

Simons HK Properties LLC  
Balance Sheet  
December 31, 2022

ASSETS

Current Assets		
Cash in Bank(Checking)	\$	494.20
Working Capital Contribution		4,792.46
Deposit(ConEd)		430.00
Accounts Receivable		4,500.00
		<hr/>
Total Current Assets		10,216.66
Property and Equipment		
Condo		1,800,000.00
		<hr/>
Total Property and Equipment		1,800,000.00
Other Assets		
		<hr/>
Total Other Assets		0.00
		<hr/>
Total Assets	\$	<u>1,810,216.66</u>

LIABILITIES AND CAPITAL

Current Liabilities		
Accounts Payable	\$	4,547.19
		<hr/>
Total Current Liabilities		4,547.19
Long-Term Liabilities		
Loan Payable(CS)		1,907,164.68
SBA Loan		7,974.00
		<hr/>
Total Long-Term Liabilities		1,915,138.68
		<hr/>
Total Liabilities		1,919,685.87
Capital		
Retained Earnings		<96,700.82>
Net Income		<12,768.39>
		<hr/>
Total Capital		<109,469.21>
		<hr/>
Total Liabilities & Capital	\$	<u>1,810,216.66</u>

Simons HK Properties LLC  
Income Statement  
For the Twelve Months Ending December 31, 2022

	Current Month		Year to Date	
Revenues				
Rent Income	\$ 3,500.00	100.00	\$ 42,000.00	100.00
Total Revenues	<u>3,500.00</u>	<u>100.00</u>	<u>42,000.00</u>	<u>100.00</u>
Cost of Sales				
Total Cost of Sales	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Gross Profit	<u>3,500.00</u>	<u>100.00</u>	<u>42,000.00</u>	<u>100.00</u>
Expenses				
Bank Charges	15.00	0.43	180.00	0.43
Insurance Expense	145.74	4.16	1,479.47	3.52
Interest Expense	22.00	0.63	44.00	0.10
Legal and Professional Expense	0.00	0.00	750.00	1.79
Office Supplies	0.00	0.00	0.00	0.00
Promotion	100.00	2.86	100.00	0.24
Real Estate Tax Expense	4,547.19	129.92	22,683.76	54.01
Taxes	0.00	0.00	0.00	0.00
Rent Expense	2,396.23	68.46	26,358.53	62.76
Repair & Maintenance Expense	0.00	0.00	0.00	0.00
Utilities	233.47	6.67	3,172.63	7.55
Total Expenses	<u>7,459.63</u>	<u>213.13</u>	<u>54,768.39</u>	<u>130.40</u>
Net Income	\$ <u>&lt;3,959.63&gt;</u>	<u>&lt;113.13&gt;</u>	\$ <u>&lt;12,768.39&gt;</u>	<u>&lt;30.40&gt;</u>

**Simons HK Properties LLC**  
**General Ledger Trial Balance**

As of Dec 31, 2022

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

Account ID	Account Description	Debit Amt	Credit Amt
10200	Cash in Bank(Checking)	494.20	
11000	Working Capital Contributi	4,792.46	
12000	Deposit(ConEd)	430.00	
15000	Condo	1,800,000.00	
16000	Accounts Receivable	4,500.00	
20000	Accounts Payable		4,547.19
23800	Loan Payable(CS)		1,907,164.68
23900	SBA Loan		7,974.00
39005	Retained Earnings	96,700.82	
40000	Rent Income		42,000.00
50000	Bank Charges	180.00	
60000	Insurance Expense	1,479.47	
61000	Interest Expense	44.00	
68500	Legal and Professional Exp	750.00	
70000	Promotion	100.00	
72000	Real Estate Tax Expense	22,683.76	
74500	Rent Expense	26,358.53	
75000	Utilities	3,172.63	
	<b>Total:</b>	<b>1,961,685.87</b>	<b>1,961,685.87</b>

**Simons HK Properties LLC****General Journal**

For the Period From Dec 1, 2022 to Dec 31, 2022

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

Date	Account ID	Reference	Trans Description	Debit Amt	Credit Amt
12/1/22	10200 50000	120122		15.00	15.00
12/7/22	10200 61000 23900	120722		22.00 13.00	35.00
		<b>Total</b>		<b>50.00</b>	<b>50.00</b>

## Simons HK Properties LLC

## General Ledger

For the Period From Dec 1, 2022 to Dec 31, 2022

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

Account ID Account Description	Date	Trans Description	Debit Amt	Credit Amt	Balance
10200 Cash in Bank(Checking)	12/1/22	Beginning Balance			-80.36
	12/31/22	Current Period Change	3,500.00	2,925.44	574.56
		Ending Balance			494.20
11000 Working Capital Contribut	12/1/22	Beginning Balance			4,792.46
	12/31/22	Ending Balance			4,792.46
12000 Deposit(ConEd)	12/1/22	Beginning Balance			430.00
	12/31/22	Ending Balance			430.00
15000 Condo	12/1/22	Beginning Balance			1,800,000.00
	12/31/22	Ending Balance			1,800,000.00
16000 Accounts Receivable	12/1/22	Beginning Balance			4,500.00
	12/31/22	Current Period Change	3,500.00	3,500.00	4,500.00
		Ending Balance			4,500.00
20000 Accounts Payable	12/1/22	Beginning Balance			
	12/31/22	Current Period Change	2,775.44	7,322.63	-4,547.19
		Ending Balance			-4,547.19
23800 Loan Payable(CS)	12/1/22	Beginning Balance			-1,907,164.68
	12/31/22	Ending Balance			-1,907,164.68
23900 SBA Loan	12/1/22	Beginning Balance			-7,987.00
	12/31/22	Current Period Change	13.00		13.00
		Ending Balance			-7,974.00
39005 Retained Earnings	12/1/22	Beginning Balance			96,700.82
	12/31/22	Ending Balance			96,700.82
40000 Rent Income	12/1/22	Beginning Balance			-38,500.00
	12/31/22	Current Period Change		3,500.00	-3,500.00
		Ending Balance			-42,000.00
50000 Bank Charges	12/1/22	Beginning Balance			165.00
	12/31/22	Current Period Change	15.00		15.00
		Ending Balance			180.00
60000 Insurance Expense	12/1/22	Beginning Balance			1,333.73
	12/31/22	Current Period Change	145.74		145.74
		Ending Balance			1,479.47
61000	12/1/22	Beginning Balance			22.00

## Simons HK Properties LLC

## General Ledger

For the Period From Dec 1, 2022 to Dec 31, 2022

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

Account ID Account Description	Date	Trans Description	Debit Amt	Credit Amt	Balance
Interest Expense					
	12/31/22	Current Period Change	22.00		22.00
		<b>Ending Balance</b>			<b>44.00</b>
68500 Legal and Professional Ex	12/1/22	Beginning Balance			750.00
	12/31/22	<b>Ending Balance</b>			<b>750.00</b>
70000 Promotion	12/1/22	Beginning Balance			
	12/31/22	Current Period Change	100.00		100.00
		<b>Ending Balance</b>			<b>100.00</b>
72000 Real Estate Tax Expense	12/1/22	Beginning Balance			18,136.57
	12/31/22	Current Period Change	4,547.19		4,547.19
		<b>Ending Balance</b>			<b>22,683.76</b>
74500 Rent Expense	12/1/22	Beginning Balance			23,962.30
	12/31/22	Current Period Change	2,396.23		2,396.23
		<b>Ending Balance</b>			<b>26,358.53</b>
75000 Utilities	12/1/22	Beginning Balance			2,939.16
	12/31/22	Current Period Change	233.47		233.47
		<b>Ending Balance</b>			<b>3,172.63</b>

**Simons HK Properties LLC****Customer Ledgers**

For the Period From Dec 1, 2022 to Dec 31, 2022

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

Customer ID Customer	Date	Trans No	Typ	Debit Amt	Credit Amt	Balance
1	12/1/22	Balance Fwd				2,000.00
Veratex Inc.	12/7/22	276	SJ	1,500.00		3,500.00
	12/7/22	120722	CRJ		1,000.00	2,500.00
	12/22/22	122222	CRJ		500.00	2,000.00
2	12/7/22	277	SJ	2,000.00		2,000.00
Charles Henry Properties LLC	12/7/22	120722	CRJ		2,000.00	0.00
3	12/1/22	Balance Fwd				2,500.00
Fairlane Vrtx Inc.						

**Simons HK Properties LLC****Invoice Register**

For the Period From Dec 1, 2022 to Dec 31, 2022

Filter Criteria includes: Report order is by Invoice Number.

Invoice No	Date	Quote No	Name	Amount
276	12/7/22		Veratex Inc.	1,500.00
277	12/7/22		Charles Henry Properties LLC	2,000.00
<b>Total</b>				<b>3,500.00</b>



**Simons HK Properties LLC  
Cash Receipts Journal**

For the Period From Dec 1, 2022 to Dec 31, 2022

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

Date	Account ID	Transaction Ref	Line Description	Debit Amnt	Credit Amnt
12/7/22	16000 10200	120722	Invoice: 277 Charles Henry Properties LLC	2,000.00	2,000.00
12/7/22	16000 16000 10200	120722	Invoice: 271 Invoice: 273 Veratex Inc.	1,000.00	500.00 500.00
12/22/22	16000 10200	122222	Invoice: 273 Veratex Inc.	500.00	500.00
				<b>3,500.00</b>	<b>3,500.00</b>

**Simons HK Properties LLC****Check Register****For the Period From Dec 1, 2022 to Dec 31, 2022**

Filter Criteria includes: Report order is by Date.

Check #	Date	Payee	Cash Account	Amount
1317	12/7/22	534 West 42nd St.Condo	10200	2,396.23
1389	12/7/22	Con Edison	10200	233.47
1390	12/7/22	CNA Insurance	10200	145.74
1391	12/22/22	Artur Ujka	10200	100.00
<b>Total</b>				<b>2,875.44</b>