



MAPLE COURT 1 - JABI

EXPENSES REPORT & MANAGEMENT INVOICE - Dec 2023

Bill to: MRS CAROLINE MORAH
Invoice id: PMG/MC1/F1-7/12/23

SUMMARY	REF CODE	AMOUNT(NGN)
JANUARY SERVICE CHARGE:	MC1L1 SC	320,833.00
JANUARY INCIDENTALS:	MC1L1 NSC	25,000.00
DECEMBER REIMBURSABLE:	MC1L1 NSC	240,477.51
DECEMBER MANAGEMENT FEE:	MC1L1 MGT	127,397.26
PREVIOUS SERVICE CHARGE DEFICIT	MC1L1 SC	100,747.87
LESS F4 SERVICE CHARGE	N/A	450,000.00
NET TOTAL PAYABLE:	MC1L1	N364,455.64

MANAGEMENT FEE [December 2023]

UNIT	TENANT	RENT START	RENT STOP	RENT(N)	FEE/DAY	DAYS	MGT FEE(N)
MC1F1	Toufic Saba	2023-08-15	2024-08-15	3,500,000	719.18	31	22,294.52
MC1F3	Dr. L Jack	2023-07-15	2024-04-15	3,000,000	616.44	31	19,109.59
MC1F4	Muhammed Imam	2023-09-15	2024-09-15	3,000,000	616.44	31	19,109.59
MC1F5	Franck Momgbe	2023-01-01	2024-01-01	3,000,000	616.44	31	19,109.59
MC1F6	Nkwo Onwuka	2023-10-15	2024-10-15	4,000,000	821.92	31	25,479.45
MC1F7	Somuyiwa Sowemimo	2023-09-01	2024-09-01	3,500,000	719.18	31	22,294.52
TOTAL MANAGEMENT FEE FOR PERIOD							127,397.26
OUTSTANDING MANAGEMENT FEE							0.00
NET PAYABLE MANAGEMENT FEE							127,397.26

NON-SERVICE CHARGE REIMBURSABLE EXPENSES - [01 Dec 2023 to 31 Dec 2023]

S/N	ID	DATE	DESCRIPTION	AMOUNT(N)
0	485	2023-12-12	REHAB F2 REMOVE TILES	82,500.00
1	486	2023-12-12	REHAB PLUMBING REMOVAL .	12,000.01
2	490	2023-12-13	REHAB F2 PLASTERING MATERIAL	79,200.00
3	488	2023-12-13	REHAB F6 REMOVE CABINetry	33,000.00
4	487	2023-12-13	REHAB F6 REMOVE DOOR	8,800.00
5	489	2023-12-14	REHAB F2 ELECTRICAL FITTINGS REMOVAL	8,200.00
SUB-TOTAL				223,700.01
7.5% MANAGEMENT FEE				16,777.50
TOTAL REIMBURSABLE EXPENSES FOR PERIOD				240,477.51
PREVIOUS BALANCE BROUGHT FORWARD				0.00
NET PAYABLE REIMBURSABLE EXPENSES				240,477.51

SERVICE CHARGE RECURRING EXPENSES - [December 2023]

S/N	ID	DATE	DESCRIPTION	AMOUNT(N)
0	S0201	2023-12-01	GARDENING SUPPLIES	6,025.00
1	S0204	2023-12-02	CLEANER NOV SALARY GTBMTRF	25,000.00
2	S0202	2023-12-02	CLEANER NOV SALARY REF:	25.00
3	S0205	2023-12-02	GARDENER NOV SALARY GTBMTRF	40,000.00
4	S0203	2023-12-02	GARDENER NOV SALARY REF:	25.00
5	S0206	2023-12-11	GENERATOR SERVICING	50,025.00
6	S0207	2023-12-12	DIESEL NOVEMBER CLEARED	330,050.01
7	S0208	2023-12-19		3.75
8	S0209	2023-12-19	SECURITY SALARY CLEARED	50.00

9	S0210	2023-12-19	SECURITY SALARY CLEARED IFO : FBN/OKWOLI ONOJA JOSHUA	120,000.00
SUB-TOTAL				571,203.76
7.5% MANAGEMENT FEE				42,840.28
TOTAL SERVICE CHARGE EXPENSES FOR PERIOD				614,044.04
BALANCE BROUGHT FORWARD				116,213.98
TOTAL SERVICE CHARGE AND DIESEL CONTRIBUTION RECEIVED				774,252.13
NET TOTAL				-219,567.03

Kindly make payments in favour of CHROMETRO NIG LTD, GTBank: 0117443245.
Thank you for your business, it is greatly appreciated.

Yours faithfully,



OSELOKA IWEKA CHINEDU
MANAGING DIRECTOR