

Report Packet
Cover Page

Prepared for

**534 West 42nd Street
September 2022**

Trial Balance

Period = Sep 2022

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
1110-0000	Operating Cash 1	17,731.99	0.00	17,708.70	23.29
1130-0000	Savings Cash 1	20,043.31	0.16	0.00	20,043.47
1135-0000	Savings Cash 2	44,301.44	0.00	0.00	44,301.44
1620-0000	Equipment	28,039.88	0.00	0.00	28,039.88
1621-0000	Accum. Dep - Equipment	-2,898.00	0.00	0.00	-2,898.00
1720-0000	Building Improvement	11,268.56	0.00	0.00	11,268.56
2150-0000	Loans & Exchange	-2,500.00	0.00	0.00	-2,500.00
2245-0000	Insurance Proceed-Prop. Damage	-8,485.99	0.00	0.00	-8,485.99
2650-0000	Net Payroll	0.00	0.00	0.00	0.00
3800-0000	Retained Earnings	-108,096.05	0.00	0.00	-108,096.05
4530-0000	Condo Common Charge	-74,102.56	0.00	9,262.13	-83,364.69
4700-0000	Commercial/Retail rent	-6,179.67	0.00	686.63	-6,866.30
5720-0000	Interest on Bank Accounts	-1.32	0.00	0.16	-1.48
6202-0000	Accounting	3,300.00	0.00	0.00	3,300.00
6204-0000	Professional Consultant Fees	351.34	0.00	0.00	351.34
6213-0000	General Building Repairs-Expense	486.74	137.54	0.00	624.28
6215-0000	Building Supplies	381.42	426.55	0.00	807.97
6219-0000	Cleaning Expense	0.00	100.00	0.00	100.00
6230-0000	Painting	225.00	0.00	0.00	225.00
6235-0000	Plumbing Repair	5,526.06	0.00	0.00	5,526.06
6236-0000	Appliance Repair	353.84	0.00	0.00	353.84
6237-0000	Electric Repair	0.00	28.72	0.00	28.72
6241-0000	Boiler Repair	679.60	0.00	0.00	679.60
6242-0000	Unit Repairs	300.00	0.00	0.00	300.00
6249-0000	Elevator Contract	1,061.52	2,059.10	0.00	3,120.62
6250-0000	Elevator Inspection & Repair	1,304.59	400.00	0.00	1,704.59
6252-0000	Fire Extinguishers	0.00	420.91	0.00	420.91
6253-0000	Permits & Licenses	0.00	20.09	0.00	20.09
6257-0000	Sprinkler Sys. & Inspections	1,660.00	0.00	0.00	1,660.00
6267-0000	Locksmith	190.53	0.00	0.00	190.53
6291-0050	General Building Services NR	3,500.00	0.00	0.00	3,500.00
6300-0000	Management	6,000.00	750.00	0.00	6,750.00
6310-0000	Security Service	5,127.59	0.00	0.00	5,127.59

Trial Balance

Period = Sep 2022

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
6320-0000	Insurance	3,825.32	17,093.05	0.00	20,918.37
6320-0010	Worker's Compensation	560.82	88.38	0.00	649.20
6362-0000	Inspections	412.00	0.00	0.00	412.00
6364-0000	Filing Fees	160.20	0.00	0.00	160.20
6365-0000	Fines	75.00	0.00	0.00	75.00
6365-5000	Violation Removal Costs	125.00	0.00	0.00	125.00
6367-0000	Boiler Inspection Service	900.00	0.00	0.00	900.00
6410-0000	Electricity	10,291.53	986.47	0.00	11,278.00
6417-0000	Cable & Internet	272.88	0.00	0.00	272.88
6420-0000	Gas	14,267.28	772.60	0.00	15,039.88
6455-0000	Telephone	3,889.21	531.10	0.00	4,420.31
6467-0000	Appliances	486.74	0.00	0.00	486.74
7421-0000	Postage	42.50	0.00	0.00	42.50
7610-0000	Legal - General	100.00	0.00	0.00	100.00
7615-0000	Payroll Processing Fees	1,285.58	147.94	0.00	1,433.52
7630-0000	Bank Charges Expense	25.00	0.00	0.00	25.00
7700-0000	Miscellaneous Expense	150.00	0.00	0.00	150.00
7827-0000	Salary-Doorman	4,046.88	2,023.44	0.00	6,070.32
7845-0000	Gross Salary	8,630.73	1,523.07	0.00	10,153.80
7850-0000	Payroll Taxes	-10.14	0.00	0.00	-10.14
7851-0000	FICA Expense	660.28	116.52	0.00	776.80
7852-0000	FUTA Expense	42.00	0.00	0.00	42.00
7853-0000	SUTA Expense	191.37	31.98	0.00	223.35
	Total	0.00	27,657.62	27,657.62	0.00

Income Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4530-0000	Condo Common Charge	9,262.13	93.10	83,364.69	92.39
4700-0000	Commercial/Retail rent	686.63	6.90	6,866.30	7.61
4990-0000	NET RENT INCOME	<u>9,948.76</u>	<u>100.00</u>	<u>90,230.99</u>	<u>100.00</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	0.16	0.00	1.48	0.00
5890-0000	TOTAL OTHER INCOME	<u>0.16</u>	<u>0.00</u>	<u>1.48</u>	<u>0.00</u>
5990-0000	TOTAL INCOME	<u>9,948.92</u>	<u>100.00</u>	<u>90,232.47</u>	<u>100.00</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0.00	0.00	3,300.00	3.66
6204-0000	Professional Consultant Fees	0.00	0.00	351.34	0.39
6213-0000	General Building Repairs-Expense	137.54	1.38	624.28	0.69
6215-0000	Building Supplies	426.55	4.29	807.97	0.90
6219-0000	Cleaning Expense	100.00	1.01	100.00	0.11
6230-0000	Painting	0.00	0.00	225.00	0.25
6235-0000	Plumbing Repair	0.00	0.00	5,526.06	6.12
6236-0000	Appliance Repair	0.00	0.00	353.84	0.39
6237-0000	Electric Repair	28.72	0.29	28.72	0.03
6241-0000	Boiler Repair	0.00	0.00	679.60	0.75
6242-0000	Unit Repairs	0.00	0.00	300.00	0.33
6249-0000	Elevator Contract	2,059.10	20.70	3,120.62	3.46
6250-0000	Elevator Inspection & Repair	400.00	4.02	1,704.59	1.89
6252-0000	Fire Extinguishers	420.91	4.23	420.91	0.47
6253-0000	Permits & Licenses	20.09	0.20	20.09	0.02
6257-0000	Sprinkler Sys. & Inspections	0.00	0.00	1,660.00	1.84

Income Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
6267-0000	Locksmith	0.00	0.00	190.53	0.21
6291-0050	General Building Services NR	0.00	0.00	3,500.00	3.88
6300-0000	Management	750.00	7.54	6,750.00	7.48
6310-0000	Security Service	0.00	0.00	5,127.59	5.68
6320-0000	Insurance	17,093.05	171.81	20,918.37	23.18
6320-0010	Worker's Compensation	88.38	0.89	649.20	0.72
6362-0000	Inspections	0.00	0.00	412.00	0.46
6364-0000	Filing Fees	0.00	0.00	160.20	0.18
6365-0000	Fines	0.00	0.00	75.00	0.08
6365-5000	Violation Removal Costs	0.00	0.00	125.00	0.14
6367-0000	Boiler Inspection Service	0.00	0.00	900.00	1.00
6410-0000	Electricity	986.47	9.92	11,278.00	12.50
6417-0000	Cable & Internet	0.00	0.00	272.88	0.30
6420-0000	Gas	772.60	7.77	15,039.88	16.67
6455-0000	Telephone	531.10	5.34	4,420.31	4.90
6467-0000	Appliances	0.00	0.00	486.74	0.54
6990-0000	TOTAL DIRECT EXPENSES	23,814.51	239.37	89,528.72	99.22
7000-0000	GENERAL & ADMINISTRATIVE				
7421-0000	Postage	0.00	0.00	42.50	0.05
7610-0000	Legal - General	0.00	0.00	100.00	0.11
7615-0000	Payroll Processing Fees	147.94	1.49	1,433.52	1.59
7630-0000	Bank Charges Expense	0.00	0.00	25.00	0.03
7700-0000	Miscellaneous Expense	0.00	0.00	150.00	0.17
7800-0000	PAYROLL EXPENSE				
7827-0000	Salary-Doorman	2,023.44	20.34	6,070.32	6.73
7845-0000	Gross Salary	1,523.07	15.31	10,153.80	11.25
7850-0000	Payroll Taxes	0.00	0.00	-10.14	-0.01
7851-0000	FICA Expense	116.52	1.17	776.80	0.86
7852-0000	FUTA Expense	0.00	0.00	42.00	0.05
7853-0000	SUTA Expense	31.98	0.32	223.35	0.25

Income Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
7890-0000	TOTAL PAYROLL	<u>3,842.95</u>	<u>38.63</u>	<u>18,689.65</u>	<u>20.71</u>
7990-0000	TOTAL G & A EXPENSE	<u>3,842.95</u>	<u>38.63</u>	<u>19,007.15</u>	<u>21.06</u>
8990-0000	TOTAL EXPENSES	<u>27,657.46</u>	<u>277.99</u>	<u>108,535.87</u>	<u>120.28</u>
9090-0000	NET INCOME	<u>-17,708.54</u>	<u>-177.99</u>	<u>-18,303.40</u>	<u>-20.28</u>

Statement (12 months)

Period = Jan 2022-Sep 2022

Book = Cash

		Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Total
4000-0000	INCOME										
4100-0000	RENT										
4530-0000	Condo Common Charge	10,406.89	8,118.13	9,262.32	8,118.32	8,118.75	11,551.89	9,263.13	9,263.13	9,262.13	83,364.69
4700-0000	Commercial/Retail rent	1,373.26	686.63	686.63	686.63	686.63	686.63	686.63	686.63	686.63	6,866.30
4810-0000	Plus:Prepaid Rent/Maintenance/Common	0.00	0.00	0.00	0.00	0.00	1,144.38	-1,144.38	0.00	0.00	0.00
4990-0000	NET RENT INCOME	<u>11,780.15</u>	<u>8,804.76</u>	<u>9,948.95</u>	<u>8,804.95</u>	<u>8,805.38</u>	<u>13,382.90</u>	<u>8,805.38</u>	<u>9,949.76</u>	<u>9,948.76</u>	<u>90,230.99</u>
5600-0000	OTHER INCOME										
5720-0000	Interest on Bank Accounts	0.17	0.15	0.17	0.16	0.17	0.16	0.16	0.18	0.16	1.48
5890-0000	TOTAL OTHER INCOME	<u>0.17</u>	<u>0.15</u>	<u>0.17</u>	<u>0.16</u>	<u>0.17</u>	<u>0.16</u>	<u>0.16</u>	<u>0.18</u>	<u>0.16</u>	<u>1.48</u>
5990-0000	TOTAL INCOME	<u>11,780.32</u>	<u>8,804.91</u>	<u>9,949.12</u>	<u>8,805.11</u>	<u>8,805.55</u>	<u>13,383.06</u>	<u>8,805.54</u>	<u>9,949.94</u>	<u>9,948.92</u>	<u>90,232.47</u>
6000-0000	EXPENSES										
6100-0000	DIRECT EXPENSES										
6202-0000	Accounting	2,500.00	0.00	800.00	0.00	0.00	0.00	0.00	0.00	0.00	3,300.00
6204-0000	Professional Consultant Fees	0.00	0.00	151.34	0.00	0.00	0.00	50.00	150.00	0.00	351.34
6213-0000	General Building Repairs -Expense	486.74	0.00	0.00	0.00	0.00	0.00	0.00	0.00	137.54	624.28
6215-0000	Building Supplies	0.00	0.00	0.00	0.00	0.00	334.35	47.07	0.00	426.55	807.97
6219-0000	Cleaning Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	100.00	100.00
6230-0000	Painting	0.00	0.00	225.00	0.00	0.00	0.00	0.00	0.00	0.00	225.00
6235-0000	Plumbing Repair	0.00	0.00	0.00	0.00	0.00	4,808.06	718.00	0.00	0.00	5,526.06
6236-0000	Appliance Repair	0.00	0.00	0.00	0.00	0.00	0.00	353.84	0.00	0.00	353.84
6237-0000	Electric Repair	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	28.72	28.72
6241-0000	Boiler Repair	0.00	0.00	0.00	0.00	0.00	0.00	679.60	0.00	0.00	679.60
6242-0000	Unit Repairs	0.00	0.00	300.00	0.00	0.00	0.00	0.00	0.00	0.00	300.00
6249-0000	Elevator Contract	0.00	353.84	0.00	353.84	353.84	353.84	-353.84	0.00	2,059.10	3,120.62

Statement (12 months)

Period = Jan 2022-Sep 2022

Book = Cash

		Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Total
6250-0000	Elevator Inspection & Repair	40.80	0.00	0.00	239.00	0.00	0.00	0.00	1,024.79	400.00	1,704.59
6252-0000	Fire Extinguishers	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	420.91	420.91
6253-0000	Permits & Licenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	20.09	20.09
6257-0000	Sprinkler Sys. & Inspections	0.00	1,660.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,660.00
6267-0000	Locksmith	0.00	0.00	190.53	0.00	0.00	0.00	0.00	0.00	0.00	190.53
6291-0050	General Building Services NR	0.00	0.00	0.00	0.00	3,500.00	0.00	0.00	0.00	0.00	3,500.00
6300-0000	Management	750.00	1,500.00	750.00	750.00	0.00	750.00	750.00	750.00	750.00	6,750.00
6310-0000	Security Service	0.00	0.00	0.00	5,127.59	0.00	0.00	0.00	0.00	0.00	5,127.59
6320-0000	Insurance	956.33	956.33	1,912.66	0.00	0.00	0.00	0.00	0.00	17,093.05	20,918.37
6320-0010	Worker's Compensation	118.92	58.92	88.38	58.92	58.92	58.92	58.92	58.92	88.38	649.20
6362-0000	Inspections	0.00	0.00	0.00	0.00	0.00	0.00	412.00	0.00	0.00	412.00
6364-0000	Filing Fees	0.00	99.00	0.00	0.00	0.00	0.00	0.00	61.20	0.00	160.20
6365-0000	Fines	0.00	0.00	0.00	0.00	75.00	0.00	0.00	0.00	0.00	75.00
6365-5000	Violation Removal Costs	0.00	0.00	0.00	0.00	0.00	0.00	125.00	0.00	0.00	125.00
6367-0000	Boiler Inspection Service	0.00	0.00	900.00	0.00	0.00	0.00	0.00	0.00	0.00	900.00
6410-0000	Electricity	691.89	1,007.47	731.09	3,673.49	774.50	721.79	793.21	1,898.09	986.47	11,278.00
6417-0000	Cable & Internet	0.00	0.00	0.00	0.00	272.88	0.00	0.00	0.00	0.00	272.88
6420-0000	Gas	2,319.93	3,509.98	3,352.05	44.99	1,938.91	887.94	974.51	1,238.97	772.60	15,039.88
6455-0000	Telephone	518.64	278.26	769.03	464.05	0.00	795.40	783.51	280.32	531.10	4,420.31
6467-0000	Appliances	0.00	0.00	486.74	0.00	0.00	0.00	0.00	0.00	0.00	486.74
6990-0000	TOTAL DIRECT EXPENSES	8,383.25	9,423.80	10,656.82	10,711.88	6,974.05	8,710.30	5,391.82	5,462.29	23,814.51	89,528.72
7000-0000	GENERAL & ADMINISTRATIVE										
7421-0000	Postage	0.00	0.00	0.00	17.71	24.79	0.00	0.00	0.00	0.00	42.50
7610-0000	Legal - General	0.00	0.00	0.00	0.00	100.00	0.00	0.00	0.00	0.00	100.00
7615-0000	Payroll Processing Fees	216.11	141.26	141.26	141.26	141.26	356.49	0.00	147.94	147.94	1,433.52
7630-0000	Bank Charges Expense	25.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25.00
7700-0000	Miscellaneous Expense	150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150.00
7800-0000	PAYROLL EXPENSE										

Statement (12 months)

Period = Jan 2022-Sep 2022

Book = Cash

		Jan 2022	Feb 2022	Mar 2022	Apr 2022	May 2022	Jun 2022	Jul 2022	Aug 2022	Sep 2022	Total
7827-0000	Salary-Doorman	0.00	0.00	0.00	0.00	0.00	2,023.44	0.00	2,023.44	2,023.44	6,070.32
7845-0000	Gross Salary	1,015.38	1,015.38	1,523.07	1,015.38	1,015.38	1,015.38	1,015.38	1,015.38	1,523.07	10,153.80
7850-0000	Payroll Taxes	0.00	0.00	-10.14	0.00	0.00	0.00	0.00	0.00	0.00	-10.14
7851-0000	FICA Expense	77.68	77.68	116.52	77.68	77.68	77.68	77.68	77.68	116.52	776.80
7852-0000	FUTA Expense	6.10	6.10	9.15	6.10	6.10	6.10	2.35	0.00	0.00	42.00
7853-0000	SUTA Expense	25.38	25.38	34.01	21.32	21.32	21.32	21.32	21.32	31.98	223.35
7890-0000	TOTAL PAYROLL	<u>1,340.65</u>	<u>1,265.80</u>	<u>1,813.87</u>	<u>1,261.74</u>	<u>1,261.74</u>	<u>3,500.41</u>	<u>1,116.73</u>	<u>3,285.76</u>	<u>3,842.95</u>	<u>18,689.65</u>
7990-0000	TOTAL G & A EXPENSE	<u>1,515.65</u>	<u>1,265.80</u>	<u>1,813.87</u>	<u>1,279.45</u>	<u>1,386.53</u>	<u>3,500.41</u>	<u>1,116.73</u>	<u>3,285.76</u>	<u>3,842.95</u>	<u>19,007.15</u>
8990-0000	TOTAL EXPENSES	<u>9,898.90</u>	<u>10,689.60</u>	<u>12,470.69</u>	<u>11,991.33</u>	<u>8,360.58</u>	<u>12,210.71</u>	<u>6,508.55</u>	<u>8,748.05</u>	<u>27,657.46</u>	<u>108,535.87</u>
9090-0000	NET INCOME	<u>1,881.42</u>	<u>-1,884.69</u>	<u>-2,521.57</u>	<u>-3,186.22</u>	<u>444.97</u>	<u>1,172.35</u>	<u>2,296.99</u>	<u>1,201.89</u>	<u>-17,708.54</u>	<u>-18,303.40</u>

Balance Sheet

Period = Sep 2022

Book = Cash

		Current Balance
1110-0000	Operating Cash 1	23.29
1130-0000	Savings Cash 1	20,043.47
1135-0000	Savings Cash 2	44,301.44
1190-0000	TOTAL CASH	64,368.20
1400-0000	Total Current Assets	64,368.20
1600-0000	PROPERTY	
1620-0000	Equipment	28,039.88
1621-0000	Accum. Dep - Equipment	-2,898.00
1720-0000	Building Improvement	11,268.56
1890-0000	TOTAL PROPERTY	36,410.44
1990-0000	TOTAL ASSETS	100,778.64
2000-0000	LIABILITIES & CAPITAL	
2100-0000	LIABILITIES	
2150-0000	Loans & Exchange	2,500.00
2245-0000	Insurance Proceed-Prop. Damage	8,485.99
2300-0000	TAX LIABILITIES	
2490-0000	TOTAL TAX LIABILITIES	8,485.99
2990-0000	TOTAL LIABILITIES	10,985.99
3000-0000	CAPITAL	
3800-0000	Retained Earnings	89,792.65
3890-0000	TOTAL CAPITAL	89,792.65
3990-0000	TOTAL LIABILITIES & CAPITAL	100,778.64

Cash Flow Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4530-0000	Condo Common Charge	9,262.13	93.10	83,364.69	92.39
4700-0000	Commercial/Retail rent	686.63	6.90	6,866.30	7.61
4990-0000	NET RENT INCOME	<u>9,948.76</u>	<u>100.00</u>	<u>90,230.99</u>	<u>100.00</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	0.16	0.00	1.48	0.00
5890-0000	TOTAL OTHER INCOME	<u>0.16</u>	<u>0.00</u>	<u>1.48</u>	<u>0.00</u>
5990-0000	TOTAL INCOME	<u>9,948.92</u>	<u>100.00</u>	<u>90,232.47</u>	<u>100.00</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0.00	0.00	3,300.00	3.66
6204-0000	Professional Consultant Fees	0.00	0.00	351.34	0.39
6213-0000	General Building Repairs-Expense	137.54	1.38	624.28	0.69
6215-0000	Building Supplies	426.55	4.29	807.97	0.90
6219-0000	Cleaning Expense	100.00	1.01	100.00	0.11
6230-0000	Painting	0.00	0.00	225.00	0.25
6235-0000	Plumbing Repair	0.00	0.00	5,526.06	6.12
6236-0000	Appliance Repair	0.00	0.00	353.84	0.39
6237-0000	Electric Repair	28.72	0.29	28.72	0.03
6241-0000	Boiler Repair	0.00	0.00	679.60	0.75
6242-0000	Unit Repairs	0.00	0.00	300.00	0.33
6249-0000	Elevator Contract	2,059.10	20.70	3,120.62	3.46
6250-0000	Elevator Inspection & Repair	400.00	4.02	1,704.59	1.89
6252-0000	Fire Extinguishers	420.91	4.23	420.91	0.47
6253-0000	Permits & Licenses	20.09	0.20	20.09	0.02
6257-0000	Sprinkler Sys. & Inspections	0.00	0.00	1,660.00	1.84

Cash Flow Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
6267-0000	Locksmith	0.00	0.00	190.53	0.21
6291-0050	General Building Services NR	0.00	0.00	3,500.00	3.88
6300-0000	Management	750.00	7.54	6,750.00	7.48
6310-0000	Security Service	0.00	0.00	5,127.59	5.68
6320-0000	Insurance	17,093.05	171.81	20,918.37	23.18
6320-0010	Worker's Compensation	88.38	0.89	649.20	0.72
6362-0000	Inspections	0.00	0.00	412.00	0.46
6364-0000	Filing Fees	0.00	0.00	160.20	0.18
6365-0000	Fines	0.00	0.00	75.00	0.08
6365-5000	Violation Removal Costs	0.00	0.00	125.00	0.14
6367-0000	Boiler Inspection Service	0.00	0.00	900.00	1.00
6410-0000	Electricity	986.47	9.92	11,278.00	12.50
6417-0000	Cable & Internet	0.00	0.00	272.88	0.30
6420-0000	Gas	772.60	7.77	15,039.88	16.67
6455-0000	Telephone	531.10	5.34	4,420.31	4.90
6467-0000	Appliances	0.00	0.00	486.74	0.54
6990-0000	TOTAL DIRECT EXPENSES	23,814.51	239.37	89,528.72	99.22
7000-0000	GENERAL & ADMINISTRATIVE				
7421-0000	Postage	0.00	0.00	42.50	0.05
7610-0000	Legal - General	0.00	0.00	100.00	0.11
7615-0000	Payroll Processing Fees	147.94	1.49	1,433.52	1.59
7630-0000	Bank Charges Expense	0.00	0.00	25.00	0.03
7700-0000	Miscellaneous Expense	0.00	0.00	150.00	0.17
7800-0000	PAYROLL EXPENSE				
7827-0000	Salary-Doorman	2,023.44	20.34	6,070.32	6.73
7845-0000	Gross Salary	1,523.07	15.31	10,153.80	11.25
7850-0000	Payroll Taxes	0.00	0.00	-10.14	-0.01
7851-0000	FICA Expense	116.52	1.17	776.80	0.86
7852-0000	FUTA Expense	0.00	0.00	42.00	0.05
7853-0000	SUTA Expense	31.98	0.32	223.35	0.25

Cash Flow Statement

Period = Sep 2022

Book = Cash

		Period to Date	%	Year to Date	%
7890-0000	TOTAL PAYROLL	<u>3,842.95</u>	<u>38.63</u>	<u>18,689.65</u>	<u>20.71</u>
7990-0000	TOTAL G & A EXPENSE	<u>3,842.95</u>	<u>38.63</u>	<u>19,007.15</u>	<u>21.06</u>
8990-0000	TOTAL EXPENSES	<u>27,657.46</u>	<u>277.99</u>	<u>108,535.87</u>	<u>120.28</u>
9090-0000	NET INCOME	<u>-17,708.54</u>	<u>-177.99</u>	<u>-18,303.40</u>	<u>-20.28</u>
Adjustments					
Total Adjustments		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Cash Flow		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Period to Date		Beginning Balance	Ending Balance	Difference	
1105-0000	Operating Cash	0.00	0.00	0.00	
1110-0000	Operating Cash 1	17,731.99	23.29	-17,708.70	
1120-0000	Rent Security Account	0.00	0.00	0.00	
1130-0000	Savings Cash 1	20,043.31	20,043.47	0.16	
1135-0000	Savings Cash 2	44,301.44	44,301.44	0.00	
1140-0000	Savings Cash 3	0.00	0.00	0.00	
Total Cash		82,076.74	64,368.20	-17,708.54	
Year to Date		Beginning Balance	Ending Balance	Difference	
1105-0000	Operating Cash	0.00	0.00	0.00	
1110-0000	Operating Cash 1	18,328.17	23.29	-18,304.88	
1120-0000	Rent Security Account	0.00	0.00	0.00	
1130-0000	Savings Cash 1	20,041.99	20,043.47	1.48	
1135-0000	Savings Cash 2	44,301.44	44,301.44	0.00	
1140-0000	Savings Cash 3	0.00	0.00	0.00	
Total Cash		82,671.60	64,368.20	-18,303.40	

General Ledger

Period = Sep 2022

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
1110-0000				Operating Cash 1					17,731.99	= Beginning Balance =
534condo	534 West 42nd...	09/02/2022	09/2022	Artur Ujkaj (v0000081)	K-179199	9022022	0.00	450.15	17,281.84	09022022
534condo	534 West 42nd...	09/16/2022	09/2022	Artur Ujkaj (v0000081)	K-179198	9162022	0.00	450.14	16,831.70	09162022
534condo	534 West 42nd...	09/22/2022	09/2022	NYC Dept of Finance (finance)	K-177461	18192926	0.00	20.09	16,811.61	Quarterly Property Tax Bill CPY018192926
534condo	534 West 42nd...	09/30/2022	09/2022	Artur Ujkaj (v0000081)	K-179197	9302022	0.00	450.14	16,361.47	09302022
				Check Batch 34166				750.00	15,611.47	
				Receipt Batch 58644			2,288.76		17,900.23	
				Receipt Batch 58660			1,144.38		19,044.61	
				Check Batch 34193				17,093.05	1,951.56	
				Check Batch 34205				253.30	1,698.26	
				Check Batch 34227				5,596.26	-3,898.00	
				Receipt Batch 58868			1,144.38		-2,753.62	
				Receipt Batch 58894			572.00		-2,181.62	
				Receipt Batch 58970			3,082.86		901.24	
				Check Batch 34331				277.80	623.44	
				Receipt Batch 59012			1,144.38		1,767.82	
				Receipt Batch 59572			572.00		2,339.82	
				Check Batch 34487				1,621.13	718.69	
				Check Batch 34549				137.94	580.75	
				Journal Batch 25519				409.52	171.23	
				Journal Batch 25868				147.94	23.29	
				Net Change=-17,708.70			9,948.76	27,657.46	23.29	= Ending Balance =
1130-0000				Savings Cash 1					20,043.31	= Beginning Balance =
				Journal Batch 25869			0.16		20,043.47	
				Net Change=0.16			0.16	0.00	20,043.47	= Ending Balance =
1135-0000				Savings Cash 2					44,301.44	= Beginning Balance =
				Net Change=0.00			0.00	0.00	44,301.44	= Ending Balance =
1620-0000				Equipment					28,039.88	= Beginning Balance =
				Net Change=0.00			0.00	0.00	28,039.88	= Ending Balance =
1621-0000				Accum. Dep - Equipment					-2,898.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-2,898.00	= Ending Balance =
1720-0000				Building Improvement					11,268.56	= Beginning Balance =
				Net Change=0.00			0.00	0.00	11,268.56	= Ending Balance =

General Ledger

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Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
2150-0000				Loans & Exchange					-2,500.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-2,500.00	= Ending Balance =
2245-0000				Insurance Proceed-Prop. Damage					-8,485.99	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-8,485.99	= Ending Balance =
2650-0000				Net Payroll					0.00	= Beginning Balance =
534condo	534 West 42nd...	09/02/2022	09/2022	Artur Ujkaj (v0000081)	K-179199	9022022	450.15	0.00	450.15	09022022
534condo	534 West 42nd...	09/16/2022	09/2022	Artur Ujkaj (v0000081)	K-179198	9162022	450.14	0.00	900.29	09162022
534condo	534 West 42nd...	09/30/2022	09/2022	Artur Ujkaj (v0000081)	K-179197	9302022	450.14	0.00	1,350.43	09302022
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		0.00	1,350.43	0.00	To Gross up 09.22
				Net Change=0.00			1,350.43	1,350.43	0.00	= Ending Balance =
3800-0000				Retained Earnings					-108,096.05	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-108,096.05	= Ending Balance =
4530-0000				Condo Common Charge					-74,102.56	= Beginning Balance =
534condo	534 West 42nd...	09/01/2022	09/2022	Khaneja (t0001082)	R-363946	1325...	0.00	1,144.38	-75,246.94	ClickPay - ACH - A2209010434_VC0XY7
534condo	534 West 42nd...	09/01/2022	09/2022	Trubitt (t0000174)	R-364102	1327...	0.00	1,144.38	-76,391.32	ClickPay - ACH - A2209010456_RT4OX7
534condo	534 West 42nd...	09/03/2022	09/2022	Younge (t0000178)	R-365413	1334...	0.00	1,144.38	-77,535.70	ClickPay - ACH - A2209030828_JR0YY5
534condo	534 West 42nd...	09/07/2022	09/2022	Riccardi (t0000176)	R-367193	149 ...	0.00	1,144.38	-78,680.08	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	09/08/2022	09/2022	Samuels (t0000177)	R-367440	7757...	0.00	106.77	-78,786.85	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	09/08/2022	09/2022	Samuels (t0000177)	R-367440	7757...	0.00	465.23	-79,252.08	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	09/13/2022	09/2022	Simon (t0000180)	R-368037	1354...	0.00	2,396.23	-81,648.31	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	09/15/2022	09/2022	Hwang (t0004002)	R-368479	1343...	0.00	1,144.38	-82,792.69	ClickPay - ACH - A2209150409_AO5VD3
534condo	534 West 42nd...	09/22/2022	09/2022	Samuels (t0000177)	R-369890	7773...	0.00	572.00	-83,364.69	https://www.clickpay.com/viewcheck.aspx?ti...
				Net Change=-9,262.13			0.00	9,262.13	-83,364.69	= Ending Balance =
4700-0000				Commercial/Retail rent					-6,179.67	= Beginning Balance =
534condo	534 West 42nd...	09/13/2022	09/2022	Praveen Gulati (t0000760)	R-368038	6824...	0.00	686.63	-6,866.30	https://www.clickpay.com/viewcheck.aspx?ti...
				Net Change=-686.63			0.00	686.63	-6,866.30	= Ending Balance =
5720-0000				Interest on Bank Accounts					-1.32	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	Interest Payment	J-61640		0.00	0.16	-1.48	Interest Payment
				Net Change=-0.16			0.00	0.16	-1.48	= Ending Balance =
6202-0000				Accounting					3,300.00	= Beginning Balance =

General Ledger

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Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
				Net Change=0.00			0.00	0.00	3,300.00	= Ending Balance =
6204-0000				Professional Consultant Fees					351.34	= Beginning Balance =
				Net Change=0.00			0.00	0.00	351.34	= Ending Balance =
6213-0000				General Building Repairs-Expense					486.74	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Charles Henry Properties LLC ...	K-174276	1024	100.00	0.00	586.74	Replace gfce outlet in elevator room
534condo	534 West 42nd...	09/07/2022	09/2022	Charles Henry Properties LLC ...	K-174276	1024	17.95	0.00	604.69	Outlet
534condo	534 West 42nd...	09/07/2022	09/2022	Charles Henry Properties LLC ...	K-174276	1024	19.59	0.00	624.28	Transformer
				Net Change=137.54			137.54	0.00	624.28	= Ending Balance =
6215-0000				Building Supplies					381.42	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Tsigonia Paint Sales of New Je...	K-174284	1032	341.10	0.00	722.52	50602 Black Trash Bags 26X24X60 Xx
534condo	534 West 42nd...	09/07/2022	09/2022	Tsigonia Paint Sales of New Je...	K-174284	1032	32.44	0.00	754.96	1860493 Dawn Ultra Orig 19.4Oz
534condo	534 West 42nd...	09/07/2022	09/2022	Tsigonia Paint Sales of New Je...	K-174284	1032	25.93	0.00	780.89	Jhd492761 Fantastic W Blch Jhd
534condo	534 West 42nd...	09/07/2022	09/2022	Tsigonia Paint Sales of New Je...	K-174284	1032	27.08	0.00	807.97	Freightnyc Nyc Fuel Surcharge
				Net Change=426.55			426.55	0.00	807.97	= Ending Balance =
6219-0000				Cleaning Expense					0.00	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Charles Henry Properties LLC ...	K-174277	1025	100.00	0.00	100.00	Clean boiler room
				Net Change=100.00			100.00	0.00	100.00	= Ending Balance =
6230-0000				Painting					225.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	225.00	= Ending Balance =
6235-0000				Plumbing Repair					5,526.06	= Beginning Balance =
				Net Change=0.00			0.00	0.00	5,526.06	= Ending Balance =
6236-0000				Appliance Repair					353.84	= Beginning Balance =
				Net Change=0.00			0.00	0.00	353.84	= Ending Balance =
6237-0000				Electric Repair					0.00	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Charles Henry Properties LLC ...	K-174275	1023	28.72	0.00	28.72	Roof Light Repair Labor 2 Box Extensions
				Net Change=28.72			28.72	0.00	28.72	= Ending Balance =
6241-0000				Boiler Repair					679.60	= Beginning Balance =
				Net Change=0.00			0.00	0.00	679.60	= Ending Balance =

General Ledger

Period = Sep 2022

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Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6242-0000				Unit Repairs					300.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	300.00	= Ending Balance =
6249-0000				Elevator Contract					1,061.52	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	D&D Elevator, Inc-Solid State (dde)	K-174278	1026	353.84	0.00	1,415.36	Elevator maintenance
534condo	534 West 42nd...	09/07/2022	09/2022	D&D Elevator, Inc-Solid State (dde)	K-174279	1027	353.84	0.00	1,769.20	elevator maintenance
534condo	534 West 42nd...	09/07/2022	09/2022	D&D Elevator, Inc-Solid State (dde)	K-174280	1028	371.54	0.00	2,140.74	elevator maintenance
534condo	534 West 42nd...	09/07/2022	09/2022	D&D Elevator, Inc-Solid State (dde)	K-174281	1029	979.88	0.00	3,120.62	Annual brake maintenance
				Net Change=2,059.10			2,059.10	0.00	3,120.62	= Ending Balance =
6250-0000				Elevator Inspection & Repair					1,304.59	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Sierra Consulting Group, Inc (si...	K-174283	1031	400.00	0.00	1,704.59	2022 Annual periodic inspection (1p45340)
				Net Change=400.00			400.00	0.00	1,704.59	= Ending Balance =
6252-0000				Fire Extinguishers					0.00	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Able Fire Prevention Corp (ablef)	K-174274	1022	87.10	0.00	87.10	Service fee
534condo	534 West 42nd...	09/07/2022	09/2022	Able Fire Prevention Corp (ablef)	K-174274	1022	333.81	0.00	420.91	Fire ext. inspect check & tag
				Net Change=420.91			420.91	0.00	420.91	= Ending Balance =
6253-0000				Permits & Licenses					0.00	= Beginning Balance =
534condo	534 West 42nd...	09/22/2022	09/2022	NYC Dept of Finance (finance)	K-177461	18192926	20.09	0.00	20.09	Quarterly Property Tax Bill CPY018192926
				Net Change=20.09			20.09	0.00	20.09	= Ending Balance =
6257-0000				Sprinkler Sys. & Inspections					1,660.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	1,660.00	= Ending Balance =
6267-0000				Locksmith					190.53	= Beginning Balance =
				Net Change=0.00			0.00	0.00	190.53	= Ending Balance =
6291-0050				General Building Services NR					3,500.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	3,500.00	= Ending Balance =
6300-0000				Management					6,000.00	= Beginning Balance =
534condo	534 West 42nd...	09/01/2022	09/2022	Livingston Management Service...	K-173465	1020	750.00	0.00	6,750.00	Management Fee
				Net Change=750.00			750.00	0.00	6,750.00	= Ending Balance =
6310-0000				Security Service					5,127.59	= Beginning Balance =
				Net Change=0.00			0.00	0.00	5,127.59	= Ending Balance =

General Ledger

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Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6320-0000				Insurance					3,825.32	= Beginning Balance =
534condo	534 West 42nd...	09/06/2022	09/2022	NFP Property & Casualty Servic...	K-173839	1021	17,093.05	0.00	20,918.37	Allocation total premium
				Net Change=17,093.05			17,093.05	0.00	20,918.37	= Ending Balance =
6320-0010				Worker's Compensation					560.82	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		0.00	3.60	557.22	paid family leave
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		99.75	0.00	656.97	pay-by-pay insurance
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		0.00	7.77	649.20	voluntary disability
				Net Change=88.38			99.75	11.37	649.20	= Ending Balance =
6362-0000				Inspections					412.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	412.00	= Ending Balance =
6364-0000				Filing Fees					160.20	= Beginning Balance =
				Net Change=0.00			0.00	0.00	160.20	= Ending Balance =
6365-0000				Fines					75.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	75.00	= Ending Balance =
6365-5000				Violation Removal Costs					125.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	125.00	= Ending Balance =
6367-0000				Boiler Inspection Service					900.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	900.00	= Ending Balance =
6410-0000				Electricity					10,291.53	= Beginning Balance =
534condo	534 West 42nd...	09/27/2022	09/2022	Consolidated Edison Company ...	K-177625	92722	986.47	0.00	11,278.00	44-7223-0650-0200-7 FOR 08.17.22-09.16.2...
				Net Change=986.47			986.47	0.00	11,278.00	= Ending Balance =
6417-0000				Cable & Internet					272.88	= Beginning Balance =
				Net Change=0.00			0.00	0.00	272.88	= Ending Balance =
6420-0000				Gas					14,267.28	= Beginning Balance =
534condo	534 West 42nd...	09/27/2022	09/2022	Consolidated Edison Company ...	K-177625	92722	634.66	0.00	14,901.94	44-7223-0650-0200-7 FOR 08.17.22-09.16.2...
534condo	534 West 42nd...	09/30/2022	09/2022	Consolidated Edison Company ...	K-178492	93022	137.94	0.00	15,039.88	44-7223-0652-0201-1 FOR 08.17.22-09.16.2...
				Net Change=772.60			772.60	0.00	15,039.88	= Ending Balance =

General Ledger

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Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6455-0000				Telephone					3,889.21	= Beginning Balance =
534condo	534 West 42nd...	09/06/2022	09/2022	Verizon (verizon)	K-173909	90622	253.30	0.00	4,142.51	853-077-585-0001-81 FOR 08.28.22-09.27.2...
534condo	534 West 42nd...	09/14/2022	09/2022	Verizon (verizon)	K-175780	91422	277.80	0.00	4,420.31	155-734-529-0001-16 FOR 09.05.22-10.04.22
				Net Change=531.10			531.10	0.00	4,420.31	= Ending Balance =
6467-0000				Appliances					486.74	= Beginning Balance =
				Net Change=0.00			0.00	0.00	486.74	= Ending Balance =
7421-0000				Postage					42.50	= Beginning Balance =
				Net Change=0.00			0.00	0.00	42.50	= Ending Balance =
7610-0000				Legal - General					100.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	100.00	= Ending Balance =
7615-0000				Payroll Processing Fees					1,285.58	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	ADP Processing Fee sum up	J-61639		73.97	0.00	1,359.55	ADP Processing Fee
534condo	534 West 42nd...	09/30/2022	09/2022	ADP Processing Fee sum up	J-61639		73.97	0.00	1,433.52	ADP Processing Fee
				Net Change=147.94			147.94	0.00	1,433.52	= Ending Balance =
7630-0000				Bank Charges Expense					25.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	25.00	= Ending Balance =
7700-0000				Miscellaneous Expense					150.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	150.00	= Ending Balance =
7827-0000				Salary-Doorman					4,046.88	= Beginning Balance =
534condo	534 West 42nd...	09/07/2022	09/2022	Future Communications Corp (f...	K-174282	1030	2,023.44	0.00	6,070.32	Service Qtr Bill Quarterly Billing for Virtual D...
				Net Change=2,023.44			2,023.44	0.00	6,070.32	= Ending Balance =
7845-0000				Gross Salary					8,630.73	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		1,523.07	0.00	10,153.80	To Gross up salary
				Net Change=1,523.07			1,523.07	0.00	10,153.80	= Ending Balance =
7850-0000				Payroll Taxes					-10.14	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-10.14	= Ending Balance =
7851-0000				FICA Expense					660.28	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		116.52	0.00	776.80	To Gross up 09.22

General Ledger

Period = Sep 2022

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
				Net Change=116.52			116.52	0.00	776.80	= Ending Balance =
7852-0000				FUTA Expense					42.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	42.00	= Ending Balance =
7853-0000				SUTA Expense					191.37	= Beginning Balance =
534condo	534 West 42nd...	09/30/2022	09/2022	To Gross up 09.22	J-61171		31.98	0.00	223.35	To Gross up 09.22
				Net Change=31.98			31.98	0.00	223.35	= Ending Balance =
							38,968.18	38,968.18		

534 West 42nd Street Condo Association (534condo)

Check Register

For Period = Sep 2022

Control	Batch	Period	Date	Person	Property	Account	Amount	Reference	Notes
K-17346	34166	09/2022	9/1/2022	Livingston Management Services, LLC (living	534condo		750.00	1020	
K-17383	34193	09/2022	9/6/2022	NFP Property & Casualty Service, Inc (nfp)	534condo		17,093.05	1021	
K-17390	34205	09/2022	9/6/2022	Verizon (verizon)	534condo		253.30	90622	
K-17427	34227	09/2022	9/7/2022	Able Fire Prevention Corp (ablef)	534condo		420.91	1022	
K-17427	34227	09/2022	9/7/2022	Charles Henry Properties LLC (charleshenry)	534condo		28.72	1023	
K-17427	34227	09/2022	9/7/2022	Charles Henry Properties LLC (charleshenry)	534condo		137.54	1024	
K-17427	34227	09/2022	9/7/2022	Charles Henry Properties LLC (charleshenry)	534condo		100.00	1025	
K-17427	34227	09/2022	9/7/2022	D&D Elevator, Inc-Solid State (dde)	534condo		353.84	1026	
K-17427	34227	09/2022	9/7/2022	D&D Elevator, Inc-Solid State (dde)	534condo		353.84	1027	
K-17428	34227	09/2022	9/7/2022	D&D Elevator, Inc-Solid State (dde)	534condo		371.54	1028	
K-17428	34227	09/2022	9/7/2022	D&D Elevator, Inc-Solid State (dde)	534condo		979.88	1029	
K-17428	34227	09/2022	9/7/2022	Future Communications Corp (future)	534condo		2,023.44	1030	
K-17428	34227	09/2022	9/7/2022	Sierra Consulting Group, Inc (sierra)	534condo		400.00	1031	
K-17428	34227	09/2022	9/7/2022	Tsigonia Paint Sales of New Jersey City Inc (	534condo		426.55	1032	
K-17578	34331	09/2022	9/14/2022	Verizon (verizon)	534condo		277.80	91422	
K-17746	1	09/2022	9/22/2022	NYC Dept of Finance (finance)	534condo		20.09	18192926	
K-17762	34487	09/2022	9/27/2022	Consolidated Edison Company of N.Y. Inc. (i	534condo		1,621.13	92722	
K-17849	34549	09/2022	9/30/2022	Consolidated Edison Company of N.Y. Inc. (i	534condo		137.94	93022	
K-17919	7	09/2022	9/30/2022	Artur Ujkaj (v0000081)	534condo		450.14	9302022	
K-17919	8	09/2022	9/16/2022	Artur Ujkaj (v0000081)	534condo		450.14	9162022	
K-17919	9	09/2022	9/2/2022	Artur Ujkaj (v0000081)	534condo		450.15	9022022	
Total							27,100.00		

534 West 42nd Street Condo Association (534condo)

Receipt Register

For Period = Sep 2022

Control	Batch	Period	Date	Person	Property	Cash Acct	Account	Amount	Reference	Check #	Notes
R-36394	58644	09/2022	9/1/2022	Khaneja(t0001082)	534condo	1110-0000		1,144.38		132544908	ClickPay - ACH - A2209010434_VC0XY7
R-36410	58644	09/2022	9/1/2022	Trubitt(t0000174)	534condo	1110-0000		1,144.38		132702311	ClickPay - ACH - A2209010456_RT4OX7
R-36541	58660	09/2022	9/3/2022	Younge(t0000178)	534condo	1110-0000		1,144.38		133422241	ClickPay - ACH - A2209030828_JR0YY5
R-36719	58868	09/2022	9/7/2022	Riccardi(t0000176)	534condo	1110-0000		1,144.38		149_133921452	https://www.clickpay.com/viewcheck.aspx?tid=L220907_IA5UA0
R-36744	58894	09/2022	9/8/2022	Samuels(t0000177)	534condo	1110-0000		572.00		775729068_1340	https://www.clickpay.com/viewcheck.aspx?tid=L220908_PK1VW7
R-36803	58970	09/2022	9/13/2022	Simon(t0000180)	534condo	1110-0000		2,396.23		1354_134271182	https://www.clickpay.com/viewcheck.aspx?tid=L220913_AB5SA6
R-36803	58970	09/2022	9/13/2022	Praveen Gulati(t0000760)	534condo	1110-0000		686.63		6824_134271183	https://www.clickpay.com/viewcheck.aspx?tid=L220913_YC7PW8
R-36847	59012	09/2022	9/15/2022	Hwang(t0004002)	534condo	1110-0000		1,144.38		134342795	ClickPay - ACH - A2209150409_AO5VD3
R-36989	59572	09/2022	9/22/2022	Samuels(t0000177)	534condo	1110-0000		572.00		777341501_1345	https://www.clickpay.com/viewcheck.aspx?tid=L220922_TV7KR9
Total								9,948.76			

Aged Receivables

Age As Of: 09/30/2022 Post To: 09/2022

Property	Unit	Resident	Name	Total Unpaid Charges	0-30 days	31-60 days	61-90 days	Over 90 days	Prepays	Balance
534condo	2	t0000174	Jason Trubitt (Current)	655.50	0.00	0.00	0.00	655.50	-655.50	0.00
534condo	5	t0000177	Yaneeke Samuels (Current)	762.65	107.15	0.00	0.00	655.50	-764.75	-2.10
534condo	RETAIL	t0000760	Chicago Land Oil Company LLC Praveen Gulati (Current)	1,211.03	686.63	0.00	0.00	524.40	0.00	1,211.03
534condo				2,629.18	793.78	0.00	0.00	1,835.40	-1,420.25	1,208.93

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 09/30/2022

Month Year = 09/2022

Unit	Unit Type	Unit Sq Ft	Resident	Name	Market Rent	Charge Code	Amount	Resident Deposit	Other Deposit	Move In	Lease Expiration	Move Out	Balance
Current/Notice/Vacant Residents													
2	Condo	0.00	t0000174	Jason Trubitt	0.00	common	1,144.38	0.00	0.00	12/1/2012			0.00
						Total	1,144.38						
3	Condo	0.00	t0001082	Dr. Amit Khaneja	0.00	common	1,144.38	0.00	0.00	1/1/2017	12/31/2099		0.00
						Total	1,144.38						
4	Condo	0.00	t0000176	John Riccardi	0.00	common	1,144.38	0.00	0.00	5/1/2013			0.00
						Total	1,144.38						
5	Condo	0.00	t0000177	Yaneeke Samuels	0.00	common	1,144.38	0.00	0.00	1/1/2013			-2.10
						Total	1,144.38						
6	Condo	0.00	t0000178	Michael Younge	0.00	common	1,144.38	0.00	0.00	2/22/2013			0.00
						Total	1,144.38						
7	Condo	0.00	t0004002	Alexander Hwang	0.00	common	1,144.38	0.00	0.00	12/1/2020	11/30/2030		0.00
						Total	1,144.38						
8	Condo	0.00	t0000180	Claude Simon	0.00	common	2,396.23	0.00	0.00	12/12/2013			0.00
						Total	2,396.23						
RETAIL	211-4b2b	0.00	t0000760	Chicago Land Oil Company LLC Praveen Gulati	0.00	comm	686.63	0.00	0.00	11/1/2015	10/31/2099		1,211.03
						Total	686.63						
			Total	534 West 42nd Street Condo Association(534condo)	0.00		9,949.14	0.00	0.00				1,208.93
Summary Groups					Square Footage	Market Rent	Lease Charges	Security Deposit	Other Deposits	# Of Units	% Unit Occupancy	% Sqft Occupied	Balance
Current/Notice/Vacant Residents					0.00	0.00	9,949.14	0.00	0.00	8	100.00	0.00	1,208.93
Future Residents/Applicants					0.00	0.00	0.00	0.00	0.00	0			0.00
Occupied Units					0.00	0.00				8	100.00	0.00	
Total Non Rev Units					0.00	0.00				0	0.00	0.00	
Total Vacant Units					0.00	0.00				0	0.00	0.00	
Totals:					0.00	0.00	9,949.14	0.00	0.00	8	100.00	0.00	1,208.93

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 09/30/2022

Month Year = 09/2022

Unit	Unit Type	Unit Sq Ft	Resident	Name	Market Rent	Charge Code	Amount	Resident Deposit	Other Deposit	Move In	Lease Expiration	Move Out	Balance
Summary of Charges by Charge Code													
(Current/Notice Residents Only)													
Charge Code			Amount										
common			9262.51										
comm			686.63										
Total			9,949.14										

534condo-ChaseChk-9300

10/18/2022

Bank Reconciliation Report

9/30/2022

412059300

Posted by: dishi on 10/18/2022

Balance Per Bank Statement as of 9/30/2022 4,913.99

Outstanding Checks

Check Date	Check Number	Payee	Amount
6/30/2021	900	solids - Solid State Elevator Corp	979.88
5/18/2022	987	lionconstruc - Lion Construction LLC	3,500.00
6/2/2022	52522	verizon - Verizon	272.88
9/30/2022	93022	conediso - Consolidated Edison Company of N.Y. Inc.	137.94
Less:	Outstanding Checks		4,890.70
	Reconciled Bank Balance		<u>23.29</u>

Balance per GL as of 9/30/2022 23.29

Reconciled Balance Per G/L 23.29

Difference (Reconciled Bank Balance And Reconciled Balance Per G/L) 0.00

534condo-ChaseChk-9300

10/18/2022

Bank Reconciliation Report

9/30/2022

412059300

Posted by: dishi on 10/18/2022

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
9/1/2022	1020	livingst - Livingston Management Services, LLC	750.00	9/30/2022
9/2/2022	9022022	v0000081 - Artur Ujkaj	450.15	9/30/2022
9/6/2022	1021	nfp - NFP Property & Casualty Service, Inc	17,093.05	9/30/2022
9/6/2022	90622	verizon - Verizon	253.30	9/30/2022
9/7/2022	1022	ablef - Able Fire Prevention Corp	420.91	9/30/2022
9/7/2022	1023	charleshenry - Charles Henry Properties LLC	28.72	9/30/2022
9/7/2022	1024	charleshenry - Charles Henry Properties LLC	137.54	9/30/2022
9/7/2022	1025	charleshenry - Charles Henry Properties LLC	100.00	9/30/2022
9/7/2022	1026	dde - D&D Elevator, Inc-Solid State	353.84	9/30/2022
9/7/2022	1027	dde - D&D Elevator, Inc-Solid State	353.84	9/30/2022
9/7/2022	1028	dde - D&D Elevator, Inc-Solid State	371.54	9/30/2022
9/7/2022	1029	dde - D&D Elevator, Inc-Solid State	979.88	9/30/2022
9/7/2022	1030	future - Future Communications Corp	2,023.44	9/30/2022
9/7/2022	1031	sierra - Sierra Consulting Group, Inc	400.00	9/30/2022
9/7/2022	1032	tsignoa - Tsignonia Paint Sales of New Jersey City Inc	426.55	9/30/2022
9/14/2022	91422	verizon - Verizon	277.80	9/30/2022
9/16/2022	9162022	v0000081 - Artur Ujkaj	450.14	9/30/2022
9/22/2022	18192926	finance - NYC Dept of Finance	20.09	9/30/2022
9/27/2022	92722	conediso - Consolidated Edison Company of N.Y. Inc.	1,621.13	9/30/2022
9/30/2022	9302022	v0000081 - Artur Ujkaj	450.14	9/30/2022
Total Cleared Checks			26,962.06	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
9/2/2022	383	ACH	2,288.76	9/30/2022
9/7/2022	384	ACH	1,144.38	9/30/2022
9/8/2022	385	Lockbox	1,144.38	9/30/2022
9/9/2022	386	Lockbox	572.00	9/30/2022
9/14/2022	387	Lockbox	3,082.86	9/30/2022
9/16/2022	388	ACH	1,144.38	9/30/2022
9/23/2022	389	Lockbox	572.00	9/30/2022
Total Cleared Deposits			9,948.76	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
9/30/2022	JE 61171	To Gross up 09.22	-409.52	9/30/2022
9/30/2022	JE 61639	ADP Processing Fee sum up	-147.94	9/30/2022
Total Cleared Other Items			-557.46	



JPMorgan Chase Bank, N.A.
P O Box 182051
Columbus, OH 43218 - 2051

September 01, 2022 through September 30, 2022

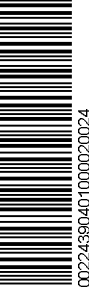
Primary Account: **000000412059300**

CUSTOMER SERVICE INFORMATION

Web site:	Chase.com
Service Center:	1-800-242-7338
Deaf and Hard of Hearing:	1-800-242-7383
Para Espanol:	1-888-622-4273
International Calls:	1-713-262-1679

00022439 DRE 802 089 27422 NNNNNNNNNN 1 000000000 62 0099

HOLD - RETURN MAIL
534 WEST 42ND STREET CONDO ASSOCIATION
C/O CLAUDE SIMON
534 W 42ND ST APT 8
NEW YORK NY 10036-6221



Important changes: Chase Business Complete CheckingSM

Starting with the October monthly statement period, we're updating the ways you can avoid the Monthly Service Fee, as follows:

If you meet any of the following qualifying activities for each Chase Business Complete Checking account in a monthly statement period, we will waive the \$15 Monthly Service Fee:

- Maintain a linked Chase Private Client CheckingSM account OR
- Meet Chase Military Banking requirements OR
- Fulfill at least one of the following qualifying activities:
 1. Minimum Daily Ending Balance: Maintain a minimum daily ending balance of at least \$2,000 in the Chase Business Complete Checking account each business day during the monthly statement period¹
 2. Chase Payment SolutionsSM Activity: Have at least \$2,000 of aggregate eligible deposits² into the Chase Business Complete Checking account at least one day before the end of the monthly statement period³ using one or more of the following:
 - Chase QuickAcceptSM including Chase Smart TerminalSM
 - InstaMed Patient Payments and InstaMed Patient Portal
 - Other eligible Chase Payment Solutions products⁴
 3. Chase Ink[®] Business Card Activity: Spend at least \$2,000 on eligible purchases⁵ in the most recent monthly Ink card billing cycle⁶

¹The monthly statement period for Chase Business Complete Checking ends on the last business day of each month. For the purposes of the Minimum Daily Ending Balance requirement, the last day of the monthly statement period is excluded.

²Eligible deposits are net of chargebacks, refunds, or other adjustments.

³The cutoff time for eligible deposits from QuickAccept, InstaMed, and other eligible Chase Payment Solutions, is 11:59 p.m. Eastern Time one day prior to the last day of your Chase Business Complete Checking monthly statement period. For example, if your Chase Business Complete Checking monthly statement period ends on November 30, the cutoff time would be 11:59 p.m. Eastern Time on November 29.

⁴An eligible product has a transaction history that is viewable on Chase Business Online, Chase Connect[®], or J.P. Morgan Access[®].

⁵Eligible purchases must be made using Chase Ink Business Card(s) associated with the same business as your Chase Business Complete Checking account, as reflected in Chase records, and must earn Chase Ultimate Rewards[®] points. Certain purchases and transactions are excluded from earning Chase Ultimate Rewards points, as described in your Rewards Program Agreement available on chase.com/ultimaterewards.

⁶The most recent monthly Ink billing cycle will be used if it's different from your Chase Business Complete Checking monthly statement period.



September 01, 2022 through September 30, 2022

Primary Account: 000000412059300

CONSOLIDATED BALANCE SUMMARY**ASSETS**

Checking & Savings	ACCOUNT	BEGINNING BALANCE THIS PERIOD	ENDING BALANCE THIS PERIOD
Chase Business Complete Checking	000000412059300	\$22,484.75	\$4,913.99
Chase Business Total Savings	000003046731484	20,043.31	20,043.47
Total		\$42,528.06	\$24,957.46
TOTAL ASSETS		\$42,528.06	\$24,957.46

CHASE BUSINESS COMPLETE CHECKING

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000000412059300

CHECKING SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$22,484.75
Deposits and Additions	7	9,948.76
Checks Paid	13	-23,439.31
Electronic Withdrawals	15	-4,080.21
Ending Balance	35	\$4,913.99

DEPOSITS AND ADDITIONS

DATE	DESCRIPTION	AMOUNT
09/07	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:090722 CO Entry Descr:Settlementsec:CCD Trace#:081503507833638 Eed:220907 Ind ID:000015600409377 Ind Name:Livingston Management Trn: 2507833638Tc	\$2,288.76
09/08	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:090822 CO Entry Descr:Settlementsec:CCD Trace#:081503508731613 Eed:220908 Ind ID:000015652784201 Ind Name:Livingston Management Trn: 2518731613Tc	1,144.38
09/12	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:091222 CO Entry Descr:Settlementsec:CCD Trace#:081503501893080 Eed:220912 Ind ID:000015684585101 Ind Name:Livingston Management Trn: 2551893080Tc	1,144.38
09/13	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:091322 CO Entry Descr:Settlementsec:CCD Trace#:081503505089436 Eed:220913 Ind ID:000015693347525 Ind Name:Livingston Management Trn: 2565089436Tc	572.00
09/16	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:091622 CO Entry Descr:Settlementsec:CCD Trace#:081503503671308 Eed:220916 Ind ID:000015729551225 Ind Name:Livingston Management Trn: 2593671308Tc	3,082.86
09/20	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:092022 CO Entry Descr:Settlementsec:CCD Trace#:081503504794188 Eed:220920 Ind ID:000015745463085 Ind Name:Livingston Management Trn: 2634794188Tc	1,144.38
09/27	Orig CO Name:534 West 42ND St Orig ID:9000679173 Desc Date:092722 CO Entry Descr:Settlementsec:CCD Trace#:081503506564293 Eed:220927 Ind ID:000015797605330 Ind Name:Livingston Management Trn: 2706564293Tc	572.00
Total Deposits and Additions		\$9,948.76



September 01, 2022 through September 30, 2022

Primary Account: 000000412059300

CHECKS PAID

CHECK NO.	DESCRIPTION	DATE PAID	AMOUNT
1020 ^		09/02	\$750.00
1021 ^		09/09	17,093.05
1022 ^		09/12	420.91
1023 ^		09/15	28.72
1024 ^		09/15	137.54
1025 ^		09/15	100.00
1026 ^		09/13	353.84
1027 ^		09/13	353.84
1028 ^		09/13	371.54
1029 ^		09/13	979.88
1030 ^		09/12	2,023.44
1031 ^		09/22	400.00
1032 ^		09/20	426.55

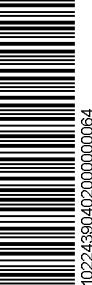
Total Checks Paid**\$23,439.31**

If you see a description in the Checks Paid section, it means that we received only electronic information about the check, not the original or an image of the check. As a result, we're not able to return the check to you or show you an image.

^ An image of this check may be available for you to view on Chase.com.

ELECTRONIC WITHDRAWALS

DATE	DESCRIPTION	AMOUNT
09/01	Orig CO Name: ADP Pay-By-Pay Orig ID: 9555555505 Desc Date: 220901 CO Entry Descr: Pay-By-Paysec: CCD Trace#: 021000023461598 Eed: 220901 Ind ID: 942822395584ixs Ind Name: 534 W 42ND Street Cond	\$33.25
09/01	Orig CO Name: ADP Wage Pay Orig ID: 9333006057 Desc Date: 220901 CO Entry Descr: Wage Pay Sec: CCD Trace#: 021000023915212 Eed: 220901 Ind ID: 514086192659ixs Ind Name: 534 W 42ND Street Cond	450.15
09/01	Orig CO Name: ADP Tax Orig ID: 1223006057 Desc Date: 220901 CO Entry Descr: ADP Tax Sec: CCD Trace#: 021000026152582 Eed: 220901 Ind ID: R6ixs 090218A01 Ind Name: 534 W 42ND Street Cond	103.25
09/08	Orig CO Name: Verizon Orig ID: 9783397101 Desc Date: CO Entry Descr: Vz Billpaysec: Web Trace#: 091000018606004 Eed: 220908 Ind ID: 8530775850001 Ind Name: 534 42 St Trn: 2518606004Tc	253.30
09/09	Orig CO Name: ADP Payroll Fees Orig ID: 9659605001 Desc Date: 220909 CO Entry Descr: ADP - Feessec: CCD Trace#: 021000026812073 Eed: 220909 Ind ID: 2Rixs 1980879 Ind Name: 534 W 42ND Street Cond	73.97
09/15	Orig CO Name: ADP Pay-By-Pay Orig ID: 9555555505 Desc Date: 220915 CO Entry Descr: Pay-By-Paysec: CCD Trace#: 021000029687631 Eed: 220915 Ind ID: 513062885321ixs Ind Name: 534 W 42ND Street Cond	33.25
09/15	Orig CO Name: ADP Wage Pay Orig ID: 9333006057 Desc Date: 220915 CO Entry Descr: Wage Pay Sec: CCD Trace#: 021000027920285 Eed: 220915 Ind ID: 937623129840ixs Ind Name: 534 W 42ND Street Cond	450.14
09/15	Orig CO Name: ADP Tax Orig ID: 1223006057 Desc Date: 220915 CO Entry Descr: ADP Tax Sec: CCD Trace#: 021000029904703 Eed: 220915 Ind ID: R6ixs 091619A01 Ind Name: 534 W 42ND Street Cond	103.26
09/23	Orig CO Name: ADP Payroll Fees Orig ID: 9659605001 Desc Date: 220923 CO Entry Descr: ADP - Feessec: CCD Trace#: 021000026308720 Eed: 220923 Ind ID: 2Rixs 9050689 Ind Name: 534 W 42ND Street Cond	73.97
09/26	Orig CO Name: Nyc Dept of Fin Orig ID: 1136400434 Desc Date: CO Entry Descr: Nycdof Ptxsec: CCD Trace#: 028000082224350 Eed: 220926 Ind ID: C 242802008 Ind Name: 534 W 42ND Street Cond Trn: 2692224350Tc	20.09
09/27	Orig CO Name: Verizon Orig ID: 9783397101 Desc Date: Urring CO Entry Descr: Paymentrecsec: Web Trace#: 031000036622174 Eed: 220927 Ind ID: 1557345290001 Ind Name: 534 4 W 42 St Condomin Trn: 2706622174Tc	277.80





September 01, 2022 through September 30, 2022

Primary Account: **000000412059300****ELECTRONIC WITHDRAWALS** (continued)

DATE	DESCRIPTION	AMOUNT
09/29	Orig CO Name: ADP Pay-By-Pay Orig ID: 9555555505 Desc Date: 220929 CO Entry Descr: Pay-By-Paysec: CCD Trace#: 021000029909174 Eed: 220929 Ind ID: 9441230989471xs Ind Name: 534 W 42ND Street Cond	33.25
09/29	Orig CO Name: ADP Wage Pay Orig ID: 9333006057 Desc Date: 220929 CO Entry Descr: Wage Pay Sec: CCD Trace#: 021000022714092 Eed: 220929 Ind ID: 5640600314101xs Ind Name: 534 W 42ND Street Cond	450.14
09/29	Orig CO Name: ADP Tax Orig ID: 1223006057 Desc Date: 220929 CO Entry Descr: ADP Tax Sec: CCD Trace#: 021000022726998 Eed: 220929 Ind ID: R61xs 093020A01 Ind Name: 534 W 42ND Street Cond	103.26
09/30	Orig CO Name: Con Ed of NY Orig ID: 2462467002 Desc Date: 220929 CO Entry Descr: XXXXXXXXXsec: PPD Trace#: 021000021960735 Eed: 220930 Ind ID: Ind Name: Cyril Montoya DBA Trn: 2731960735Tc	1,621.13
Total Electronic Withdrawals		\$4,080.21

DAILY ENDING BALANCE

DATE	AMOUNT	DATE	AMOUNT	DATE	AMOUNT
09/01	\$21,898.10	09/13	4,373.85	09/23	6,847.66
09/02	21,148.10	09/15	3,520.94	09/26	6,827.57
09/07	23,436.86	09/16	6,603.80	09/27	7,121.77
09/08	24,327.94	09/20	7,321.63	09/29	6,535.12
09/09	7,160.92	09/22	6,921.63	09/30	4,913.99
09/12	5,860.95				



September 01, 2022 through September 30, 2022

Primary Account: **000000412059300**

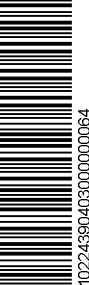
STOP PAYMENT RENEWAL NOTICE

ACCOUNT NUMBER
000000412059300

BANK NUMBER
802

The following Stop Payments will automatically renew for a 1-year period. You can revoke a current stop payment via your online channel (Chase.com or JPM ACCESS) or by calling the number on your statement or contacting your Customer Service Representative.

REVOKE STOP	SEQUENCE NUMBER	DATE ENTERED	RENEWAL DATE	LOW RANGE OR CHECK NUMBER	HIGH RANGE OR AMOUNT
☐	0000005-01	12/01/21	12/01/22	919	\$11,513.20



534 West 42ND Street Condo Association
C/O Claude Simon
534 W 42ND St Apt 8
New York NY 10036-6221

JPMorgan Chase Bank, N.A.
P O Box 182051
Columbus OH 43218-2051



September 01, 2022 through September 30, 2022

Primary Account: **000000412059300**

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534condo-ChaseRes-1484

10/18/2022

Bank Reconciliation Report

9/30/2022

3046731484

Posted by: dishi on 10/18/2022

Balance Per Bank Statement as of 9/30/2022	20,043.47
Reconciled Bank Balance	<u>20,043.47</u>

Balance per GL as of 9/30/2022	20,043.47
Reconciled Balance Per G/L	<u>20,043.47</u>

Difference	(Reconciled Bank Balance And Reconciled Balance Per G/L)	<u>0.00</u>
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Cleared Items:

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
9/30/2022	JE 61640	Interest Payment	0.16	9/30/2022
Total Cleared Other Items			<u>0.16</u>	



September 01, 2022 through September 30, 2022

Primary Account: 000000412059300

CHASE BUSINESS TOTAL SAVINGS

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000003046731484

SAVINGS SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$20,043.31
Deposits and Additions	1	0.16
Ending Balance	1	\$20,043.47
Annual Percentage Yield Earned This Period		0.01%
Interest Paid This Period		\$0.16
Interest Paid Year-to-Date		\$1.48

Your monthly service fee was waived because you maintained an average savings balance of \$1,000 or more during the statement period.

TRANSACTION DETAIL

DATE	DESCRIPTION	AMOUNT	BALANCE
	Beginning Balance		\$20,043.31
09/30	Interest Payment	0.16	20,043.47
	Ending Balance		\$20,043.47

15 deposited items are provided with your account each month. There is a \$0.40 fee for each additional deposited item.

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS: Call us at 1-866-564-2262 or write us at the address on the front of this statement (non-personal accounts contact Customer Service) immediately if you think your statement or receipt is incorrect or if you need more information about a transfer listed on the statement or receipt.

For personal accounts only: We must hear from you no later than 60 days after we sent you the FIRST statement on which the problem or error appeared. Be prepared to give us the following information:

- Your name and account number
- The dollar amount of the suspected error
- A description of the error or transfer you are unsure of, why you believe it is an error, or why you need more information.

We will investigate your complaint and will correct any error promptly. If we take more than 10 business days (or 20 business days for new accounts) to do this, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation.

IN CASE OF ERRORS OR QUESTIONS ABOUT NON-ELECTRONIC TRANSACTIONS: Contact the bank immediately if your statement is incorrect or if you need more information about any non-electronic transactions (checks or deposits) on this statement. If any such error appears, you must notify the bank in writing no later than 30 days after the statement was made available to you. For more complete details, see the Account Rules and Regulations or other applicable account agreement that governs your account. Deposit products and services are offered by JPMorgan Chase Bank, N.A. Member FDIC



JPMorgan Chase Bank, N.A. Member FDIC



September 01, 2022 through September 30, 2022

Primary Account: **000000412059300**

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