

Report Packet
Cover Page

Prepared for

**534 West 42nd Street
April 2023**

Trial Balance

Period = Apr 2023

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
1110-0000	Operating Cash 1	17,911.46	0.00	18,440.96	-529.50
1130-0000	Savings Cash 1	44.35	0.00	0.00	44.35
1135-0000	Savings Cash 2	44,301.44	0.00	0.00	44,301.44
1620-0000	Equipment	28,039.88	0.00	0.00	28,039.88
1621-0000	Accum. Dep - Equipment	-2,898.00	0.00	0.00	-2,898.00
1720-0000	Building Improvement	11,268.56	0.00	0.00	11,268.56
2150-0000	Loans & Exchange	-22,500.00	20,000.00	0.00	-2,500.00
2245-0000	Insurance Proceed-Prop. Damage	-8,485.99	0.00	0.00	-8,485.99
2650-0000	Net Payroll	0.00	0.00	0.00	0.00
3800-0000	Retained Earnings	-92,492.69	0.00	0.00	-92,492.69
4530-0000	Condo Common Charge	-27,892.82	0.00	9,143.94	-37,036.76
4620-0000	Special Assessment	-2,837.08	0.00	5,753.95	-8,591.03
4700-0000	Commercial/Retail rent	-2,059.89	0.00	686.63	-2,746.52
4810-0000	Plus:Prepaid Rent/Maintenance/Common	-2,143.95	2,153.88	0.00	9.93
5720-0000	Interest on Bank Accounts	-0.39	0.00	0.00	-0.39
6202-0000	Accounting	4,500.00	0.00	0.00	4,500.00
6213-0000	General Building Repairs-Expense	1,601.71	1,388.16	0.00	2,989.87
6235-0000	Plumbing Repair	8,129.56	0.00	1,388.16	6,741.40
6249-0000	Elevator Contract	743.08	0.00	0.00	743.08
6250-0000	Elevator Inspection & Repair	1,494.59	4,466.24	0.00	5,960.83
6256-0000	Fire Alarm Inspection	5,241.42	0.00	0.00	5,241.42
6257-0000	Sprinkler Sys. & Inspections	1,660.00	0.00	0.00	1,660.00
6258-0000	Fire Monitoring Contract	3,932.46	192.63	0.00	4,125.09
6300-0000	Management	2,250.00	750.00	0.00	3,000.00
6320-0010	Worker's Compensation	235.50	57.00	0.00	292.50
6364-0000	Filing Fees	100.75	119.90	0.00	220.65
6365-0000	Fines	0.00	25.00	0.00	25.00
6410-0000	Electricity	2,230.18	976.52	0.00	3,206.70
6417-0000	Cable & Internet	1,601.67	529.43	0.00	2,131.10
6420-0000	Gas	7,598.28	3,486.46	0.00	11,084.74
7610-0000	Legal - General	8,293.00	0.00	0.00	8,293.00
7612-0000	Consulting	400.00	0.00	0.00	400.00
7615-0000	Payroll Processing Fees	519.22	147.94	0.00	667.16

Trial Balance

Period = Apr 2023

Book = Cash

		Forward Balance	Debit	Credit	Ending Balance
7630-0000	Bank Charges Expense	269.00	0.00	0.00	269.00
7700-0000	Miscellaneous Expense	150.00	0.00	0.00	150.00
7827-0000	Salary-Doorman	4,852.02	0.00	0.00	4,852.02
7845-0000	Gross Salary Office	3,553.83	1,015.38	0.00	4,569.21
7851-0000	FICA Expense	271.88	77.68	0.00	349.56
7852-0000	FUTA Expense	21.35	6.10	0.00	27.45
7853-0000	SUTA Expense	95.62	21.32	0.00	116.94
	Total	0.00	35,413.64	35,413.64	0.00

Income Statement

Period = Apr 2023

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4530-0000	Condo Common Charge	9,143.94	68.08	37,036.76	76.58
4620-0000	Special Assessment	5,753.95	42.84	8,591.03	17.76
4700-0000	Commercial/Retail rent	686.63	5.11	2,746.52	5.68
4810-0000	Plus:Prepaid Rent/Maintenance/Common	-2,153.88	-16.04	-9.93	-0.02
4990-0000	NET RENT INCOME	<u>13,430.64</u>	<u>100.00</u>	<u>48,364.38</u>	<u>100.00</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	0.00	0.00	0.39	0.00
5890-0000	TOTAL OTHER INCOME	<u>0.00</u>	<u>0.00</u>	<u>0.39</u>	<u>0.00</u>
5990-0000	TOTAL INCOME	<u>13,430.64</u>	<u>100.00</u>	<u>48,364.77</u>	<u>100.00</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0.00	0.00	4,500.00	9.30
6213-0000	General Building Repairs-Expense	1,388.16	10.34	2,989.87	6.18
6235-0000	Plumbing Repair	-1,388.16	-10.34	6,741.40	13.94
6249-0000	Elevator Contract	0.00	0.00	743.08	1.54
6250-0000	Elevator Inspection & Repair	4,466.24	33.25	5,960.83	12.32
6256-0000	Fire Alarm Inspection	0.00	0.00	5,241.42	10.84
6257-0000	Sprinkler Sys. & Inspections	0.00	0.00	1,660.00	3.43
6258-0000	Fire Monitoring Contract	192.63	1.43	4,125.09	8.53
6300-0000	Management	750.00	5.58	3,000.00	6.20
6320-0010	Worker's Compensation	57.00	0.42	292.50	0.60
6364-0000	Filing Fees	119.90	0.89	220.65	0.46
6365-0000	Fines	25.00	0.19	25.00	0.05
6410-0000	Electricity	976.52	7.27	3,206.70	6.63
6417-0000	Cable & Internet	529.43	3.94	2,131.10	4.41

Income Statement

Period = Apr 2023

Book = Cash

		Period to Date	%	Year to Date	%
6420-0000	Gas	3,486.46	25.96	11,084.74	22.92
6990-0000	TOTAL DIRECT EXPENSES	<u>10,603.18</u>	<u>78.95</u>	<u>51,922.38</u>	<u>107.36</u>
7000-0000	GENERAL & ADMINISTRATIVE				
7610-0000	Legal - General	0.00	0.00	8,293.00	17.15
7612-0000	Consulting	0.00	0.00	400.00	0.83
7615-0000	Payroll Processing Fees	147.94	1.10	667.16	1.38
7630-0000	Bank Charges Expense	0.00	0.00	269.00	0.56
7700-0000	Miscellaneous Expense	0.00	0.00	150.00	0.31
7800-0000	PAYROLL EXPENSE				
7827-0000	Salary-Doorman	0.00	0.00	4,852.02	10.03
7845-0000	Gross Salary Office	1,015.38	7.56	4,569.21	9.45
7851-0000	FICA Expense	77.68	0.58	349.56	0.72
7852-0000	FUTA Expense	6.10	0.05	27.45	0.06
7853-0000	SUTA Expense	21.32	0.16	116.94	0.24
7890-0000	TOTAL PAYROLL	<u>1,268.42</u>	<u>9.44</u>	<u>10,582.34</u>	<u>21.88</u>
7990-0000	TOTAL G & A EXPENSE	<u>1,268.42</u>	<u>9.44</u>	<u>19,694.34</u>	<u>40.72</u>
8990-0000	TOTAL EXPENSES	<u>11,871.60</u>	<u>88.39</u>	<u>71,616.72</u>	<u>148.08</u>
9090-0000	NET INCOME	<u>1,559.04</u>	<u>11.61</u>	<u>-23,251.95</u>	<u>-48.08</u>

Statement (12 months)

Period = Jan 2023-Apr 2023

Book = Cash

		Jan 2023	Feb 2023	Mar 2023	Apr 2023	Total
4000-0000	INCOME					
4100-0000	RENT					
4530-0000	Condo Common Charge	9,263.13	9,367.18	9,262.51	9,143.94	37,036.76
4620-0000	Special Assessment	0.00	0.00	2,837.08	5,753.95	8,591.03
4700-0000	Commercial/Retail rent	686.63	686.63	686.63	686.63	2,746.52
4810-0000	Plus:Prepaid Rent/Maintenance/Common	1,144.38	-195.43	1,195.00	-2,153.88	-9.93
4990-0000	NET RENT INCOME	<u>11,094.14</u>	<u>9,858.38</u>	<u>13,981.22</u>	<u>13,430.64</u>	<u>48,364.38</u>
5600-0000	OTHER INCOME					
5720-0000	Interest on Bank Accounts	0.17	0.15	0.07	0.00	0.39
5890-0000	TOTAL OTHER INCOME	<u>0.17</u>	<u>0.15</u>	<u>0.07</u>	<u>0.00</u>	<u>0.39</u>
5990-0000	TOTAL INCOME	<u>11,094.31</u>	<u>9,858.53</u>	<u>13,981.29</u>	<u>13,430.64</u>	<u>48,364.77</u>
6000-0000	EXPENSES					
6100-0000	DIRECT EXPENSES					
6202-0000	Accounting	2,000.00	2,500.00	0.00	0.00	4,500.00
6213-0000	General Building Repairs-Expense	0.00	700.00	901.71	1,388.16	2,989.87
6235-0000	Plumbing Repair	0.00	1,140.00	6,989.56	-1,388.16	6,741.40
6249-0000	Elevator Contract	0.00	0.00	743.08	0.00	743.08
6250-0000	Elevator Inspection & Repair	0.00	138.27	1,356.32	4,466.24	5,960.83
6256-0000	Fire Alarm Inspection	0.00	0.00	5,241.42	0.00	5,241.42
6257-0000	Sprinkler Sys. & Inspections	0.00	0.00	1,660.00	0.00	1,660.00
6258-0000	Fire Monitoring Contract	0.00	3,932.46	0.00	192.63	4,125.09
6300-0000	Management	750.00	750.00	750.00	750.00	3,000.00
6320-0010	Worker's Compensation	117.00	57.00	61.50	57.00	292.50
6364-0000	Filing Fees	0.00	99.00	1.75	119.90	220.65
6365-0000	Fines	0.00	0.00	0.00	25.00	25.00
6410-0000	Electricity	203.26	981.76	1,045.16	976.52	3,206.70
6417-0000	Cable & Internet	528.31	544.18	529.18	529.43	2,131.10

Statement (12 months)

Period = Jan 2023-Apr 2023

Book = Cash

		Jan 2023	Feb 2023	Mar 2023	Apr 2023	Total
6420-0000	Gas	41.97	3,903.25	3,653.06	3,486.46	11,084.74
6990-0000	TOTAL DIRECT EXPENSES	<u>3,640.54</u>	<u>14,745.92</u>	<u>22,932.74</u>	<u>10,603.18</u>	<u>51,922.38</u>
7000-0000	GENERAL & ADMINISTRATIVE					
7610-0000	Legal - General	793.00	0.00	7,500.00	0.00	8,293.00
7612-0000	Consulting	0.00	0.00	400.00	0.00	400.00
7615-0000	Payroll Processing Fees	147.94	223.34	147.94	147.94	667.16
7630-0000	Bank Charges Expense	50.00	0.00	219.00	0.00	269.00
7700-0000	Miscellaneous Expense	0.00	150.00	0.00	0.00	150.00
7800-0000	PAYROLL EXPENSE					
7827-0000	Salary-Doorman	0.00	0.00	4,852.02	0.00	4,852.02
7845-0000	Gross Salary Office	1,015.38	1,015.38	1,523.07	1,015.38	4,569.21
7851-0000	FICA Expense	77.68	77.68	116.52	77.68	349.56
7852-0000	FUTA Expense	6.10	6.10	9.15	6.10	27.45
7853-0000	SUTA Expense	42.32	21.32	31.98	21.32	116.94
7890-0000	TOTAL PAYROLL	<u>1,289.42</u>	<u>1,343.82</u>	<u>6,680.68</u>	<u>1,268.42</u>	<u>10,582.34</u>
7990-0000	TOTAL G & A EXPENSE	<u>2,132.42</u>	<u>1,493.82</u>	<u>14,799.68</u>	<u>1,268.42</u>	<u>19,694.34</u>
8990-0000	TOTAL EXPENSES	<u>5,772.96</u>	<u>16,239.74</u>	<u>37,732.42</u>	<u>11,871.60</u>	<u>71,616.72</u>
9090-0000	NET INCOME	<u>5,321.35</u>	<u>-6,381.21</u>	<u>-23,751.13</u>	<u>1,559.04</u>	<u>-23,251.95</u>

Balance Sheet

Period = Apr 2023

Book = Cash

		Current Balance
1110-0000	Operating Cash 1	-529.50
1130-0000	Savings Cash 1	44.35
1135-0000	Savings Cash 2	44,301.44
1190-0000	TOTAL CASH	43,816.29
1400-0000	Total Current Assets	43,816.29
1600-0000	PROPERTY	
1620-0000	Equipment	28,039.88
1621-0000	Accum. Dep - Equipment	-2,898.00
1720-0000	Building Improvement	11,268.56
1890-0000	TOTAL PROPERTY	36,410.44
1990-0000	TOTAL ASSETS	80,226.73
2000-0000	LIABILITIES & CAPITAL	
2100-0000	LIABILITIES	
2150-0000	Loans & Exchange	2,500.00
2245-0000	Insurance Proceed-Prop. Damage	8,485.99
2300-0000	TAX LIABILITIES	
2490-0000	TOTAL TAX LIABILITIES	8,485.99
2990-0000	TOTAL LIABILITIES	10,985.99
3000-0000	CAPITAL	
3800-0000	Retained Earnings	69,240.74
3890-0000	TOTAL CAPITAL	69,240.74
3990-0000	TOTAL LIABILITIES & CAPITAL	80,226.73

Cash Flow Statement

Period = Apr 2023

Book = Cash

		Period to Date	%	Year to Date	%
4000-0000	INCOME				
4100-0000	RENT				
4530-0000	Condo Common Charge	9,143.94	68.08	37,036.76	76.58
4620-0000	Special Assessment	5,753.95	42.84	8,591.03	17.76
4700-0000	Commercial/Retail rent	686.63	5.11	2,746.52	5.68
4810-0000	Plus:Prepaid Rent/Maintenance/Common	-2,153.88	-16.04	-9.93	-0.02
4990-0000	NET RENT INCOME	<u>13,430.64</u>	<u>100.00</u>	<u>48,364.38</u>	<u>100.00</u>
5600-0000	OTHER INCOME				
5720-0000	Interest on Bank Accounts	0.00	0.00	0.39	0.00
5890-0000	TOTAL OTHER INCOME	<u>0.00</u>	<u>0.00</u>	<u>0.39</u>	<u>0.00</u>
5990-0000	TOTAL INCOME	<u>13,430.64</u>	<u>100.00</u>	<u>48,364.77</u>	<u>100.00</u>
6000-0000	EXPENSES				
6100-0000	DIRECT EXPENSES				
6202-0000	Accounting	0.00	0.00	4,500.00	9.30
6213-0000	General Building Repairs-Expense	1,388.16	10.34	2,989.87	6.18
6235-0000	Plumbing Repair	-1,388.16	-10.34	6,741.40	13.94
6249-0000	Elevator Contract	0.00	0.00	743.08	1.54
6250-0000	Elevator Inspection & Repair	4,466.24	33.25	5,960.83	12.32
6256-0000	Fire Alarm Inspection	0.00	0.00	5,241.42	10.84
6257-0000	Sprinkler Sys. & Inspections	0.00	0.00	1,660.00	3.43
6258-0000	Fire Monitoring Contract	192.63	1.43	4,125.09	8.53
6300-0000	Management	750.00	5.58	3,000.00	6.20
6320-0010	Worker's Compensation	57.00	0.42	292.50	0.60
6364-0000	Filing Fees	119.90	0.89	220.65	0.46
6365-0000	Fines	25.00	0.19	25.00	0.05
6410-0000	Electricity	976.52	7.27	3,206.70	6.63
6417-0000	Cable & Internet	529.43	3.94	2,131.10	4.41

Cash Flow Statement

Period = Apr 2023

Book = Cash

		Period to Date	%	Year to Date	%
6420-0000	Gas	3,486.46	25.96	11,084.74	22.92
6990-0000	TOTAL DIRECT EXPENSES	10,603.18	78.95	51,922.38	107.36
7000-0000	GENERAL & ADMINISTRATIVE				
7610-0000	Legal - General	0.00	0.00	8,293.00	17.15
7612-0000	Consulting	0.00	0.00	400.00	0.83
7615-0000	Payroll Processing Fees	147.94	1.10	667.16	1.38
7630-0000	Bank Charges Expense	0.00	0.00	269.00	0.56
7700-0000	Miscellaneous Expense	0.00	0.00	150.00	0.31
7800-0000	PAYROLL EXPENSE				
7827-0000	Salary-Doorman	0.00	0.00	4,852.02	10.03
7845-0000	Gross Salary Office	1,015.38	7.56	4,569.21	9.45
7851-0000	FICA Expense	77.68	0.58	349.56	0.72
7852-0000	FUTA Expense	6.10	0.05	27.45	0.06
7853-0000	SUTA Expense	21.32	0.16	116.94	0.24
7890-0000	TOTAL PAYROLL	1,268.42	9.44	10,582.34	21.88
7990-0000	TOTAL G & A EXPENSE	1,268.42	9.44	19,694.34	40.72
8990-0000	TOTAL EXPENSES	11,871.60	88.39	71,616.72	148.08
9090-0000	NET INCOME	1,559.04	11.61	-23,251.95	-48.08
	Adjustments				
2150-0000	Loans & Exchange	-20,000.00	-148.91	0.00	0.00
	Total Adjustments	-20,000.00	-148.91	0.00	0.00
	Cash Flow	-20,000.00	-148.91	0.00	0.00
	Period to Date	Beginning Balance	Ending Balance	Difference	

Cash Flow Statement

Period = Apr 2023

Book = Cash

		Period to Date	%	Year to Date	%
1105-0000	Operating Cash	0.00	0.00	0.00	
1110-0000	Operating Cash 1	17,911.46	-529.50	-18,440.96	
1120-0000	Rent Security Account	0.00	0.00	0.00	
1130-0000	Savings Cash 1	44.35	44.35	0.00	
1135-0000	Savings Cash 2	44,301.44	44,301.44	0.00	
1140-0000	Savings Cash 3	0.00	0.00	0.00	
	Total Cash	62,257.25	43,816.29	-18,440.96	
	Year to Date	Beginning Balance	Ending Balance	Difference	
1105-0000	Operating Cash	0.00	0.00	0.00	
1110-0000	Operating Cash 1	2,722.84	-529.50	-3,252.34	
1120-0000	Rent Security Account	0.00	0.00	0.00	
1130-0000	Savings Cash 1	20,043.96	44.35	-19,999.61	
1135-0000	Savings Cash 2	44,301.44	44,301.44	0.00	
1140-0000	Savings Cash 3	0.00	0.00	0.00	
	Total Cash	67,068.24	43,816.29	-23,251.95	

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
1110-0000				Operating Cash 1					17,911.46	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Samuels (t0000177)	R-461846	none	0.00	824.00	17,087.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Samuels (t0000177)	R-461846	none	824.00	0.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	0.00	429.00	17,482.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	429.00	0.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	429.00	0.00	18,340.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	0.00	429.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	0.00	1,073.00	16,838.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	1,073.00	0.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	1,073.00	0.00	18,984.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	0.00	1,073.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	1,144.38	16,767.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	175.50	16,591.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	537.00	16,054.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	1,144.38	0.00	17,198.96	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	175.50	0.00	17,374.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	537.00	0.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	1,144.38	16,767.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	175.50	16,591.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	537.00	16,054.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	1,144.38	0.00	17,198.96	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	175.50	0.00	17,374.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	537.00	0.00	17,911.46	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	1,144.38	16,767.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	105.30	16,661.78	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	537.00	16,124.78	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	70.20	16,054.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	1,144.38	0.00	17,198.96	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	105.30	0.00	17,304.26	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	537.00	0.00	17,841.26	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	70.20	0.00	17,911.46	:Prog Gen prepayment transfer
				Check Batch 37029				750.00	17,161.46	
				Receipt Batch 69610			3,783.96		20,945.42	
				Journal Batch 32589				20,000.00	945.42	
				Receipt Batch 69717			686.63		1,632.05	
				Receipt Batch 69748			65.00		1,697.05	
				Receipt Batch 69831			573.00		2,270.05	
				Journal Batch 31753				449.32	1,820.73	

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
				Journal Batch 31754			0.03		1,820.76	
				Receipt Batch 69851			1,856.88		3,677.64	
				Check Batch 37253				4,716.06	-1,038.42	
				Receipt Batch 69897			4,081.29		3,042.87	
				Receipt Batch 69968			1,856.88		4,899.75	
				Check Batch 37351				783.54	4,116.21	
				Check Batch 37359				3,875.33	240.88	
				Receipt Batch 70619			527.00		767.88	
				Check Batch 37560				119.90	647.98	
				Check Batch 37736				902.39	-254.41	
				Journal Batch 31640				275.09	-529.50	
				Net Change=-18,440.96			22,829.31	41,270.27	-529.50	= Ending Balance =
1130-0000				Savings Cash 1					44.35	= Beginning Balance =
				Net Change=0.00			0.00	0.00	44.35	= Ending Balance =
1135-0000				Savings Cash 2					44,301.44	= Beginning Balance =
				Net Change=0.00			0.00	0.00	44,301.44	= Ending Balance =
1620-0000				Equipment					28,039.88	= Beginning Balance =
				Net Change=0.00			0.00	0.00	28,039.88	= Ending Balance =
1621-0000				Accum. Dep - Equipment					-2,898.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-2,898.00	= Ending Balance =
1720-0000				Building Improvement					11,268.56	= Beginning Balance =
				Net Change=0.00			0.00	0.00	11,268.56	= Ending Balance =
2150-0000				Loans & Exchange					-22,500.00	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	To rev duplicate transfer	J-83075		20,000.00	0.00	-2,500.00	To rev duplicate transfer
				Net Change=20,000.00			20,000.00	0.00	-2,500.00	= Ending Balance =
2245-0000				Insurance Proceed-Prop. Damage					-8,485.99	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-8,485.99	= Ending Balance =
2650-0000				Net Payroll					0.00	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	Artur Ujkaj (v0000081)	K-219135	4282023	451.19	0.00	451.19	4282023
534condo	534 West 42nd...	04/28/2023	04/2023	Artur Ujkaj (v0000081)	K-219135	4282023	451.20	0.00	902.39	4282023

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		0.00	902.39	0.00	To Gross up 04.23
				Net Change=0.00			902.39	902.39	0.00	= Ending Balance =
3800-0000				Retained Earnings					-92,492.69	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-92,492.69	= Ending Balance =
4530-0000				Condo Common Charge					-27,892.82	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Samuels (t0000177)	R-461846	none	0.00	824.00	-28,716.82	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	1,144.38	-29,861.20	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Simon (t0000180)	R-465634	:credit	0.00	485.00	-30,346.20	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Hwang (t0004002)	R-465644	:credit	0.00	1,073.00	-31,419.20	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	1,144.38	-32,563.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	1,144.38	-33,707.96	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/06/2023	04/2023	Samuels (t0000177)	R-473589	8008...	0.00	65.00	-33,772.96	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/07/2023	04/2023	Samuels (t0000177)	R-474384	8008...	0.00	136.81	-33,909.77	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/10/2023	04/2023	Riccardi (t0000176)	R-475046	1067...	0.00	1,144.38	-35,054.15	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/12/2023	04/2023	Simon (t0000180)	R-475638	1247...	0.00	1,911.23	-36,965.38	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/15/2023	04/2023	Hwang (t0004002)	R-476176	1557...	0.00	71.38	-37,036.76	ClickPay - ACH - A2304150423_QK4KB9
				Net Change=-9,143.94			0.00	9,143.94	-37,036.76	= Ending Balance =
4620-0000				Special Assessment					-2,837.08	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	0.00	429.00	-3,266.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	429.00	0.00	-2,837.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	0.00	1,073.00	-3,910.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	1,073.00	0.00	-2,837.08	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	175.50	-3,012.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	0.00	537.00	-3,549.58	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-465633	:credit	1,073.00	0.00	-2,476.58	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-465633	:credit	0.00	1,073.00	-3,549.58	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Simon (t0000180)	R-465634	:credit	485.00	0.00	-3,064.58	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465635	:credit	262.48	0.00	-2,802.10	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465636	:credit	262.48	0.00	-2,539.62	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465637	:credit	161.67	0.00	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465638	:credit	25.52	0.00	-2,352.43	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465638	:credit	0.00	25.52	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465639	:credit	65.55	0.00	-2,312.40	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465639	:credit	0.00	65.55	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465640	:credit	65.55	0.00	-2,312.40	:Prog Gen credit application

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465640	:credit	0.00	65.55	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465641	:credit	367.78	0.00	-2,010.17	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465641	:credit	0.00	367.78	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465642	:credit	367.78	0.00	-2,010.17	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465642	:credit	0.00	367.78	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465643	:credit	1,998.15	0.00	-379.80	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465643	:credit	0.00	1,998.15	-2,377.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Hwang (t0004002)	R-465644	:credit	1,073.00	0.00	-1,304.95	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-468489	1536...	0.00	70.20	-1,375.15	ClickPay - ACH - A2304010451_IO0AQ5
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	175.50	-1,550.65	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	0.00	537.00	-2,087.65	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	105.30	-2,192.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	537.00	-2,729.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	0.00	70.20	-2,800.15	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/05/2023	04/2023	Praveen Gulati (t0000760)	R-473125	6905...	0.00	686.63	-3,486.78	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/07/2023	04/2023	Samuels (t0000177)	R-474384	8008...	0.00	175.50	-3,662.28	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/07/2023	04/2023	Samuels (t0000177)	R-474384	8008...	0.00	260.69	-3,922.97	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/10/2023	04/2023	Riccardi (t0000176)	R-475046	1067...	0.00	175.50	-4,098.47	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/10/2023	04/2023	Riccardi (t0000176)	R-475046	1067...	0.00	537.00	-4,635.47	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/12/2023	04/2023	Simon (t0000180)	R-475638	1247...	0.00	192.28	-4,827.75	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/12/2023	04/2023	Simon (t0000180)	R-475638	1247...	0.00	175.50	-5,003.25	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/12/2023	04/2023	Simon (t0000180)	R-475638	1247...	0.00	1,610.00	-6,613.25	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/12/2023	04/2023	Simon (t0000180)	R-475638	1247...	0.00	192.28	-6,805.53	https://www.clickpay.com/viewcheck.aspx?ti...
534condo	534 West 42nd...	04/15/2023	04/2023	Hwang (t0004002)	R-476176	1557...	0.00	175.50	-6,981.03	ClickPay - ACH - A2304150423_QK4KB9
534condo	534 West 42nd...	04/15/2023	04/2023	Hwang (t0004002)	R-476176	1557...	0.00	1,610.00	-8,591.03	ClickPay - ACH - A2304150423_QK4KB9
				Net Change=-5,753.95			7,709.96	13,463.91	-8,591.03	= Ending Balance =
4700-0000				Commercial/Retail rent					-2,059.89	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465635	:credit	0.00	262.48	-2,322.37	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465636	:credit	0.00	262.48	-2,584.85	:Prog Gen credit application
534condo	534 West 42nd...	04/01/2023	04/2023	Praveen Gulati (t0000760)	R-465637	:credit	0.00	161.67	-2,746.52	:Prog Gen credit application
				Net Change=-686.63			0.00	686.63	-2,746.52	= Ending Balance =
4810-0000				Plus:Prepaid Rent/Maintenanc...					-2,143.95	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Samuels (t0000177)	R-461846	none	824.00	0.00	-1,319.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	429.00	0.00	-890.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-461991	none	0.00	429.00	-1,319.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	1,073.00	0.00	-246.95	:Prog Gen prepayment transfer

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Referenc e	Debit	Credit	Balance	Remarks
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-461993	none	0.00	1,073.00	-1,319.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	1,144.38	0.00	-175.57	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	175.50	0.00	-0.07	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Younge (t0000178)	R-462737	none	537.00	0.00	536.93	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-468459	1536...	0.00	1,144.38	-607.45	ClickPay - ACH - A2304010447_ZO2MD2
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-468459	1536...	0.00	175.50	-782.95	ClickPay - ACH - A2304010447_ZO2MD2
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-468459	1536...	0.00	537.00	-1,319.95	ClickPay - ACH - A2304010447_ZO2MD2
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-468489	1536...	0.00	1,144.38	-2,464.33	ClickPay - ACH - A2304010451_IO0AQ5
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-468489	1536...	0.00	105.30	-2,569.63	ClickPay - ACH - A2304010451_IO0AQ5
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-468489	1536...	0.00	537.00	-3,106.63	ClickPay - ACH - A2304010451_IO0AQ5
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-468489	1536...	0.00	70.20	-3,176.83	ClickPay - ACH - A2304010451_IO0AQ5
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	1,144.38	0.00	-2,032.45	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	175.50	0.00	-1,856.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Khaneja (t0001082)	R-469784	none	537.00	0.00	-1,319.95	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	1,144.38	0.00	-175.57	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	105.30	0.00	-70.27	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	537.00	0.00	466.73	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/01/2023	04/2023	Trubitt (t0000174)	R-469814	none	70.20	0.00	536.93	:Prog Gen prepayment transfer
534condo	534 West 42nd...	04/24/2023	04/2023	Samuels (t0000177)	R-478242	8024...	0.00	527.00	9.93	https://www.clickpay.com/viewcheck.aspx?ti...
				Net Change=2,153.88			7,896.64	5,742.76	9.93	= Ending Balance =
5720-0000				Interest on Bank Accounts					-0.39	= Beginning Balance =
				Net Change=0.00			0.00	0.00	-0.39	= Ending Balance =
6202-0000				Accounting					4,500.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	4,500.00	= Ending Balance =
6213-0000				General Building Repairs-Expense					1,601.71	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	To reclass	J-83077		1,388.16	0.00	2,989.87	to reclass
				Net Change=1,388.16			1,388.16	0.00	2,989.87	= Ending Balance =
6235-0000				Plumbing Repair					8,129.56	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	To reclass	J-83077		0.00	1,388.16	6,741.40	to reclass
				Net Change=-1,388.16			0.00	1,388.16	6,741.40	= Ending Balance =
6249-0000				Elevator Contract					743.08	= Beginning Balance =
				Net Change=0.00			0.00	0.00	743.08	= Ending Balance =

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
6250-0000				Elevator Inspection & Repair					1,494.59	= Beginning Balance =
534condo	534 West 42nd...	04/17/2023	04/2023	D&D Elevator, Inc-Solid State (dde)	K-215517	1084	371.54	0.00	1,866.13	Elevator maintainance
534condo	534 West 42nd...	04/17/2023	04/2023	Sierra Consulting Group, Inc (si...	K-215518	1085	412.00	0.00	2,278.13	Annual Inspection and Witness Category 1 Te...
534condo	534 West 42nd...	04/17/2023	04/2023	D&D Elevator, Inc-Solid State (dde)	K-215659	1087	653.25	0.00	2,931.38	1 CAT1 annual inspection
534condo	534 West 42nd...	04/17/2023	04/2023	D&D Elevator, Inc-Solid State (dde)	K-215660	1088	489.94	0.00	3,421.32	Annual break minatainance
534condo	534 West 42nd...	04/17/2023	04/2023	D&D Elevator, Inc-Solid State (dde)	K-215661	1089	2,539.51	0.00	5,960.83	As per approved repair proposal
				Net Change=4,466.24			4,466.24	0.00	5,960.83	= Ending Balance =
6256-0000				Fire Alarm Inspection					5,241.42	= Beginning Balance =
				Net Change=0.00			0.00	0.00	5,241.42	= Ending Balance =
6257-0000				Sprinkler Sys. & Inspections					1,660.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	1,660.00	= Ending Balance =
6258-0000				Fire Monitoring Contract					3,932.46	= Beginning Balance =
534condo	534 West 42nd...	04/17/2023	04/2023	AFA PROTECTIVE SYSTEMS...	K-215658	1086	192.63	0.00	4,125.09	Fire department fee chares
				Net Change=192.63			192.63	0.00	4,125.09	= Ending Balance =
6300-0000				Management					2,250.00	= Beginning Balance =
534condo	534 West 42nd...	04/01/2023	04/2023	Livingston Management Service...	K-211626	1080	750.00	0.00	3,000.00	Management Fee
				Net Change=750.00			750.00	0.00	3,000.00	= Ending Balance =
6320-0010				Worker's Compensation					235.50	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		0.00	4.62	230.88	paid family leave
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		64.02	0.00	294.90	pay-by-pay insurance
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		0.00	2.40	292.50	voluntary disability
				Net Change=57.00			64.02	7.02	292.50	= Ending Balance =
6364-0000				Filing Fees					100.75	= Beginning Balance =
534condo	534 West 42nd...	04/26/2023	04/2023	APSE Property Services LLC (...)	K-217459	1090	59.95	0.00	160.70	Annual Boiler Inspection Compliance 2022-2023
534condo	534 West 42nd...	04/26/2023	04/2023	APSE Property Services LLC (...)	K-217460	1091	59.95	0.00	220.65	Monthly sprinkler inspections
				Net Change=119.90			119.90	0.00	220.65	= Ending Balance =
6365-0000				Fines					0.00	= Beginning Balance =
534condo	534 West 42nd...	04/12/2023	04/2023	Nyc Dept of Fina	J-81794		25.00	0.00	25.00	Nyc Dept of Fina
				Net Change=25.00			25.00	0.00	25.00	= Ending Balance =
6410-0000				Electricity					2,230.18	= Beginning Balance =

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
534condo	534 West 42nd...	04/12/2023	04/2023	Consolidated Edison Company ...	K-214382	4122023	930.79	0.00	3,160.97	44-7223-0650-0200-7 3/23/2023FOR2.17.23-...
534condo	534 West 42nd...	04/12/2023	04/2023	Consolidated Edison Company ...	K-214383	4122023	45.73	0.00	3,206.70	44-7223-0652-0201-1 3/22/2023FOR2.17.23-...
				Net Change=976.52			976.52	0.00	3,206.70	= Ending Balance =
6417-0000				Cable & Internet					1,601.67	= Beginning Balance =
534condo	534 West 42nd...	04/12/2023	04/2023	Verizon (verizon)	K-214384	4122023	253.08	0.00	1,854.75	853-077-585-0001-81 3/27/2023FOR 3.28-4....
534condo	534 West 42nd...	04/26/2023	04/2023	verizon	J-81793		276.35	0.00	2,131.10	verizon
				Net Change=529.43			529.43	0.00	2,131.10	= Ending Balance =
6420-0000				Gas					7,598.28	= Beginning Balance =
534condo	534 West 42nd...	04/12/2023	04/2023	Consolidated Edison Company ...	K-214382	4122023	3,386.46	0.00	10,984.74	44-7223-0650-0200-7 3/23/2023FOR2.17.23-...
534condo	534 West 42nd...	04/12/2023	04/2023	Consolidated Edison Company ...	K-214383	4122023	100.00	0.00	11,084.74	44-7223-0652-0201-1 3/22/2023FOR2.17.23-...
				Net Change=3,486.46			3,486.46	0.00	11,084.74	= Ending Balance =
7610-0000				Legal - General					8,293.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	8,293.00	= Ending Balance =
7612-0000				Consulting					400.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	400.00	= Ending Balance =
7615-0000				Payroll Processing Fees					519.22	= Beginning Balance =
534condo	534 West 42nd...	04/07/2023	04/2023	ADP Payroll Fees	J-81792		147.97	0.00	667.19	ADP Payroll Fees
534condo	534 West 42nd...	04/07/2023	04/2023	ADP Payroll Fees Reverse	J-81795		0.00	0.03	667.16	ADP Payroll Fees Reverse
				Net Change=147.94			147.97	0.03	667.16	= Ending Balance =
7630-0000				Bank Charges Expense					269.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	269.00	= Ending Balance =
7700-0000				Miscellaneous Expense					150.00	= Beginning Balance =
				Net Change=0.00			0.00	0.00	150.00	= Ending Balance =
7827-0000				Salary-Doorman					4,852.02	= Beginning Balance =
				Net Change=0.00			0.00	0.00	4,852.02	= Ending Balance =
7845-0000				Gross Salary Office					3,553.83	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		1,015.38	0.00	4,569.21	To Gross up salary
				Net Change=1,015.38			1,015.38	0.00	4,569.21	= Ending Balance =

General Ledger

Period = Apr 2023

Book = Cash

Sort On =

Property	Property Name	Date	Period	Person/Description	Control	Reference	Debit	Credit	Balance	Remarks
7851-0000				FICA Expense					271.88	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		77.68	0.00	349.56	To Gross up salary
				Net Change=77.68			77.68	0.00	349.56	= Ending Balance =
7852-0000				FUTA Expense					21.35	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		6.10	0.00	27.45	To Gross up 04.23
				Net Change=6.10			6.10	0.00	27.45	= Ending Balance =
7853-0000				SUTA Expense					95.62	= Beginning Balance =
534condo	534 West 42nd...	04/28/2023	04/2023	To Gross up 04.23	J-81627		21.32	0.00	116.94	To Gross up 04.23
				Net Change=21.32			21.32	0.00	116.94	= Ending Balance =
							72,605.11	72,605.11		

534 West 42nd Street Condo Association (534condo)

Check Register

For Period = Apr 2023

Control	Batch	Period	Date	Person	Property	Account	Amount	Reference	Notes
K-21162	37029	04/2023	4/1/2023	Livingston Management Services, LLC (living	534condo		750.00	1080	
K-21438	37253	04/2023	4/12/2023	Consolidated Edison Company of N.Y. Inc. (i	534condo		4,317.25	4122023	
K-21438	37253	04/2023	4/12/2023	Consolidated Edison Company of N.Y. Inc. (i	534condo		145.73	4122023	
K-21438	37253	04/2023	4/12/2023	Verizon (verizon)	534condo		253.08	4122023	
K-21551	37351	04/2023	4/17/2023	D&D Elevator, Inc-Solid State (dde)	534condo		371.54	1084	
K-21551	37351	04/2023	4/17/2023	Sierra Consulting Group, Inc (sierra)	534condo		412.00	1085	
K-21565	37359	04/2023	4/17/2023	AFA PROTECTIVE SYSTEMS,INC. (afa)	534condo		192.63	1086	
K-21565	37359	04/2023	4/17/2023	D&D Elevator, Inc-Solid State (dde)	534condo		653.25	1087	
K-21566	37359	04/2023	4/17/2023	D&D Elevator, Inc-Solid State (dde)	534condo		489.94	1088	
K-21566	37359	04/2023	4/17/2023	D&D Elevator, Inc-Solid State (dde)	534condo		2,539.51	1089	
K-21745	37560	04/2023	4/26/2023	APSE Property Services LLC (apseprop)	534condo		59.95	1090	
K-21746	37560	04/2023	4/26/2023	APSE Property Services LLC (apseprop)	534condo		59.95	1091	
K-21913	37736	04/2023	4/28/2023	Artur Ujkaj (v0000081)	534condo		902.39	4282023	
Total							11,147.22		

534 West 42nd Street Condo Association (534condo)

Receipt Register

For Period = Apr 2023

Control	Batch	Period	Date	Person	Property	Cash Acct	Account	Amount	Reference	Check #	Notes
R-461846		04/2023	4/1/2023	Samuels(t0000177)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-461991		04/2023	4/1/2023	Trubitt(t0000174)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-461993		04/2023	4/1/2023	Khaneja(t0001082)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-462737		04/2023	4/1/2023	Younge(t0000178)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-46563: 69604		04/2023	4/1/2023	Younge(t0000178)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Simon(t0000180)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46563: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46564: 69604		04/2023	4/1/2023	Praveen Gulati(t0000760)	534condo	1110-0000		0.00		:credit	:Prog Gen credit application
R-46845: 69610		04/2023	4/1/2023	Khaneja(t0001082)	534condo	1110-0000		1,856.88		153617408	ClickPay - ACH - A2304010447_ZO2MD2
R-46848: 69610		04/2023	4/1/2023	Trubitt(t0000174)	534condo	1110-0000		1,927.08		153651484	ClickPay - ACH - A2304010451_I00AQ5
R-469784		04/2023	4/1/2023	Khaneja(t0001082)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-469814		04/2023	4/1/2023	Trubitt(t0000174)	534condo	1110-0000		0.00		none	:Prog Gen prepayment transfer
R-47312: 69717		04/2023	4/5/2023	Praveen Gulati(t0000760)	534condo	1110-0000		686.63		6905_155053290	https://www.clickpay.com/viewcheck.aspx?tid=L230405_QT9LC0
R-47358: 69748		04/2023	4/6/2023	Samuels(t0000177)	534condo	1110-0000		65.00		800861924_1551	https://www.clickpay.com/viewcheck.aspx?tid=L230406_HR3KZ8
R-47438: 69831		04/2023	4/7/2023	Samuels(t0000177)	534condo	1110-0000		573.00		800861925_1552	https://www.clickpay.com/viewcheck.aspx?tid=L230407_MZ8WQ0
R-47504: 69851		04/2023	4/10/2023	Riccardi(t0000176)	534condo	1110-0000		1,856.88		1067_155443825	https://www.clickpay.com/viewcheck.aspx?tid=L230410_AP4KY4
R-47563: 69897		04/2023	4/12/2023	Simon(t0000180)	534condo	1110-0000		4,081.29		1247_155593429	https://www.clickpay.com/viewcheck.aspx?tid=L230412_OI7SD2
R-47617: 69968		04/2023	4/15/2023	Hwang(t0004002)	534condo	1110-0000		1,856.88		155709527	ClickPay - ACH - A2304150423_QK4KB9
R-47824: 70619		04/2023	4/24/2023	Samuels(t0000177)	534condo	1110-0000		527.00		802405228_1559	https://www.clickpay.com/viewcheck.aspx?tid=L230424_BU2YM9
Total								13,430.64			

Aged Receivables

Age As Of: 04/30/2023 Post To: 04/2023

Property	Unit	Resident	Name	Total Unpaid Charges	0-30 days	31-60 days	61-90 days	Over 90 days	Prepays	Balance
534condo	4	t0000176	John Riccardi (Current)	0.00	1,073.00	-1,073.00	0.00	0.00	0.00	0.00
534condo	5	t0000177	Yaneeke Samuels (Current)	394.88	394.88	0.00	0.00	0.00	-1,291.75	-896.87
534condo	RETAIL	t0000760	Chicago Land Oil Company LLC Praveen Gulati (Current)	689.22	689.22	0.00	0.00	0.00	0.00	689.22
534condo				1,084.10	2,157.10	-1,073.00	0.00	0.00	-1,291.75	-207.65

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 04/30/2023

Month Year = 04/2023

Unit	Unit Type	Unit Sq Ft	Resident	Name	Market Rent	Charge Code	Amount	Resident Deposit	Other Deposit	Move In	Lease Expiration	Move Out	Balance
Current/Notice/Vacant Residents													
2	Condo	0.00	t0000174	Jason Trubitt	0.00	common	1,144.38	0.00	0.00	12/1/2012			0.00
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
3	Condo	0.00	t0001082	Dr. Amit Khaneja	0.00	common	1,144.38	0.00	0.00	1/1/2017	12/31/2099		0.00
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
4	Condo	0.00	t0000176	John Riccardi	0.00	common	1,144.38	0.00	0.00	5/1/2013			0.00
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
5	Condo	0.00	t0000177	Yaneeke Samuels	0.00	common	1,144.38	0.00	0.00	1/1/2013			-896.87
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
6	Condo	0.00	t0000178	Michael Younge	0.00	common	1,144.38	0.00	0.00	2/22/2013			0.00
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
7	Condo	0.00	t0004002	Alexander Hwang	0.00	common	1,144.38	0.00	0.00	12/1/2020	11/30/2030		0.00
						assmnt	175.50						
						assmnt	537.00						
						Total	1,856.88						
8	Condo	0.00	t0000180	Claude Simon	0.00	common	2,396.23	0.00	0.00	12/12/2013			0.00
						assmnt	367.78						
						assmnt	1,125.00						
						Total	3,889.01						
RETAIL	211-4b2b	0.00	t0000760	Chicago Land Oil Company LLC Praveen Gulati	0.00	comm	686.63	0.00	0.00	11/1/2015	10/31/2099		689.22
						assmnt	105.30						
						assmnt	322.00						

Rent Roll with Lease Charges

534 West 42nd Street Condo Association (534condo)

As Of = 04/30/2023

Month Year = 04/2023

Unit	Unit Type	Unit Sq Ft	Resident	Name	Market Rent	Charge Code	Amount	Resident Deposit	Other Deposit	Move In	Lease Expiration	Move Out	Balance
						Total	1,113.93						
			Total	534 West 42nd Street Condo Association(534condo)	0.00		16,144.22	0.00	0.00				-207.65
Summary Groups					Square Footage	Market Rent	Lease Charges	Security Deposit	Other Deposits	# Of Units	% Unit Occupancy	% Sqft Occupied	Balance
Current/Notice/Vacant Residents					0.00	0.00	16,144.22	0.00	0.00	8	100.00	0.00	-207.65
Future Residents/Applicants					0.00	0.00	0.00	0.00	0.00	0			0.00
Occupied Units					0.00	0.00				8	100.00	0.00	
Total Non Rev Units					0.00	0.00				0	0.00	0.00	
Total Vacant Units					0.00	0.00				0	0.00	0.00	
Totals:					0.00	0.00	16,144.22	0.00	0.00	8	100.00	0.00	-207.65
Summary of Charges by Charge Code													
(Current/Notice Residents Only)													
Charge Code			Amount										
common			9262.51										
assmnt			6195.08										
comm			686.63										
Total			16,144.22										

534condo-ChaseChk-9300

5/11/2023

Bank Reconciliation Report

4/30/2023

412059300

Posted by: yat on 5/11/2023

Balance Per Bank Statement as of 4/30/2023

24,394.57

Outstanding Checks

Check Date	Check Number	Payee	Amount
1/24/2023	12423	conediso - Consolidated Edison Company of N.Y. Inc.	41.97
3/1/2023	1070	future - Future Communications Corp	1,414.29
3/1/2023	1071	omnia - Omnia Mechanical Group	1,959.75
3/1/2023	1072	omnia - Omnia Mechanical Group	1,388.16
4/26/2023	1090	apseprop - APSE Property Services LLC	59.95
4/26/2023	1091	apseprop - APSE Property Services LLC	59.95
Less:	Outstanding Checks		4,924.07
	Reconciled Bank Balance		19,470.50

Balance per GL as of 4/30/2023

19,470.50

Reconciled Balance Per G/L

19,470.50

Difference

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

0.00

534condo-ChaseChk-9300

5/11/2023

Bank Reconciliation Report

4/30/2023

412059300

Posted by: yat on 5/11/2023

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
3/28/2023	1081	finance - NYC Dept of Finance	1.75	4/30/2023
3/29/2023	1082	charleshenry - Charles Henry Properties LLC	100.00	4/30/2023
3/29/2023	1083	empirefire - Empire Fire Sprinkler LLC	1,660.00	4/30/2023
4/1/2023	1080	livingst - Livingston Management Services, LLC	750.00	4/30/2023
4/12/2023	4122023	conediso - Consolidated Edison Company of N.Y. Inc.	4,317.25	4/30/2023
4/12/2023	4122023	conediso - Consolidated Edison Company of N.Y. Inc.	145.73	4/30/2023
4/12/2023	4122023	verizon - Verizon	253.08	4/30/2023
4/17/2023	1084	dde - D&D Elevator, Inc-Solid State	371.54	4/30/2023
4/17/2023	1085	sierra - Sierra Consulting Group, Inc	412.00	4/30/2023
4/17/2023	1086	afa - AFA PROTECTIVE SYSTEMS,INC.	192.63	4/30/2023
4/17/2023	1087	dde - D&D Elevator, Inc-Solid State	653.25	4/30/2023
4/17/2023	1088	dde - D&D Elevator, Inc-Solid State	489.94	4/30/2023
4/17/2023	1089	dde - D&D Elevator, Inc-Solid State	2,539.51	4/30/2023
4/28/2023	4282023	v0000081 - Artur Ujkaj	902.39	4/30/2023

Total Cleared Checks

12,789.07

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
3/30/2023	438	ACH	1,856.88	4/30/2023
4/4/2023	439	ACH	3,783.96	4/30/2023
4/6/2023	440	Lockbox	686.63	4/30/2023
4/7/2023	441	Lockbox	65.00	4/30/2023
4/10/2023	442	Lockbox	573.00	4/30/2023
4/11/2023	443	Lockbox	1,856.88	4/30/2023
4/13/2023	444	Lockbox	4,081.29	4/30/2023
4/18/2023	445	ACH	1,856.88	4/30/2023
4/25/2023	446	Lockbox	527.00	4/30/2023

Total Cleared Deposits

15,287.52

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
4/7/2023	JE 81792	ADP Payroll Fees	-147.97	4/30/2023
4/7/2023	JE 81795	ADP Payroll Fees Reverse	0.03	4/30/2023
4/12/2023	JE 81794	Nyc Dept of Fina	-25.00	4/30/2023
4/26/2023	JE 81793	verizon	-276.35	4/30/2023
4/28/2023	JE 81627	To Gross up 04.23	-275.09	4/30/2023

Total Cleared Other Items

-724.38



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

April 01, 2023 through April 28, 2023

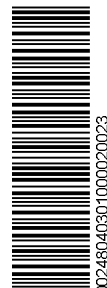
Primary Account: **000000412059300**

CUSTOMER SERVICE INFORMATION

Web site: **Chase.com**
Service Center: **1-800-242-7338**
Para Espanol: **1-888-622-4273**
International Calls: **1-713-262-1679**
We accept operator relay calls

00024804 DRE 802 089 11923 NNNNNNNNNN 1 000000000 62 0099

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



CONSOLIDATED BALANCE SUMMARY

ASSETS

Checking & Savings	ACCOUNT	BEGINNING BALANCE THIS PERIOD	ENDING BALANCE THIS PERIOD
Chase Business Complete Checking	000000412059300	\$22,620.50	\$24,394.57
Chase Business Total Savings	000003046731484	44.35	44.35
Total		\$22,664.85	\$24,438.92
TOTAL ASSETS		\$22,664.85	\$24,438.92

CHASE BUSINESS COMPLETE CHECKING

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000000412059300

CHECKING SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$22,620.50
Deposits and Additions	9	15,287.52
Checks Paid	10	-7,170.62
Electronic Withdrawals	13	-6,342.83
Ending Balance	32	\$24,394.57

Congratulations, we waived the \$15 Monthly Service Fee for this statement period, based on your qualifying activity.



April 01, 2023 through April 28, 2023
Primary Account: **000000412059300**

How to Avoid the Monthly Service Fee (MSF)

If you meet any of the following qualifying activities for this Chase Business Complete CheckingSM account in a statement period, we will waive the \$15 MSF.

Here's the business activity we used to determine if you qualified for the MSF waiver:

- \$2,000 Minimum Daily Ending Balance: Your lowest daily ending balance was \$20,014.40.
- \$2,000 Chase Payment SolutionsSM Activity: \$0.00 was deposited into this account.
- \$2,000 Chase Ink[®] Business Card Activity: \$0.00 was your total Ink activity.

You can also avoid the MSF if you:

- Maintain a linked Chase Private Client CheckingSM account OR
- Meet Chase Military Banking requirements

For complete details on all requirements to avoid the MSF, please review the Additional Banking Services and Fees for Business Accounts at chase.com/business/disclosures or visit a Chase branch.

DEPOSITS AND ADDITIONS

DATE	DESCRIPTION	AMOUNT
04/03	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 040323 CO Entry Descr: Settlementsec: CCD Trace#: 081503506953945 Eed: 230403 Ind ID: 000017488860398 Ind Name: Livingston Management Trn: 0936953945Tc	\$1,856.88
04/05	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 040523 CO Entry Descr: Settlementsec: CCD Trace#: 081503502241178 Eed: 230405 Ind ID: 000017527774106 Ind Name: Livingston Management Trn: 0952241178Tc	3,783.96
04/10	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 041023 CO Entry Descr: Settlementsec: CCD Trace#: 081503507120003 Eed: 230410 Ind ID: 000017594987666 Ind Name: Livingston Management Trn: 1007120003Tc	686.63
04/11	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 041123 CO Entry Descr: Settlementsec: CCD Trace#: 081503501693973 Eed: 230411 Ind ID: 000017606674438 Ind Name: Livingston Management Trn: 1011693973Tc	65.00
04/12	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 041223 CO Entry Descr: Settlementsec: CCD Trace#: 081503506899888 Eed: 230412 Ind ID: 000017619693454 Ind Name: Livingston Management Trn: 1026899888Tc	573.00
04/13	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 041323 CO Entry Descr: Settlementsec: CCD Trace#: 081503503304166 Eed: 230413 Ind ID: 000017636719294 Ind Name: Livingston Management Trn: 1033304166Tc	1,856.88
04/17	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 041723 CO Entry Descr: Settlementsec: CCD Trace#: 081503501216850 Eed: 230417 Ind ID: 000017653063410 Ind Name: Livingston Management Trn: 1071216850Tc	4,081.29
04/20	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 042023 CO Entry Descr: Settlementsec: CCD Trace#: 081503503060352 Eed: 230420 Ind ID: 000017679425850 Ind Name: Livingston Management Trn: 1103060352Tc	1,856.88
04/27	Orig CO Name: 534 West 42ND St Orig ID: 9000679173 Desc Date: 042723 CO Entry Descr: Settlementsec: CCD Trace#: 081503505483872 Eed: 230427 Ind ID: 000017728227454 Ind Name: Livingston Management Trn: 1175483872Tc	527.00
Total Deposits and Additions		\$15,287.52



April 01, 2023 through April 28, 2023
Primary Account: 000000412059300

CHECKS PAID

CHECK NO.	DESCRIPTION	DATE PAID	AMOUNT
1080 ^		04/06	\$750.00
1081 ^		04/07	1.75
1082 ^		04/11	100.00
1083 ^		04/10	1,660.00
1084 ^		04/25	371.54
1085 ^		04/25	412.00
1086 ^		04/24	192.63
1087 ^		04/25	653.25
1088 ^		04/25	489.94
1089 ^		04/25	2,539.51

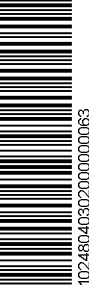
Total Checks Paid **\$7,170.62**

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

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

ELECTRONIC WITHDRAWALS

DATE	DESCRIPTION	AMOUNT
04/04	Orig CO Name: Con Ed of NY Orig ID: 2462467002 Desc Date: 230403 CO Entry Descr: XXXXXXXXXXXXsec: PPD Trace#: 021000028284886 Eed: 230404 Ind ID: Ind Name: Cyril Montoya DBA Trn: 0948284886Tc	\$4,317.25
04/04	Orig CO Name: Con Ed of NY Orig ID: 2462467002 Desc Date: 230403 CO Entry Descr: XXXXXXXXXXXXsec: PPD Trace#: 021000028284885 Eed: 230404 Ind ID: Ind Name: Cyril Montoya DBA Trn: 0948284885Tc	145.73
04/07	Orig CO Name: ADP Payroll Fees Orig ID: 9659605001 Desc Date: 230407 CO Entry Descr: ADP Fees Sec: CCD Trace#: 021000026874092 Eed: 230407 Ind ID: 927727974141 Ind Name: 629839409534 W 42ND St 550374703 Trn: 0976874092Tc	73.97
04/11	Orig CO Name: Verizon Orig ID: 9783397101 Desc Date: Urring CO Entry Descr: Paymentrecsec: Tel Trace#: 031000037977777 Eed: 230411 Ind ID: 8530775850001 Ind Name: 534 W 42 St Trn: 1017977777Tc	253.08
04/12	Orig CO Name: NYC Dept of Fina Orig ID: 6136400434 Desc Date: 230411 CO Entry Descr: Taxpaymentsec: PPD Trace#: 051000017417087 Eed: 230412 Ind ID: Ind Name: 534 West 42ND Street C Trn: 1027417087Tc	25.00
04/13	Orig CO Name: ADP Pay-By-Pay Orig ID: 9555555505 Desc Date: 230413 CO Entry Descr: Pay-By-Paysec: CCD Trace#: 021000024052376 Eed: 230413 Ind ID: 435067799411xs Ind Name: 534 W 42ND Street Cond 304287687 Trn: 1034052376Tc	32.01
04/13	Orig CO Name: ADP Wage Pay Orig ID: 9333006057 Desc Date: 230413 CO Entry Descr: Wage Pay Sec: CCD Trace#: 021000021834791 Eed: 230413 Ind ID: 937725580021xs Ind Name: 534 W 42ND Street Cond 323298036 Trn: 1031834791Tc	451.20
04/13	Orig CO Name: ADP Tax Orig ID: 1223006057 Desc Date: 230413 CO Entry Descr: ADP Tax Sec: CCD Trace#: 021000024398632 Eed: 230413 Ind ID: R61xs 041408A01 Ind Name: 534 W 42ND Street Cond Aa Trn: 1034398632Tc	105.53
04/21	Orig CO Name: ADP Payroll Fees Orig ID: 9659605001 Desc Date: 230421 CO Entry Descr: ADP Fees Sec: CCD Trace#: 021000024623964 Eed: 230421 Ind ID: 789088824581 Ind Name: 630905757534 W 42ND St 550374703 Trn: 1114623964Tc	73.97
04/26	Orig CO Name: Verizon Orig ID: 9783397101 Desc Date: Urring CO Entry Descr: Paymentrecsec: Web Trace#: 031000035939063 Eed: 230426 Ind ID: 1557345290001 Ind Name: 534 4 W 42 St Condomin Trn: 1165939063Tc	276.35



10248040302000000063

534condo-ChaseRes-1484

5/22/2023

Bank Reconciliation Report

4/30/2023

3046731484

Posted by: dishi on 5/22/2023

Balance Per Bank Statement as of 4/30/2023	44.35
Reconciled Bank Balance	<u>44.35</u>
Balance per GL as of 4/30/2023	44.35
Reconciled Balance Per G/L	<u>44.35</u>
Difference	(Reconciled Bank Balance And Reconciled Balance Per G/L)
	<u>0.00</u>



April 01, 2023 through April 28, 2023
Primary Account: 000000412059300

ELECTRONIC WITHDRAWALS *(continued)*

DATE	DESCRIPTION	AMOUNT
04/27	Orig CO Name: ADP Pay-By-Pay Orig ID: 9555555505 Desc Date: 230427 CO Entry Descr: Pay-By-Paysec: CCD Trace#: 021000025041967 Eed: 230427 Ind ID: 706092386877xs Ind Name: 534 W 42ND Street Cond 304287687 Trn: 1175041967Tc	32.01
04/27	Orig CO Name: ADP Wage Pay Orig ID: 9333006057 Desc Date: 230427 CO Entry Descr: Wage Pay Sec: CCD Trace#: 021000029898799 Eed: 230427 Ind ID: 586063508375xs Ind Name: 534 W 42ND Street Cond 323298036 Trn: 1179898799Tc	451.19
04/27	Orig CO Name: ADP Tax Orig ID: 1223006057 Desc Date: 230427 CO Entry Descr: ADP Tax Sec: CCD Trace#: 021000022386996 Eed: 230427 Ind ID: R6ixs 042809A01 Ind Name: 534 W 42ND Street Cond AR Trn: 1172386996Tc	105.54
Total Electronic Withdrawals		\$6,342.83

DAILY ENDING BALANCE

DATE	AMOUNT	DATE	AMOUNT	DATE	AMOUNT
04/03	\$24,477.38	04/11	21,711.19	04/21	29,391.53
04/04	20,014.40	04/12	22,259.19	04/24	29,198.90
04/05	23,798.36	04/13	23,527.33	04/25	24,732.66
04/06	23,048.36	04/17	27,608.62	04/26	24,456.31
04/07	22,972.64	04/20	29,465.50	04/27	24,394.57
04/10	21,999.27				

CHASE BUSINESS TOTAL SAVINGS

534 WEST 42ND STREET CONDO ASSOCIATION

Account Number: 000003046731484

SAVINGS SUMMARY

	INSTANCES	AMOUNT
Beginning Balance		\$44.35
Ending Balance	0	\$44.35
Annual Percentage Yield Earned This Period		0.00%
Interest Paid Year-to-Date		\$0.39

The monthly service fee for this account was waived as an added feature of a linked Chase Business Complete Checking account.

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



April 01, 2023 through April 28, 2023
Primary Account: **000000412059300**

IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

Call us at 1-866-564-2262 or write us at the address on the front of this statement immediately if you think your statement or receipt is incorrect or if you need more information about a transfer listed on the statement or receipt.

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

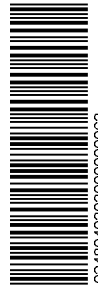
- Your name and account number;
- A description of the error or the transaction you are unsure about, and why you think it is an error or want more information; and
- The amount of the suspected error.

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.

For business accounts, see your deposit account agreement or other applicable agreements that govern your account for details.

IN CASE OF ERRORS OR QUESTIONS ABOUT NON-ELECTRONIC FUNDS TRANSFERS: Contact us immediately if your statement is incorrect or if you need more information about any non-electronic funds transfers on this statement. For more details, see your deposit account agreement or other applicable agreements that govern your account.

JPMorgan Chase Bank, N.A. Member FDIC





April 01, 2023 through April 28, 2023
Primary Account: **000000412059300**

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