\text{ex } 0.010356 = \frac{33000}{(1 + 5.5)^8}$$

### 38) Present Value of Growing Annuity

$$\text{fx } PV_{ga} = \left( \frac{II}{r - g} \right) \cdot \left( 1 - \left( \frac{1 + g}{1 + r} \right)^{n\text{Periods}} \right)$$

[Open Calculator !\[\]\(0b5e7e25e8775f7e7e80906ada4f0021\_img.jpg\)](#)

$$\text{ex } 3755.102 = \left( \frac{2000}{0.05 - 0.02} \right) \cdot \left( 1 - \left( \frac{1 + 0.02}{1 + 0.05} \right)^2 \right)$$

### 39) Present Value of Lumpsum

$$\text{fx } PV_L = \frac{FV}{(1 + IR_P)^n} - \{\text{Periods}\}$$

[Open Calculator !\[\]\(bd3b31712ad9bab5a241210fa6925cdd\_img.jpg\)](#)

$$\text{ex } 29369.88 = \frac{33000}{(1 + 0.06)^2}$$



40) Present Value of Ordinary Annuities and Amortization 

$$\text{fx } PV = PMT \cdot \left( \frac{1 - (1 + r)^{-n_c}}{r} \right)$$

Open Calculator 

$$\text{ex } 593.9185 = 60 \cdot \left( \frac{1 - (1 + 0.05)^{-14}}{0.05} \right)$$

41) Present Value of Stock with Constant Growth 

$$\text{fx } P = \frac{D1}{(\%RoR \cdot 0.01) - g}$$

Open Calculator 

$$\text{ex } 10 = \frac{0.25}{(4.5 \cdot 0.01) - 0.02}$$

42) Present Value of Stock with Zero Growth 

$$\text{fx } P = \frac{D}{\%RoR}$$

Open Calculator 

$$\text{ex } 7.777778 = \frac{35}{4.5}$$

43) PV of Perpetuity 

$$\text{fx } PV_p = \frac{D}{DR}$$

Open Calculator 

$$\text{ex } 291.6667 = \frac{35}{0.12}$$



## Variables Used

- **%i** Annual Interest Rate
- **%RoR** Rate of Return
- **C<sub>f</sub>** Cashflow per Period
- **C<sub>n</sub>** Compounding Periods
- **D** Dividend
- **D1** Estimated Dividends for Next Period
- **DR** Discount Rate
- **DT** Doubling Time
- **DT<sub>CC</sub>** Doubling Time Continuous Compounding (Year)
- **DT<sub>SI</sub>** Doubling Time Simple Interest (Year)
- **F<sub>FV</sub>** Future Value Factor
- **F<sub>PV</sub>** PV Continuous Compounding Factor
- **F<sub>PVA</sub>** Annuity Present Value Factor
- **FV** Future Value
- **FV<sub>A</sub>** Future Value of Annuity
- **FV<sub>ACC</sub>** FV of Annuity with Continuous Compounding
- **FV<sub>AD</sub>** Annuity Due Future Value
- **FV<sub>CC</sub>** Future Value with Continuous Compounding
- **FV<sub>GA</sub>** Future Value of Growing Annuity
- **FV<sub>L</sub>** Future Value of Lumpsum
- **FV<sub>O</sub>** Future Value of Ordinary Annuity
- **g** Growth Rate



- **i** Rate of Interest as Whole Number
- **II** Initial Investment
- **IR** Interest Rate
- **IR<sub>p</sub>** Interest Rate per Period
- **n<sub>c</sub>** Total Number of Times Compounded
- **n<sub>cp</sub>** Number of Compounding Periods
- **n<sub>Months</sub>** Number of Months
- **n<sub>Periods</sub>** Number of Periods
- **p** Monthly Payment
- **P** Price of Stock
- **P<sub>D</sub>** Annuity Payment Due
- **P<sub>O</sub>** Ordinary Annuity Payment
- **PMT** Payment made in Each Period
- **PMT<sub>Annuity</sub>** Annuity Payment
- **PMT<sub>initial</sub>** Initial Payment
- **PMT<sub>perpetuity</sub>** Perpetuity Payment
- **PV** Present Value
- **PV<sub>AD</sub>** Annuity Due Present Value
- **PV<sub>cc</sub>** Present Value with Continuous Compounding
- **PV<sub>DA</sub>** Present Value of Deferred Annuity
- **PV<sub>ga</sub>** Present Value of Growing Annuity
- **PV<sub>L</sub>** Present Value of Lumpsum
- **PV<sub>p</sub>** PV of Perpetuity
- **PV<sub>Annuity</sub>** Present Value of Annuity






- **r** Rate per Period
- **$R_{D/E}$**  Debt to Equity (D/E)
- **Rule of 72** Rule of 72
- **t** Total Number of Periods
- **$T_{\%}$**  Tax Rate
- **$t_d$**  Deferred Periods
- **Y** Perpetuity Yield
- **$\beta_L$**  Leveraged Beta
- **$\beta_{UL}$**  Unleveraged Beta



## Constants, Functions, Measurements used

- **Constant:** **e**, 2.71828182845904523536028747135266249  
*Napier's constant*
- **Function:** **exp**, exp(Number)  
*n an exponential function, the value of the function changes by a constant factor for every unit change in the independent variable.*
- **Function:** **ln**, ln(Number)  
*The natural logarithm, also known as the logarithm to the base e, is the inverse function of the natural exponential function.*
- **Function:** **log10**, log10(Number)  
*The common logarithm, also known as the base-10 logarithm or the decimal logarithm, is a mathematical function that is the inverse of the exponential function.*
- **Measurement:** **Time** in Year (Year)  
*Time Unit Conversion* 



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