

Cash Flow Statement

Period = Dec 2023

Book = Cash ; Tree = ysi_cf

	Period to Date	%	Year to Date	%
OPERATING INCOME				
REVENUE				
RENT REVENUE				
Rental Income	10,600.00	100.00	116,132.20	99.74
Prepaid Receipts Cash	0.00	0.00	-60.00	-0.05
NET RENT REVENUE	10,600.00	100.00	116,072.20	99.69
OTHER REVENUE				
Laundry Income	0.00	0.00	365.65	0.31
TOTAL OTHER REVENUE	0.00	0.00	365.65	0.31
TOTAL REVENUE	10,600.00	100.00	116,437.85	100.00
OPERATING EXPENSES				
MANAGEMENT FEES				
Management Fee	848.00	8.00	9,315.03	8.00
TOTAL MANAGEMENT FEES	848.00	8.00	9,315.03	8.00
UTILITIES				
Gas/Electric/Propane	155.39	1.47	1,360.83	1.17
Water	268.47	2.53	3,105.58	2.67
Disposal	110.16	1.04	1,336.60	1.15
TOTAL UTILITIES	534.02	5.04	5,803.01	4.98
REPAIRS & MAINTENANCE				
GENERAL REPAIRS & MAINTENANCE				
Appliance Repair	0.00	0.00	99.00	0.08
Electrical	0.00	0.00	85.00	0.07
Hauling/Demo	0.00	0.00	434.00	0.37
HVAC	0.00	0.00	450.00	0.39
Janitorial	100.00	0.94	1,230.00	1.06
Lighting	0.00	0.00	195.00	0.17
Maintenance - other	278.98	2.63	1,093.71	0.94
Maintenance Supplies	0.00	0.00	157.50	0.14
Painting	0.00	0.00	520.00	0.45
Plumbing	3,504.32	33.06	4,393.43	3.77
Roof/Gutter/Drain	325.00	3.07	325.00	0.28
TOTAL GENERAL REPAIRS & MAINTENANCE	4,208.30	39.70	8,982.64	7.71
LANDSCAPING & GROUNDS				
Landscaping	80.00	0.75	1,040.00	0.89
TOTAL LANDSCAPING & GROUNDS	80.00	0.75	1,040.00	0.89
TOTAL REPAIRS & MAINTENANCE	4,288.30	40.46	10,022.64	8.61
REPLACEMENTS				
Dishwasher	0.00	0.00	685.30	0.59
TOTAL REPLACEMENTS	0.00	0.00	685.30	0.59
TOTAL OPERATING EXPENSES	5,670.32	53.49	25,825.98	22.18
TOTAL OPERATING INCOME	4,929.68	46.51	90,611.87	77.82
TOTAL OF ALL	4,929.68	46.51	90,611.87	77.82

ADJUSTMENTS

Cash Flow Statement

Period = Dec 2023

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	Period to Date	%	Year to Date	%
Security Deposits Due Tenants	0.00	0.00	125.00	0.11
Owner Draw	-4,929.68	-46.51	-90,611.87	-77.82
Prepaid Receipts Cash	0.00	0.00	-60.00	-0.05
TOTAL ADJUSTMENTS	-4,929.68	-46.51	-90,546.87	-77.76
CASH FLOW	0.00	0.00	65.00	0.06

Period to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	11,100.00	11,100.00	0.00
Cont. Reserve Cash	0.00	0.00	0.00
Cash - Application Fees	0.00	0.00	0.00
Total Cash	11,100.00	11,100.00	0.00

Year to Date	Beginning Balance	Ending Balance	Difference
Operating Cash	10,975.00	11,100.00	125.00
Cont. Reserve Cash	0.00	0.00	0.00
Cash - Application Fees	0.00	0.00	0.00
Total Cash	10,975.00	11,100.00	125.00

Balance Sheet

Period = Dec 2023

Book = Cash ; Tree = ysi_bs

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

Operating Cash

11,100.00

*TOTAL CASH*11,100.00*TOTAL ASSETS*11,100.00**LIABILITIES and EQUITY****LIABILITIES:****CURRENT LIABILITIES**

Security Deposits Due Tenants

10,600.00

*TOTAL CURRENT LIABILITIES*10,600.00*TOTAL LIABILITIES*10,600.00**EQUITY:**

Owner Draw

-90,611.87

Capital

500.00

*Net Property Transactions*90,611.87*TOTAL EQUITY*500.00*TOTAL LIABILITIES and EQUITY*11,100.00

Receivable Detail by Tenant

Property=rm457 AND Status=Current AND mm/yy=12/2023-12/2023

Tenant Property-Unit-Status	Tran #	Date	Month	Ref.	Account	AR Acct	Charge	Receipt	Balance	Remarks
(msolis) Solis, Mary Grace										
rm457 - 1 - Current		11/30/2023	11/2023	Balance	Forward		0.00	0.00	0.00	Balance Forward
rm457 - 1 - Current	C-130472	12/01/2023	12/2023		15200	12010	2,375.00	0.00	2,375.00	Rent (12/2023)
rm457 - 1 - Current	R-105936	12/01/2023	12/2023	:ACH-12031	15200	12010	0.00	2,375.00	-2,375.00	Pre-Authorized Payment
Total (msolis) Solis, Mary Grace							2,375.00	2,375.00	0.00	
(sauer) Sauer, Neil										
rm457 - 2 - Current		11/30/2023	11/2023	Balance	Forward		0.00	0.00	0.00	Balance Forward
rm457 - 2 - Current	C-130473	12/01/2023	12/2023		15200	12010	1,975.00	0.00	1,975.00	Rent (12/2023)
rm457 - 2 - Current	R-106122	12/01/2023	12/2023	216624318	15200	12010	0.00	1,975.00	-1,975.00	Debit Card On-Line Payment ; ...
Total (sauer) Sauer, Neil							1,975.00	1,975.00	0.00	
(eccher) Eccher, Arielle										
rm457 - 3 - Current		11/30/2023	11/2023	Balance	Forward		0.00	0.00	0.00	Balance Forward
rm457 - 3 - Current	C-130474	12/01/2023	12/2023		15200	12010	2,650.00	0.00	2,650.00	Rent (12/2023)
rm457 - 3 - Current	R-105935	12/01/2023	12/2023	:ACH-12030	15200	12010	0.00	2,650.00	-2,650.00	Pre-Authorized Payment
Total (eccher) Eccher, Arielle							2,650.00	2,650.00	0.00	
(gallavan) Gallavan, Charles										
rm457 - 4 - Current		11/30/2023	11/2023	Balance	Forward		0.00	0.00	0.00	Balance Forward
rm457 - 4 - Current	C-130475	12/01/2023	12/2023		15200	12010	3,600.00	0.00	3,600.00	Rent (12/2023)
rm457 - 4 - Current	R-106131	12/01/2023	12/2023	216701804	15200	12010	0.00	3,600.00	-3,600.00	Debit Card On-Line Payment ;...
Total (gallavan) Gallavan, Charles							3,600.00	3,600.00	0.00	
							10,600.00	10,600.00	0.00	

Payment Detail

Property=rm457 AND Bank=pm5ca,pm5ck AND mm/yy=12/2023-12/2023 AND All Checks=Yes
 AND Include Voids=All Checks AND Payment Method=All AND Include Adjustments=Yes

Check# Bank - Vendor - Date	Payable #	Property	Amount	Account
322 (pm5ck) - David W. Anderson (dwa.09) - 12/19/23 (12/23)				
	P-97669	rm457	4,929.68	14200 - Owner Draw
Total 322 (pm5ck) - David W. Anderson (dwa.09) - 12/19/23 (12/23)			4,929.68	
1774 (pm5ck) - Pacific Gas & Electric (pge) - 12/04/23 (12/23)				
	P-96360	rm457	155.39	16110 - Gas/Electric/Propane
Total 1774 (pm5ck) - Pacific Gas & Electric (pge) - 12/04/23 (12/23)			155.39	
1775 (pm5ck) - California American Water (calam) - 12/05/23 (12/23)				
	P-96473	rm457	223.97	16120 - Water
Total 1775 (pm5ck) - California American Water (calam) - 12/05/23 (12/23)			223.97	
1781 (pm5ck) - Rayne Water (raywat) - 12/05/23 (12/23)				
	P-96633	rm457	44.50	16120 - Water
Total 1781 (pm5ck) - Rayne Water (raywat) - 12/05/23 (12/23)			44.50	
1793 (pm5ck) - John Tarantino Building & Maintenance (jtbuild) - 12/07/23 (12/23)				
	P-96965	rm457	278.98	16590 - Maintenance - other
	P-96968	rm457	325.00	16730 - Roof/Gutter/Drain
Total 1793 (pm5ck) - John Tarantino Building & Maintenance (jtbuild) - 12/07/23 (12/23)			603.98	
1794 (pm5ck) - Poe's Plumbing (poe) - 12/07/23 (12/23)				
	P-96998	rm457	3,504.32	16670 - Plumbing
Total 1794 (pm5ck) - Poe's Plumbing (poe) - 12/07/23 (12/23)			3,504.32	
1807 (pm5ck) - Monterey City Disposal Service (mdc66) - 12/12/23 (12/23)				
	P-97383	rm457	110.16	16150 - Disposal
Total 1807 (pm5ck) - Monterey City Disposal Service (mdc66) - 12/12/23 (12/23)			110.16	
1818 (pm5ck) - Chalpeno's Gardening Service Company (chalan) - 12/19/23 (12/23)				
	P-97650	rm457	80.00	17010 - Landscaping
Total 1818 (pm5ck) - Chalpeno's Gardening Service Company (chalan) - 12/19/23 (12/23)			80.00	
1820 (pm5ck) - Rosy's House Cleaning & Window Cleaning Services (rosys) - 12/19/23 (12/19/23)				
	P-97655	rm457	100.00	16550 - Janitorial
Total 1820 (pm5ck) - Rosy's House Cleaning & Window Cleaning Services (rosys) - 12/19/23 (12/19/23)			100.00	
1822 (pm5ck) - A.G. Davi Ltd. (agd.74) - 12/19/23 (12/23)				
	P-97659	rm457	848.00	16085 - Management Fee
Total 1822 (pm5ck) - A.G. Davi Ltd. (agd.74) - 12/19/23 (12/23)			848.00	
			10,600.00	