

Citravest Management LLC

140 Island Way Suite 113
Clearwater Beach, FL 33767

ph. (407) 495-4744
citravest.com

2115 Beach Plum LLC
787 Fox Hunter Dr.
Farmington, UT 84025 USA

OWNER STATEMENT

Report Period: 06/01/2023 - 06/30/2023

Managed Properties: NACCARATO,AN	2115 W Beach Plum Dr, Citrus Springs FL 34434-4916
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Date	Ref#	Description	Details	Income	Expense	Balance
06/01/2023		Beginning Balance				(\$733.00)
2115 W Beach Plum Dr						
06/02/2023		Repairs	2115 W Beach Plum Dr / Anthony & Melissa Naccarato	\$0.00	(\$1,093.75)	
06/02/2023		Repairs	2115 W Beach Plum Dr / Chad Laffin/Ended up pulling all of kitchen floor used all good flooring toward living room and worked my way back down to sliding door. When ran out of old flooring put in new about 150 square feet. Also fixed water line on fridge was leaking.	\$0.00	\$1,093.75	
06/02/2023		Supplies	2115 W Beach Plum Dr / Citravest Management LLC/Supplies	\$0.00	\$170.00	
06/09/2023	Z07RQLYPLA5	Prepayments	2115 W Beach Plum Dr / Stann Airst, S.	\$150.00	\$0.00	
06/09/2023	Z07RQLYPLA5	Income: Rent	2115 W Beach Plum Dr / Stann Airst, S.	\$616.67	\$0.00	
06/09/2023		Prepayments	2115 W Beach Plum Dr / Stann Airst, S.	\$0.00	\$150.00	
06/20/2023		Electric usage	2115 W Beach Plum Dr / Citravest Management LLC/First	\$0.00	\$77.29	

		bill while vacant			
06/20/2023		Water connect fee	2115 W Beach Plum Dr / Citravest Management LLC/Connect fee while vacant	\$0.00	\$50.00
06/20/2023		Water Usage	2115 W Beach Plum Dr / Citravest Management LLC/First bill while vacant	\$0.00	\$9.48
06/21/2023		Leasing Fee	2115 W Beach Plum Dr / Citravest Management LLC/Leasing Fee	\$0.00	\$250.00
06/26/2023	WB7L502QA07	Income: Rent	2115 W Beach Plum Dr / Stann Airst, S.	\$1,850.00	\$0.00
		2115 W Beach Plum Dr Total		\$2,616.67	\$706.77
06/30/2023		Ending Balance			\$1,176.90
06/30/2023		Portfolio Minimum			(\$0.00)
06/30/2023		Due to Owner			\$1,176.90

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Anthony & Melissa Naccarato
787 Fox Hunter Dr
Farmington, UT 84025-2691 United States

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