

Report Packet

Cover Page

Prepared for:

Trial Balance

Period = Aug 2016

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
1110-0000	Operating Cash 1	50,421.32	0.00	3,656.21	46,765.11
1130-0000	Savings Cash 1	20,013.57	0.54	0.00	20,014.11
1210-0000	Prepaid Insurance	17,785.54	0.00	0.00	17,785.54
1300-0000	Accounts Receivable	-1,113.71	0.00	0.00	-1,113.71
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
2480-0000	Accrued Expense	-14,011.22	0.00	0.00	-14,011.22
2610-0000	Workers Compensation Premium	0.00	0.00	0.00	0.00
2650-0000	Net Payroll	0.00	0.00	0.00	0.00
3800-0000	Retained Earnings	-85,199.70	0.00	0.00	-85,199.70
4530-0000	Condo Common Charge	-58,932.05	0.00	6,589.45	-65,521.50
4700-0000	Commercial/Retail rent	-5,493.04	0.00	686.63	-6,179.67
4810-0000	Plus:Prepaid Rent/Maintenance/Common	-3,433.14	0.00	271.00	-3,704.14
5210-0000	Passthru Repair	-6,790.09	0.00	1,035.96	-7,826.05
5470-0000	Estimated CAM Charges	-277.78	0.00	0.00	-277.78
5720-0000	Interest on Bank Accounts	-3.55	0.00	0.54	-4.09
5725-0000	Other Interest/Dividend Income	-46.19	0.00	0.00	-46.19
6202-0000	Accounting	4,000.00	0.00	0.00	4,000.00
6204-0000	Professional Consultant Fees	0.00	150.00	0.00	150.00
6213-0000	General Building Repairs-Expense	1,796.44	0.00	0.00	1,796.44
6215-0000	Building Supplies	340.42	0.00	0.00	340.42
6235-0000	Plumbing Repair	1,355.49	0.00	0.00	1,355.49
6240-0000	HVAC (Heat, Ventilation, Air)	691.35	0.00	0.00	691.35
6241-0000	Boiler Repair	7,403.50	0.00	0.00	7,403.50
6250-0000	Elevator Inspection & Repair	3,375.10	473.60	0.00	3,848.70
6252-0000	Fire Extinguishers	864.09	0.00	0.00	864.09
6265-0000	Exterminator	390.81	0.00	0.00	390.81
6300-0000	Management	8,350.00	1,100.00	0.00	9,450.00
6310-0000	Security Service	3,889.06	0.00	0.00	3,889.06
6312-0000	Security Cameras/Intercom	3,854.18	7,708.36	0.00	11,562.54
6320-0000	Insurance	0.00	206.24	0.00	206.24
6320-0010	Worker's Compensation	378.71	57.00	0.00	435.71
6364-0000	Filing Fees	441.46	0.00	0.00	441.46

Trial Balance

Period = Aug 2016

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
6410-0000	Electricity	5,633.26	741.82	0.00	6,375.08
6420-0000	Gas	7,087.32	157.16	0.00	7,244.48
6430-0000	Water & Sewer	1,626.25	0.00	0.00	1,626.25
6455-0000	Telephone & Internet	2,450.89	358.92	0.00	2,809.81
6910-0000	Rent Stbilization Fees	135.00	0.00	0.00	135.00
7610-0000	Legal	315.00	0.00	0.00	315.00
7615-0000	Payroll Processing Fees	1,240.38	175.83	0.00	1,416.21
7620-0000	Taxes & Licenses	150.00	0.00	0.00	150.00
7825-0000	Super Salaries	-2,200.00	0.00	0.00	-2,200.00
7845-0000	Gross Salary	7,615.35	1,015.38	0.00	8,630.73
7851-0000	FICA Expense	582.60	77.68	0.00	660.28
7852-0000	FUTA Expense	42.05	0.00	0.00	42.05
7853-0000	SUTA Expense	129.45	17.26	0.00	146.71
	Total	0.00	12,239.79	12,239.79	0.00

Income Statement

Period = Aug 2016

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4530-0000	Condo Common Charge	6,589	77	65,522	78
4700-0000	Commercial/Retail rent	687	8	6,180	7
4810-0000	Plus:Prepaid Rent/Maintenance/Common	271	3	3,704	4
4990-0000	NET RENT INCOME	<u>7,547</u>	<u>88</u>	<u>75,405</u>	<u>90</u>
5100-0000	EXPENSE REIMBURSEMENT				
5210-0000	Passthru Repair	1,036	12	7,826	9
5470-0000	Estimated CAM Charges	0	0	278	0
5490-0000	TOTAL REIMBURSEMENT	<u>1,036</u>	<u>12</u>	<u>8,104</u>	<u>10</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	1	0	4	0
5725-0000	Other Interest/Dividend Income	0	0	46	0
5890-0000	TOTAL OTHER INCOME	<u>1</u>	<u>0</u>	<u>50</u>	<u>0</u>
5990-0000	TOTAL INCOME	<u>8,584</u>	<u>100</u>	<u>83,559</u>	<u>100</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0	0	4,000	5
6204-0000	Professional Consultant Fees	150	2	150	0
6213-0000	General Building Repairs-Expense	0	0	1,796	2
6215-0000	Building Supplies	0	0	340	0
6235-0000	Plumbing Repair	0	0	1,355	2
6240-0000	HVAC (Heat, Ventilation, Air)	0	0	691	1
6241-0000	Boiler Repair	0	0	7,404	9
6250-0000	Elevator Inspection & Repair	474	6	3,849	5

Income Statement

Period = Aug 2016

Book = Cash

		Period to Date	%	Year to Date	%
6252-0000	Fire Extinguishers	0	0	864	1
6265-0000	Exterminator	0	0	391	0
6300-0000	Management	1,100	13	9,450	11
6310-0000	Security Service	0	0	3,889	5
6312-0000	Security Cameras/Intercom	7,708	90	11,563	14
6320-0000	Insurance	206	2	206	0
6320-0010	Worker's Compensation	57	1	436	1
6364-0000	Filing Fees	0	0	441	1
6410-0000	Electricity	742	9	6,375	8
6420-0000	Gas	157	2	7,244	9
6430-0000	Water & Sewer	0	0	1,626	2
6455-0000	Telephone & Internet	359	4	2,810	3
6910-0000	Rent Stbilization Fees	0	0	135	0
6990-0000	TOTAL DIRECT EXPENSES	10,953	128	65,016	78
7000-0000	GENERAL & ADMINISTRATIVE				
7610-0000	Legal	0	0	315	0
7615-0000	Payroll Processing Fees	176	2	1,416	2
7620-0000	Taxes & Licenses	0	0	150	0
7800-0000	PAYROLL EXPENSE				
7825-0000	Super Salaries	0	0	-2,200	-3
7845-0000	Gross Salary	1,015	12	8,631	10
7851-0000	FICA Expense	78	1	660	1
7852-0000	FUTA Expense	0	0	42	0
7853-0000	SUTA Expense	17	0	147	0
7890-0000	TOTAL PAYROLL	1,286	15	8,696	10
7990-0000	TOTAL G & A EXPENSE	1,286	15	9,161	11
8990-0000	TOTAL EXPENSES	12,239	143	74,177	89
9090-0000	NET INCOME	-3,656	-43	9,382	11

Statement (12 months)

Period = Jan 2016-Aug 2016

Book = Cash

	Jan 2016	Feb 2016	Mar 2016	Apr 2016	May 2016	Jun 2016	Jul 2016	Aug 2016	Total
4000-0000	INCOME								
4100-0000	RENT								
4500-0000	Rent	0.00	0.00	0.00	0.37	-0.37	0.00	0.00	0.00
4530-0000	Condo Common Charge	8,173.75	5,884.99	7,030.13	9,573.75	4,740.61	11,665.75	11,863.07	65,521.50
4700-0000	Commercial/Retail rent	0.00	2,743.52	689.63	0.00	680.37	692.89	686.63	6,179.67
4810-0000	Plus:Prepaid Rent/Maintenance/Common	0.00	0.00	1,400.37	2,032.77	0.00	500.00	-500.00	3,704.14
4990-0000	NET RENT INCOME	<u>8,173.75</u>	<u>8,628.51</u>	<u>9,120.13</u>	<u>11,606.89</u>	<u>5,420.61</u>	<u>12,858.64</u>	<u>12,049.70</u>	<u>75,405.31</u>
5100-0000	EXPENSE REIMBURSEMENT								
5210-0000	Passthru Repair	0.00	0.00	0.00	0.00	1,102.68	3,063.04	2,624.37	7,826.05
5470-0000	Estimated CAM Charges	0.00	0.00	0.00	0.00	0.00	277.78	0.00	277.78
5490-0000	TOTAL REIMBURSEMENT	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>1,102.68</u>	<u>3,340.82</u>	<u>2,624.37</u>	<u>8,103.83</u>
5600-0000	OTHER INCOME								
5720-0000	Interest on Bank Accounts	0.55	0.51	0.51	0.48	0.53	0.49	0.48	4.09
5725-0000	Other Interest/Dividend Income	0.00	0.00	0.00	0.00	0.00	46.19	0.00	46.19
5890-0000	TOTAL OTHER INCOME	<u>0.55</u>	<u>0.51</u>	<u>0.51</u>	<u>0.48</u>	<u>0.53</u>	<u>46.68</u>	<u>0.48</u>	<u>50.28</u>
5990-0000	TOTAL INCOME	<u>8,174.30</u>	<u>8,629.02</u>	<u>9,120.64</u>	<u>11,607.37</u>	<u>6,523.82</u>	<u>16,246.14</u>	<u>14,674.55</u>	<u>83,559.42</u>
6000-0000	EXPENSES								
6100-0000	DIRECT EXPENSES								
6202-0000	Accounting	0.00	2,000.00	0.00	2,000.00	0.00	0.00	0.00	4,000.00
6204-0000	Professional Consultant Fees	0.00	0.00	0.00	0.00	0.00	0.00	150.00	150.00
6213-0000	General Building Repairs- Expense	0.00	0.00	0.00	0.00	0.00	1,796.44	0.00	1,796.44
6215-0000	Building Supplies	240.58	38.05	61.79	0.00	0.00	0.00	0.00	340.42

Statement (12 months)

Period = Jan 2016-Aug 2016

Book = Cash

		Jan 2016	Feb 2016	Mar 2016	Apr 2016	May 2016	Jun 2016	Jul 2016	Aug 2016	Total
6235-0000	Plumbing Repair	1,355.49	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,355.49
6240-0000	HVAC (Heat, Ventilation, Air)	691.35	0.00	0.00	0.00	0.00	0.00	0.00	0.00	691.35
6241-0000	Boiler Repair	0.00	0.00	0.00	0.00	0.00	7,403.50	0.00	0.00	7,403.50
6250-0000	Elevator Inspection & Repair	1,350.04	337.51	337.51	337.51	337.51	337.51	337.51	473.60	3,848.70
6252-0000	Fire Extinguishers	0.00	0.00	777.10	86.99	0.00	0.00	0.00	0.00	864.09
6265-0000	Exterminator	130.27	0.00	0.00	130.27	0.00	0.00	130.27	0.00	390.81
6300-0000	Management	1,100.00	1,100.00	1,100.00	1,100.00	2,850.00	0.00	1,100.00	1,100.00	9,450.00
6310-0000	Security Service	0.00	0.00	0.00	0.00	0.00	3,889.06	0.00	0.00	3,889.06
6312-0000	Security Cameras/Intercom	0.00	0.00	0.00	0.00	3,854.18	0.00	0.00	7,708.36	11,562.54
6320-0000	Insurance	0.00	0.00	0.00	0.00	0.00	0.00	0.00	206.24	206.24
6320-0010	Worker's Compensation	10.10	76.17	16.77	76.17	-2.40	116.40	85.50	57.00	435.71
6364-0000	Filing Fees	0.00	0.00	441.46	0.00	0.00	0.00	0.00	0.00	441.46
6410-0000	Electricity	664.27	1,575.51	775.07	0.00	674.98	1,191.69	751.74	741.82	6,375.08
6420-0000	Gas	907.52	4,249.22	1,560.67	0.00	-581.71	768.19	183.43	157.16	7,244.48
6430-0000	Water & Sewer	527.06	0.00	0.00	513.13	0.00	0.00	586.06	0.00	1,626.25
6455-0000	Telephone & Internet	345.81	344.12	351.71	230.37	465.27	348.03	365.58	358.92	2,809.81
6910-0000	Rent Stbilization Fees	0.00	0.00	0.00	0.00	0.00	135.00	0.00	0.00	135.00
6990-0000	TOTAL DIRECT EXPENSES	7,322.49	9,720.58	5,422.08	4,474.44	7,597.83	15,985.82	3,540.09	10,953.10	65,016.43
7000-0000	GENERAL & ADMINISTRATIVE									
7610-0000	Legal	0.00	315.00	0.00	0.00	0.00	0.00	0.00	0.00	315.00
7615-0000	Payroll Processing Fees	359.50	176.77	176.62	175.83	117.22	117.22	117.22	175.83	1,416.21
7620-0000	Taxes & Licenses	0.00	0.00	150.00	0.00	0.00	0.00	0.00	0.00	150.00
7800-0000	PAYROLL EXPENSE									
7825-0000	Super Salaries	-1,100.00	-1,100.00	0.00	0.00	0.00	0.00	0.00	0.00	-2,200.00
7845-0000	Gross Salary	1,015.38	1,015.38	1,015.38	1,015.38	1,015.38	1,015.38	1,523.07	1,015.38	8,630.73
7851-0000	FICA Expense	77.68	77.68	77.68	77.68	77.68	77.68	116.52	77.68	660.28
7852-0000	FUTA Expense	6.10	6.10	6.10	6.10	6.10	6.10	5.45	0.00	42.05
7853-0000	SUTA Expense	41.64	41.64	-31.50	17.26	17.26	17.26	25.89	17.26	146.71
7890-0000	TOTAL PAYROLL	400.30	217.57	1,244.28	1,292.25	1,233.64	1,233.64	1,788.15	1,286.15	8,695.98

Statement (12 months)

Period = Jan 2016-Aug 2016

Book = Cash

		Jan 2016	Feb 2016	Mar 2016	Apr 2016	May 2016	Jun 2016	Jul 2016	Aug 2016	Total
7990-0000	TOTAL G & A EXPENSE	<u>400.30</u>	<u>532.57</u>	<u>1,394.28</u>	<u>1,292.25</u>	<u>1,233.64</u>	<u>1,233.64</u>	<u>1,788.15</u>	<u>1,286.15</u>	<u>9,160.98</u>
8990-0000	TOTAL EXPENSES	<u>7,722.79</u>	<u>10,253.15</u>	<u>6,816.36</u>	<u>5,766.69</u>	<u>8,831.47</u>	<u>17,219.46</u>	<u>5,328.24</u>	<u>12,239.25</u>	<u>74,177.41</u>
9090-0000	NET INCOME	<u><u>451.51</u></u>	<u><u>-1,624.13</u></u>	<u><u>2,304.28</u></u>	<u><u>5,840.68</u></u>	<u><u>-2,307.65</u></u>	<u><u>-973.32</u></u>	<u><u>9,346.31</u></u>	<u><u>-3,655.67</u></u>	<u><u>9,382.01</u></u>

Balance Sheet

Period = Aug 2016

Book = Cash

		Current Balance
1110-0000	<i>Operating Cash 1</i>	46,765
1130-0000	<i>Savings Cash 1</i>	20,014
1190-0000	TOTAL CASH	66,779
1210-0000	Prepaid Insurance	17,786
1300-0000	Accounts Receivable	-1,114
1600-0000	PROPERTY	
1620-0000	Equipment	28,040
1621-0000	Accum. Dep - Equipment	-2,898
1890-0000	TOTAL PROPERTY	42,927
1990-0000	TOTAL ASSETS	108,593
2000-0000	LIABILITIES & CAPITAL	
2100-0000	LIABILITIES	
2300-0000	TAX LIABILITIES	
2480-0000	Accrued Expense	14,011
2490-0000	TOTAL TAX LIABILITIES	14,011
2990-0000	TOTAL LIABILITIES	14,011
3000-0000	CAPITAL	
3800-0000	Retained Earnings	94,582
3890-0000	TOTAL CAPITAL	94,582
3990-0000	TOTAL LIABILITIES & CAPITAL	108,593

Cash Flow

Period = Aug 2016

Book = Cash

	Period to Date	%	Year to Date	%
INCOME				
RENT				
Condo Common Charge	6,589	77	65,522	78
Commercial/Retail rent	687	8	6,180	7
Plus:Prepaid Rent/Maintenanc...	271	3	3,704	4
NET RENT INCOME	7,547	88	75,405	90
EXPENSE REIMBURSEMENT				
Passthru Repair	1,036	12	7,826	9
Estimated CAM Charges	0	0	278	0
TOTAL REIMBURSEMENT	1,036	12	8,104	10
OTHER INCOME				
Interest on Bank Accounts	1	0	4	0
Other Interest/Dividend Income	0	0	46	0
TOTAL OTHER INCOME	1	0	50	0
TOTAL INCOME	8,584	100	83,559	100
EXPENSES				
DIRECT EXPENSES				
Accounting	0	0	4,000	5
Professional Consultant Fees	150	2	150	0
General Building Repairs-...	0	0	1,796	2
Building Supplies	0	0	340	0
Plumbing Repair	0	0	1,355	2
HVAC (Heat, Ventilation, Air)	0	0	691	1
Boiler Repair	0	0	7,404	9
Elevator Inspection & Repair	474	6	3,849	5
Fire Extinguishers	0	0	864	1
Exterminator	0	0	391	0
Management	1,100	13	9,450	11
Security Service	0	0	3,889	5
Security Cameras/Intercom	7,708	90	11,563	14
Insurance	206	2	206	0
Worker's Compensation	57	1	436	1
Filing Fees	0	0	441	1
Electricity	742	9	6,375	8
Gas	157	2	7,244	9
Water & Sewer	0	0	1,626	2
Telephone & Internet	359	4	2,810	3
Rent Stbilization Fees	0	0	135	0

Cash Flow

Period = Aug 2016

Book = Cash

	Period to Date	%	Year to Date	%
TOTAL DIRECT EXP...	10,953	128	65,016	78
GENERAL & ADMINISTRATIVE				
Legal	0	0	315	0
Payroll Processing Fees	176	2	1,416	2
Taxes & Licenses	0	0	150	0
PAYROLL EXPENSE				
Super Salaries	0	0	-2,200	-3
Gross Salary	1,015	12	8,631	10
FICA Expense	78	1	660	1
FUTA Expense	0	0	42	0
SUTA Expense	17	0	147	0
TOTAL PAYROLL	1,286	15	8,696	10
TOTAL G & A EXPENSE	1,286	15	9,161	11
TOTAL EXPENSES	12,239	143	74,177	89
NET INCOME	-3,656	-43	9,382	11

Period to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	0	0	0
Operating Cash 1	50,421	46,765	-3,656
Savings Cash 1	20,014	20,014	1
Savings Cash 3	0	0	0
Total Cash	70,435	66,779	-3,656

Year to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	0	0	0
Operating Cash 1	55,765	46,765	-9,000
Savings Cash 1	20,010	20,014	4
Savings Cash 3	0	0	0
Total Cash	75,775	66,779	-8,996

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
1110-0000				Operating Cash 1					50,421.32	= Beginning Balance =
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		0.00	235.95	50,185.37	To Gross up August
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		0.00	59.40	50,125.97	To Gross up August
534condo	534 West 42nd...	08/01/2016	08/2016	Livingston Management Service...	K-37078	345		1,100.00	49,025.97	Management Fee
		08/01/2016		Deposit Total 58			1,200.00		50,225.97	
		08/04/2016		Deposit Total 104			891.72		51,117.69	
		08/02/2016		Deposit Total 59			2,288.76		53,406.45	
534condo	534 West 42nd...	08/03/2016	08/2016	Rampart Group (rampart)	K-37258	347		206.24	53,200.21	2016/2017 umbrella policy
534condo	534 West 42nd...	08/05/2016	08/2016	ADP Inc. (adp)	K-38135	816		58.61	53,141.60	
534condo	534 West 42nd...	08/05/2016	08/2016	ADP Inc. (adp)	K-38148	816		58.61	53,082.99	Reversed by ctrl# 41496 duplicate
		08/05/2016		Deposit Total 105			368.00		53,450.99	
534condo	534 West 42nd...	08/08/2016	08/2016	JACK JAFFA & ASSOCIATES ...	K-37442	348		150.00	53,300.99	Inv for 8/2016-7/2017
534condo	534 West 42nd...	08/08/2016	08/2016	Solid State Elevator Corp (solids)	K-37443	349		473.60	52,827.39	Monthly maint-August 2016
		08/09/2016		Deposit Total 106			3,134.42		55,961.81	
534condo	534 West 42nd...	08/12/2016	08/2016	Artur Ujkaj (v0000081)	K-38354	81216		435.99	55,525.82	
		08/16/2016		Deposit Total 60			700.14		56,225.96	
534condo	534 West 42nd...	08/19/2016	08/2016	ADP Inc. (adp)	K-37982	816		58.61	56,167.35	
534condo	534 West 42nd...	08/22/2016	08/2016	Verizon (verizon)	K-37842	350		237.52	55,929.83	8/1/16-8/31/16
534condo	534 West 42nd...	08/22/2016	08/2016	Verizon (verizon)	K-37843	351		121.40	55,808.43	8/7/16-9/6/16
534condo	534 West 42nd...	08/25/2016	08/2016	Consolidated Edison Company ...	K-37913	352		36.68	55,771.75	7/19/16-8/17/16 4therms
534condo	534 West 42nd...	08/25/2016	08/2016	Consolidated Edison Company ...	K-37914	353		862.30	54,909.45	7/19/16-8/17/16 88therms
534condo	534 West 42nd...	08/25/2016	08/2016	Virtual Service (virtual)	K-37915	354		3,854.18	51,055.27	(6) quaterly billing
534condo	534 West 42nd...	08/26/2016	08/2016	Artur Ujkaj (v0000081)	K-38355	82616		435.98	50,619.29	
534condo	534 West 42nd...	08/30/2016	08/2016	Virtual Service (virtual)	K-38127	356		3,854.18	46,765.11	9/20/16-3/20/17
				Net Change=-3,656.21			8,583.04	12,239.25	46,765.11	= Ending Balance =
1130-0000				Savings Cash 1					20,013.57	= Beginning Balance =
534condo	534 West 42nd...	08/30/2016	08/2016	8.2016 bank activity	J-8489		0.54	0.00	20,014.11	8.2016 bank activity
				Net Change=0.54			0.54	0.00	20,014.11	= Ending Balance =
1210-0000				Prepaid Insurance					17,785.54	= Beginning Balance =
				Net Change=0.00			0.00	0.00	17,785.54	= Ending Balance =
1300-0000				Accounts Receivable					-1,113.71	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-1,113.71	= Ending Balance =
1620-0000				Equipment					28,039.88	= Beginning Balance =
				Net Change=0.00			0.00	0.00	28,039.88	= Ending Balance =

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
1621-0000				Accum. Dep - Equipment					-2,898.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-2,898.00 = Ending Balance =	
2480-0000				Accrued Expense					-14,011.22 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-14,011.22 = Ending Balance =	
2610-0000				Workers Compensation Premium					0.00 = Beginning Balance =	
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		59.40	0.00	59.40	To Gross up August
534condo	534 West 42nd...	08/31/2016	08/2016	to reclass Worker's comp insu	J-8522		0.00	59.40	0.00	to reclass Worker's comp insu
				Net Change=0.00			59.40	59.40	0.00 = Ending Balance =	
2650-0000				Net Payroll					0.00 = Beginning Balance =	
534condo	534 West 42nd...	08/12/2016	08/2016	Artur Ujkaj (v0000081)	K-38354	81216	435.99	0.00	435.99	
534condo	534 West 42nd...	08/26/2016	08/2016	Artur Ujkaj (v0000081)	K-38355	82616	435.98	0.00	871.97	
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		0.00	871.97	0.00	To Gross up August
				Net Change=0.00			871.97	871.97	0.00 = Ending Balance =	
3800-0000				Retained Earnings					-85,199.70 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-85,199.70 = Ending Balance =	
4530-0000				Condo Common Charge					-58,932.05 = Beginning Balance =	
534condo	534 West 42nd...	08/01/2016	08/2016	Riccardi (t0000176)	R-80668	:ACH...	0.00	1,107.32	-60,039.37	Pre-Authorized Payment
534condo	534 West 42nd...	08/02/2016	08/2016	Younge (t0000178)	R-80857	:AC...	0.00	1,144.38	-61,183.75	Online Payment - EFT Payment.
534condo	534 West 42nd...	08/02/2016	08/2016	Younge (t0000178)	R-80857	:AC...	0.00	1,144.38	-62,328.13	Online Payment - EFT Payment.
534condo	534 West 42nd...	08/05/2016	08/2016	Samuels (t0000177)	R-81068	4565...	0.00	368.00	-62,696.13	:CHECKscan Payment
534condo	534 West 42nd...	08/09/2016	08/2016	Simon (t0000180)	R-81180	00001101	0.00	2,396.23	-65,092.36	:CHECKscan Payment
534condo	534 West 42nd...	08/16/2016	08/2016	Samuels (t0000177)	R-81367	:AC...	0.00	429.14	-65,521.50	Online Payment - EFT Payment Paid by roo...
				Net Change=-6,589.45			0.00	6,589.45	-65,521.50 = Ending Balance =	
4700-0000				Commercial/Retail rent					-5,493.04 = Beginning Balance =	
534condo	534 West 42nd...	08/01/2016	08/2016	Praveen Gulati (t0000760)	R-80951	005976	0.00	686.63	-6,179.67	:CHECKscan Payment
				Net Change=-686.63			0.00	686.63	-6,179.67 = Ending Balance =	
4810-0000				Plus:Prepaid Rent/Maintenanc...					-3,433.14 = Beginning Balance =	
534condo	534 West 42nd...	08/16/2016	08/2016	Samuels (t0000177)	R-81367	:AC...	0.00	271.00	-3,704.14	Online Payment - EFT Payment Paid by roo...
				Net Change=-271.00			0.00	271.00	-3,704.14 = Ending Balance =	

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
5210-0000				Passthru Repair					-6,790.09	= Beginning Balance =
534condo	534 West 42nd...	08/01/2016	08/2016	Riccardi (t0000176)	R-80668	:ACH...	0.00	92.68	-6,882.77	Pre-Authorized Payment
534condo	534 West 42nd...	08/01/2016	08/2016	Praveen Gulati (t0000760)	R-80951	005976	0.00	205.09	-7,087.86	:CHECKscan Payment
534condo	534 West 42nd...	08/09/2016	08/2016	Simon (t0000180)	R-81180	00001101	0.00	738.19	-7,826.05	:CHECKscan Payment
				Net Change=-1,035.96			0.00	1,035.96	-7,826.05	= Ending Balance =
5470-0000				Estimated CAM Charges					-277.78	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-277.78	= Ending Balance =
5720-0000				Interest on Bank Accounts					-3.55	= Beginning Balance =
534condo	534 West 42nd...	08/30/2016	08/2016	8.2016 bank activity	J-8489		0.00	0.54	-4.09	8.2016 bank activity
				Net Change=-0.54			0.00	0.54	-4.09	= Ending Balance =
5725-0000				Other Interest/Dividend Income					-46.19	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-46.19	= Ending Balance =
6202-0000				Accounting					4,000.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	4,000.00	= Ending Balance =
6204-0000				Professional Consultant Fees					0.00	= Beginning Balance =
534condo	534 West 42nd...	08/08/2016	08/2016	JACK JAFFA & ASSOCIATES ...	K-37442	348	150.00	0.00	150.00	Inv for 8/2016-7/2017
				Net Change=150.00			150.00	0.00	150.00	= Ending Balance =
6213-0000				General Building Repairs-Expense					1,796.44	= Beginning Balance =
				Net Change=0.00			0.00	0.00	1,796.44	= Ending Balance =
6215-0000				Building Supplies					340.42	= Beginning Balance =
				Net Change=0.00			0.00	0.00	340.42	= Ending Balance =
6235-0000				Plumbing Repair					1,355.49	= Beginning Balance =
				Net Change=0.00			0.00	0.00	1,355.49	= Ending Balance =
6240-0000				HVAC (Heat, Ventilation, Air)					691.35	= Beginning Balance =
				Net Change=0.00			0.00	0.00	691.35	= Ending Balance =
6241-0000				Boiler Repair					7,403.50	= Beginning Balance =
				Net Change=0.00			0.00	0.00	7,403.50	= Ending Balance =

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6250-0000				Elevator Inspection & Repair					3,375.10 = Beginning Balance =	
534condo	534 West 42nd...	08/08/2016	08/2016	Solid State Elevator Corp (solids)	K-37443	349	136.09	0.00	3,511.19	Remove passenger safety, traced and located ...
534condo	534 West 42nd...	08/08/2016	08/2016	Solid State Elevator Corp (solids)	K-37443	349	337.51	0.00	3,848.70	Monthly maint-August 2016
				Net Change=473.60			473.60	0.00	3,848.70 = Ending Balance =	
6252-0000				Fire Extinguishers					864.09 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	864.09 = Ending Balance =	
6265-0000				Exterminator					390.81 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	390.81 = Ending Balance =	
6300-0000				Management					8,350.00 = Beginning Balance =	
534condo	534 West 42nd...	08/01/2016	08/2016	Livingston Management Service...	K-37078	345	1,100.00	0.00	9,450.00	Management Fee
				Net Change=1,100.00			1,100.00	0.00	9,450.00 = Ending Balance =	
6310-0000				Security Service					3,889.06 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	3,889.06 = Ending Balance =	
6312-0000				Security Cameras/Intercom					3,854.18 = Beginning Balance =	
534condo	534 West 42nd...	08/25/2016	08/2016	Virtual Service (virtual)	K-37915	354	3,854.18	0.00	7,708.36	(6) quaterly billing
534condo	534 West 42nd...	08/30/2016	08/2016	Virtual Service (virtual)	K-38127	356	3,854.18	0.00	11,562.54	9/20/16-3/20/17
				Net Change=7,708.36			7,708.36	0.00	11,562.54 = Ending Balance =	
6320-0000				Insurance					0.00 = Beginning Balance =	
534condo	534 West 42nd...	08/03/2016	08/2016	Rampart Group (rampart)	K-37258	347	206.24	0.00	206.24	2016/2017 umbrella policy
				Net Change=206.24			206.24	0.00	206.24 = Ending Balance =	
6320-0010				Worker's Compensation					378.71 = Beginning Balance =	
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		0.00	2.40	376.31	To Gross up August
534condo	534 West 42nd...	08/31/2016	08/2016	to reclass Worker's comp insu	J-8522		59.40	0.00	435.71	to reclass Worker's comp insu
				Net Change=57.00			59.40	2.40	435.71 = Ending Balance =	
6364-0000				Filing Fees					441.46 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	441.46 = Ending Balance =	
6410-0000				Electricity					5,633.26 = Beginning Balance =	
534condo	534 West 42nd...	08/25/2016	08/2016	Consolidated Edison Company ...	K-37914	353	741.82	0.00	6,375.08	7/19/16-8/17/16 4160kwh
				Net Change=741.82			741.82	0.00	6,375.08 = Ending Balance =	

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6420-0000				Gas					7,087.32 = Beginning Balance =	
534condo	534 West 42nd...	08/25/2016	08/2016	Consolidated Edison Company ...	K-37913	352	36.68	0.00	7,124.00	7/19/16-8/17/16 4therms
534condo	534 West 42nd...	08/25/2016	08/2016	Consolidated Edison Company ...	K-37914	353	120.48	0.00	7,244.48	7/19/16-8/17/16 88therms
				Net Change=157.16			157.16	0.00	7,244.48 = Ending Balance =	
6430-0000				Water & Sewer					1,626.25 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	1,626.25 = Ending Balance =	
6455-0000				Telephone & Internet					2,450.89 = Beginning Balance =	
534condo	534 West 42nd...	08/22/2016	08/2016	Verizon (verizon)	K-37842	350	237.52	0.00	2,688.41	8/1/16-8/31/16
534condo	534 West 42nd...	08/22/2016	08/2016	Verizon (verizon)	K-37843	351	121.40	0.00	2,809.81	8/7/16-9/6/16
				Net Change=358.92			358.92	0.00	2,809.81 = Ending Balance =	
6910-0000				Rent Stbilization Fees					135.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	135.00 = Ending Balance =	
7610-0000				Legal					315.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	315.00 = Ending Balance =	
7615-0000				Payroll Processing Fees					1,240.38 = Beginning Balance =	
534condo	534 West 42nd...	08/05/2016	08/2016	ADP Inc. (adp)	K-38135	816	58.61	0.00	1,298.99	
534condo	534 West 42nd...	08/05/2016	08/2016	ADP Inc. (adp)	K-38148	816	58.61	0.00	1,357.60	Reversed by ctrl# 41496 duplicate
534condo	534 West 42nd...	08/19/2016	08/2016	ADP Inc. (adp)	K-37982	816	58.61	0.00	1,416.21	
				Net Change=175.83			175.83	0.00	1,416.21 = Ending Balance =	
7620-0000				Taxes & Licenses					150.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	150.00 = Ending Balance =	
7825-0000				Super Salaries					-2,200.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-2,200.00 = Ending Balance =	
7845-0000				Gross Salary					7,615.35 = Beginning Balance =	
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		1,015.38	0.00	8,630.73	To Gross up August
				Net Change=1,015.38			1,015.38	0.00	8,630.73 = Ending Balance =	
7851-0000				FICA Expense					582.60 = Beginning Balance =	
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		77.68	0.00	660.28	To Gross up August

General Ledger

Period = Aug 2016

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
				Net Change=77.68			77.68	0.00	660.28	= Ending Balance =
7852-0000				FUTA Expense					42.05	= Beginning Balance =
				Net Change=0.00			0.00	0.00	42.05	= Ending Balance =
7853-0000				SUTA Expense					129.45	= Beginning Balance =
534condo	534 West 42nd...	08/31/2016	08/2016	To Gross up August	J-8438		17.26	0.00	146.71	To Gross up August
				Net Change=17.26			17.26	0.00	146.71	= Ending Balance =
							21,756.60	21,756.60		

534 West 42nd Street Condo Association (534condo)

Receipt Register

For Period = Aug 2016

Control	Batch	Period	Date	Person	Property	Cash Acct	Account	Amount	Reference	Check #	Notes
R-80668	9895	08/2016	8/1/2016	Riccardi(10000176)	534condo	1110-0000		1,200.00		:ACH-10169	Pre-Authorized Payment
R-80857	9922	08/2016	8/2/2016	Younge(10000178)	534condo	1110-0000		2,288.76		:ACH-WEB	Online Payment - EFT Payment.
R-80951	9953	08/2016	8/1/2016	Praveen Gulati(10000760)	534condo	1110-0000		891.72		005976	:CHECKscan Payment
R-81068	9967	08/2016	8/5/2016	Samuels(10000177)	534condo	1110-0000		368.00		456530001	:CHECKscan Payment
R-81180	9999	08/2016	8/9/2016	Simon(10000180)	534condo	1110-0000		3,134.42		00001101	:CHECKscan Payment
R-81367	10036	08/2016	8/16/2016	Samuels(10000177)	534condo	1110-0000		700.14		:ACH-WEB	Online Payment - EFT Payment Paid by roommate AdamHausman (r0000142)
Total								8,583.04			

534 West 42nd Street Condo Association (534condo)

Check Register

For Period = Aug 2016

Control	Batch	Period	Date	Person	Property	Account	Amount	Reference	Notes
K-37078	18989	08/2016	8/1/2016	Livingston Management Services, LLC (living	534condo	6300-0000 Management	1,100.00	345	Management Fee
K-37258	19010	08/2016	8/3/2016	Rampart Group (rampart)	534condo	6320-0000 Insurance	206.24	347	2016/2017 umbrella policy
K-37442	19025	08/2016	8/8/2016	JACK JAFFA & ASSOCIATES (jack)	534condo	6204-0000 Professional Consultant Fees	150.00	348	Inv for 8/2016-7/2017
K-37443	19025	08/2016	8/8/2016	Solid State Elevator Corp (solids)	534condo	6250-0000 Elevator Inspection & Repair	136.09	349	Remove passenger safety, traced and located car lost power
					534condo	6250-0000 Elevator Inspection & Repair	337.51	349	Monthly maint-August 2016
K-37842	19087	08/2016	8/22/2016	Verizon (verizon)	534condo	6455-0000 Telephone & Internet	237.52	350	8/1/16-8/31/16
K-37843	19087	08/2016	8/22/2016	Verizon (verizon)	534condo	6455-0000 Telephone & Internet	121.40	351	8/7/16-9/6/16
K-37913	19102	08/2016	8/25/2016	Consolidated Edison Company of N.Y. Inc. (	534condo	6420-0000 Gas	36.68	352	7/19/16-8/17/16 4therms
K-37914	19102	08/2016	8/25/2016	Consolidated Edison Company of N.Y. Inc. (	534condo	6420-0000 Gas	120.48	353	7/19/16-8/17/16 88therms
					534condo	6410-0000 Electricity	741.82	353	7/19/16-8/17/16 4160kwh
K-37915	19102	08/2016	8/25/2016	Virtual Service (virtual)	534condo	6312-0000 Security Cameras/Intercom	3,854.18	354	(6) quaterly billing
K-37982		08/2016	8/19/2016	ADP Inc. (adp)	534condo	7615-0000 Payroll Processing Fees	58.61	816	
K-38127	19122	08/2016	8/30/2016	Virtual Service (virtual)	534condo	6312-0000 Security Cameras/Intercom	3,854.18	356	9/20/16-3/20/17
K-38135		08/2016	8/5/2016	ADP Inc. (adp)	534condo	7615-0000 Payroll Processing Fees	58.61	816	
K-38148		08/2016	8/5/2016	ADP Inc. (adp)	534condo	7615-0000 Payroll Processing Fees	58.61	816	
K-38354		08/2016	8/12/2016	Artur Ujkaj (v0000081)	534condo	2650-0000 Net Payroll	435.99	81216	
K-38355		08/2016	8/26/2016	Artur Ujkaj (v0000081)	534condo	2650-0000 Net Payroll	435.98	82616	
Total							<u>11,943.90</u>		

Aged Receivables

534 West 42nd Street Condo Association (534condo)

Month Year = 08/2016

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	3,433.14	1,144.38	0.00	1,144.38	1,144.38	-3,433.14	0.00
534condo	3	t0000175	Aimee Drouin	1,144.38	1,144.38	0.00	0.00	0.00	0.00	1,144.38
534condo	4	t0000176	John Riccardi	1,533.69	1,496.63	0.00	37.06	0.00	0.00	1,533.69
534condo	5	t0000177	Yaneeke Samuels	7,923.03	1,496.63	0.00	352.25	6,074.15	-271.00	7,652.03
534condo	7	t0000179	Tiiu Kuik	1,144.38	1,144.38	0.00	0.00	0.00	0.00	1,144.38
534condo				15,178.62	6,426.40	0.00	1,533.69	7,218.53	-3,704.14	11,474.48

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 11/05/2016

Month Year = 08/2016

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	1br	0.00	t0000174	Jason Trubitt	0.00	common	1,144.38	0.00	0.00	12/01/2012			0.00
						Total	1,144.38						
3	1br	0.00	t0000175	Aimee Drouin	0.00	common	1,144.38	0.00	0.00	12/01/2012			1,144.38
						Total	1,144.38						
4	1br	0.00	t0000176	John Riccardi	0.00	common	1,144.38	0.00	0.00	05/01/2013			1,533.69
						Total	1,144.38						
5	1br	0.00	t0000177	Yaneeke Samuels	0.00	common	1,144.38	0.00	0.00	01/01/2013			7,652.03
						Total	1,144.38						
6	1br	0.00	t0000178	Michael Younge	0.00	common	1,144.38	0.00	0.00	02/22/2013			0.00
						Total	1,144.38						
7	1br	0.00	t0000179	Tiiu Kuik	0.00	common	1,144.38	0.00	0.00	01/15/2013			1,144.38
						Total	1,144.38						
8	1br	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	retail	0.00	t0000760	Chicago Land Oil Company LLC Praveen Gulati	0.00	comm	686.63	0.00	0.00	11/01/2015	10/31/2017		0.00
						Total	686.63						
			Total	534 West 42nd Street Condo Association(534condo)	0.00		9,949.14	0.00	0.00				11,474.48
Summary Groups					Square Footage	Market Rent	Actual Rent	Security Deposit	Other Deposits	# Of Units	% Unit Occupancy	% Sqft Occupied	Balance
Current/Notice/Vacant Residents							9,949.14	0.00	0.00				11,474.48
Future Residents/Applicants							0.00	0.00	0.00				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	11,474.48

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 11/05/2016

Month Year = 08/2016

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			9,262.51										
comm			686.63										
Total			9,949.14										

534condo-ChaseChk-9300

9/18/2016

Bank Reconciliation Report

8/31/2016

412059300

Posted by: DBO

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
7/28/2016	339	conediso - Consolidated Edison Company of N.Y. Inc.	896.31	8/31/2016
7/28/2016	340	conediso - Consolidated Edison Company of N.Y. Inc.	38.86	8/31/2016
7/28/2016	341	solids - Solid State Elevator Corp	337.51	8/31/2016
7/29/2016	342	assured - Assured Environments	130.27	8/31/2016
7/29/2016	343	verizon - Verizon	228.52	8/31/2016
7/29/2016	344	verizon - Verizon	137.06	8/31/2016
8/1/2016	345	livingst - Livingston Management Services, LLC	1,100.00	8/31/2016
8/3/2016	347	rampart - Rampart Group	206.24	8/31/2016
8/5/2016	816	adp - ADP Inc.	58.61	8/31/2016
8/8/2016	348	jack - JACK JAFFA & ASSOCIATES	150.00	8/31/2016
8/8/2016	349	solids - Solid State Elevator Corp	473.60	8/31/2016
8/12/2016	81216	v0000081 - Artur Ujkaj	435.99	8/31/2016
8/19/2016	816	adp - ADP Inc.	58.61	8/31/2016
8/22/2016	350	verizon - Verizon	237.52	8/31/2016
8/22/2016	351	verizon - Verizon	121.40	8/31/2016
8/25/2016	352	conediso - Consolidated Edison Company of N.Y. Inc.	36.68	8/31/2016
8/25/2016	353	conediso - Consolidated Edison Company of N.Y. Inc.	862.30	8/31/2016
8/25/2016	354	virtual - Virtual Service	3,854.18	8/31/2016
8/26/2016	82616	v0000081 - Artur Ujkaj	435.98	8/31/2016
Total Cleared Checks			9,799.64	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
8/1/2016	58	:ACH Deposit	1,200.00	8/31/2016
8/2/2016	59	:ACH Deposit	2,288.76	8/31/2016
8/4/2016	104	:CHECKscan Deposit	891.72	8/31/2016
8/5/2016	105	:CHECKscan Deposit	368.00	8/31/2016
8/9/2016	106	:CHECKscan Deposit	3,134.42	8/31/2016
8/16/2016	60	:ACH Deposit	700.14	8/31/2016
Total Cleared Deposits			8,583.04	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
8/31/2016	JE 8438	To Gross up August	-295.35	8/31/2016
Total Cleared Other Items			-295.35	

534condo-ChaseChk-9300

9/18/2016

Bank Reconciliation Report

8/31/2016

412059300

Posted by: DBO

Balance Per Bank Statement as of 8/31/2016 **50,677.90**

Outstanding Checks

Check Date	Check Number	Payee	Amount
8/5/2016	816	adp - ADP Inc.	58.61
8/30/2016	356	virtual - Virtual Service	3,854.18
Less:	Outstanding Checks		3,912.79
	Reconciled Bank Balance		<u>46,765.11</u>

Balance per GL as of 8/31/2016 **46,765.11**

Reconciled Balance Per G/L **46,765.11**

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



JPMorgan Chase Bank, N.A.
P O Box 659754
San Antonio, TX 78265-9754

July 30, 2016 through August 31, 2016
Primary Account: **000000412059300**

00043451 1 AV 00.376



00043451 DRE 802 141 24516 NNNNNNNNNN T 1 000000000 62 0000 T3185491 P119729

534 WEST 42ND STREET CONDO ASSOCIATION
LIVINGSTON MANAGEMENT SERVICES, LLC
225 W 35TH ST FL 15
NEW YORK NY 10001-1949

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



246600100300002335000100000000

CONSOLIDATED BALANCE SUMMARY

ASSETS

Checking & Savings

	ACCOUNT	BEGINNING BALANCE THIS PERIOD	ENDING BALANCE THIS PERIOD
Chase Total Business Checking	000000412059300	\$52,189.85	\$50,677.90
Chase Business Select High Yield Savings	000003046731484	20,013.57	20,014.11
Total		\$72,203.42	\$70,692.01

TOTAL ASSETS

\$72,203.42 **\$70,692.01**

All Summary Balances shown are as of August 31, 2016 unless otherwise stated. For details of your retirement accounts, credit accounts or securities accounts, you will receive separate statements. Balance summary information for annuities is provided by the issuing insurance companies and believed to be reliable without guarantee of its completeness or accuracy.

CHASE TOTAL BUSINESS CHECKING

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000000412059300

CHECKING SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$52,189.85
Deposits and Additions	6	8,583.04
Checks Paid	15	- 8,810.45
Electronic Withdrawals	8	- 1,284.54
Ending Balance	29	\$50,677.90



July 30, 2016 through August 31, 2016

Primary Account: 000000412059300

DEPOSITS AND ADDITIONS

DATE	DESCRIPTION	AMOUNT
08/02	Livingston Manag Settlement V797L1 CCD ID: 9000237377	\$1,200.00
08/03	Livingston Manag Settlement Pksgl1 CCD ID: 9000237377	2,288.76
08/08	Livingston Manag Settlement Z69W11 CCD ID: 9000237377	891.72
08/09	Livingston Manag Settlement T44Z11 CCD ID: 9000237377	368.00
08/11	Livingston Manag Settlement 5Zb1M1 CCD ID: 9000237377	3,134.42
08/17	Livingston Manag Settlement Sw15M1 CCD ID: 9000237377	700.14
Total Deposits and Additions		\$8,583.04

CHECKS PAID

CHECK NO.	DESCRIPTION	DATE PAID	AMOUNT
339 ^		08/02	\$896.31
340 ^		08/02	38.86
341 ^		08/03	337.51
342 ^		08/08	130.27
343 ^		08/09	228.52
344 ^		08/09	137.06
345 ^		08/02	1,100.00
347 * ^		08/09	206.24
348 ^		08/22	150.00
349 ^		08/12	473.60
350 ^		08/26	237.52
351 ^		08/26	121.40
352 ^		08/30	36.68
353 ^		08/30	862.30
354 ^		08/29	3,854.18
Total Checks Paid			\$8,810.45

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.

* All of your recent checks may not be on this statement, either because they haven't cleared yet or they were listed on one of your previous statements.

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

ELECTRONIC WITHDRAWALS

DATE	DESCRIPTION	AMOUNT
08/05	ADP Payroll Fees ADP - Fees 2Rixs 1111069 CCD ID: 9659605001	\$58.61
08/11	ADP Eepay/Garnwc Eepay/Garn 9352003832691xs CCD ID: 9333006057	435.99
08/11	ADP Tax/401K Tax/401K R61xs 081216A01 CCD ID: 1223006057	117.97
08/11	ADP Eepay/Garnwc Eepay/Garn 9353003684361xs CCD ID: 9555555505	29.70
08/19	ADP Payroll Fees ADP - Fees 2Rixs 1755079 CCD ID: 9659605001	58.61
08/25	ADP Eepay/Garnwc Eepay/Garn 9323005311491xs CCD ID: 9333006057	435.98
08/25	ADP Tax/401K Tax/401K R61xs 082617A01 CCD ID: 1223006057	117.98
08/25	ADP Eepay/Garnwc Eepay/Garn 4400403637621xs CCD ID: 9555555505	29.70
Total Electronic Withdrawals		\$1,284.54

The monthly service fee of \$12.00 was waived this period because you maintained a minimum daily balance of \$1,500.00 or more.



July 30, 2016 through August 31, 2016
Primary Account: 000000412059300

DAILY ENDING BALANCE

DATE	AMOUNT	DATE	AMOUNT	DATE	AMOUNT
08/02	\$51,354.68	08/11	56,355.71	08/25	55,789.98
08/03	53,305.93	08/12	55,882.11	08/26	55,431.06
08/05	53,247.32	08/17	56,582.25	08/29	51,576.88
08/08	54,008.77	08/19	56,523.64	08/30	50,677.90
08/09	53,804.95	08/22	56,373.64		

SERVICE CHARGE SUMMARY

TRANSACTIONS FOR SERVICE FEE CALCULATION

	NUMBER OF TRANSACTIONS
Checks Paid / Debits	23
Deposits / Credits	6
Deposited Items	0
Transaction Total	29

SERVICE FEE CALCULATION

	AMOUNT
Service Fee	\$12.00
Service Fee Credit	-\$12.00
Net Service Fee	\$0.00
Excessive Transaction Fees (Above 200)	\$0.00
Total Service Fees	\$0.00

CHASE BUSINESS SELECT HIGH YIELD SAVINGS

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000003046731484

SAVINGS SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$20,013.57
Deposits and Additions	1	0.54
Ending Balance	1	\$20,014.11
Annual Percentage Yield Earned This Period		0.03%
Interest Paid This Period		\$0.54
Interest Paid Year-to-Date		\$4.02

Your monthly service fee was waived because you maintained an average savings balance of \$10,000 or more during the statement period.

534condo-ChaseRes-1484

9/18/2016

Bank Reconciliation Report

8/31/2016

3046731484

Posted by: DBO

Balance Per Bank Statement as of 8/31/2016	20,014.11
Reconciled Bank Balance	<u>20,014.11</u>

Balance per GL as of 8/31/2016	20,014.11
Reconciled Balance Per G/L	<u>20,014.11</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
8/30/2016	JE 8489	8.2016 bank activity	0.54	8/31/2016
Total Cleared Other Items			<u>0.54</u>	