

Balance Sheet

Period = Oct 2023

Book = Accrual

Current Balance**ASSETS****CASH**

Cash Property Operating	14,989
Cash Partnership/Owner	187,127
Cash Security Deposits	-14,927
Petty Cash 1	2,500

TOTAL CASH**189,690****RECEIVABLES**

Accounts Receivable	147,377
AR Insurance Proceeds	-1,560
AR Other/Misc	136,855

TOTAL RECEIVABLES**282,671****RESTRICTED CASH**

Escrow Insurance	527,996
Escrow Real Estate Tax	393,142
Escrow Replacement Reserve	2,298,102

TOTAL RESTRICTED CASH**3,219,240****OTHER ASSETS**

Prepaid Insurance	-187,792
Prepaid Operating Expenses	8,900
Utility Deposits	52,893
Other/Misc Assets	0

TOTAL OTHER ASSETS**-125,999****LOAN/ORGANIZATION COSTS**

Loan Costs	417,415
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TOTAL LOAN/ORGANIZATION COSTS**417,415****FIXED ASSETS**

Land	3,700,000
Building	21,608,543

TOTAL FIXED ASSETS**25,308,543****TOTAL ASSETS****29,291,559****LIABILITIES AND CAPITAL****LIABILITIES****ACCOUNTS PAYABLE**

Accounts Payable	64,791
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TOTAL ACCOUNTS PAYABLE**64,791****SECURITY DEPOSIT PAYABLE**

Security Deposit Payable	165,800
Security Deposit Refund Clearing	1,522

TOTAL SECURITY DEPOSIT PAYABLE**167,322****OTHER LIABILITIES**

Accrued Operating Expenses	-137,911
Accrued Real Estate Taxes	572,401
Franchise Tax	13,917
Prepaid Rent	122,708

TOTAL OTHER LIABILITIES**-571,115****NOTES PAYABLE**

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MORTGAGE PAYABLE 1	
Mortgage Payable 1	28,300,000
TOTAL MORTGAGE PAYABLE 1	28,300,000
TOTAL NOTES PAYABLE	28,300,000
TOTAL LIABILITIES	29,103,228
CAPITAL	
OwnerPartners Contribution	6,760,707
Retained Earnings	-6,572,375
TOTAL CAPITAL	188,332
TOTAL LIABILITIES AND CAPITAL	29,291,559