

Charles Henry Properties, LLC
Balance Sheet
May 31, 2021

ASSETS

Current Assets		
Cash in Bank(Checking)	\$	16,175.18
Cash in Bank(Saving)		3,024.01
Cash/Securities(TD Ameritrade)		22,828.89
Escrow(Chase)		40,151.82
Depoits(ConEd)		565.00
Accounts Receivable		140,304.51
Loan Receivable(CS)		78,680.00
Loan Receivable(CS(MS)-Vera)		165,000.00
Loan Receivable(CS(MS)-Fa/Vr)		46,000.00
Loan Receivable(CHP-Vera)		454,701.50
Total Current Assets		967,430.91
Property and Equipment		
Building		3,711,349.77
Total Property and Equipment		3,711,349.77
Other Assets		
Total Other Assets		0.00
Total Assets	\$	<u>4,678,780.68</u>

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	44,478.08
Security Depoist		17,949.77
Management Fee Advances		10,473.59
Total Current Liabilities		72,901.44
Long-Term Liabilities		
Loan(Chase)		1,224,157.95
Loan(CS-interest)		165,065.83
Loan(CS)		3,236,476.90
Interest Payable(CS)		105,726.50
SBA Loan		44,900.00
Total Long-Term Liabilities		4,776,327.18
Total Liabilities		4,849,228.62
Capital		
Retained Earnings		<218,644.64>
Net Income		48,196.70
Total Capital		<170,447.94>
Total Liabilities & Capital	\$	<u>4,678,780.68</u>

Unaudited - For Management Purposes Only

Charles Henry Properties, LLC
Income Statement
For the Five Months Ending May 31, 2021

	Current Month		Year to Date	
Revenues				
Rental Income	\$ 6,899.55	89.22	\$ 64,798.41	85.17
Management Fees	834.00	10.78	4,170.00	5.48
Commission Income	0.00	0.00	0.00	0.00
Interest/Dividends Income	0.00	0.00	7,111.30	9.35
Gain/Loss(TD)	0.00	0.00	0.00	0.00
Other Income	0.00	0.00	0.00	0.00
Finance Charge Income	0.00	0.00	0.00	0.00
Shipping Charges Reimbursed	0.00	0.00	0.00	0.00
Fee Refunds	0.00	0.00	0.00	0.00
Fee Discounts	0.00	0.00	0.00	0.00
Total Revenues	7,733.55	100.00	76,079.71	100.00
Cost of Sales				
Cost of Sales	0.00	0.00	0.00	0.00
Cost of Sales-Salaries and Wag	0.00	0.00	0.00	0.00
Total Cost of Sales	0.00	0.00	0.00	0.00
Gross Profit	7,733.55	100.00	76,079.71	100.00
Expenses				
Administrative Expense	0.00	0.00	0.00	0.00
Promotion	40.10	0.52	202.61	0.27
Amortization Expense	0.00	0.00	0.00	0.00
Travel	19.24	0.25	902.03	1.19
Bad Debt Expense	0.00	0.00	0.00	0.00
Bank Charges	0.00	0.00	75.00	0.10
Management Expense	0.00	0.00	0.00	0.00
Charitable Contributions Exp	0.00	0.00	0.00	0.00
Commissions and Fees Exp	0.00	0.00	0.00	0.00
Depreciation Expense	0.00	0.00	0.00	0.00
Dues and Subscriptions Exp	0.00	0.00	0.00	0.00
Employee Benefit Programs Exp	0.00	0.00	0.00	0.00
Freight Expense	0.00	0.00	0.00	0.00
Gifts Expense	0.00	0.00	0.00	0.00
Income Tax Expense	0.00	0.00	0.00	0.00
Insurance Expense	545.71	7.06	1,983.17	2.61
Interest Expense	3,315.72	42.87	13,303.93	17.49
Laundry and Cleaning Exp	0.00	0.00	0.00	0.00
Legal and Professional Expense	889.00	11.50	1,889.00	2.48
Licenses Expense	0.00	0.00	0.00	0.00
Loss on NSF Checks	0.00	0.00	0.00	0.00
Repair & Maintenance Expense	183.24	2.37	319.33	0.42
Meals and Entertainment Exp	0.00	0.00	0.00	0.00
Office Expense	0.00	0.00	0.00	0.00
Payroll Tax Expense	0.00	0.00	0.00	0.00
Penalties and Fines Exp	0.00	0.00	0.00	0.00
NYS Corporation Tax	0.00	0.00	0.00	0.00
NYC Corporation Tax	0.00	0.00	0.00	0.00
Real Estate Tax	0.00	0.00	0.00	0.00
NYS Mortgage Tax	0.00	0.00	0.00	0.00
Postage Expense	0.00	0.00	0.00	0.00
Rent Expense	2,000.00	25.86	6,000.00	7.89
Garbage Service	0.00	0.00	0.00	0.00
Repairs& Maintenance Expense	0.00	0.00	0.00	0.00
Extermination Services	136.09	1.76	408.27	0.54

For Management Purposes Only

Charles Henry Properties, LLC
Income Statement
For the Five Months Ending May 31, 2021

	Current Month		Year to Date	
Supplies Expense	0.00	0.00	0.00	0.00
Telephone Expense	0.00	0.00	0.00	0.00
Travel Expense	0.00	0.00	0.00	0.00
Salaries Expense	0.00	0.00	0.00	0.00
Storage Expense	0.00	0.00	0.00	0.00
Utilities Expense	926.91	11.99	2,789.08	3.67
Water	0.00	0.00	10.59	0.01
Other Expense	0.00	0.00	0.00	0.00
Purchase Disc-Expense Items	0.00	0.00	0.00	0.00
Gain/Loss on Sale of Assets	0.00	0.00	0.00	0.00
Total Expenses	<u>8,056.01</u>	<u>104.17</u>	<u>27,883.01</u>	<u>36.65</u>
Net Income	\$ <u><322.46></u>	<u><4.17></u>	\$ <u>48,196.70</u>	<u>63.35</u>

Charles Henry Properties,LLC
General Ledger Trial Balance

As of May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Account ID	Account Description	Debit Amt	Credit Amt
10200	Cash in Bank(Checking)	16,175.18	
10300	Cash in Bank(Saving)	3,024.01	
10400	Cash/Securities(TD Ameritr	22,828.89	
10500	Escrow(Chase)	40,151.82	
10700	Depoits(ConEd)	565.00	
11000	Accounts Receivable	140,304.51	
13000	Loan Receivable(CS)	78,680.00	
14000	Loan Receivable(CS(MS)-V	165,000.00	
14100	Loan Receivable(CS(MS)-F	46,000.00	
14200	Loan Receivable(CHP-Vera	454,701.50	
15500	Building	3,711,349.77	
20000	Accounts Payable		44,478.08
20500	Security Depoist		17,949.77
20600	Management Fee Advances		10,473.59
21500	Loan(Chase)		1,224,157.95
22000	Loan(CS-interest)		165,065.83
23000	Loan(CS)		3,236,476.90
24000	Interest Payable(CS)		105,726.50
25000	SBA Loan		44,900.00
39005	Retained Earnings	218,644.64	
40000	Rental Income		64,798.41
40200	Management Fees		4,170.00
40800	Interest/Dividends Income		7,111.30
60100	Promotion	202.61	
61000	Travel	902.03	
62000	Bank Charges	75.00	
67000	Insurance Expense	1,983.17	
67500	Interest Expense	13,303.93	
68500	Legal and Professional Exp	1,889.00	
70000	Repair & Maintenance Expe	319.33	
74000	Rent Expense	6,000.00	
74600	Extermination Services	408.27	
78000	Utilities Expense	2,789.08	
79000	Water	10.59	
	Total:	4,925,308.33	4,925,308.33

Charles Henry Properties, LLC
General Ledger

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Summary By Period Format.

Account ID Account Description	Date	Trans Description	Debit Amt	Credit Amt	Balance
10200 Cash in Bank(Checking)	5/1/21	Beginning Balance			10,724.28
	5/31/21	Current Period Change	28,519.86	23,068.96	5,450.90
	5/31/21	Ending Balance			16,175.18
10300 Cash in Bank(Saving)	5/1/21	Beginning Balance			3,024.01
	5/31/21	Ending Balance			3,024.01
10400 Cash/Securities(TD Ameri	5/1/21	Beginning Balance			32,828.89
	5/31/21	Current Period Change		10,000.00	-10,000.00
	5/31/21	Ending Balance			22,828.89
10500 Escrow(Chase)	5/1/21	Beginning Balance			39,591.96
	5/31/21	Current Period Change	6,679.72	6,119.86	559.86
	5/31/21	Ending Balance			40,151.82
10700 Depoits(ConEd)	5/1/21	Beginning Balance			565.00
	5/31/21	Ending Balance			565.00
11000 Accounts Receivable	5/1/21	Beginning Balance			139,804.96
	5/31/21	Current Period Change	10,899.55	10,400.00	499.55
	5/31/21	Ending Balance			140,304.51
13000 Loan Receivable(CS)	5/1/21	Beginning Balance			78,680.00
	5/31/21	Ending Balance			78,680.00
14000 Loan Receivable(CS(MS)-	5/1/21	Beginning Balance			165,000.00
	5/31/21	Ending Balance			165,000.00
14100 Loan Receivable(CS(MS)-	5/1/21	Beginning Balance			46,000.00
	5/31/21	Ending Balance			46,000.00
14200 Loan Receivable(CHP-Ve	5/1/21	Beginning Balance			456,701.50
	5/31/21	Current Period Change		2,000.00	-2,000.00
	5/31/21	Ending Balance			454,701.50
15500 Building	5/1/21	Beginning Balance			3,711,349.77
	5/31/21	Ending Balance			3,711,349.77
20000 Accounts Payable	5/1/21	Beginning Balance			-49,129.13
	5/31/21	Current Period Change	10,535.72	5,884.67	4,651.05
	5/31/21	Ending Balance			-44,478.08
20500 Security Depoist	5/1/21	Beginning Balance			-17,949.77

Charles Henry Properties, LLC
General Ledger

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Summary By Period Format.

Account ID Account Description	Date	Trans Description	Debit Amt	Credit Amt	Balance
	5/31/21	Ending Balance			-17,949.77
20600 Management Fee Advance	5/1/21	Beginning Balance			-8,451.97
		Current Period Change	1,978.38	4,000.00	-2,021.62
	5/31/21	Ending Balance			-10,473.59
21500 Loan(Chase)	5/1/21	Beginning Balance			-1,226,695.75
		Current Period Change	2,537.80		2,537.80
	5/31/21	Ending Balance			-1,224,157.95
22000 Loan(CS-interest)	5/1/21	Beginning Balance			-165,065.83
	5/31/21	Ending Balance			-165,065.83
23000 Loan(CS)	5/1/21	Beginning Balance			-3,236,476.90
	5/31/21	Ending Balance			-3,236,476.90
24000 Interest Payable(CS)	5/1/21	Beginning Balance			-105,726.50
	5/31/21	Ending Balance			-105,726.50
25000 SBA Loan	5/1/21	Beginning Balance			-44,900.00
	5/31/21	Ending Balance			-44,900.00
39005 Retained Earnings	5/1/21	Beginning Balance			218,644.64
	5/31/21	Ending Balance			218,644.64
40000 Rental Income	5/1/21	Beginning Balance			-57,898.86
		Current Period Change		6,899.55	-6,899.55
	5/31/21	Ending Balance			-64,798.41
40200 Management Fees	5/1/21	Beginning Balance			-3,336.00
		Current Period Change		834.00	-834.00
	5/31/21	Ending Balance			-4,170.00
40800 Interest/Dividends Income	5/1/21	Beginning Balance			-7,111.30
	5/31/21	Ending Balance			-7,111.30
60100 Promotion	5/1/21	Beginning Balance			162.51
		Current Period Change	40.10		40.10
	5/31/21	Ending Balance			202.61
61000 Travel	5/1/21	Beginning Balance			882.79
		Current Period Change	19.24		19.24
	5/31/21	Ending Balance			902.03

Charles Henry Properties, LLC

General Ledger

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Summary By Period Format.

Account ID Account Description	Date	Trans Description	Debit Amt	Credit Amt	Balance
62000	5/1/21	Beginning Balance			75.00
Bank Charges	5/31/21	Ending Balance			75.00
67000	5/1/21	Beginning Balance			1,437.46
Insurance Expense	5/31/21	Current Period Change	545.71		545.71
		Ending Balance			1,983.17
67500	5/1/21	Beginning Balance			9,988.21
Interest Expense	5/31/21	Current Period Change	3,315.72		3,315.72
		Ending Balance			13,303.93
68500	5/1/21	Beginning Balance			1,000.00
Legal and Professional Ex	5/31/21	Current Period Change	889.00		889.00
		Ending Balance			1,889.00
70000	5/1/21	Beginning Balance			136.09
Repair & Maintenance Ex	5/31/21	Current Period Change	183.24		183.24
		Ending Balance			319.33
74000	5/1/21	Beginning Balance			4,000.00
Rent Expense	5/31/21	Current Period Change	2,000.00		2,000.00
		Ending Balance			6,000.00
74600	5/1/21	Beginning Balance			272.18
Extermination Services	5/31/21	Current Period Change	136.09		136.09
		Ending Balance			408.27
78000	5/1/21	Beginning Balance			1,862.17
Utilities Expense	5/31/21	Current Period Change	926.91		926.91
		Ending Balance			2,789.08
79000	5/1/21	Beginning Balance			10.59
Water	5/31/21	Ending Balance			10.59

Charles Henry Properties,LLC

General Journal

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by Date. Report is printed with Accounts having Zero Amounts and with Truncated Transaction Descriptions and in Detail Format.

Date	Account ID	Reference	Trans Description	Debit Amt	Credit Amt
5/1/21	10200	050121			12,533.24
	21500			2,537.80	
	67500			3,315.72	
	10500			6,679.72	
5/12/21	10200	051221		10,000.00	
	10400				10,000.00
5/20/21	10200	052021		6,119.86	
	10500				6,119.86
5/20/21	10200	052021a		2,000.00	
	14200				2,000.00
5/31/21	40200	053121			834.00
	20600			834.00	
		Total		31,487.10	31,487.10

Charles Henry Properties, LLC

Customer Ledgers

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Customer ID Customer	Date	Trans No	Typ	Debit Amt	Credit Amt	Balance
1	5/1/21	Balance Fwd				11,494.49
Hildegard Y. Klages	5/1/21	774	SJ	499.55		11,994.04
11	5/1/21	775	SJ	1,900.00		1,900.00
Austen Vernon	5/14/21	051421	CRJ		1,900.00	0.00
13	5/1/21	Balance Fwd				128,310.47
NY Finest Dry Cleaners Inc.						
18	5/1/21	776	SJ	4,000.00		4,000.00
Hassan Anjum	5/14/21	051421	CRJ		4,000.00	0.00
19	5/1/21	777	SJ	2,350.00		2,350.00
Kiley Smith	5/3/21	310	CRJ		2,350.00	0.00
9	5/1/21	778	SJ	2,150.00		2,150.00
Raul Vega	5/1/21	050121	CRJ		2,150.00	0.00

Charles Henry Properties,LLC**Invoice Register****For the Period From May 1, 2021 to May 31, 2021**

Filter Criteria includes: Report order is by Invoice Number.

Invoice No	Date	Quote No	Name	Amount
774	5/1/21		Hildegard Y. Klages	499.55
775	5/1/21		Austen Vernon	1,900.00
776	5/1/21		Hassan Anjum	4,000.00
777	5/1/21		Kiley Smith	2,350.00
778	5/1/21		Raul Vega	2,150.00
Total				10,899.55

Charles Henry Properties,LLC**Cash Receipts Journal**

For the Period From May 1, 2021 to May 31, 2021

Filter Criteria includes: Report order is by Check Date. Report is printed in Detail Format.

Date	Account ID	Transaction Ref	Line Description	Debit Amnt	Credit Amnt
5/1/21	11000 10200	050121	Invoice: 778 Raul Vega	2,150.00	2,150.00
5/3/21	11000 10200	310	Invoice: 777 Kiley Smith	2,350.00	2,350.00
5/14/21	11000 10200	051421	Invoice: 775 Austen Vernon	1,900.00	1,900.00
5/14/21	11000 10200	051421	Invoice: 776 Hassan Anjum	4,000.00	4,000.00
				10,400.00	10,400.00

Charles Henry Properties, LLC**Purchase Journal****For the Period From May 1, 2021 to May 31, 2021**

Filter Criteria includes: Report order is by Date. Report is printed in Detail Format.

Date	Account ID Account Description	Invoice #	Line Description	Debit Amount	Credit Amount
5/1/21	74000 Rent Expense 20000 Accounts Payable	227	Simons HK Properties LLC	2,000.00	2,000.00
5/7/21	60100 Promotion 61000 Travel 20000 Accounts Payable	050721	AT&T Universal Card	40.10 19.24	59.34
5/7/21	74600 Extermination Services 20000 Accounts Payable	2746604	Assured Environmnets	136.09	136.09
5/7/21	70000 Repair & Maintenance Expens 20000 Accounts Payable	28633	Americare Appliance Repair	183.24	183.24
5/7/21	68500 Legal and Professional Expens 20000 Accounts Payable	nyfinest5/6/21	Vernon & Ginsburg, LLP	139.00	139.00
5/12/21	67000 Insurance Expense 20000 Accounts Payable	051221	Amtrust North America	545.71	545.71
5/12/21	78000 Utilities Expense 20000 Accounts Payable	051221	Con Edison Co. of NY Inc.	46.87	46.87
5/12/21	78000 Utilities Expense 20000 Accounts Payable	051121	Con Edison Co. of NY Inc.	33.94	33.94
5/12/21	78000 Utilities Expense 20000 Accounts Payable	051021	Con Edison Co. of NY Inc.	698.03	698.03
5/12/21	78000 Utilities Expense 20000 Accounts Payable	050921	Con Edison Co. of NY Inc.	148.07	148.07
5/28/21	40200 Management Fees 20000 Accounts Payable	05282021	534 West 42nd Street Condo Ass	1,144.38	1,144.38
5/28/21	68500 Legal and Professional Expens 20000 Accounts Payable	9011	Arthur Langer CPA	750.00	750.00
				5,884.67	5,884.67

Charles Henry Properties,LLC**Check Register****For the Period From May 1, 2021 to May 31, 2021**

Filter Criteria includes: Report order is by Date.

Check #	Date	Payee	Cash Account	Amount
864	5/7/21	NYC Water Board	10200	651.05
865	5/7/21	Simons HK Properties LL	10200	2,000.00
866	5/7/21	Vernon & Ginsburg, LLP	10200	139.00
867	5/7/21	Americare Appliance Rep	10200	183.24
868	5/7/21	Assured Environmnets	10200	136.09
869	5/7/21	AT&T Universal Card	10200	59.34
871	5/7/21	Simons HK Properties LL	10200	2,000.00
872	5/14/21	Con Edison Co. of NY Inc	10200	148.07
873	5/14/21	Con Edison Co. of NY Inc	10200	698.03
874	5/14/21	Con Edison Co. of NY Inc	10200	46.87
875	5/14/21	Con Edison Co. of NY Inc	10200	33.94
876	5/14/21	Amtrust North America	10200	545.71
877	5/28/21	534 West 42nd Street Con	10200	1,144.38
878	5/28/21	Simons HK Properties LL	10200	2,000.00
879	5/28/21	Arthur Langer CPA	10200	750.00
Total				10,535.72

Charles Henry Properties, LLC

Aged Payables

As of May 31, 2021

Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Vendor ID Vendor Contact Telephone 1	Invoice No	0 - 30	31 - 60	61 - 90	Over 90 days	Amount Due
13 Simons HK Properties LLC	218 221 224 227	 2,000.00	 2,000.00 	 2,000.00 	2,000.00 	2,000.00 2,000.00 2,000.00 2,000.00
13 Simons HK Properties LLC		2,000.00	2,000.00	2,000.00	2,000.00	8,000.00
3 Cash	010120 020120 030120 120120 123120				574.97 280.00 350.00 2,221.86 400.00	574.97 280.00 350.00 2,221.86 400.00
3 Cash					3,826.83	3,826.83
4 Veratex Inc.	120119 010120 020120 030120 120120 123120				2,179.75 2,179.75 2,179.75 2,179.75 19,572.75 4,359.50	2,179.75 2,179.75 2,179.75 2,179.75 19,572.75 4,359.50
4 Veratex Inc.					32,651.25	32,651.25
Report Total		2,000.00	2,000.00	2,000.00	38,478.08	44,478.08