

Penn Plaza Owners Assoc

Balance Sheet

As of Dec 31, 2017

Unaudited

12/31/2017

ASSETS

Current Assets

Checking/Savings

10000 · First Bank 21,926.20

10100 · Certificate of Deposit - GW 19,919.25

10200 · Checking - Great West 15,054.53

Total Checking/Savings 56,899.98

Accounts Receivable

11000 · Accounts Receivable -3,645.00

Total Accounts Receivable -3,645.00

Total Current Assets 53,254.98

TOTAL ASSETS 53,254.98

LIABILITIES & EQUITY

Liabilities

Current Liabilities

Accounts Payable

20000 · Accounts Payable 2,939.77

Total Accounts Payable 2,939.77

Total Current Liabilities 2,939.77

Total Liabilities 2,939.77

Equity

32000 · Unrestricted Net Assets -7,977.58

34000 · Temp. Restricted Net Assets-Beg Balance 49,084.47

Transfer to Reserves 2017 4,040.00

Major Repairs & Replacements 0.00

34000 · Temp. Restricted Net Assets-Ending Balance 53,124.47

35000 · Working Capital Fund 4,715.02

Net Income 453.30

Total Equity 50,315.21

TOTAL LIABILITIES & EQUITY 53,254.98

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Profit & Loss

January through Dec 2017

Unaudited

	<u>Jan - Dec 2017</u>	<u>Jan - Dec 2016</u>
Ordinary Income/Expense		
Income		
41000 · Member Dues	43,605.00	39,270.00
42000 · Rental Income	4,465.14	4,410.00
49000 · Interest Income	49.53	32.12
Less Reserve Income	-4,040.00	-9,696.00
Total Income	<u>44,079.67</u>	<u>34,016.12</u>
Gross Profit	44,079.67	34,016.12
Expense		
60200 · Bank Charges	24.00	24.00
61700 · Dues - Wash Bus Park	453.01	388.72
63300 · Insurance Expense	4,645.00	4,389.00
63700 · Landscaping and Groundskeeping	4,514.21	4,176.63
63800 · Landscape - Snow Removal	2,510.00	3,097.50
64300 · Management Services	4,700.00	4,200.00
65900 · Office Supplies	54.91	13.09
66000 · Protection Service - Fire	1,729.83	1,249.85
66700 · Professional Fees	0.00	0.00
67200 · Repairs and Main - General	11,668.00	2,723.31
67400 · Repairs & Maintenance - Light	1,816.63	1,291.27
67600 · Repairs & Main - Cleaning	1,500.00	1,500.00
67800 · Taxes, Licenses & Fees	94.85	37.00
68100 · Telephone Expense	0.00	0.00
68400 · Trash Removal	1,991.99	1,859.89
68600 · Utilities	1,999.73	1,919.48
68800 · Water & Sewer	5,511.89	4,137.91
68900 · Website	412.32	408.99
Total Expense	<u>43,626.37</u>	<u>31,416.64</u>
Net Ordinary Income	<u>453.30</u>	<u>2,599.48</u>