

424 West 49th Street Condo Association

Statement of Operations  
424 West 49th St, New York, NY - 2016.11

	Current Period	Year to Date
<b>INCOME</b>		
Rent Concessions	0.00	(353.84)
Common Area Maintenance	5,901.75	50,348.72
<b>TOTAL INCOME</b>	5,901.75	49,994.88
<b>EXPENSES</b>		
Utility - Gas/Fuel - Heating	210.60	4,309.12
Utility - Electric	310.34	3,926.73
Utility - Water & Sewer	0.00	2,743.29
R&M - Other	700.00	700.00
R&M - Plumbing	0.00	424.61
R&M - Boiler/Heating	11,250.00	11,674.61
R&M - Elevator	0.00	746.62
Service Contract - Elevator	294.38	3,930.15
Service Contract - Pest Control	179.64	1,968.43
Insurance - Other	1,756.73	11,230.71
Insurance - Property/Liability	34.55	548.36
Service Contract - Management Fees	495.00	5,445.00
Payroll - Salary	0.00	3,750.00
Building Supplies	0.00	333.69
Other Expenses	2.00	35.00
Accounting/Audit Fees	0.00	2,200.00
Permits/Violations/Fines/Fees	0.00	782.00
<b>TOTAL EXPENSES</b>	15,233.24	54,748.32
<b>NET PROFIT / LOSS</b>	(9,331.49)	(4,753.44)

424 West 49th Street Condo Association

424 West 49th St, New York, NY - 2016.11

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	TOTALS
<b>INCOME</b>													
Rent Concessions	0.00	(353.84)	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	(353.84)
Common Area Maintenance	4,426.38	4,084.89	5,746.00	4,572.09	3,241.05	3,383.96	7,068.71	3,241.03	3,237.42	5,245.44	5,901.75	0.00	50,348.72
<b>TOTAL INCOME</b>	4,426.38	3,731.05	5,746.00	4,572.09	3,241.05	3,383.96	7,068.71	3,241.03	3,237.42	5,245.44	5,901.75	0.00	49,994.88

<b>EXPENSES</b>													
Utility - Gas/Fuel - Heating	40.78	782.44	860.32	887.96	393.09	364.13	213.89	177.26	187.56	191.09	210.60	0.00	4,309.12
Utility - Electric	966.81	333.06	319.24	0.00	312.81	292.92	370.57	346.76	329.55	344.67	310.34	0.00	3,926.73
Utility - Water & Sewer	0.00	0.00	819.04	0.00	0.00	897.98	0.00	0.00	1,026.27	0.00	0.00	0.00	2,743.29
R&M - Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	700.00	0.00	700.00
R&M - Plumbing	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
R&M - Boiler/Heating	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	424.61	0.00	0.00	424.61
R&M - Elevator	0.00	0.00	0.00	0.00	0.00	0.00	380.00	326.62	0.00	0.00	11,250.00	0.00	11,674.61
Service Contract - Elevator	1,042.48	280.35	280.35	280.35	280.35	294.37	294.38	294.38	294.38	294.38	294.38	0.00	746.62
Service Contract - Pest Control	185.08	249.33	184.00	179.64	179.64	179.64	179.64	92.54	359.28	0.00	179.64	0.00	3,930.15
Insurance - Other	250.00	569.00	1,540.29	773.15	873.15	362.67	1,692.19	904.04	1,244.53	1,264.96	1,756.73	0.00	1,968.43
Insurance - Property/Liability	319.46	0.00	0.00	0.00	0.00	0.00	0.00	125.25	34.55	34.55	34.55	0.00	11,230.71
Service Contract - Management Fees	495.00	495.00	495.00	990.00	0.00	495.00	495.00	495.00	495.00	495.00	495.00	0.00	5,445.00
Payroll - Salary	350.00	350.00	350.00	350.00	350.00	0.00	0.00	1,050.00	350.00	600.00	0.00	0.00	3,750.00
Building Supplies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	333.69	0.00	0.00	0.00	0.00	333.69
Other Expenses	2.00	2.00	2.00	2.00	2.00	2.00	2.00	2.00	15.00	2.00	2.00	0.00	35.00
Accounting/Audit Fees	0.00	0.00	0.00	2,200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,200.00
Permits/Violations/Fines/Fees	352.00	0.00	200.00	0.00	0.00	0.00	0.00	0.00	130.00	100.00	0.00	0.00	782.00
<b>TOTAL EXPENSES</b>	4,003.61	3,061.18	5,050.24	6,087.71	2,391.04	2,888.71	3,027.67	4,147.54	4,466.12	3,791.26	15,233.24	0.00	54,748.32

<b>NET PROFIT / LOSS</b>	422.77	669.87	695.76	(1,515.62)	850.01	695.25	3,441.04	(906.51)	(1,228.70)	1,454.18	(9,331.49)	0.00	(4,753.44)
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424 West 49th Street Condo Association

Balance Sheet  
424 West 49th St, New York, NY - 2016.1130

ASSETS

CASH

OP - TD Bank	\$19,906.56	
Cash Held by PrevMgmt	3,000.00	
<b>TOTAL CASH</b>		22,906.56

ACCOUNTS RECEIVABLE

<b>TOTAL CURRENT ASSETS</b>		22,906.56
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LONG TERM ASSETS

Utility Sec Dep	230.00	
<b>TOTAL LONG TERM ASSETS</b>		230.00

<b>TOTAL ASSETS</b>		23,136.56
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LIABILITIES & EQUITY

Other Liabilities	(1,188.00)	
<b>TOTAL LIABILITIES</b>		(1,188.00)

Opening Balance	9,925.42	
Current Earnings	(4,753.44)	
Retained Earnings	19,152.58	

<b>TOTAL EQUITY</b>		24,324.56
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<b>TOTAL LIAB &amp; EQUITY</b>		23,136.56
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## MONTHLY BANK RECONCILIATION

424 West 49th Street Condominium [424]  
424 West 49th Street, New York, NY 10019

11/30/16

OPERATING  
[TD]

11/1/2016 Opening Checkbook Balance \$ 29,238.05

Add: Total Deposits for the Current Month 5,901.75  
Interest Income -

Cash available \$ 35,139.80

Less: Total Checks written for the Current Month 15,231.24  
ACHs -  
Bank Charges 2.00

11/30/2016 Ending Checkbook Balance \$ 19,906.56

11/30/2016 Bank Balance per Bank Statement \$ 20,559.73

Add: Outstanding Deposits -

### OPER

Less:	Outstanding Checks	Check #	Amount
10/11/2013	Preferred Elevator Inc.	143	303.17
10/23/2015	Lorenzo Silva Torres	364	350.00

Total Outstanding Checks [Oper] 653.17

Add: Miscellaneous Adjustments -

11/30/2016 Adjusted Bank Balance \$ 19,906.56

**Bank**

America's Most Convenient Bank®

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**STATEMENT OF ACCOUNT**

8024-MTD0104#120116009422-110000

424 WEST 49TH ST CONDOMINIUM ASSOCIATION  
C/O SAFEGUARD REALTY MANAGEMENT INC  
120 WEST 31ST ST 6TH FL  
NEW YORK NY 10001

Page: 1 of 3  
Statement Period: Nov 01 2016-Nov 30 2016  
Cust Ref #: 7920173353-720-T-###  
Primary Account #: 792-0173353

**Business Convenience Checking**

424 WEST 49TH ST CONDOMINIUM ASSOCIATION

Account # 792-0173353

**ACCOUNT SUMMARY**

Statement Balance as of 11/01	28,523.22
Plus 5 Deposits and Other Credits	7,909.75
Less 12 Checks and Other Debits	15,871.24
Less Service Charges	2.00
Statement Balance as of 11/30	20,559.73

**ACCOUNT ACTIVITY****Transactions by Date**

DATE	DESCRIPTION	DEBIT	CREDIT	BALANCE
11/2	CCD DEPOSIT		2,008.00	30,531.22
	PAYLEASE.COM CREDIT 62504818			
11/2	Check #441	495.00		30,036.22
11/3	Check #442	600.00		29,436.22
11/4	CCD DEPOSIT		350.17	29,786.39
	PAYLEASE.COM CREDIT 62826697			
11/4	DEPOSIT		695.33	30,481.72
11/8	Check #440	40.00		30,441.72
11/14	Check #443	179.64		30,262.08
11/15	DEPOSIT		4,160.92	34,423.00
11/15	CCD DEBIT	983.61		33,439.39
	NYSINSFNDWRKCMF 1190000757 458337349			
11/16	ACH DEBIT	351.26		33,088.13
	CON ED OF NY INTELL CK 442027149695016			
11/16	ACH DEBIT	169.68		32,918.45
	CON ED OF NY INTELL CK 442027149696014			
11/17	Check #446	700.00		32,218.45
11/18	Check #444	294.38		31,924.07
11/21	ELECTRONIC PMT-WEB	773.12		31,150.95
	HARLEYSVILLE - C BILL PAY 18199388571			
11/21	Check #445	34.55		31,116.40
11/25	Check #447	11,250.00		19,866.40
11/30	DEPOSIT		695.33	20,561.73
11/30	PAPER STATEMENT FEE	2.00		20,559.73

**Checks Paid**

No. Checks: 8

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

DATE	SERIAL NO.	AMOUNT	DATE	SERIAL NO.	AMOUNT
11/8	440	40.00	11/14	443	179.64
11/2	441	495.00	11/18	444	294.38
11/3	442	600.00	11/21	445	34.55

Call 1-800-937-2000 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender



**Bank**

America's Most Convenient Bank®

STATEMENT OF ACCOUNT

424 WEST 49TH ST CONDOMINIUM ASSOCIATION

Page: 3 of 3  
Statement Period: Nov 01 2016-Nov 30 2016  
Cust Ref #: 7920173353-720-T-###  
Primary Account #: 792-0173353

ACCOUNT ACTIVITY

**Checks Paid (continued)**

\*Indicates break in serial sequence or check processed electronically and listed under Electronic Payments

DATE	SERIAL NO.	AMOUNT	DATE	SERIAL NO.	AMOUNT
11/17	446	700.00	11/25	447	11,250.00

Call 1-800-937-2000 for 24-hour Bank-by-Phone services or connect to [www.tdbank.com](http://www.tdbank.com)

Bank Deposits FDIC Insured | TD Bank, N.A. | Equal Housing Lender



12/29/2016

## Safeguard Realty Management, Inc.

4:44:22PM

User: MANAGER

Page 1 of 2

Property : 424 West 49th St. Condominium

11/1/2016 thru 11/30/2016

Unit Ref. Number	Name	Type	Description	Date Received	Amount
424-3A	Shellita Ceniza	CASH	Pymt. Batch 636 Check 2310	11/15/16	348.79
		CASH	Pymt. Batch 756 Check 2313	11/30/16	348.79
424-3B	Linda Carroll	CASH	Pymt. Batch 636 Check 325	11/15/16	350.29
424-4A	Daniel Chalk	CASH	Pymt. Batch 418 Check 0372005	11/04/16	346.54
		CASH	Pymt. Batch 756 Check 5071317	11/30/16	346.54
424-4B	TLH LLC	CASH	Pymt. Batch 272 Check 72287206	11/01/16	350.17
424-5A	James Cook	CASH	Pymt. Batch 418 Check 5992	11/04/16	348.79
424-6A	Bradley Rosen	CASH	Pymt. Batch 636 Check 698	11/15/16	1,969.00
424-COMM	Linda Carroll, William Riley	CASH	Pymt. Batch 636 Check 2020	11/15/16	1,492.84
					<u>5,901.75</u>

**PROPERTY TOTALS:**

Total Checks and Cash Received	5,901.75
Total Checks Removed	0.00
Total Overpayment Refunds	0.00
Total NSF Checks	0.00
Deposit Refunds	0.00

**TOTAL CHECKS AND CASH RECEIVED :**

	Chrg Code	Total Amount
Common Area Maintenance	CAM	<u>5,901.75</u>
	Total	<u>5,901.75</u>

12/29/2016

User: MANAGER

Property : 424 West 49th St. Condominium

Safeguard Realty Management, Inc.

Cash Journal

4:44:22PM

Page 2 of 2

11/1/2016 thru 11/30/2016

Unit Ref. Number	Name	Type	Description	Date Received	Amount
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GRAND TOTALS:

Total Checks and Cash Received	5,901.75
Total Checks Removed	0.00
Total Overpayment Refunds	0.00
Total NSF Checks	0.00
Deposit Refunds	0.00

TOTAL CHECKS AND CASH RECEIVED :

	Chrg Code	Total Amount
Common Area Maintenance	CAM	5,901.75
	Total	5,901.75



**Detailed Rent Roll**

11/1/2016 to 11/30/2016

Property: 424 West 49th St. Condominium  
New York, NY 10019

UNIT REFERENCE NUMBER	OCCUPANT NAME AND ADDRESS	DEPOSITS HELD	PREVIOUS BALANCE	CURRENT BALANCE	TRANSACTIONS IN SELECTED RANGE AMOUNT DESCRIPTION
424-3A	Shellita Ceniza 424 West 49th Street, # 3A	0.00	0.00	(348.79)	348.79 Common Area Maintenance (348.79) Pymt. Batch 636 Check 2310 (348.79) Pymt. Batch 756 Check 2313
424-3B	Linda Carroll William Riley 424 West 49th Street, # 3B	0.00	0.00	0.00	350.29 Common Area Maintenance (350.29) Pymt. Batch 636 Check 325
424-4A	Daniel Chalk 424 West 49th Street, # 4A	0.00	346.54	0.00	346.54 Common Area Maintenance (346.54) Pymt. Batch 418 Check 0372005 (346.54) Pymt. Batch 756 Check 5071317
424-4B	TLH LLC 424 West 49th Street, # 4B	0.00	0.00	0.00	(350.17) Pymt. Batch 272 Check 72287206 350.17 Common Area Maintenance
424-5A	James Cook 424 West 49th Street, # 5A	0.00	0.00	0.00	348.79 Common Area Maintenance (348.79) Pymt. Batch 418 Check 5992
424-5B	Trent Vichie Sheridan Vichie 424 West 49th Street, # 5B	0.00	1,400.68	1,750.85	350.17 Common Area Maintenance
424-6A	Bradley Rosen Sara Turken 424 West 49th Street, # 6A	0.00	1,476.75	0.00	492.25 Common Area Maintenance (1,969.00) Pymt. Batch 636 Check 698
424-6B	Lixing Chu 424 West 49th Street, # 6B	0.00	(502.00)	0.00	502.00 Common Area Maintenance
424-COMM	Linda Carroll, William Riley 424 West 49th Street, COMM	0.00	0.00	0.00	1,492.84 Common Area Maintenance (1,492.84) Pymt. Batch 636 Check 2020
424-MISC	MISC 424 West 49th Street	0.00	0.00	0.00	0.00

**Detailed Rent Roll**

11/1/2016 to 11/30/2016

Property: 424 West 49th St. Condominium  
New York, NY 10019

UNIT REFERENCE NUMBER	OCCUPANT NAME AND ADDRESS	DEPOSITS HELD	PREVIOUS BALANCE	CURRENT BALANCE	TRANSACTIONS IN SELECTED RANGE	
					AMOUNT	DESCRIPTION

**PROPERTY TOTALS :**

CAM	Common Area Maintenance			4,581.84		
	Total Current Charges			4,581.84		
	Previous Balance			2,721.97		
	Cash Received			(5,901.75)		
	Checks Removed			0.00		
	Deposits Forfeited			0.00		
	NSF Checks			0.00		
	Deposits Decreased			0.00		
	Open Credits Refunded			0.00		
	Accounts Receivable Balance			1,402.06		
	Security Deposits Held			0.00		

**ADDITIONAL OPEN CREDITS:**

CAM	Common Area Maintenance			348.79		
	Total Open Credits			348.79		

**AP Check Register**

424 West 49th Street Condominium Association

Date Range : 11/1/2016 To 11/30/2016 For Cash Account 1

Check	Check Date	Vendor	Vendor Name	Vch #	Invoice Number	Invoice Date	Gross Amount	Discount	Net Amount	Check Amount
000441	11/01/2016	57500	Safeguard Realty Management, Inc.	00550	MF-11/2016	11/01/2016	495.00	0.00	495.00	495.00
000443	11/07/2016	15200	East Park Exterminating	00552	107398	10/27/2016	92.54	0.00	92.54	
				00553	107399	10/27/2016	87.10	0.00	87.10	
			<b>Total for Check Number 000443</b>				179.64	0.00	179.64	179.64
000444	11/09/2016	37500	Midtown Elevator Co., Inc.	00554	58032	11/01/2016	294.38	0.00	294.38	294.38
000445	11/15/2016	06200	BankDirect Capital Finance, LLC	00558	Ins-11/2016	11/01/2016	34.55	0.00	34.55	34.55
000446	11/16/2016	21450	George Sanchez	00559	2016.1115	11/16/2016	700.00	0.00	700.00	700.00
000447	11/23/2016	37800	New York Heating	00561	2016.1123	11/23/2016	11,250.00	0.00	11,250.00	11,250.00
DD1110	11/10/2016	37890	NYSIF Workers' Compensation	00555	52502793	11/13/2016	983.61	0.00	983.61	983.61
DD1114	11/14/2016	09400	Con Edison	00556	9.20-10.20.16-	10/21/2016	351.26	0.00	351.26	
				00557	9.20-10.20.16-	10/21/2016	169.68	0.00	169.68	
			<b>Total for Check Number DD1114</b>				520.94	0.00	520.94	520.94
DD1118	11/18/2016	24200	Harleysville	00560	Ins-11/2016	11/01/2016	773.12	0.00	773.12	773.12
<b>Cash Account 1 Totals</b>							15,231.24	0.00	15,231.24	15,231.24
<b>Property/Company Totals for 424 West 49th Street Condominium Association</b>							15,231.24	0.00	15,231.24	15,231.24

**AP Expense Distribution**

424 - 424 West 49th Street Condominium Association

For Cash Account : All  
From 11/1/2016 To 11/30/2016

GL Account			Invoice	Check		
Vchr	Vendor	Description	No.	No.	Amount	Account Total
5100-3000 Utility - Gas/Fuel - Heating						
00556	09400 - Con Edison	9/20/2016-10/20/2016	9.20-10.20.1	DD1114	40.92	
00557	09400 - Con Edison	9/20/2016	9.20-10.20.1	DD1114	169.68	210.60
5120-1000 Utility - Electric						
00556	09400 - Con Edison	9/20/2016-10/20/2016	9.20-10.20.1	DD1114	310.34	310.34
5470-1000 R&M - Other						
00559	21450 - George Sanchez	Commercial Floor Repair	2016.1115	000446	700.00	700.00
5502-1000 R&M - Boiler/Heating						
00561	37800 - New York Heating	Replace heating system	2016.1123	000447	11,250.00	11,250.00
5600-1000 Service Contract - Elevator						
00554	37500 - Midtown Elevator Co., Inc	Regular Service	58032	000444	294.38	294.38
5710-1000 Service Contract - Pest Control						
00552	15200 - East Park Exterminating	Roach/Rodent	107398	000443	92.54	
00553	15200 - East Park Exterminating	Fill 4 stations	107399	000443	87.10	179.64
6300-1000 Insurance - Other						
00555	37890 - NYSIF Workers' Compensat	9/15/2016-10/14/2016	52502793	DD1110	983.61	
00560	24200 - Harleysville	11/2016	Ins-11/2016	DD1118	773.12	1,756.73
6300-2000 Insurance - Property/Liability						
00558	06200 - BankDirect Capital Financ	11/2016	Ins-11/2016	000445	34.55	34.55
6600-1000 Service Contract - Management Fees						
00550	57500 - Safeguard Realty Manageme	11/2016	MF-11/2016	000441	495.00	495.00
Distribution Total						15,231.24

**Account Summary**

Account	Account Description	Debit	Credit
5100-3000	Utility - Gas/Fuel - Heating	210.60	
5120-1000	Utility - Electric	310.34	
5470-1000	R&M - Other	700.00	
5502-1000	R&M - Boiler/Heating	11,250.00	
5600-1000	Service Contract - Elevator	294.38	
5710-1000	Service Contract - Pest Control	179.64	
6300-1000	Insurance - Other	1,756.73	
6300-2000	Insurance - Property/Liability	34.55	
6600-1000	Service Contract - Management Fees	495.00	
1000-0000	OP - TD Bank		15,231.24
		<b>15,231.24</b>	<b>15,231.24</b>

**Monthly General Ledger**

**Property/Company : 424**  
**424 West 49th Street Condo Association**  
**Period Ending 11/30/2016**

Account Number	Description	Jrnl	Ref	Debit	Credit	Balance
<b>1000-0000</b>	<b>OP - TD Bank</b>					29,238.05
	11/01/16 CAM to 424-4B	SK	PMT.	350.17		
	11/01/16 Safeguard Realty Management, Inc., CHK#000441	AP	00550		495.00	
	11/04/16 CAM to 424-4A	SK	PMT.	346.54		
	11/04/16 CAM to 424-5A	SK	PMT.	348.79		
	11/07/16 East Park Exterminating, CHK#000443	AP	00552		92.54	
	11/07/16 East Park Exterminating, CHK#000443	AP	00553		87.10	
	11/09/16 Midtown Elevator Co., Inc., CHK#000444	AP	00554		294.38	
	11/10/16 NYSIF Workers' Compensation, CHK#DD1110	AP	00555		983.61	
	11/14/16 Con Edison, CHK#DD1114	AP	00556		351.26	
	11/14/16 Con Edison, CHK#DD1114	AP	00557		169.68	
	11/15/16 CAM to 424-3A	SK	PMT.	348.79		
	11/15/16 CAM to 424-3B	SK	PMT.	350.29		
	11/15/16 CAM to 424-6A	SK	PMT.	492.25		
	11/15/16 CAM to 424-6A	SK	PMT.	492.25		
	11/15/16 CAM to 424-6A	SK	PMT.	492.25		
	11/15/16 CAM to 424-6A	SK	PMT.	492.25		
	11/15/16 CAM to 424-COMM	SK	PMT.	1,492.84		
	11/15/16 BankDirect Capital Finance, LLC, CHK#000445	AP	00558		34.55	
	11/16/16 George Sanchez, CHK#000446	AP	00559		700.00	
	11/18/16 Harleysville, CHK#DD1118	AP	00560		773.12	
	11/23/16 New York Heating, CHK#000447	AP	00561		11,250.00	
	11/30/16 CAM to 424-3A	SK	PMT.	348.79		
	11/30/16 CAM to 424-4A	SK	PMT.	346.54		
	11/30/16 TD Bank, CHK#BF1130	AP	00576		2.00	
	<b>Total</b>			<b>5,901.75</b>	<b>15,233.24</b>	<b>19,906.56</b>
<b>1002-0000</b>	<b>Cash Held by PrevMgmt</b>					3,000.00
	<b>Total</b>			<b>0.00</b>	<b>0.00</b>	<b>3,000.00</b>
<b>1650-0000</b>	<b>Utility Sec Dep</b>					230.00
	<b>Total</b>			<b>0.00</b>	<b>0.00</b>	<b>230.00</b>
<b>2480-0000</b>	<b>Other Liabilities</b>					1,188.00
	<b>Total</b>			<b>0.00</b>	<b>0.00</b>	<b>1,188.00</b>
<b>3038-0000</b>	<b>Opening Balance</b>					(9,925.42)
	<b>Total</b>			<b>0.00</b>	<b>0.00</b>	<b>(9,925.42)</b>
<b>3045-0000</b>	<b>Retained Earnings</b>					(19,152.58)
	<b>Total</b>			<b>0.00</b>	<b>0.00</b>	<b>(19,152.58)</b>
<b>4100-0000</b>	<b>Rent Concessions</b>					353.84

**Monthly General Ledger**

Property/Company : 424  
424 West 49th Street Condo Association  
Period Ending 11/30/2016

Account Number	Description	Jrnl	Ref	Debit	Credit	Balance
<b>4100-0000</b>	<b>Rent Concessions</b>					
	<b>Total</b>			0.00	0.00	353.84
<b>4410-0000</b>	<b>Common Area Maintenance</b>					(44,446.97)
11/01/16	CAM to 424-4B	SK	PMT.		350.17	
11/04/16	CAM to 424-4A	SK	PMT.		346.54	
11/04/16	CAM to 424-5A	SK	PMT.		348.79	
11/15/16	CAM to 424-3A	SK	PMT.		348.79	
11/15/16	CAM to 424-3B	SK	PMT.		350.29	
11/15/16	CAM to 424-6A	SK	PMT.		492.25	
11/15/16	CAM to 424-6A	SK	PMT.		492.25	
11/15/16	CAM to 424-6A	SK	PMT.		492.25	
11/15/16	CAM to 424-6A	SK	PMT.		492.25	
11/15/16	CAM to 424-COMM	SK	PMT.		1,492.84	
11/30/16	CAM to 424-3A	SK	PMT.		348.79	
11/30/16	CAM to 424-4A	SK	PMT.		346.54	
	<b>Total</b>			0.00	5,901.75	(50,348.72)
<b>5100-3000</b>	<b>Utility - Gas/Fuel - Heating</b>					4,098.52
11/14/16	Con Edison, CHK#DD1114	AP	00556	40.92		
11/14/16	Con Edison, CHK#DD1114	AP	00557	169.68		
	<b>Total</b>			210.60	0.00	4,309.12
<b>5120-1000</b>	<b>Utility - Electric</b>					3,616.39
11/14/16	Con Edison, CHK#DD1114	AP	00556	310.34		
	<b>Total</b>			310.34	0.00	3,926.73
<b>5130-3000</b>	<b>Utility - Water &amp; Sewer</b>					2,743.29
	<b>Total</b>			0.00	0.00	2,743.29
<b>5470-1000</b>	<b>R&amp;M - Other</b>					0.00
11/16/16	George Sanchez, CHK#000446	AP	00559	700.00		
	<b>Total</b>			700.00	0.00	700.00
<b>5500-1000</b>	<b>R&amp;M - Plumbing</b>					424.61
	<b>Total</b>			0.00	0.00	424.61
<b>5502-1000</b>	<b>R&amp;M - Boiler/Heating</b>					424.61
11/23/16	New York Heating, CHK#000447	AP	00561	11,250.00		
	<b>Total</b>			11,250.00	0.00	11,674.61
<b>5505-1000</b>	<b>R&amp;M - Elevator</b>					746.62

**Monthly General Ledger**

Property/Company : 424  
424 West 49th Street Condo Association  
Period Ending 11/30/2016

Account Number	Description	Jrnl	Ref	Debit	Credit	Balance
<b>5505-1000</b>	<b>R&amp;M - Elevator</b>					
	<b>Total</b>			0.00	0.00	746.62
<b>5600-1000</b>	<b>Service Contract - Elevator</b>					3,635.77
11/09/16	Midtown Elevator Co., Inc., CHK#000444	AP	00554	294.38		
	<b>Total</b>			294.38	0.00	3,930.15
<b>5710-1000</b>	<b>Service Contract - Pest Control</b>					1,788.79
11/07/16	East Park Exterminating, CHK#000443	AP	00552	92.54		
11/07/16	East Park Exterminating, CHK#000443	AP	00553	87.10		
	<b>Total</b>			179.64	0.00	1,968.43
<b>6300-1000</b>	<b>Insurance - Other</b>					9,473.98
11/10/16	NYSIF Workers' Compensation, CHK#DD1110	AP	00555	983.61		
11/18/16	Harleysville, CHK#DD1118	AP	00560	773.12		
	<b>Total</b>			1,756.73	0.00	11,230.71
<b>6300-2000</b>	<b>Insurance - Property/Liability</b>					513.81
11/15/16	BankDirect Capital Finance, LLC, CHK#000445	AP	00558	34.55		
	<b>Total</b>			34.55	0.00	548.36
<b>6600-1000</b>	<b>Service Contract - Management Fees</b>					4,950.00
11/01/16	Safeguard Realty Management, Inc., CHK#000441	AP	00550	495.00		
	<b>Total</b>			495.00	0.00	5,445.00
<b>8000-1000</b>	<b>Payroll - Salary</b>					3,750.00
	<b>Total</b>			0.00	0.00	3,750.00
<b>8150-0000</b>	<b>Building Supplies</b>					333.69
	<b>Total</b>			0.00	0.00	333.69
<b>8230-0000</b>	<b>Other Expenses</b>					33.00
11/30/16	TD Bank, CHK#BF1130	AP	00576	2.00		
	<b>Total</b>			2.00	0.00	35.00
<b>8460-1000</b>	<b>Accounting/Audit Fees</b>					2,200.00
	<b>Total</b>			0.00	0.00	2,200.00
<b>8530-2000</b>	<b>Permits/Violations/Fines/Fees</b>					782.00
	<b>Total</b>			0.00	0.00	782.00

**Monthly General Ledger**

Property/Company : 424  
424 West 49th Street Condo Association  
Period Ending 11/30/2016

Account Number	Description	Jrnl	Ref	Debit	Credit	Balance
<b>Transaction Totals</b>						
	Total Debits			21,134.99		
	Total Credits			21,134.99		
	Difference			0.00		
	Total Assets			-9,331.49		
	Total Liabilities			0.00		
	Total Equity			0.00		
	Total Income			5,901.75		
	Total Expense			15,233.24		
<b>Ledger Totals</b>						
	Beginning Debits			73,524.97		
	Beginning Credits			73,524.97		
	Difference			0.00		
	Ending Debits			79,426.72		
	Ending Credits			79,426.72		
	Difference			0.00		