

Report Packet

Cover Page

534 West 42nd Street Condo Association

Prepared for

April 2017

Trial Balance

Period = Apr 2017

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
1110-0000	Operating Cash 1	57,300.99	0.00	5,025.53	52,275.46
1130-0000	Savings Cash 1	20,017.59	0.46	0.00	20,018.05
1210-0000	Prepaid Insurance	10,817.64	0.00	0.00	10,817.64
1300-0000	Accounts Receivable	0.19	0.00	0.00	0.19
1620-0000	Equipment	28,039.88	0.00	0.00	28,039.88
1621-0000	Accum. Dep - Equipment	-8,506.00	0.00	0.00	-8,506.00
1720-0000	Building Improvement	5,635.00	5,633.56	0.00	11,268.56
2200-0000	Accounts Payable	-7,684.20	0.00	0.00	-7,684.20
2480-0000	Accrued Expense	-0.15	0.00	0.00	-0.15
2650-0000	Net Payroll	0.00	0.00	0.00	0.00
3800-0000	Retained Earnings	-106,030.91	0.00	0.00	-106,030.91
4500-0000	Rent	-1,144.38	0.00	0.00	-1,144.38
4530-0000	Condo Common Charge	-27,298.77	0.00	8,062.51	-35,361.28
4700-0000	Commercial/Retail rent	-2,059.69	0.00	686.63	-2,746.32
4810-0000	Plus:Prepaid Rent/Maintenance/Common	-0.20	0.00	0.00	-0.20
5720-0000	Interest on Bank Accounts	-1.50	0.00	0.46	-1.96
5800-0000	Late Fee	0.51	0.00	0.00	0.51
6202-0000	Accounting	2,000.00	0.00	0.00	2,000.00
6204-0000	Professional Consultant Fees	50.00	0.00	0.00	50.00
6213-0000	General Building Repairs-Expense	0.00	175.00	0.00	175.00
6215-0000	Building Supplies	66.95	6.53	0.00	73.48
6223-0000	Outside Security Guard	3,854.18	0.00	0.00	3,854.18
6250-0000	Elevator Inspection & Repair	1,230.28	337.51	0.00	1,567.79
6252-0000	Fire Extinguishers	0.00	363.37	0.00	363.37
6257-0000	Sprinkler Sys. & Inspections	0.00	762.13	0.00	762.13
6265-0000	Exterminator	130.27	130.27	0.00	260.54
6267-0000	Locksmith	174.20	0.00	0.00	174.20
6300-0000	Management	3,300.00	1,100.00	0.00	4,400.00
6310-0000	Security Service	3,889.06	132.67	0.00	4,021.73
6312-0000	Security Cameras/Intercom	489.94	0.00	0.00	489.94
6320-0010	Worker's Compensation	234.66	58.22	0.00	292.88
6362-0000	Inspections	545.00	0.00	0.00	545.00
6364-0000	Filing Fees	225.48	0.00	0.00	225.48

Trial Balance

Period = Apr 2017

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
6410-0000	Electricity	2,245.15	742.35	0.00	2,987.50
6420-0000	Gas	6,158.67	2,168.15	0.00	8,326.82
6430-0000	Water & Sewer	734.22	571.01	0.00	1,305.23
6455-0000	Telephone & Internet	1,062.49	364.32	0.00	1,426.81
6460-0000	Service Contract	555.00	0.00	0.00	555.00
7615-0000	Payroll Processing Fees	471.37	117.22	0.00	588.59
7700-0000	Miscellaneous Expense	160.00	0.00	0.00	160.00
7845-0000	Gross Salary	3,046.14	1,015.38	0.00	4,061.52
7850-0000	Payroll Taxes	-10.15	0.00	0.00	-10.15
7851-0000	FICA Expense	233.04	77.68	0.00	310.72
7852-0000	FUTA Expense	18.30	6.10	0.00	24.40
7853-0000	SUTA Expense	49.75	13.20	0.00	62.95
	Total	0.00	13,775.13	13,775.13	0.00

Income Statement

Period = Apr 2017

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4500-0000	Rent	0	0	1,144	3
4530-0000	Condo Common Charge	8,063	92	35,361	90
4700-0000	Commercial/Retail rent	687	8	2,746	7
4810-0000	Plus:Prepaid Rent/Maintenance/Common	0	0	0	0
4990-0000	NET RENT INCOME	<u>8,749</u>	<u>100</u>	<u>39,252</u>	<u>100</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	0	0	2	0
5800-0000	Late Fee	0	0	-1	0
5890-0000	TOTAL OTHER INCOME	<u>0</u>	<u>0</u>	<u>1</u>	<u>0</u>
5990-0000	TOTAL INCOME	<u>8,750</u>	<u>100</u>	<u>39,254</u>	<u>100</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0	0	2,000	5
6204-0000	Professional Consultant Fees	0	0	50	0
6213-0000	General Building Repairs-Expense	175	2	175	0
6215-0000	Building Supplies	7	0	73	0
6223-0000	Outside Security Guard	0	0	3,854	10
6250-0000	Elevator Inspection & Repair	338	4	1,568	4
6252-0000	Fire Extinguishers	363	4	363	1
6257-0000	Sprinkler Sys. & Inspections	762	9	762	2
6265-0000	Exterminator	130	1	261	1
6267-0000	Locksmith	0	0	174	0
6300-0000	Management	1,100	13	4,400	11
6310-0000	Security Service	133	2	4,022	10
6312-0000	Security Cameras/Intercom	0	0	490	1

Income Statement

Period = Apr 2017

Book = Cash

		Period to Date	%	Year to Date	%
6320-0010	Worker's Compensation	58	1	293	1
6362-0000	Inspections	0	0	545	1
6364-0000	Filing Fees	0	0	225	1
6410-0000	Electricity	742	8	2,988	8
6420-0000	Gas	2,168	25	8,327	21
6430-0000	Water & Sewer	571	7	1,305	3
6455-0000	Telephone & Internet	364	4	1,427	4
6460-0000	Service Contract	0	0	555	1
6990-0000	TOTAL DIRECT EXPENSES	6,912	79	33,857	86
7000-0000	GENERAL & ADMINISTRATIVE				
7615-0000	Payroll Processing Fees	117	1	589	1
7700-0000	Miscellaneous Expense	0	0	160	0
7800-0000	PAYROLL EXPENSE				
7845-0000	Gross Salary	1,015	12	4,062	10
7850-0000	Payroll Taxes	0	0	-10	0
7851-0000	FICA Expense	78	1	311	1
7852-0000	FUTA Expense	6	0	24	0
7853-0000	SUTA Expense	13	0	63	0
7890-0000	TOTAL PAYROLL	1,230	14	5,038	13
7990-0000	TOTAL G & A EXPENSE	1,230	14	5,198	13
8990-0000	TOTAL EXPENSES	8,141	93	39,055	99
9090-0000	NET INCOME	608	7	199	1

Statement (12 months)

Period = Jan 2017-Apr 2017

Book = Cash

		Jan 2017		Feb 2017		Mar 2017		Apr 2017		Total
4000-0000	INCOME									
4100-0000	RENT									
4500-0000	Rent	1,144.38		-1,144.38		1,144.38		0.00		1,144.38
4530-0000	Condo Common Charge	5,829.37		8,610.66		12,858.74		8,062.51		35,361.28
4700-0000	Commercial/Retail rent	686.63		686.63		686.43		686.63		2,746.32
4810-0000	Plus:Prepaid Rent/Maintenance/Common	0.00		0.20		0.00		0.00		0.20
4990-0000	NET RENT INCOME	7,660.38		8,153.11		14,689.55		8,749.14		39,252.18
5600-0000	OTHER INCOME									
5720-0000	Interest on Bank Accounts	0.53		0.46		0.51		0.46		1.96
5800-0000	Late Fee	-0.51		0.00		0.00		0.00		-0.51
5890-0000	TOTAL OTHER INCOME	0.02		0.46		0.51		0.46		1.45
5990-0000	TOTAL INCOME	7,660.40		8,153.57		14,690.06		8,749.60		39,253.63
6000-0000	EXPENSES									
6100-0000	DIRECT EXPENSES									
6202-0000	Accounting	2,000.00		0.00		0.00		0.00		2,000.00
6204-0000	Professional Consultant Fees	50.00		0.00		0.00		0.00		50.00
6213-0000	General Building Repairs-Expense	0.00		0.00		0.00		175.00		175.00
6215-0000	Building Supplies	66.95		0.00		0.00		6.53		73.48
6223-0000	Outside Security Guard	0.00		0.00		3,854.18		0.00		3,854.18
6250-0000	Elevator Inspection & Repair	555.26		337.51		337.51		337.51		1,567.79
6252-0000	Fire Extinguishers	0.00		0.00		0.00		363.37		363.37
6257-0000	Sprinkler Sys. & Inspections	0.00		0.00		0.00		762.13		762.13
6265-0000	Exterminator	0.00		130.27		0.00		130.27		260.54
6267-0000	Locksmith	0.00		0.00		174.20		0.00		174.20
6300-0000	Management	1,100.00		1,100.00		1,100.00		1,100.00		4,400.00
6310-0000	Security Service	0.00		0.00		3,889.06		132.67		4,021.73
6312-0000	Security Cameras/Intercom	489.94		0.00		0.00		0.00		489.94

Statement (12 months)

Period = Jan 2017-Apr 2017

Book = Cash

		Jan 2017		Feb 2017		Mar 2017		Apr 2017		Total
6320-0010	Worker's Compensation	118.22		58.22		58.22		58.22		292.88
6362-0000	Inspections	545.00		0.00		0.00		0.00		545.00
6364-0000	Filing Fees	225.48		0.00		0.00		0.00		225.48
6410-0000	Electricity	1,467.40		0.00		777.75		742.35		2,987.50
6420-0000	Gas	3,798.12		0.00		2,360.55		2,168.15		8,326.82
6430-0000	Water & Sewer	734.22		0.00		0.00		571.01		1,305.23
6455-0000	Telephone & Internet	354.42		354.36		353.71		364.32		1,426.81
6460-0000	Service Contract	555.00		0.00		0.00		0.00		555.00
6990-0000	TOTAL DIRECT EXPENSES	12,060.01		1,980.36		12,905.18		6,911.53		33,857.08
7000-0000	GENERAL & ADMINISTRATIVE									
7615-0000	Payroll Processing Fees	236.93		117.22		117.22		117.22		588.59
7700-0000	Miscellaneous Expense	160.00		0.00		0.00		0.00		160.00
7800-0000	PAYROLL EXPENSE									
7845-0000	Gross Salary	1,015.38		1,015.38		1,015.38		1,015.38		4,061.52
7850-0000	Payroll Taxes	0.00		0.00		-10.15		0.00		-10.15
7851-0000	FICA Expense	77.68		77.68		77.68		77.68		310.72
7852-0000	FUTA Expense	6.10		6.10		6.10		6.10		24.40
7853-0000	SUTA Expense	17.26		17.26		15.23		13.20		62.95
7890-0000	TOTAL PAYROLL	1,353.35		1,233.64		1,221.46		1,229.58		5,038.03
7990-0000	TOTAL G & A EXPENSE	1,513.35		1,233.64		1,221.46		1,229.58		5,198.03
8990-0000	TOTAL EXPENSES	13,573.36		3,214.00		14,126.64		8,141.11		39,055.11
9090-0000	NET INCOME	-5,912.96		4,939.57		563.42		608.49		198.52

Balance Sheet

Period = Apr 2017

Book = Cash

		Current Balance
1110-0000	Operating Cash 1	52,275
1130-0000	Savings Cash 1	20,018
1190-0000	TOTAL CASH	72,294
1210-0000	Prepaid Insurance	10,818
1300-0000	Accounts Receivable	0
1600-0000	PROPERTY	
1620-0000	Equipment	28,040
1621-0000	Accum. Dep - Equipment	-8,506
1720-0000	Building Improvement	11,269
1890-0000	TOTAL PROPERTY	41,620
1990-0000	TOTAL ASSETS	113,914
2000-0000	LIABILITIES & CAPITAL	
2100-0000	LIABILITIES	
2200-0000	Accounts Payable	7,684
2300-0000	TAX LIABILITIES	
2480-0000	Accrued Expense	0
2490-0000	TOTAL TAX LIABILITIES	0
2990-0000	TOTAL LIABILITIES	7,684
3000-0000	CAPITAL	
3800-0000	Retained Earnings	106,229
3890-0000	TOTAL CAPITAL	106,229
3990-0000	TOTAL LIABILITIES & CAPITAL	113,914

Cash Flow

Period = Apr 2017

Book = Cash

	Period to Date	%	Year to Date	%
INCOME				
RENT				
Rent	0	0	1,144	3
Condo Common Charge	8,063	92	35,361	90
Commercial/Retail rent	687	8	2,746	7
Plus:Prepaid Rent/Maintenanc...	0	0	0	0
NET RENT INCOME	8,749	100	39,252	100
OTHER INCOME				
Interest on Bank Accounts	0	0	2	0
Late Fee	0	0	-1	0
TOTAL OTHER INCOME	0	0	1	0
TOTAL INCOME	8,750	100	39,254	100
EXPENSES				
DIRECT EXPENSES				
Accounting	0	0	2,000	5
Professional Consultant Fees	0	0	50	0
General Building Repairs-...	175	2	175	0
Building Supplies	7	0	73	0
Outside Security Guard	0	0	3,854	10
Elevator Inspection & Repair	338	4	1,568	4
Fire Extinguishers	363	4	363	1
Sprinkler Sys. & Inspections	762	9	762	2
Exterminator	130	1	261	1
Locksmith	0	0	174	0
Management	1,100	13	4,400	11
Security Service	133	2	4,022	10
Security Cameras/Intercom	0	0	490	1
Worker's Compensation	58	1	293	1
Inspections	0	0	545	1
Filing Fees	0	0	225	1
Electricity	742	8	2,988	8
Gas	2,168	25	8,327	21
Water & Sewer	571	7	1,305	3
Telephone & Internet	364	4	1,427	4
Service Contract	0	0	555	1
TOTAL DIRECT EXP...	6,912	79	33,857	86
GENERAL & ADMINISTRATIVE				
Payroll Processing Fees	117	1	589	1
Miscellaneous Expense	0	0	160	0

Cash Flow

Period = Apr 2017

Book = Cash

	Period to Date	%	Year to Date	%
PAYROLL EXPENSE				
Gross Salary	1,015	12	4,062	10
Payroll Taxes	0	0	-10	0
FICA Expense	78	1	311	1
FUTA Expense	6	0	24	0
SUTA Expense	13	0	63	0
TOTAL PAYROLL	1,230	14	5,038	13
TOTAL G & A EXPENSE	1,230	14	5,198	13
TOTAL EXPENSES	8,141	93	39,055	99
NET INCOME	608	7	199	1
Adjustments				
Building Improvement	-5,634	-64	-11,269	-29
Total Adjustments	-5,634	-64	-11,269	-29
Cash Flow	-5,634	-64	-11,269	-29

Period to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	0	0	0
Operating Cash 1	57,301	52,275	-5,026
Savings Cash 1	20,018	20,018	0
Savings Cash 3	0	0	0
Total Cash	77,319	72,294	-5,025

Year to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	0	0	0
Operating Cash 1	63,347	52,275	-11,072
Savings Cash 1	20,016	20,018	2
Savings Cash 3	0	0	0
Total Cash	83,364	72,294	-11,070

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
1110-0000				Operating Cash 1					57,300.99	= Beginning Balance =
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		0.00	237.07	57,063.92	To Gross up April
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		0.00	60.62	57,003.30	To Gross up April
		04/01/2017		Deposit Total 92			2,288.76		59,292.06	
534condo	534 West 42nd...	04/03/2017	04/2017	Livingston Management Service...	K-43818	426		1,100.00	58,192.06	Management Fee
534condo	534 West 42nd...	04/04/2017	04/2017	Consolidated Edison Company ...	K-44001	427		2,871.16	55,320.90	2/17/17-3/21/17-1672therms
534condo	534 West 42nd...	04/04/2017	04/2017	Consolidated Edison Company ...	K-44002	428		39.34	55,281.56	2/17/17-3/21/17-3therms
		04/04/2017		Deposit Total 93			1,088.76		56,370.32	
		04/07/2017		Deposit Total 122			3,082.86		59,453.18	
534condo	534 West 42nd...	04/07/2017	04/2017	ADP Inc. (adp)	K-44510	4717		58.61	59,394.57	4/7/17
534condo	534 West 42nd...	04/07/2017	04/2017	Artur Ujkaj (v0000081)	K-45407	40717		436.44	58,958.13	
534condo	534 West 42nd...	04/10/2017	04/2017	NYC Water Board (nycwater)	K-44196	429		571.01	58,387.12	12.18.16-3.19.17
534condo	534 West 42nd...	04/11/2017	04/2017	Bargain Plumbing & Heating (b...	K-44274	430		5,633.56	52,753.56	BOILER INSTALL
534condo	534 West 42nd...	04/14/2017	04/2017	APSE Property Services LLC (...)	K-44348	431		175.00	52,578.56	Corrected violation 11392656P
534condo	534 West 42nd...	04/17/2017	04/2017	Livingston Management Service...	K-44361	432		6.53	52,572.03	Fire plan wall sign
		04/17/2017		Deposit Total 94			1,144.38		53,716.41	
534condo	534 West 42nd...	04/19/2017	04/2017	Able Fire Prevention Corp (ablef)	K-44598	433		363.37	53,353.04	Service fee fire ext inspection
534condo	534 West 42nd...	04/19/2017	04/2017	AFA PROTECTIVE SYSTEMS...	K-44599	434		132.67	53,220.37	Fire dept fee
534condo	534 West 42nd...	04/19/2017	04/2017	Assured Environments (assurede)	K-44600	435		130.27	53,090.10	Comprehensive pest protection
534condo	534 West 42nd...	04/19/2017	04/2017	Be Safe Fire Sprinkler LLC (bes...	K-44601	436		762.13	52,327.97	Renewal for monthly inspections for sprinkler ...
534condo	534 West 42nd...	04/19/2017	04/2017	Solid State Elevator Corp (solids)	K-44602	437		337.51	51,990.46	Monthly maintenance April
534condo	534 West 42nd...	04/19/2017	04/2017	Verizon (verizon)	K-44603	438		131.40	51,859.06	4/7/17-5/6/17
534condo	534 West 42nd...	04/19/2017	04/2017	Verizon (verizon)	K-44604	439		232.92	51,626.14	4/1/30-4/30/17
		04/20/2017		Deposit Total 95			1,144.38		52,770.52	
534condo	534 West 42nd...	04/21/2017	04/2017	ADP Inc. (adp)	K-45380	42117		58.61	52,711.91	4/21/17
534condo	534 West 42nd...	04/21/2017	04/2017	Artur Ujkaj (v0000081)	K-45406	42117		436.45	52,275.46	
				Net Change=-5,025.53			8,749.14	13,774.67	52,275.46	= Ending Balance =
1130-0000				Savings Cash 1					20,017.59	= Beginning Balance =
534condo	534 West 42nd...	04/28/2017	04/2017	4.2017 bank	J-9608		0.46	0.00	20,018.05	4.2017 bank
				Net Change=0.46			0.46	0.00	20,018.05	= Ending Balance =
1210-0000				Prepaid Insurance					10,817.64	= Beginning Balance =
				Net Change=0.00			0.00	0.00	10,817.64	= Ending Balance =
1300-0000				Accounts Receivable					0.19	= Beginning Balance =
				Net Change=0.00			0.00	0.00	0.19	= Ending Balance =

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
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					-8,506.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-8,506.00 = Ending Balance =	
1720-0000				Building Improvement					5,635.00 = Beginning Balance =	
534condo	534 West 42nd...	04/11/2017	04/2017	Bargain Plumbing & Heating (b...	K-44274	430	5,633.56	0.00	11,268.56	BOILER INSTALL
				Net Change=5,633.56			5,633.56	0.00	11,268.56 = Ending Balance =	
2200-0000				Accounts Payable					-7,684.20 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-7,684.20 = Ending Balance =	
2480-0000				Accrued Expense					-0.15 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-0.15 = Ending Balance =	
2650-0000				Net Payroll					0.00 = Beginning Balance =	
534condo	534 West 42nd...	04/07/2017	04/2017	Artur Ujkaj (v0000081)	K-45407	40717	436.44	0.00	436.44	
534condo	534 West 42nd...	04/21/2017	04/2017	Artur Ujkaj (v0000081)	K-45406	42117	436.45	0.00	872.89	
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		0.00	872.89	0.00	To Gross up April
				Net Change=0.00			872.89	872.89	0.00 = Ending Balance =	
3800-0000				Retained Earnings					-106,030.91 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-106,030.91 = Ending Balance =	
4500-0000				Rent					-1,144.38 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	-1,144.38 = Ending Balance =	
4530-0000				Condo Common Charge					-27,298.77 = Beginning Balance =	
534condo	534 West 42nd...	04/01/2017	04/2017	Riccardi (t0000176)	R-92693	:ACH...	0.00	1,144.38	-28,443.15	Pre-Authorized Payment
534condo	534 West 42nd...	04/01/2017	04/2017	Khaneja (t0001082)	R-92694	:ACH...	0.00	1,144.38	-29,587.53	Pre-Authorized Payment
534condo	534 West 42nd...	04/04/2017	04/2017	Trubitt (t0000174)	R-92877	:ACH...	0.00	1,088.76	-30,676.29	EFT Payment One Time EFT Receipt
534condo	534 West 42nd...	04/04/2017	04/2017	Simon (t0000180)	R-93127	00001123	0.00	2,396.23	-33,072.52	:CHECKscan Payment - April 2017 Common...
534condo	534 West 42nd...	04/17/2017	04/2017	Samuels (t0000177)	R-93335	:AC...	0.00	1,144.38	-34,216.90	Online Payment - EFT Payment Paid by roo...
534condo	534 West 42nd...	04/20/2017	04/2017	Younge (t0000178)	R-93469	:AC...	0.00	1,144.38	-35,361.28	Online Payment - EFT Payment.
				Net Change=-8,062.51			0.00	8,062.51	-35,361.28 = Ending Balance =	
4700-0000				Commercial/Retail rent					-2,059.69 = Beginning Balance =	

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
534condo	534 West 42nd...	04/04/2017	04/2017	Praveen Gulati (t0000760)	R-93129	006089	0.00	0.20	-2,059.89	:CHECKscan Payment
534condo	534 West 42nd...	04/04/2017	04/2017	Praveen Gulati (t0000760)	R-93129	006089	0.00	686.43	-2,746.32	:CHECKscan Payment
				Net Change=-686.63			0.00	686.63	-2,746.32	= Ending Balance =
4810-0000				Plus:Prepaid Rent/Maintenanc...					-0.20	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-0.20	= Ending Balance =
5720-0000				Interest on Bank Accounts					-1.50	= Beginning Balance =
534condo	534 West 42nd...	04/28/2017	04/2017	4.2017 bank	J-9608		0.00	0.46	-1.96	4.2017 bank
				Net Change=-0.46			0.00	0.46	-1.96	= Ending Balance =
5800-0000				Late Fee					0.51	= Beginning Balance =
				Net Change=0.00			0.00	0.00	0.51	= Ending Balance =
6202-0000				Accounting					2,000.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	2,000.00	= Ending Balance =
6204-0000				Professional Consultant Fees					50.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	50.00	= Ending Balance =
6213-0000				General Building Repairs-Expense					0.00	= Beginning Balance =
534condo	534 West 42nd...	04/14/2017	04/2017	APSE Property Services LLC (...)	K-44348	431	175.00	0.00	175.00	Corrected violation 11392656P
				Net Change=175.00			175.00	0.00	175.00	= Ending Balance =
6215-0000				Building Supplies					66.95	= Beginning Balance =
534condo	534 West 42nd...	04/17/2017	04/2017	Livingston Management Service...	K-44361	432	6.53	0.00	73.48	Fire plan wall sign
				Net Change=6.53			6.53	0.00	73.48	= Ending Balance =
6223-0000				Outside Security Guard					3,854.18	= Beginning Balance =
				Net Change=0.00			0.00	0.00	3,854.18	= Ending Balance =
6250-0000				Elevator Inspection & Repair					1,230.28	= Beginning Balance =
534condo	534 West 42nd...	04/19/2017	04/2017	Solid State Elevator Corp (solids)	K-44602	437	337.51	0.00	1,567.79	Monthly maintenance April
				Net Change=337.51			337.51	0.00	1,567.79	= Ending Balance =
6252-0000				Fire Extinguishers					0.00	= Beginning Balance =
534condo	534 West 42nd...	04/19/2017	04/2017	Able Fire Prevention Corp (ablef)	K-44598	433	363.37	0.00	363.37	Service fee fire ext inspection
				Net Change=363.37			363.37	0.00	363.37	= Ending Balance =

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6257-0000				Sprinkler Sys. & Inspections					0.00 = Beginning Balance =	
534condo	534 West 42nd...	04/19/2017	04/2017	Be Safe Fire Sprinkler LLC (bes...	K-44601	436	762.13	0.00	762.13	Renewal for monthly inspections for sprinkler ...
				Net Change=762.13			762.13	0.00	762.13 = Ending Balance =	
6265-0000				Exterminator					130.27 = Beginning Balance =	
534condo	534 West 42nd...	04/19/2017	04/2017	Assured Environments (assuredede)	K-44600	435	130.27	0.00	260.54	Comprehensive pest protection
				Net Change=130.27			130.27	0.00	260.54 = Ending Balance =	
6267-0000				Locksmith					174.20 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	174.20 = Ending Balance =	
6300-0000				Management					3,300.00 = Beginning Balance =	
534condo	534 West 42nd...	04/03/2017	04/2017	Livingston Management Service...	K-43818	426	1,100.00	0.00	4,400.00	Management Fee
				Net Change=1,100.00			1,100.00	0.00	4,400.00 = Ending Balance =	
6310-0000				Security Service					3,889.06 = Beginning Balance =	
534condo	534 West 42nd...	04/19/2017	04/2017	AFA PROTECTIVE SYSTEMS...	K-44599	434	132.67	0.00	4,021.73	Fire dept fee
				Net Change=132.67			132.67	0.00	4,021.73 = Ending Balance =	
6312-0000				Security Cameras/Intercom					489.94 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	489.94 = Ending Balance =	
6320-0010				Worker's Compensation					234.66 = Beginning Balance =	
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		0.00	2.40	232.26	To Gross up April
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		60.62	0.00	292.88	To Gross up April
				Net Change=58.22			60.62	2.40	292.88 = Ending Balance =	
6362-0000				Inspections					545.00 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	545.00 = Ending Balance =	
6364-0000				Filing Fees					225.48 = Beginning Balance =	
				Net Change=0.00			0.00	0.00	225.48 = Ending Balance =	
6410-0000				Electricity					2,245.15 = Beginning Balance =	
534condo	534 West 42nd...	04/04/2017	04/2017	Consolidated Edison Company ...	K-44001	427	742.35	0.00	2,987.50	2/17/17-3/21/17-4240kwh
				Net Change=742.35			742.35	0.00	2,987.50 = Ending Balance =	

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6420-0000				Gas					6,158.67	= Beginning Balance =
534condo	534 West 42nd...	04/04/2017	04/2017	Consolidated Edison Company ...	K-44001	427	2,128.81	0.00	8,287.48	2/17/17-3/21/17-1672therms
534condo	534 West 42nd...	04/04/2017	04/2017	Consolidated Edison Company ...	K-44002	428	39.34	0.00	8,326.82	2/17/17-3/21/17-3therms
				Net Change=2,168.15			2,168.15	0.00	8,326.82	= Ending Balance =
6430-0000				Water & Sewer					734.22	= Beginning Balance =
534condo	534 West 42nd...	04/10/2017	04/2017	NYC Water Board (nycwater)	K-44196	429	571.01	0.00	1,305.23	12.18.16-3.19.17
				Net Change=571.01			571.01	0.00	1,305.23	= Ending Balance =
6455-0000				Telephone & Internet					1,062.49	= Beginning Balance =
534condo	534 West 42nd...	04/19/2017	04/2017	Verizon (verizon)	K-44603	438	131.40	0.00	1,193.89	4/7/17-5/6/17
534condo	534 West 42nd...	04/19/2017	04/2017	Verizon (verizon)	K-44604	439	232.92	0.00	1,426.81	4/1/30-4/30/17
				Net Change=364.32			364.32	0.00	1,426.81	= Ending Balance =
6460-0000				Service Contract					555.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	555.00	= Ending Balance =
7615-0000				Payroll Processing Fees					471.37	= Beginning Balance =
534condo	534 West 42nd...	04/07/2017	04/2017	ADP Inc. (adp)	K-44510	4717	58.61	0.00	529.98	4/7/17
534condo	534 West 42nd...	04/21/2017	04/2017	ADP Inc. (adp)	K-45380	42117	58.61	0.00	588.59	4/21/17
				Net Change=117.22			117.22	0.00	588.59	= Ending Balance =
7700-0000				Miscellaneous Expense					160.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	160.00	= Ending Balance =
7845-0000				Gross Salary					3,046.14	= Beginning Balance =
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		1,015.38	0.00	4,061.52	To Gross up April
				Net Change=1,015.38			1,015.38	0.00	4,061.52	= Ending Balance =
7850-0000				Payroll Taxes					-10.15	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-10.15	= Ending Balance =
7851-0000				FICA Expense					233.04	= Beginning Balance =
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		77.68	0.00	310.72	To Gross up April
				Net Change=77.68			77.68	0.00	310.72	= Ending Balance =
7852-0000				FUTA Expense					18.30	= Beginning Balance =
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		6.10	0.00	24.40	To Gross up April

General Ledger

Period = Apr 2017

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
				Net Change=6.10			6.10	0.00	24.40	= Ending Balance =
7853-0000				SUTA Expense					49.75	= Beginning Balance =
534condo	534 West 42nd...	04/30/2017	04/2017	To Gross up April	J-9592		13.20	0.00	62.95	To Gross up April
				Net Change=13.20			13.20	0.00	62.95	= Ending Balance =
							23,399.56	23,399.56		

534 West 42nd Street Condo Association (534condo)

Receipt Register

For Period = Apr 2017

Control	Batch	Period	Date	Person	Property	Cash Acct	Account	Amount	Reference	Check #	Notes
R-92693	12694	04/2017	4/1/2017	Riccardi(10000176)	534condo	1110-0000		1,144.38		:ACH-14980	Pre-Authorized Payment
R-92694	12694	04/2017	4/1/2017	Khaneja(10001082)	534condo	1110-0000		1,144.38		:ACH-14981	Pre-Authorized Payment
R-92877	12734	04/2017	4/4/2017	Trubitt(10000174)	534condo	1110-0000		1,088.76		:ACH-15152	EFT Payment One Time EFT Receipt
R-93127	12791	04/2017	4/4/2017	Simon(10000180)	534condo	1110-0000		2,396.23		00001123	:CHECKscan Payment - April 2017 Common Charge
R-93129	12791	04/2017	4/4/2017	Praveen Gulati(10000760)	534condo	1110-0000		686.63		006089	:CHECKscan Payment
R-93335	12860	04/2017	4/17/2017	Samuels(10000177)	534condo	1110-0000		1,144.38		:ACH-WEB	Online Payment - EFT Payment Paid by roommate AdamHausman (r0000142)
R-93469	12884	04/2017	4/20/2017	Younge(10000178)	534condo	1110-0000		1,144.38		:ACH-WEB	Online Payment - EFT Payment.
Total								8,749.14			

534 West 42nd Street Condo Association (534condo)

Check Register

For Period = Apr 2017

Control	Batch	Period	Date	Person	Property	Account	Amount	Reference	Notes
K-43818	20059	04/2017	4/3/2017	Livingston Management Services, LLC (living	534condo	6300-0000 Management	1,100.00	426	Management Fee
K-44001	20109	04/2017	4/4/2017	Consolidated Edison Company of N.Y. Inc. (	534condo	6410-0000 Electricity	742.35	427	2/17/17-3/21/17-4240kwh
					534condo	6420-0000 Gas	2,128.81	427	2/17/17-3/21/17-1672therms
K-44002	20109	04/2017	4/4/2017	Consolidated Edison Company of N.Y. Inc. (	534condo	6420-0000 Gas	39.34	428	2/17/17-3/21/17-3therms
K-44196	20150	04/2017	4/10/2017	NYC Water Board (nycwater)	534condo	6430-0000 Water & Sewer	571.01	429	12.18.16-3.19.17
K-44274	20168	04/2017	4/11/2017	Bargain Plumbing & Heating (bargain)	534condo	1720-0000 Building Improvement	5,633.56	430	BOILER INSTALL
K-44348	20185	04/2017	4/14/2017	APSE Property Services LLC (apseprop)	534condo	6213-0000 General Building Repairs-Expense	175.00	431	Corrected violation 11392656P
K-44361	20191	04/2017	4/17/2017	Livingston Management Services, LLC (living	534condo	6215-0000 Building Supplies	6.53	432	Fire plan wall sign
K-44510		04/2017	4/7/2017	ADP Inc. (adp)	534condo	7615-0000 Payroll Processing Fees	58.61	4717	4/7/17
K-44598	20205	04/2017	4/19/2017	Able Fire Prevention Corp (ablef)	534condo	6252-0000 Fire Extinguishers	363.37	433	Service fee fire ext inspection
K-44599	20205	04/2017	4/19/2017	AFA PROTECTIVE SYSTEMS, INC. (afa)	534condo	6310-0000 Security Service	132.67	434	Fire dept fee
K-44600	20205	04/2017	4/19/2017	Assured Environments (assurede)	534condo	6265-0000 Exterminator	130.27	435	Comprehensive pest protection
K-44601	20205	04/2017	4/19/2017	Be Safe Fire Sprinkler LLC (besafefire)	534condo	6257-0000 Sprinkler Sys. & Inspections	762.13	436	Renewal for monthly inspections for sprinkler and standpipe system
K-44602	20205	04/2017	4/19/2017	Solid State Elevator Corp (solids)	534condo	6250-0000 Elevator Inspection & Repair	337.51	437	Monthly maintenance April
K-44603	20205	04/2017	4/19/2017	Verizon (verizon)	534condo	6455-0000 Telephone & Internet	131.40	438	4/7/17-5/6/17
K-44604	20205	04/2017	4/19/2017	Verizon (verizon)	534condo	6455-0000 Telephone & Internet	232.92	439	4/1/30-4/30/17
K-45380		04/2017	4/21/2017	ADP Inc. (adp)	534condo	7615-0000 Payroll Processing Fees	58.61	42117	4/21/17
K-45406		04/2017	4/21/2017	Artur Ujkaj (v0000081)	534condo	2650-0000 Net Payroll	436.45	42117	
K-45407		04/2017	4/7/2017	Artur Ujkaj (v0000081)	534condo	2650-0000 Net Payroll	436.44	40717	
Total							13,476.98		

Aged Receivables

534 West 42nd Street Condo Association (534condo)

Month Year = 04/2017

Property	Unit	Resident	Name	Total Unpaid Charges	0-30 days	31-60 days	61-90 days	Over 90 days	Prepays	Balance
534condo	5	t0000177	Yaneeke Samuels	3,433.14	1,144.38	1,144.38	1,144.38	0.00	0.00	3,433.14
534condo	7	t0000179	Tiiu Kuik	2,833.14	1,144.38	1,144.38	0.00	544.38	0.00	2,833.14
534condo	RETAIL	t0000760	Chicago Land Oil Company LLC Praveen Gulati	0.20	0.20	0.00	0.00	0.00	-0.20	0.00
534condo				6,266.48	2,288.96	2,288.76	1,144.38	544.38	-0.20	6,266.28

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 07/04/2017

Month Year = 04/2017

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	t0001082	Dr. Amit Khaneja	0.00	common	1,144.38	0.00	0.00	01/01/2017	12/31/2099		0.00
						Total	1,144.38						
4	1br	0.00	t0000176	John Riccardi	0.00	common	1,144.38	0.00	0.00	05/01/2013			0.00
						Total	1,144.38						
5	1br	0.00	t0000177	Yaneeke Samuels	0.00	common	1,144.38	0.00	0.00	01/01/2013			3,433.14
						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			2,833.14
						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				6,266.28
Summary Groups					Square Footage	Market Rent	Actual Rent	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	8.00	100.00	0.00	6,266.28
Future Residents/Applicants					0.00	0.00	0.00	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	6,266.28

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 07/04/2017

Month Year = 04/2017

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										

AD
C/30

534condo-ChaseChk-9300

5/24/2017

Bank Reconciliation Report

4/30/2017

412059300

Posted by: torig on 5/24/2017

Balance Per Bank Statement as of 4/30/2017

58,873.79 w

Outstanding Checks

Check Date	Check Number	Payee	Amount
4/11/2017	430	bargain - Bargain Plumbing & Heating	5,633.56
4/19/2017	434	afa - AFA PROTECTIVE SYSTEMS, INC.	132.67
4/19/2017	435	assured - Assured Environments	130.27
4/19/2017	437	solids - Solid State Elevator Corp	337.51
4/19/2017	438	verizon - Verizon	131.40
4/19/2017	439	verizon - Verizon	232.92

Less:	Outstanding Checks	6,598.33
	Reconciled Bank Balance	52,275.46

Balance per GL as of 4/30/2017

52,275.46

Reconciled Balance Per G/L

52,275.46 T/B

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

0.00

534condo-ChaseChk-9300

5/24/2017

Bank Reconciliation Report**4/30/2017****412059300****Posted by: torig on 5/24/2017****Cleared Items:****Cleared Checks**

Date	Tran #	Notes	Amount	Date Cleared
3/21/2017	422	solids - Solid State Elevator Corp	337.51	4/30/2017
4/3/2017	426	livingst - Livingston Management Services, LLC	1,100.00	4/30/2017
4/4/2017	427	conediso - Consolidated Edison Company of N.Y. Inc.	2,871.16	4/30/2017
4/4/2017	428	conediso - Consolidated Edison Company of N.Y. Inc.	39.34	4/30/2017
4/7/2017	4717	adp - ADP Inc.	58.61	4/30/2017
4/7/2017	40717	v0000081 - Artur Ujkaj	436.44	4/30/2017
4/10/2017	429	nycwater - NYC Water Board	571.01	4/30/2017
4/14/2017	431	apseprop - APSE Property Services LLC	175.00	4/30/2017
4/17/2017	432	livingst - Livingston Management Services, LLC	6.53	4/30/2017
4/19/2017	433	ablef - Able Fire Prevention Corp	363.37	4/30/2017
4/19/2017	436	besafefire - Be Safe Fire Sprinkler LLC	762.13	4/30/2017
4/21/2017	42117	adp - ADP Inc.	58.61	4/30/2017
4/21/2017	42117	v0000081 - Artur Ujkaj	436.45	4/30/2017
Total Cleared Checks			7,216.16	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
4/1/2017	92	:ACH Deposit	2,288.76	4/30/2017
4/4/2017	93	:ACH Deposit	1,088.76	4/30/2017
4/7/2017	122	:CHECKscan Deposit	3,082.86	4/30/2017
4/17/2017	94	:ACH Deposit	1,144.38	4/30/2017
4/20/2017	95	:ACH Deposit	1,144.38	4/30/2017
Total Cleared Deposits			8,749.14	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
4/30/2017	JE 9592	To Gross up April	-297.69	4/30/2017
Total Cleared Other Items			-297.69	



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

April 01, 2017 through April 28, 2017
Primary Account: **000000412059300**

00068445 1 AV 00.373

00068445 DRE 802 141 11917 NNNNNNNNNN T 1 000000000 62 0000 T182235 P8460
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**



12060010740000244290001000000000

CONSOLIDATED BALANCE SUMMARY

ASSETS

Checking & Savings	ACCOUNT	BEGINNING BALANCE THIS PERIOD	ENDING BALANCE THIS PERIOD
Chase Total Business Checking	000000412059300	\$57,638.50	\$58,873.79
Chase Business Select High Yield Savings	000003046731484	20,017.59	20,018.05
Total		\$77,656.09	\$78,891.84
TOTAL ASSETS		\$77,656.09	\$78,891.84

All Summary Balances shown are as of April 28, 2017 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		\$57,638.50
Deposits and Additions	5	8,749.14
Checks Paid	9	-6,226.05
Electronic Withdrawals	8	-1,287.80
Ending Balance	22	\$58,873.79

DEPOSITS AND ADDITIONS

DATE	DESCRIPTION	AMOUNT
04/03	Livingston Manag Settlement R2Z812 CCD ID: 9000237377	\$2,288.76
04/05	Livingston Manag Settlement Rp6V12 CCD ID: 9000237377	1,088.76
04/11	Livingston Manag Settlement Mlf622 CCD ID: 9000237377	3,082.86
04/18	Livingston Manag Settlement Hr9C22 CCD ID: 9000237377	1,144.38
04/24	Livingston Manag Settlement Kdzf22 CCD ID: 9000237377	1,144.38
Total Deposits and Additions		\$8,749.14

CHECKS PAID

CHECK NO.	DESCRIPTION	DATE PAID	AMOUNT
422 ^		04/05	\$337.51
426 * ^		04/03	1,100.00
427 ^		04/06	2,871.16
428 ^		04/06	39.34
429 ^		04/18	571.01
431 * ^		04/18	175.00
432 ^		04/25	6.53
433 ^		04/28	363.37
436 * ^		04/28	762.13
Total Checks Paid			\$6,226.05

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
04/06	ADP Wage Pay Wage Pay 679047983368lxs CCD ID: 9333006057	\$436.44
04/06	ADP Tax ADP Tax R6lxs 040707A01 CCD ID: 1223006057	118.54
04/06	ADP Pay-By-Pay Pay-By-Pay 497543093873lxs CCD ID: 9555555505	30.31
04/14	ADP Payroll Fees ADP - Fees 2Rixs 8009700 CCD ID: 9659605001	58.61
04/20	ADP Wage Pay Wage Pay 633064339343lxs CCD ID: 9333006057	436.45
04/20	ADP Tax ADP Tax R6lxs 042108A01 CCD ID: 1223006057	118.53
04/20	ADP Pay-By-Pay Pay-By-Pay 935602919276lxs CCD ID: 9555555505	30.31
04/28	ADP Payroll Fees ADP - Fees 2Rixs 1111346 CCD ID: 9659605001	58.61
Total Electronic Withdrawals		\$1,287.80

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

DAILY ENDING BALANCE

DATE	AMOUNT
04/03	\$58,827.26
04/05	59,578.51
04/06	56,082.72



April 01, 2017 through April 28, 2017
Primary Account: 000000412059300

DAILY ENDING BALANCE *(continued)*

DATE	AMOUNT
04/11	59,165.58
04/14	59,106.97
04/18	59,505.34
04/20	58,920.05
04/24	60,064.43
04/25	60,057.90
04/28	58,873.79

SERVICE CHARGE SUMMARY

TRANSACTIONS FOR SERVICE FEE CALCULATION	NUMBER OF TRANSACTIONS
Checks Paid / Debits	17
Deposits / Credits	5
Deposited Items	0
Transaction Total	22

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		\$20,017.59
Deposits and Additions	1	0.46
Ending Balance	1	\$20,018.05
Annual Percentage Yield Earned This Period		0.03%
Interest Paid This Period		\$0.46
Interest Paid Year-to-Date		\$1.96

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



120600107400024429000200000000



April 01, 2017 through April 28, 2017
Primary Account: 000000412059300

TRANSACTION DETAIL

DATE	DESCRIPTION	AMOUNT	BALANCE
	Beginning Balance		\$20,017.59
04/28	Interest Payment	0.46	20,018.05
	Ending Balance		\$20,018.05

You earned a higher interest rate on your Chase Business Select High Yield Savings account during this statement period because you had a qualifying Chase Total Business Checking account.

30 deposited items are provided with your account each month. There is a \$0.20 fee for each additional deposited item.

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



JPMorgan Chase Bank, N.A. Member FDIC

534condo-ChaseRes-1484

5/24/2017

Bank Reconciliation Report

4/30/2017

3046731484

Posted by: torig on 5/24/2017

Balance Per Bank Statement as of 4/30/2017	20,018.05
Reconciled Bank Balance	<u>20,018.05</u>

Balance per GL as of 4/30/2017	20,018.05
Reconciled Balance Per G/L	<u>20,018.05</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
4/28/2017	JE 9608	4.2017 bank	0.46	4/30/2017
Total Cleared Other Items			<u>0.46</u>	