Winston Towers 100 Association

**Financial Statements** 

November 30, 2022

# SHARMA & ASSOCIATES, INC.

<u>3363 W. Commercial Blvd. Suite 105, Ft. Lauderdale, FL 33309</u> Office (954) 284-3080 Fax (954) 284-3081 General Accounting ~ Tax Preparation ~ Condo/HOA Accounting ~ Financial Management

Board of Directors Winston Towers 100 Association Sunny Isles, FL

The accompanying financial statements of Winston Towers 100 Association as of and for the period ended November 30, 2022, were not subjected to an audit, review, or compilation engagement by me and, accordingly, I do not express an opinion, a conclusion, nor provide any assurance on them. Substantially all disclosures required by accounting principles generally accepted in the United States of America are not included.

The monthly financial statements for the period listed above which include:

- 1. Balance Sheet
- 2. Statement of Revenue & Expenses
- 3. A/R Delinquency Report
- 4. Maintenance Prepayments
- 5. Bank Reconciliations and Statements

# Key Financial Metrics for the month:

- 1. Cash on hand as of the period reporting is approx.:
  - a. Operating \$ 747k
  - b. Security Deposit \$ 204k
  - c. Special Assessment \$3.89M
- 2. Actual Operating consolidated YTD Gain/ (Loss) is approx. (\$863k) as of this period.
- 3. Total accounts receivable is approx. \$134k, with an establish allowance for uncollectible accounts of approx. \$5k.
- 4. Annual insurance premiums renewed 5/31/21 and are financed through First Insurance Funding. The balance due as of this period is approx. \$1.17M [GL2501].
- Association contracted a loan with CIT to finance the Special Assessment project in the amount of \$1,700,000 with a maturity date 04/20/26. The CIT Loan was later acquired by Truist in June 2022 set at 5.25% maturity date 06/25/2027. The balance due as of this period is approx. \$2.97M [GL3125].

# **Notes this Period:**

1. GL7315, 7401, 7402, 7404, 7503, 7505 and 7509 reflect a large variance to budget this period.

# Notes this Year:

- Special Assessment Phase III The estimated cost of the proposed Special Assessment is \$11,300,000. The Association will ask for a Line of Credit for \$8,000,000 for the construction and the New Bank will have to close our previous loan for Citizen Bank in an amount of about \$1,400,000 and added to the new line of credit as one of the Bank conditions. The proposed Special Assessment can be paid in one lump sum or in 3 installments in July 2022, August 2022, and September 2022, or payable in Sixty (60) equal monthly installments commencing on July 1, 2022, and ending on June 30, 2027 with 5.25 % interest, if closed by June 24, 2022, or the interest may go up.
- Special Assessment Association approved special assessment for work related to 50-year recertification. Unit owners voted 4/14/21 to approve the taking of a loan to fund the project. Special assessment offered three payment plans: single payment due 5/1/21 no interest; three equal payments due 5/1/21, 6/1/21 and 7/1/21 no interest; sixty months beginning 5/1/21 thru 4/1/26 with interest at 3.67%.

Members: American Institute of Certified Public Accountants • Florida Institute of Certified Public Accountants • Association of Certified Fraud Examiners • Community Associations Institute

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Vishnu Sharma, CPA

Sharma & Associates, Inc.

Ft. Lauderdale, FL February 9, 2023

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# Winston Towers 100 Assoc Inc

# FUND BALANCE SHEET As of: 11/30/2022 Assets

Account Operating **Special Assessment** Total Cash 01001 BBT Oper [9420] \$722,279.53 \$0.00 \$722,279.53 01002 BBT SA Dep2 [8682] \$0.00 \$2,719,055.51 \$2,719,055.51 01004 Chase SA 13-2014 [5480] \$0.00 \$62,762.60 \$62,762.60 01005 Chase - SD [4997] \$204,573.55 \$0.00 \$204,573.55 \$3,019.77 01007 BBT Holiday Fund [0210] \$0.00 \$3,019.77 01008 BB&T-S/A 4405 \$0.00 \$1,106,967.45 \$1,106,967.45 \$19,703.74 01009 Truist-Square Deposits \$0.00 \$19,703.74 01080 Deposit In Transit \$1,276.87 \$0.00 \$1,276.87 **Cash Total** \$950,853.46 \$3,888,785.56 \$4,839,639.02 **Accounts Receivables** 01100 AR: Maintenance Fees \$27,160.93 \$0.00 \$27,160.93 01101 AR: Parking \$1,333.46 \$0.00 \$1,333.46 01102 AR: HVAC \$820.00 \$0.00 \$820.00 01103 AR: Internet \$1,953.87 \$0.00 \$1,953.87 01105 Allowance for Doubtful Account (\$4,671.42) \$0.00 (\$4,671.42) 01110 AR: S/A21 \$0.00 \$1,889.19 \$1,889.19 01111 AR: SA2022 7/1/22 - 6/1/27 \$0.00 \$97,803.77 \$97,803.77 01156 AR: Late / Legal Fee Income \$3.010.00 \$0.00 \$3,010.00 01165 AR: Miscellaneous Income \$537.50 \$0.00 \$537.50 Accounts Receivables Total \$30,144.34 \$99,692.96 \$129,837.30 Other Assets 01200 Prepaid Insurance \$1,012,256.76 \$0.00 \$1,012,256.76 01210 Prepaid Expenses \$274,731.75 \$0.00 \$274,731.75 01304 Due fr S/A to Operating \$278,902.02 \$0.00 \$278,902.02 **Other Assets Total** \$1,565,890.53 \$0.00 \$1,565,890.53 **Total Assets:** \$2,546,888.33 \$3,988,478.52 \$6,535,366.85

Liabilities

Account	Operating	Special Assessment	Total
Liability			
02000 Accounts Payable	\$88,442.79	\$0.00	\$88,442.79
02002 Account Payable: Spec Assmt	\$132,365.11	\$0.00	\$132,365.11
02005 Accrued Expenses	\$48,838.55	\$0.00	\$48,838.55
02006 Holiday Liability	\$3,593.92	\$0.00	\$3,593.92
02010 Payroll Liabilities	\$3,126.71	\$0.00	\$3,126.71
02017 Employee Holiday Fund	\$459.89	\$0.00	\$459.89
02030 Refundable Deposits	\$199,466.55	\$0.00	\$199,466.55
02040 Deferred Revenue	\$506,381.27	\$0.00	\$506,381.27
02060 Prepaid Maintenance Fees	\$2,206,790.20	\$0.00	\$2,206,790.20
02062 Prepaid Special Assessment	\$53,994.37	\$0.00	\$53,994.37
02104 Due to Operating fr S/A	\$0.00	\$278,902.02	\$278,902.02
			1 of 2

Account	Operating	Special Assessment	Total
02501 Loan Payable: Insurance	\$1,175,955.70	\$0.00	\$1,175,955.70
02999 Exchange	(\$550,420.84)	\$0.00	(\$550,420.84)
Liability Total	\$3,868,994.22	\$278,902.02	\$4,147,896.24
Reserves			
03050 Elevator Assessment	\$0.00	(\$14,502.72)	(\$14,502.72)
03100 Special Assessment	\$0.00	\$413,272.85	\$413,272.85
03101 S/A21 Income	\$0.00	\$1,393,547.02	\$1,393,547.02
03105 SA2021 Expense	\$0.00	(\$104,013.90)	(\$104,013.90)
03106 SA2021 Restoration	\$0.00	(\$323,635.41)	(\$323,635.41)
03107 SA2021 Pool	\$0.00	(\$29,300.00)	(\$29,300.00)
03108 SA2021 Plumbing	\$0.00	(\$11,850.00)	(\$11,850.00)
03109 SA2021 Boiler	\$0.00	(\$12,346.69)	(\$12,346.69)
03110 SA2021 Generator	\$0.00	(\$48,635.45)	(\$48,635.45)
03112 SA2021 Garage	\$0.00	(\$7,750.00)	(\$7,750.00)
03113 SA2021 Roof Doors	\$0.00	(\$7,982.20)	(\$7,982.20)
03114 SA2022 Phase III	\$0.00	(\$685,869.99)	(\$685 <i>,</i> 869.99)
03115 SA2020 Elevator	\$0.00	(\$70,087.95)	(\$70,087.95)
03116 SA2020	\$0.00	(\$81,952.35)	(\$81,952.35)
03120 SA2015 Pool Bathrooms	\$0.00	(\$85.61)	(\$85.61)
03125 SA2021 Loan	\$0.00	\$2,974,209.31	\$2,974,209.31
03126 SA2021 Loan Interests	\$0.00	(\$141,290.96)	(\$141,290.96)
03130 SA2022 7/1/22 - 6/1/27	\$0.00	\$2,096,580.80	\$2,096,580.80
03135 SA2022 Concrete Restoration	\$0.00	(\$243,254.68)	(\$243,254.68)
03137 SA2022 Pool Deck	\$0.00	(\$240,932.33)	(\$240,932.33)
03138 SA2022 Roof Replacement	\$0.00	(\$238,230.67)	(\$238,230.67)
03139 SA2022 Elevators Renovation	\$0.00	(\$709,817.46)	(\$709,817.46)
03141 SA2022 Lobby - Ceiling, Lighting, Registers	\$0.00	(\$122,130.36)	(\$122,130.36)
03143 SA2022 Garbage Chute Replacement	\$0.00	(\$61,738.75)	(\$61,738.75)
03146 SA2022 Cameras	\$0.00	(\$1,500.00)	(\$1,500.00)
03147 SA2022 Front Parking Space	\$0.00	(\$11,126.00)	(\$11,126.00)
Reserves Total	\$0.00	\$3,709,576.50	\$3,709,576.50
Total Liabilities:	\$3,868,994.22	\$3,988,478.52	\$7,857,472.74

# Equity

Account	Operating	Special Assessment	Total
Equity			
03900 Operating Fund	(\$448,566.49)	\$0.00	(\$448,566.49)
03901 Opening Bal Equity	(\$26,917.52)	\$0.00	(\$26,917.52)
03905 Prior Year Adjustment	\$16,967.82	\$0.00	\$16,967.82
Equity Total	(\$458,516.19)	\$0.00	(\$458,516.19)
Current Year Net Income/(Loss)	(\$863,589.70)	\$0.00	(\$863,589.70)
Total Equity:	(\$1,322,105.89)	\$0.00	(\$1,322,105.89)
Total Liabilities & Equity	\$2,546,888.33	\$3,988,478.52	\$6,535,366.85

# Winston Towers 100 Assoc Inc

# INCOME STATEMENT Start: 11/01/2022 | End: 11/30/2022 Income

Account		Current			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	
Income								
04050 Maintenance Income	168,131.75	168,131.75	0.00	1,849,449.25	1,849,449.25	0.00	2,017,581.00	
04052 Cable TV & Internet Assmnt	19,900.00	19,900.00	0.00	218,857.30	218,900.00	(42.70)	238,800.00	
04056 Parking Space Assessment	15,145.00	14,820.00	325.00	165,902.97	163,020.00	2,882.97	177,840.00	
04057 HVAC Owner Assessment	6,512.00	6,512.00	0.00	71,600.00	71,632.00	(32.00)	78,144.00	
04058 Laundry / Tokens	0.00	1,541.67	(1,541.67)	27,691.09	16,958.37	10,732.72	18,500.00	
04059 Gate/Key/Garage Cards	525.00	375.00	150.00	8,699.46	4,125.00	4,574.46	4,500.00	
04060 Screening Fees	1,000.00	666.67	333.33	11,175.00	7,333.37	3,841.63	8,000.00	
04061 Late Fee/Late Interest	2,760.00	0.00	2,760.00	8,575.20	0.00	8,575.20	0.00	
04062 Bank Interest Income	0.16	20.00	(19.84)	18.38	220.00	(201.62)	240.00	
04063 Miscellaneous Income	0.00	0.00	0.00	25,864.07	0.00	25,864.07	0.00	
04064 Administrative Fees Income	0.00	1,020.83	(1,020.83)	0.00	11,229.13	(11,229.13)	12,250.00	
04065 Moving Processing Fees	300.00	391.67	(91.67)	6,300.00	4,308.37	1,991.63	4,700.00	
04066 Estoppel / Questionnaire	0.00	0.00	0.00	250.00	0.00	250.00	0.00	
04070 Valet Income	3,683.66	2,500.00	1,183.66	47,261.23	27,500.00	19,761.23	30,000.00	
04071 Legal Fees	0.00	0.00	0.00	36,740.62	0.00	36,740.62	0.00	
04098 Bad Debt Recovery	0.00	0.00	0.00	35,328.58	0.00	35,328.58	0.00	
04100 SA Other	0.00	0.00	0.00	31,806.69	0.00	31,806.69	0.00	
Income Total	217,957.57	215,879.59	2,077.98	2,545,519.84	2,374,675.49	170,844.35	2,590,555.00	
Total Income	217,957.57	215,879.59	2,077.98	2,545,519.84	2,374,675.49	170,844.35	2,590,555.00	
		Exper	nse					

Account		Current			Year to Date			
	Actual	Budget	Variance	Actual	Budget	Variance	Budget	
General & Administrative								
07001 Account / Audit Fees	2,442.00	2,942.00	500.00	27,269.00	32,362.00	5,093.00	35,304.00	
07003 Legal Fees	0.00	2,500.00	2,500.00	44,750.00	27,500.00	(17,250.00)	30,000.00	
07004 Bad Debt	0.00	416.67	416.67	6,227.88	4,583.37	(1,644.51)	5,000.00	
07005 Licenses, Taxes, Fees	136.00	341.67	205.67	7,192.59	3,758.37	(3,434.22)	4,100.00	
07006 Office Expense	22.74	0.00	(22.74)	22.74	0.00	(22.74)	0.00	
07007 Postage	0.00	200.00	200.00	292.99	2,200.00	1,907.01	2,400.00	
07008 Office Supplies	95.00	333.33	238.33	21,606.25	3,666.63	(17,939.62)	4,000.00	
07009 Administrative Expense	0.00	583.33	583.33	0.00	6,416.63	6,416.63	7,000.00	
07011 WT Complex Dues/Fees	0.00	450.00	450.00	5,400.00	4,950.00	(450.00)	5,400.00	
07012 Taxes - Assoc. Property	1,958.99	141.67	(1,817.32)	1,958.99	1,558.37	(400.62)	1,700.00	
07013 Appraisal	0.00	39.58	39.58	650.00	435.38	(214.62)	475.00	
07014 Printing	0.00	250.00	250.00	989.67	2,750.00	1,760.33	3,000.00	
07015 Bank Charges	55.50	200.00	144.50	1,640.34	2,200.00	559.66	2,400.00	
07016 Computer Services & Software	79.98	916.67	836.69	10,808.20	10,083.37	(724.83)	11,000.00	
07017 Background Check	150.00	100.00	(50.00)	2,740.00	1,100.00	(1,640.00)	1,200.00	
General & Administrative Total	4,940.21	9,414.92	4,474.71	131,548.65	103,564.12	(27,984.53)	112,979.00	
Insurance								
07110 Insurance	130,119.12	58,991.67	(71,127.45)	1,420,542.84	648,908.37	(771,634.47)	707,900.00	
Insurance Total	130,119.12	58,991.67	(71,127.45)	1,420,542.84	648,908.37	(771,634.47)	707,900.00	
Payroll								
07201 Payroll - Administrative	29,319.50	23,226.67	(6,092.83)	291,468.69	255,493.37	(35,975.32)	278,720.00	

Account		Current			Yearly		
	Actual	Budget	Variance	Actual	Budget	Variance	Budget
07206 Casual Labor 1099	0.00	166.67	166.67	0.00	1,833.37	1,833.37	2,000.00
07220 Payroll Taxes & Fees	2,242.96	2,083.33	(159.63)	19,265.66	22,916.63	3,650.97	25,000.00
07225 Payroll Fees	0.00	0.00	0.00	3,000.00	0.00	(3,000.00)	0.00
Payroll Total	31,562.46	25,476.67	(6,085.79)	313,734.35	280,243.37	(33,490.98)	305,720.00
Contract Services							
07301 Security Services	17,903.16	16,900.00	(1,003.16)	189,909.19	185,900.00	(4,009.19)	202,800.00
07302 HVAC	6,206.75	6,207.00	0.25	85,816.34	68,277.00	(17,539.34)	74,484.00
07303 Elevator	0.00	2,404.00	2,404.00	9,862.93	26,444.00	16,581.07	28,848.00
07304 Trash Removal	2,715.58	2,500.00	(215.58)	30,080.14	27,500.00	(2,580.14)	30,000.00
07305 Cable	19,825.58	19,900.00	74.42	207,930.57	218,900.00	10,969.43	238,800.00
07306 Water Treatment	457.82	500.00	42.18	5,406.56	5,500.00	93.44	6,000.00
07307 Generator	550.00	333.33	(216.67)	850.00	3,666.63	2,816.63	4,000.00
07309 Fire Extinguish	0.00	0.00	0.00	746.92	0.00	(746.92)	0.00
07310 Pool / Spa	0.00	650.00	650.00	0.00	7,150.00	7,150.00	7,800.00
07314 Pest Control	1,516.32	2,386.67	870.35	23,428.44	26,253.37	2,824.93	28,640.00
07315 Janitorial Service	12,375.00	9,565.00	(2,810.00)	135,581.13	105,215.00	(30,366.13)	114,780.00
07316 Trash Odor Control	189.00	440.00	251.00	2,079.00	4,840.00	2,761.00	5,280.00
Contract Services Total	61,739.21	61,786.00	46.79	691,691.22	679,646.00	(12,045.22)	741,432.00
Utilities							
	40 404 05	14 000 00		202 670 50	454 000 00	(40,670,50)	1 60 000 00
07401 Electricity	18,484.05	14,000.00	(4,484.05)	202,670.58	154,000.00	(48,670.58)	168,000.00
07402 Water & Sewer	36,920.40	31,916.67	(5,003.73)	445,145.83	351,083.37	(94,062.46)	383,000.00
07403 Telephone	106.70	993.67	886.97	12,448.81	10,930.37	(1,518.44)	11,924.00
07404 Gas / Fuel	8,197.24	3,500.00	(4,697.24)	49,975.19	38,500.00	(11,475.19)	42,000.00
Utilities Total	63,708.39	50,410.34	(13,298.05)	710,240.41	554,513.74	(155,726.67)	604,924.00
Repairs & Maintenance							
07502 Plumbing	0.00	0.00	0.00	2,500.00	0.00	(2,500.00)	0.00
07503 Repair Supplies & Maintenance	13,559.31	4,166.67	(9 <i>,</i> 392.64)	45,801.11	45,833.37	32.26	50,000.00
07504 Painting	0.00	0.00	0.00	489.28	0.00	(489.28)	0.00
07505 Building Repairs	3,593.90	1,250.00	(2 <i>,</i> 343.90)	24,347.64	13,750.00	(10,597.64)	15,000.00
07507 Pool / Spa	0.00	416.67	416.67	0.00	4,583.37	4,583.37	5,000.00
07508 Roof	0.00	500.00	500.00	0.00	5,500.00	5,500.00	6,000.00
07509 HVAC System	7,461.00	158.33	(7,302.67)	16,890.89	1,741.63	(15,149.26)	1,900.00
07512 Landscape	0.00	0.00	0.00	1,331.84	0.00	(1,331.84)	0.00
07514 Elevator	1,133.33	1,133.33	0.00	8,337.79	12,466.63	4,128.84	13,600.00
07518 Miscellaneous	0.00	550.00	550.00	5,107.00	6,050.00	943.00	6,600.00
07519 Fire Equip/Alarm Sys	315.65	1,375.00	1,059.35	35,014.52	15,125.00	(19 <i>,</i> 889.52)	16,500.00
07520 Fire Pump System	0.00	250.00	250.00	1,532.00	2,750.00	1,218.00	3,000.00
Repairs & Maintenance Total	26,063.19	9,800.00	(16,263.19)	141,352.07	107,800.00	(33,552.07)	117,600.00
Total Expense	318,132.58	215,879.60	(102,252.98)	3,409,109.54	2,374,675.60	(1,034,433.94)	2,590,555.00
Net Income	(100,175.01)	(0.01)	(100,175.00)	(863,589.70)	(0.11)	(863,589.59)	0.00

### Winston Towers 100 Assoc Inc Start: 11/01/2022 | End: 11/30/2022

# Winston Towers 100 Association As of 11/30/22

	Prepaid I	Expenses Sch	edule [GL1210]		
GL Acct. No.	Description	<u>No. of</u> Months	Monthly Amt	Total	Comment
<u>GLACCI. NO.</u>	<b>_</b>				04/21
	Beginning Balance	1	\$ 151,357.92	\$ 151,357.92	•
	Reclas from Accrued	1	93 <i>,</i> 483.66	93 <i>,</i> 483.66	04/21
7005	Licenses, Taxes, Fees	1	136.00	136.00	DBPR 2022
7301	Security	1	7,435.12	7,435.12	Dble Pmnt
7304	Trash Removal	1	2,539.33	2,539.33	Nov-22
7304	Trash Removal	1	2,055.47	2,055.47	Dble Pmnt
7402	Water & Sewer	1	17,724.25	17,724.25	Dble Pmnt
				\$ 274,731.75	
	GL			274,731.75	
	Difference			\$-	

	Acc	crual Schedule	[GL2005]		
		No. of	Monthly Amt		
GL Acct. No.	<b>Description</b>	<u>Months</u>	<u>, / /</u>	<u>Amount</u>	<u>Comment</u>
7001	Accounting/Audit	1	2,442.00	\$ 2,442.00	Nov-22
7301	Security	1	9,053.28	17,903.16	
7302	HVAC	1	6,206.75	6,206.75	01/22
7304	Trash Removal	1	2,400.00	2,400.00	11/21
7402	Water & Sewer	1	17,430.98	17,430.98	Oct-22
7514	Elevator	2	1,133.33	2,266.66	Oct-Nov-22
7316	Trash Odor Control	1	189.00	189.00	02/22
	Total			\$ 48,838.55	
	GL			48,838.55	
	Difference			\$ -	

# Winston Towers 100 Assoc Inc

# AGED OWNER BALANCE

As of: 11/30/2022

Account #	Lot	Name/Address	Current	Over 30	Over 60	Over 90	Total
1218	1218	Yevgeniy Akilov 250 174th Street 1218	\$588.43	\$0.00	\$0.00	\$0.00	\$588.43
.717	1717	Alexander & Basia Aklepi 250 174th Street 1717	\$1,251.53	\$694.62	\$674.10	\$0.00	\$2,620.25
.07	207	Olga Alterman 250 174th Street	\$435.51	\$385.51	\$385.51	\$771.02	\$1,977.55
205	1205	Maria Anderson 250 174th Street 1205	\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
809	1809	Jorge H Antonioli 250 174th Street 1809	\$767.47	\$533.78	\$396.36	\$0.00	\$1,697.61
02	502	Pavel Arulin 250 174th Street 502	\$521.75	\$521.75	\$521.75	\$43.50	\$1,608.75
303	303	Ramiro & Norma Barbeito 250 174th Street 303	\$0.00	\$0.00	\$0.00	\$17.90	\$17.90
.714	1714	Inna Berlotserkovskaya 250 174th Street 1714	\$518.48	\$468.46	\$468.46	\$936.92	\$2,392.32
611	1611	Yefim & Lisa Blitshteyn 250 174th Street 1611	\$0.40	\$0.00	\$0.00	\$0.00	\$0.40
112	2112	Oganes & Mafrat Bogaryan 250 174th Street 2112	\$601.40	\$551.40	\$551.40	\$0.00	\$1,704.20
806	306	Sergiy & Kseniia Bondarenko 250 174th Street 306	\$416.31	\$10.00	\$0.00	\$0.00	\$426.31
108	2108	Gennadiy Bresler 250 174th Street 2108	\$0.00	\$0.00	\$0.00	\$1.01	\$1.01
.818	1818	Oneida Capdevila 250 174th Street 1818	\$1,283.11	\$1,208.11	\$1,283.11	\$11,347.08	\$15,121.41
219	2219	Hagob Chilingirian 250 174th Street 2219	\$622.43	\$597.43	\$363.93	\$1,164.15	\$2,747.94
.702	1702	Helen Cohen 250 174th Street 1702	\$612.08	\$0.00	\$0.00	\$0.00	\$612.08
14	714	Isadore Cohen 250 174th Street 714	\$440.16	\$0.00	\$0.00	\$0.00	\$440.16
19	619	Meir & Shoshana Cohen 250 174th Street 619	\$24.31	\$0.00	\$0.00	\$0.00	\$24.31
018	2018	Ibia Fernandez 250 174th Street 2018	\$654.93	\$604.91	\$604.91	\$1,209.82	\$3,074.57
17	517	Sholem & Eva Friedman 250 174th Street 517	\$0.50	\$0.00	\$0.00	\$0.00	\$0.50
.202	1202	Valentina Fruhauf 250 174th Street 1202	\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
.505	1505	Gilil & Anna Galilova 250 174th Street 1505	\$683.20	\$658.20	\$25.00	\$0.00	\$1,366.40
'18	718	Boris Gantman 464 neptune ave	\$50.00	\$49.32	\$0.00	\$0.00	\$99.32
312	2312	Julia Gleizer 250 174th Street 2312	\$613.44	\$563.44	\$563.44	\$0.00	\$1,740.32
05	905	Georgeta Goea 250 174th Street 905	\$643.66	\$24.00	\$0.00	\$0.00	\$667.66
712	1712	Alex Goldstein 250 174th Street 1712	\$752.77	\$527.77	\$527.77	\$845.56	\$2,653.87
319	2319	Adriana Gonzalez 250 174th Street 2319	\$1,109.61	\$1,109.61	\$1,109.61	\$2,312.41	\$5,641.24
.709	1709	Flora Goodman	\$1,090.59	\$547.87	\$527.77	\$1,024.83	\$3,191.06

AS 01: 11/3			<b>.</b> .					
Account #	Lot	Name/Address	Current	Over 30	Over 60	Over 90	Total	
		250 174th Street 1709						
1508	1508	Marina Gosis	\$0.02	\$0.00	\$0.00	\$0.00	\$0.02	
812	812	250 174th Street 1508 Stella & Biana Grizont	\$0.10	\$0.00	\$0.00	\$0.00	\$0.10	
2002	2002	250 174th Street 812 Nathan & Aaron Gruber	\$0.01	\$0.00	\$0.00	\$0.00	\$0.01	
218	218	250 174th Street 2002 Robert Guarino	\$48.14	\$0.00	\$0.00	\$0.00	\$48.14	
1912	1912	250 174th Street 218 Arthur Gurevich	\$512.07	\$0.00	\$0.00	\$0.00	\$512.07	
1518	1518	250 174th Street 1912 Derek Guttman	\$0.04	\$0.00	\$0.00	\$0.00	\$0.04	
314	314	250 174th Street 1518 Eleonora Ifraimova	\$385.72	\$0.00	\$0.00	\$0.00	\$385.72	
216	216	250 174th Street 314 Eva & Elenora Ifraimova	¢E06 17	¢24.7E	\$0.00	¢0.00	\$620.02	
316	316	250 174th Street 316	\$596.17	\$24.75		\$0.00	\$620.92	
105	105	Mona Israel 250 174th Street 105 Values Israeges	\$613.44	\$563.44	\$563.44	\$524.04	\$2,264.36	
1710	1710	Yelena Ivanov 250 174th Street 1710	\$396.54	\$371.54	\$0.01	\$0.00	\$768.09	
1501	1501	Galina & Arkady Kaplansky 250 174th Street 1501	\$6.64	\$0.00	\$0.00	\$0.00	\$6.64	
804	804	Eileen Kaye 250 174th Street 804	\$0.51	\$0.00	\$0.00	\$0.00	\$0.51	
918	918	Mikhail & Natalia Kibrik 250 174th Street 918	\$0.14	\$0.00	\$0.00	\$0.00	\$0.14	
508	508	Tatiana Kipnis 250 174th Street 508	\$249.98	\$0.00	\$0.00	\$0.00	\$249.98	
2104	2104	Walter & Christine Klein 250 174th Street 2104	\$25.00	\$0.00	\$0.00	\$0.00	\$25.00	
702	702	Oleg & Svetlana Klyachman 250 174th Street 702	\$216.98	\$0.00	\$0.00	\$0.00	\$216.98	
712	712	Oleg & Svetlana Klyachman 250 174th Street 712	\$197.67	\$0.00	\$0.00	\$0.00	\$197.67	
2003	2003	I Fred Koenigsberg 250 174th Street 2003	\$0.01	\$0.00	\$0.00	\$0.00	\$0.01	
2012	2012	Ellen Koppelman 250 174th Street 2003	\$858.20	\$545.60	\$545.60	\$0.00	\$1,949.40	
406	406	Konstantin Koshechkin 250 174th Street 406	\$0.02	\$0.00	\$0.00	\$0.00	\$0.02	
912	912	250 174th Street 406 Miroslaw & Alina Krajewski 250 174th Street 912	\$1,112.25	\$1,037.25	\$916.77	\$1,175.66	\$4,241.93	
1707	1707	Irina Krongauz	\$0.12	\$0.00	\$0.00	\$0.00	\$0.12	
1620	1620	250 174th Street 1707 Lev & Regina Kushner	\$631.27	\$581.27	\$581.27	\$1,162.45	\$2,956.26	
2016	2016	250 174th Street 1620 Alexandra Lerner	\$150.51	\$0.00	\$0.00	\$0.00	\$150.51	
2310	2310	250 174th Street 2016 Anna Fischbein Liberman	\$0.02	\$0.00	\$0.00	\$0.00	\$0.02	
2107	2107	250 174th Street 2310 Mark Litvak	\$0.02	\$0.00	\$0.00	\$0.00	\$0.02	
1919	1919	250 174th Street 2107 Daisy Lopresti LE	\$623.36	\$0.00	\$0.00	\$0.00	\$623.36	
1914	1914	250 174th Street 1919 Igor Lukashevsky	\$505.28	\$0.00	\$0.00	\$0.00	\$505.28	
515	615	250 174th Street 1914 Natalie Maizel	\$459.15	\$409.15	\$409.15	\$564.75	\$1,842.20	
	515			Ŷ402.T2	\$403.13	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	<i>₹1,</i> 072.20	2

AS OT: 11/:	30/2022						
Account #	Lot	Name/Address	Current	Over 30	Over 60	Over 90	Total
		250 174th Street 615					1
820	820	Rosa Mallozzi 250 174th Street 820	\$564.58	\$15.00	\$0.00	\$0.00	\$579.58
208	208	Consuelo & Lewis Manzano 250 174th Street 208	\$0.40	\$0.00	\$0.00	\$0.00	\$0.40
2102	2102	Valerie J Marcus 250 174th Street 2102	\$660.93	\$610.93	\$610.93	\$715.86	\$2,598.65
319	319	Ramon Mendez &Judith Rodriguez 250 174th Street 319	\$1,058.80	\$1,008.80	\$534.93	\$986.61	\$3,589.14
2009	2009	Dennis Michael 250 174th Street 2009	\$377.82	\$0.00	\$0.00	\$0.00	\$377.82
2004	2004	Oksana Moore 250 174th Street 2004	\$782.05	\$757.05	\$757.05	\$882.05	\$3,178.20
504	604	Alice, Marc, Ruth&Daniel Moyal 250 174th Street 604	\$0.00	\$0.02	\$0.00	\$0.00	\$0.02
2307	2307	Pnina Mozes 250 174th Street 2307	\$529.13	\$324.56	\$0.00	\$0.00	\$853.69
1407	1407	Imanel & Zoya Musayev 250 174th street 1407	\$0.82	\$0.00	\$0.00	\$0.00	\$0.82
2014	2014	Ligia M Infante 250 174th Street 2014	\$0.01	\$0.00	\$0.00	\$0.00	\$0.01
205	205	Miriane Vargas Paredes 250 174th Street	\$598.44	\$0.00	\$0.00	\$0.00	\$598.44
2204	2204	Carmella A Pistone 250 174th Street 2204	\$653.83	\$0.00	\$0.00	\$0.00	\$653.83
1703	1703	Oleg Rabinovich 250 174th Street 1703	\$599.23	\$574.23	\$598.46	\$0.00	\$1,771.92
L804	1804	Suzanne Rappaport 250 174th Street 1804	\$0.19	\$0.00	\$0.00	\$0.00	\$0.19
L806	1806	Suzanne Rappaport 250 174th Street 1806	\$499.47	\$0.00	\$0.00	\$0.00	\$499.47
720	720	Suzanne Rappaport 250 174th Street 720	\$558.78	\$0.00	\$0.00	\$0.00	\$558.78
706	706	Irina Raskina 250 174th Street 706	\$465.16	\$415.16	\$415.16	\$755.32	\$2,050.80
2101	2101	Angella Paola Rosso 250 174th Street 2101	\$24.27	\$0.00	\$0.00	\$0.00	\$24.27
L506	1506	Anzhela Rumiantseva 250 174th Street 1506	\$135.00	\$0.00	\$0.00	\$0.00	\$135.00
105	405	Anzhela Rumiantseva 250 174th Street 405	\$135.00	\$0.00	\$0.00	\$0.00	\$135.00
1902	1902	Vitaliy Sagun 250 174th Street 1902	\$623.89	\$80.10	\$0.00	\$0.00	\$703.99
1212	1212	Vitaly Sagun 250 174th Street 1212	\$529.13	\$504.13	\$0.80	\$0.00	\$1,034.06
1214	1214	Dora Sakayan 250 174th Street 1214	\$0.50	\$0.00	\$0.00	\$0.00	\$0.50
1517	1517	Kristina Sarkisyants 250 174th Street 1517	\$708.20	\$658.20	\$658.20	\$0.00	\$2,024.60
809	809	Victor Savchenko 250 174th Street 809	\$505.28	\$202.92	\$0.00	\$0.00	\$708.20
815	1815	Yevgeniya Sedlina 250 174th Street 1815	\$499.47	\$474.47	\$474.47	\$23.94	\$1,472.35
804	304	Yakov Sezanayev 250 174th Street 304	\$747.25	\$630.70	\$116.10	\$0.00	\$1,494.05
219	219	Adam Ben Shalom 250 174th Street 219	\$1,146.64	\$504.13	\$435.64	\$0.00	\$2,086.41
16	416	Adam Ben Shalom	\$1,326.19	\$579.12	\$579.12	\$107.56	\$2,591.99

As of: 11/3		Name/Address	Current	Over 20	Over 60	Over 90	Total
Account #	LOT	Name/Address	Current	Over 30	Over 60	Over 90	Total
		250 174th Street 416					
417	417	Adam Ben Shalom 250 174th Street 417	\$1,326.19	\$579.12	\$579.12	\$82.56	\$2,566.99
/16	716	Adam Ben Shalom 250 174th Street 716	\$1,337.18	\$602.98	\$516.15	\$0.00	\$2 <i>,</i> 456.31
02	402	Esther Moshe Ben Shalom 250 174th Street 402	\$1,169.41	\$515.95	\$445.63	\$0.00	\$2,130.99
20	520	Esther Moshe Ben Shalom 250 174th Street 520	\$1,215.60	\$521.75	\$521.75	\$66.27	\$2,325.37
.816	1816	Mollie Shoichet	\$707.06	\$682.06	\$25.00	\$0.00	\$1,414.12
815	815	250 174th Street 1816 Mikhail & Svetlana Sigal	\$0.30	\$0.00	\$0.00	\$0.00	\$0.30
201	2201	250 174th Street 815 Dmitiry Slidovker	\$548.11	\$498.11	\$498.11	\$996.21	\$2,540.54
17	317	250 174th Street 2201 Aaron & Pnina Sobel	\$1,068.06	\$1,018.06	\$1,018.06	\$2,836.46	\$5,940.64
.002	1002	250 174th Street 317 Elissa & Barry Spitzer	\$601.40	\$551.40	\$551.40	\$0.01	\$1,704.21
12	412	250 174th Street 1002 Vladimir & Irina Spivak	\$481.64	\$456.64	\$456.64	\$25.00	\$1,419.92
.007	1007	250 174th Street 412 Alexandra Stalingovskaia	\$483.00	\$433.00	\$433.00	\$803.14	\$2,152.14
.06	106	250 174th Street 1007 Bruno Staltari	\$104.24	\$0.00	\$0.00	\$0.00	\$104.24
.406	1406	250 174th Street 106 Aleksandra Tesler	\$475.62	\$0.00	\$0.00	\$0.00	\$475.62
.215	1215	250 174th Street 1406 Boris & Aleksandra Tesler	\$469.82	\$0.00	\$0.00	\$0.00	\$469.82
720	1720	250 174th Street 1215 Mikhail & Regina Tinkov	\$0.03	\$0.00	\$0.00	\$0.00	\$0.03
305	2305	250 174th Street 1720 Joseph Trujillo	\$771.60	\$721.60	\$721.60	\$1,443.20	\$3,658.00
109	1109	250 174th Street 2305 Vladimir Vayner	\$523.11	\$25.59	\$0.00	\$0.00	\$548.70
302	2302	250 174th Street 1109 Annel Vernitskaya	\$216.84	\$0.00	\$0.00	\$0.00	\$216.84
08	408	250 174th Street 2302 Robert A Vilan	\$20.00	\$0.00	\$0.00	\$0.00	\$20.00
'10	710	250 174th Street 408 Arkadiy Viron	\$0.89	\$0.00	\$0.00	\$0.00	\$0.89
006	906	250 174th Street 710 Vsevolod Korogod	\$25.00	\$0.00	\$0.00	\$0.00	\$25.00
08	908	250 174th Street 906 Millie Waldman	\$536.29	\$486.29	\$486.29	\$972.58	\$2,481.45
414	1414	250 174th Street 908 Dorothy Wilk	\$0.02	\$0.00	\$0.00	\$0.00	\$0.02
102	1102	250 174th Street 1414 Hannah Wroblewski	\$1,083.25	\$4.19	\$0.00	\$0.00	\$1,087.44
17	817	250 174th Street 1102 Stella & Samy Ymar	\$1,238.82	\$555.20	\$0.00	\$0.00	\$1,794.02
18	518	250 174th Street 817 Tatiana Zadorskaia	\$25.01	\$0.00	\$0.00	\$0.00	\$25.01
516	1516	250 174th Street 518 Alla Zavilensky	\$15.00	\$0.00	\$0.00	\$0.00	\$15.00
19	519	250 174th Street 1516 Walter & Elaina Zavilensky	\$0.03	\$0.00	\$0.00	\$0.00	\$0.03
07	407	250 174th Street 519 Michele Zeidman	\$422.33	\$221.98	\$0.00	\$0.00	\$644.31
01	-07		γ <del>4</del> 22.35	7221.70	J0.00	<b>μ</b> 0.00	JO44.31

As of: 11/30/2022 Account Lot #	Name/Address	Current	Over 30	Over 60	Over 90	Total	
	250 174th Street 407						

**Community Total** 

\$49,917.76 \$27,802.62 \$22,452.97 \$33,797.87 \$133,971.22

# **Report Summary**

Code	Account#	Current	Over 30	Over 60	Over 90	Total
09 - Int Balance	01100	\$0.00	\$0.00	\$0.00	\$1,358.00	\$1,358.00
A1 - Maint. Assmt.	01100	\$9,812.04	\$3,615.28	\$2,436.10	\$9,939.51	\$25,802.93
C1 - Parking	01101	\$590.00	\$205.00	\$100.00	\$438.46	\$1,333.46
C2 - HVAC	01102	\$240.00	\$96.00	\$48.00	\$436.00	\$820.00
C3 - Internet	01103	\$733.35	\$293.34	\$146.67	\$780.51	\$1,953.87
C6 - SA21 4 Pymt	01110	\$0.00	\$0.00	\$0.00	\$508.30	\$508.30
C7 - SA21 60 Pymts	01110	\$684.30	\$156.68	\$86.09	\$453.82	\$1,380.89
S22 - SA2022 7/1/2022 - 6/1/2027	01111	\$35,448.07	\$23,436.32	\$19,411.11	\$19,508.27	\$97,803.77
01 - Late Fees	01156	\$2,375.00	\$0.00	\$225.00	\$375.00	\$2,975.00
02 - NSF charges	01156	\$35.00	\$0.00	\$0.00	\$0.00	\$35.00
Grand Total:		\$49,917.76	\$27,802.62	\$22,452.97	\$33,797.87	\$133,971.22

Account#	Account Description	Delinquency Amount
01100	AR: Maintenance Fees	\$27,160.93
01101	AR: Parking	\$1,333.46
01102	AR: HVAC	\$820.00
01103	AR: Internet	\$1,953.87
01110	AR: S/A21	\$1,889.19
01111	AR: SA2022 7/1/22 - 6/1/27	\$97,803.77
01156	AR: Late / Legal Fee Income	\$3,010.00
Total:		\$133,971.22

**Total Number of Homes: 114** 

# 10/12/21 1:34 PM

# Winston Towers 100 Assoc., Inc. General Ledger As of April 30, 2021

# Accrual Basis

Balance	-67,587,82 -167,788,38 -112,289,38 -112,289,38 -104,789,38 -104,789,38 -104,789,38 -104,789,38 -104,789,38 -117,51,185,19 -114,799,30 -114,793,29 -106,743,79-106,745,79 -106,745,79 -106,745,79-106,745,79 -106,745,79 -106,745,79-106,745,79 -106,745,79 -106,745,79-106,745,79 -106,745,79-106,755,79 -106,755,79-106,755,79 -106,755,79-106,755,755,755,755,755,755,755,755,755,75	-88,442.79	00.00	0.00	0.00	00.0	-457.88 -374.28 -374.28 -378.52 -378.52 -378.52 -364.58 -577.54 -577.54 -576.55 -566.25 -576.55 -576.43 -576.55 -576.55 -576.43 -576.55 -1148.77 -1148.77 -1148.75 -1148.55 -1148.55 -1168.55 -1	-1,325.51
Credit	7,210,56 7,500,000 18,600,00 14,638,34 14,638,34 14,638,34 19,544,94 7,313,17 7,313,10 7,433,80 1,433,80	975,674.27					90.16 4.24 4.24 57.11 57.11 20.80 20.80 21.13 21	285.95
Debit	184.26 7,500.00 18,600.00 741.83 741.83 69.76 69.76 117,090.59 2,419.56 17,285.57	975,344.43					83.60 90.16 173.76 83.96 83.35 83.35	1,325.01
Split	BB&T - 9420 Operating SPIT - 9420 Operating SPIT - SPIT -						<ul> <li>BB&amp;T - 9420 Operating</li> <li>406.1 - Maintenance and Supplies</li> <li>406.1 - Maintenance</li> <li>406.1 - Maintenance</li> <li>406.1 - Maintena</li></ul>	
Memo	8335400060119493 Apr 2021 Fint Desk Security Inv #599 0417/221 - 0212-221 Professional Engineering Services for Generator Project Cust#42092 100%, WC 5 bugget Generator Project Cust#429802 100%, WC 5 bugget Generator Project Cust#439802 100%, WC 5 bugget Generator Project Cust#439802 100%, WC 5 bugget Generator Project Act#4 39802 100%, WC 5 bugget Generator Project Cust#439802 100%, WC 5 bugget Generator Project Act#4 39802 100%, WC 5 bugget Generator Project Act#4 39802 100%, WC 5 bugget Generator Project Act#6 Project Generate Generator Project Act#6 Project Generate Generator Exterior Painting Exterior Painting E						BBT CC 8416 to pay the CC 4841 ZilBerberg Maintenance BFT CC 8416 to pay the CC 4841 ZilBerberg Maintenance Mainte	
lj Name	Atlantic Broadband Elite Guard Dion Electric and Generator Solutions Dion Electric and Generator Solutions Otis Elevator company Kings III of America, LLC, Findan Power & Light Fonda Power & Light Fonda Power & Light South Coast Restoration & Painting, LLC South Coast Restoration & Pai						Winston Towers 100 Assoc., Inc. Home Depot Home Depot Home Depot Home Depot Chevron Chevron Chevron Home Depot Home Depot Amazon.com	
Num Adj	ACH 8612 8612 1055 1055 1055 1155 1145 1145 1145 1145				er		<sup>5</sup> 858888888888888888888888888888888888	
Date	04/26/2 04/26/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 04/27/2 11 04/28/2 11 04/28/2 11 12 12 04/28/2 11 12 12 12 12 12 12 12 12 1	03	ation	s ents	storation - Other e restoration - Oth	storation		1382 Peselev
Type	Bill Pmt - Check Bill Pmt - Check	Total 2000 Accounts Payable	2100 - RTI - Concrete restoration RTI - Retainage Total RTI - Retainage	RTI - Progress payments Total RTI - Progress payments	2100 - RTI - Concrete restoration - Other Total 2100 - RTI - Concrete restoration - Other	Total 2100 · RTI - Concrete restoration	Visa 4: BBT CC VISA-3415 ZI BENBENG Oncek. Card Charge 02/14/21 Credit Card Charge 02/28/21 Credit Card Charge 03/28/21 Credit Card Charge 03/28/21 Credit Card Charge 03/28/21 Credit Card Charge 03/28/21 Credit Card Charge 03/22/21 Credit Card Charge 04/12/21 Credit Card Charge 04/	Total Visa 3 · BBT CC Visa -8382 Peselev

Page 14

# **AP Open Items**

Winston T	Towers 100	Assoc Inc
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As of: 11/30/2022

Run Date: 02/09/2023 Run Time: 12:06 PM

Vendor		Item #	Invoice	Date	Reference	Amount
MIADAD	MIAMI-DADE WATE	405072	09413097	5/11/2022	Sub Meter Replacement	\$552.91
MIADAD	MIAMI-DADE WATE	405080	50602657	5/11/2022	Sub Meter Replacement	\$422.99
						\$975.90

# Winston Towers 100 Assoc Inc

# PREPAID OWNERS

As of: 11/30/2022

Owner	Address	Account #	Lot #		Prepaid Balance
Vera Consuegra	250 174th Street	107	107	PP - General	\$1,986.58
				Total	\$1,986.58
Arlene Peckman	250 174th Street 108	108	108	PP - General	\$21,204.75
				Total	\$21,204.75
Tatsiana Dubouskaya	250 174th Street 112	112	112	PP - General	\$85.00
				Total	\$85.00
Ramon & Lucimeire Fernandez	250 174th Street 116	116	116	PP - General	\$1,585.26
				Total	\$1,585.26
Anzhela Rumiantseva	250 174th Street 201	201	201	PP - General	\$732.99
				Total	\$732.99
Catherine Santomarco	250 174th Street 202	202	202	PP - General	\$18,671.47
	250 47446 6444 4 202	202	202	Total	\$18,671.47
Ariel Frank	250 174th Street 203	203	203	PP - General	\$751.92
	250 174th Church 204	204	204	Total	\$751.92
Elena Kalnins	250 174th Street 204	204	204	PP - General	\$19.81
	250 174th Church	205	205	Total	\$19.81
Miriane Vargas Paredes	250 174th Street	205	205	PP - General	\$575.44
Mark Zaltsor	250 174th Street 206	206	206	<b>Total</b> PP - General	<b>\$575.44</b> \$20.00
Mark Zeltser	230 17411 31 661 200	200	200	Total	\$20.00 \$ <b>20.00</b>
Vladimir Sadovskiy	250 174th Street 209	209	209	PP - General	\$20.00
	250 17411 51 661 209	209	209	Total	\$188.27 \$188.27
Oksana Moore	250 174th Street 211	211	211	PP - General	\$90.01
	250 17401 50 660 211	211	211	Total	\$90.01 \$90.01
Camelot Marnel Desir	250 174th Street	212	212	PP - General	\$895.84
	250 17 411 51 661	212	212	Total	\$895.84
Maria D. & Leah V. Estrada	250 174th Street 214	214	214	PP - General	\$17,946.29
				Total	\$17,946.29
Robert Guarino	250 174th Street 217	217	217	PP - General	\$191.59
				Total	\$191.59
Robert Guarino	250 174th Street 218	218	218	PP - General	\$73.18
				Total	\$73.18
John & Theresa Tirone	250 174th Street 220	220	220	PP - General	\$24,062.10
				Total	\$24,062.10
Golda & Eugene Patron	250 174th Street 301	301	301	PP - General	\$204.06
				Total	\$204.06
Yevgeny Logvinsky	250 174th Street 305	305	305	PP - General	\$27,228.09
				Total	\$27,228.09
Nancie & Perry Payne	250 174th Street 307	307	307	PP - General	\$14,181.89
				Total	\$14,181.89
Carmen Western	250 174th Street 308	308	308	PP - General	\$7,746.90
				Total	\$7,746.90
levgeniia Khlypa	250 174th street 309	309	309	PP - General	\$154.54
				Total	\$154.54
Adrian Falabella	250 174th Street 310	310	310	PP - General	\$11,887.38
				Total	\$11,887.38
Olga Voronina	250 174th Street 311	311	311	PP - General	\$21,481.31
	050 4741 0	2/2		Total	\$21,481.31
Alexander Tyurin	250 174th Street 312	312	312	PP - General	\$480.80
	250 47445 65 345	245	245	Total	\$480.80
Oleg & Inna Elperin	250 174th Street 315	315	315	PP - General	\$1,203.33
	250 174th at a 1 240	210	24.0	Total	\$1,203.33
Yakov Sezanayez	250 174th street 318	318	318	PP - General	\$18.17
				Total	\$18.17

Owner	Address	Account #	Lot #		Prepaid Balance
Alexei Frumkin	250 174th Street 401	401	401	PP - General	\$2,609.89
				Total	\$2,609.89
Shirley Bernstein	250 174th Street 403	403	403	PP - General	\$17,771.15
				Total	\$17,771.15
Silvia Calvino	250 174th Street	404	404	PP - General	\$0.01
				Total	\$0.01
Howard A Schechtman	250 174th Street 409	409	409	PP - General	\$37.14
	250 174th Street 410	410	410	Total	\$37.14
Orli Caspi	250 174th Street 410	410	410	PP - General <b>Total</b>	\$20.00 <b>\$20.00</b>
Marat & Irina Geselkovich	250 174th Street 411	411	411	PP - General	\$312.88
	250 17411 50 221 411	411	411	Total	\$312.88
Yelena Staroselskaya	250 174th Street 415	415	415	PP - General	\$20.00
reiena staroseiskaya	250 17411 50 000 415	415	415	Total	\$20.00
Miriam Wenger Trust	250 174th Street 419	419	419	PP - General	\$274.26
				Total	\$274.26
Inna Razmadze	250 174th Street 420	420	420	PP - General	\$32.20
				Total	\$32.20
Meir & Laura Cohen	250 174th Street 501	501	501	PP - General	\$20.01
				Total	\$20.01
Pavel Arulin	250 174th Street 502	502	502	PP - General	\$408.07
				Total	\$408.07
Walter & Elaina Zavilensky	250 174th Street 503	503	503	PP - General	\$80.03
				Total	\$80.03
Nadejda & Jule Wind	250 174th Street 504	504	504	PP - General	\$31,527.95
				Total	\$31,527.95
Mark Zeltser	250 174th Street 505	505	505	PP - General	\$0.01
				Total	\$0.01
Igor,Maya &Bernard	250 174th Street 506	506	506	PP - General	\$0.01
Pogrebinsky				Total	\$0.01
Angelina Saar	250 174th Street 507	507	507	PP - General	\$0.04
				Total	\$0.04
Irving & Rachel Frank	250 174th Street 509	509	509	PP - General	\$22,044.69
o ou				Total	\$22,044.69
Semyon Silverman	250 174th Street 510	510	510	PP - General	\$320.69
		- 4 4	- 4 4	Total	\$320.69
Valentina Pavlova	250 174th Street 511	511	511	PP - General	\$49.99
Name & Cafta Davidat		540	540	Total	\$49.99
Naum & Sofia Rayvich	250 174th Street 512	512	512	PP - General	\$482.41
Yefim & Lisa Blitshteyn	250 174th Street 514	514	514	<b>Total</b> PP - General	<b>\$482.41</b> \$0.31
renni a Lisa bilishleyn	250 17411 Street 514	514	514	Total	\$0.31 \$ <b>0.31</b>
Kelly ARTHURS	250 174th Street 515	515	515	PP - General	\$708.82
Kelly Althons	250 17411 50 2215	515	515	Total	\$708.82 \$708.82
Fanya Shekhtman	250 174th Street 516	516	516	PP - General	\$27,986.10
r driya Shekhtman	250 17411 50 000 510	510	510	Total	\$27,986.10
Aaron Altheim	250 174th Street 601	601	601	PP - General	\$19,801.26
		001	001	Total	\$19,801.26
Walter Zavilensky	250 174th Street 603	603	603	PP - General	\$25.00
				Total	\$25.00
Eleanor Gutt Trust	250 174th Street 606	606	606	PP - General	\$130.29
				Total	\$130.29
Erika Fridman	250 174th Street 607	607	607	PP - General	\$19,590.63
				Total	\$19,590.63
Aguilino & Maria Marrero	250 174th Street 608	608	608	PP - General	\$1.17
				Total	\$1.17
Boris & Laura Cortes	250 174th Street 610	610	610	PP - General	\$15,467.72
				PP - 08 - Special Assmts.	\$1,567.75
				PP - C7 - SA21 60 Pymts	\$2,125.43
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Owner	Address	Account #	Lot #		Prepaid Balance
				PP - A1 - Maint. Assmt.	\$369.71
				Total	\$19,530.61
Erik & Zalina Tomayev	250 174th Street 611	611	611	PP - General	\$468.48
				Total	\$468.48
Anna Greenbaum	250 174th Street 612	612	612	PP - General	\$22,336.51
Coorgo & Coro Moovor	250 174th Streat 614	614	614	<b>Total</b> PP - General	\$22,336.51
George & Sara Weaver	250 174th Street 614	614	614	Total	\$19,504.26 <b>\$19,504.26</b>
Vatalie Maizel	250 174th Street 615	615	615	PP - General	\$19,504.20 \$245.00
	250 17411 51 661 015	015	015	Total	\$245.00
Vike & Lea Gretah	250 174th Street 616	616	616	PP - General	\$31,431.39
		010	010	Total	\$31,431.39
/yacheslav & Michael Kleyman	250 174th Street 618	618	618	PP - General	\$4.51
				Total	\$4.51
/lark & Sheila Schachner	250 174th Street 620	620	620	PP - General	\$1,080.59
				Total	\$1,080.59
Ana M Alonso Bassi	250 174th Street 701	701	701	PP - General	\$1,000.40
				Total	\$1,000.40
adiy Satuchin	250 174th Street	703	703	PP - General	\$81.78
				Total	\$81.78
lataniel Wolosker	250 174th Street	704	704	PP - General	\$31,521.43
				Total	\$31,521.43
'ulia Sokolovskaya	250 174th Street 708	708	708	PP - General	\$23,089.50
and the second of	250 47446 6444 44	700	700	Total	\$23,089.50
ram Hovsepian	250 174th Street	709	709	PP - General <b>Total</b>	\$2,445.07 <b>\$2,445.07</b>
leanor Goldberg	250 174th Street 711	711	711	PP - General	\$2,445.07 \$22,618.40
leanor Goldberg	250 17411 51 661 711	/11	/11	Total	\$22,618.40
adim Eydelman	250 174th Street 715	715	715	PP - General	\$513.63
	250 17 10 50 660 715	, 10	,15	Total	\$513.63
lex Feldman	250 174th Street 171	717	717	PP - General	\$1,783.94
				Total	\$1,783.94
naren Fried	250 174th Street 719	719	719	PP - General	\$944.53
				Total	\$944.53
uzanne Rappaport	250 174th Street 720	720	720	PP - General	\$533.78
				Total	\$533.78
'italiy & Yuliana Imas	250 174th Street 801	801	801	PP - General	\$20,017.65
				Total	\$20,017.65
Olga Zaychik	250 174th Street 802	802	802	PP - General	\$25,722.25
				Total	\$25,722.25
eanna & Matthew Shapiro	250 174th Street 803	803	803	PP - General	\$25,690.26
Nog & Flang Caidouk	250 174th Streat 805	90F	90F	Total	\$25,690.26
lleg & Elena Gaidouk	250 174th Street 805	805	805	PP - General <b>Total</b>	\$99.99 <b>\$99.9</b> 9
rigori & Mariam Feldman	250 174th Street 806	806	806	PP - General	\$20,957.55
	250 17411 51 661 800	800	800	Total	\$20,957.55 \$20,957.55
lexander Kozinevich	250 174th Street 808	808	808	PP - General	\$2,657.87
	250 17 111 51 661 600	000	000	Total	\$2,657.87
lfonso Merino	250 174th Street	811	811	PP - General	\$22,994.95
				Total	\$22,994.95
dward Berdichevsky	250 174th Street 816	816	816	PP - General	\$8.58
				Total	\$8.58
enore Braufman	250 174th Street 818	818	818	PP - General	\$0.02
				Total	\$0.02
ngela Barbarovich	250 174th Street 819	819	819	PP - General	\$485.13
				Total	\$485.13
oris & Olga Yanovsky	250 174th Street 901	901	901	PP - General	\$355.61
				Total	\$355.61
akov Sezanayev	250 174th Street 902	902	902	PP - General	\$3,247.64
					3 of 10

Owner	Address	Account #	Lot #	Total	Prepaid Balance
Maria Melendez	250 174th Street 903	903	903	<b>Total</b> PP - General	<b>\$3,247.64</b> \$20,276.63
	250 17400 50 600 505	505	505	Total	\$20,276.63
James F Roberts	250 174th Street	904	904	PP - General	\$32,283.32
				Total	\$32,283.32
Oneil & Nordea Newell	250 174th Street 907	907	907	PP - General	\$6.97
				Total	\$6.97
Izabella & Mahmet Calik	250 174th Street 910	910	910	PP - General <b>Total</b>	\$16,300.23 <b>\$16,300.23</b>
Emilia & Sophia Shlain	250 174th Street 911	911	911	PP - General	(\$24.00)
	250 17 10 00 000 011	511	511	Total	(\$24.00)
Lazar & Larissa Katsnelson	250 174th Street 914	914	914	PP - General	\$14,865.08
				Total	\$14,865.08
Pavel Kreynin	250 174th Street 915	915	915	PP - General	\$835.95
Lille Diskerner	250 4744b Sture at 046	046	04.6	Total	\$835.95
Lilia Dickerman	250 174th Street 916	916	916	PP - General <b>Total</b>	\$0.39 <b>\$0.39</b>
Derek Guttman Trustee	250 174th Street 917	917	917	PP - General	(\$6,671.66)
		01/	01/	Total	(\$6,671.66)
Chafica & Toufic Ballas	250 174th Street 919	919	919	PP - General	\$1,654.19
				Total	\$1,654.19
Alex Perlyuk	250 174th Street 920	920	920	PP - General	\$526.68
	250 174th Street 1001	1001	1001	<b>Total</b> PP - General	\$526.68
Jennie Levenson	250 174th Street 1001	1001	1001	Total	\$871.68 <b>\$871.68</b>
Richard & Dora Silberman	250 174th Street 1003	1003	1003	PP - General	\$26,285.65
		2000	2000	Total	\$26,285.65
Marcus & Marina Itzkowitch	250 174th Street 1004	1004	1004	PP - General	\$32,698.30
				Total	\$32,698.30
Luba SZER	250 174th Street 1005	1005	1005	PP - General	\$29,846.01
	250 174th Charact 1000	1000	1000	Total	\$29,846.01
Bernard M. Mogil	250 174th Street 1008	1008	1008	PP - General <b>Total</b>	\$30.03 <b>\$30.03</b>
Aleksandr & Sofya Rashkovan	250 174th Street 1009	1009	1009	PP - General	\$0.18
,				Total	\$0.18
Alejandro Nolberto Nantes	250 174th Street 1010	1010	1010	PP - General	\$7.76
				Total	\$7.76
Lazar & Edita Shnitzer	250 174th Street 1011	1011	1011	PP - General	\$23,458.36
Oleg & Faina Basovsky	250 174th Street 1012	1012	1012	<b>Total</b> PP - General	<b>\$23,458.36</b> \$23,706.32
Oleg & Fallia Dasovsky	250 174(11 5(1991 1012	1012	1012	Total	\$23,706.32 \$23,706.32
Michael & Sophia Shkolnikov	250 174th Street 1014	1014	1014	PP - General	\$0.01
·				Total	\$0.01
Grigoriy & Ruslana Lamdan	250 174th Street 1015	1015	1015	PP - General	\$0.01
				Total	\$0.01
Daniel Sadok	250 174th Street 1016	1016	1016	PP - General <b>Total</b>	\$29,871.00 <b>\$29,871.00</b>
Elizabeth Klein	250 174th Street 1017	1017	1017	PP - General	\$25,871.00
	250 17400 50 660 1017	1017	1017	Total	\$10.00 \$10.00
Laura Zavilensky	250 174th Street 1018	1018	1018	PP - General	\$29.97
·				Total	\$29.97
Dan & Yael Kryzman	250 174th Street 1019	1019	1019	PP - C5 - SA21 3 Pymt	\$375.68
				Total	\$375.68
Boris & Yelena Kurinets	250 174th Street 1020	1020	1020	PP - General <b>Total</b>	\$21,445.18 \$21,445.18
Catalina Aguirre	250 174th Street 1101	1101	1101	PP - General	<b>\$21,445.18</b> \$25,505.23
earonno rigonne	I I I JUICEL 1101	1101	1101	Total	\$25,505.23 \$25,505.23
Cyndy Segal	250 174th Street 1103	1103	1103	PP - General	\$0.01
				Total	\$0.01
					4 of 10

Owner	Address	Account #	Lot #		Prepaid Balance
Elyse Tucker	250 174th Street 1104	1104	1104	PP - General	\$1,382.66
				Total	\$1,382.66
Andrei & Susan Feuerstein	250 174th Street 1105	1105	1105	PP - General	\$279.18
Fath or Condona	250 174th Stuppt 1100	1100	1100	Total	\$279.18
Esther Cardona	250 174th Street 1106	1106	1106	PP - General <b>Total</b>	\$16.34 <b>\$16.34</b>
Helene Catalfamo	250 174th Street 1110	1110	1110	PP - General	\$0.01
		1110	1110	Total	\$0.01
Dmitry & Marina Berger	250 174th Street 1111	1111	1111	PP - General	\$35.00
				Total	\$35.00
Ivan Belya	250 174th Street 1112	1112	1112	PP - General	\$18,373.04
				Total	\$18,373.04
Galina Litvak	250 174th Street 1114	1114	1114	PP - C5 - SA21 3 Pymt	\$0.03
Jennifer Lauritsen Trs	250 174th Street 1115	1115	1115	<b>Total</b> PP - General	<b>\$0.03</b> \$10.00
Jenniner Launtsen Its	250 17401 50 220 1115	1115	1115	Total	\$10.00 \$10.00
Moisey & Alla Bendoym	250 174th Street 1116	1116	1116	PP - General	\$23,827.15
				Total	\$23,827.15
Joseph Masters	250 174th Street 1117	1117	1117	PP - General	\$38.91
				Total	\$38.91
Janet & John Silva	250 174th Street 1118	1118	1118	PP - General	\$0.41
Olaa Davadah	250 47446 6644 4420	1120	4420	Total	\$0.41
Oleg Rayvich	250 174th Street 1120	1120	1120	PP - General <b>Total</b>	\$597.43 <b>\$597.43</b>
Vladimir Pukhkly	250 174th Street 1203	1203	1203	PP - General	\$1,214.86
Viduitini Fukrikiy	250 17400 50 600 1205	1205	1205	Total	\$1,214.86
Michael & Tatyana Pukhovich	250 174th Street 1204	1204	1204	PP - General	\$33,455.92
				Total	\$33,455.92
Menashe L Shahar	250 174th Street 1207	1207	1207	PP - General	\$20.00
				Total	\$20.00
Nina Mykhailova	250 174th Street	1208	1208	PP - General	\$459.33
Inna Fedin	250 174th Street 1209	1209	1209	<b>Total</b> PP - General	<b>\$459.33</b> \$24,032.02
	250 17401 Street 1209	1209	1209	Total	\$24,032.02 \$24,032.02
Yelena & Alexander Lyaunzon	250 174th Street 1210	1210	1210	PP - General	\$1,807.52
· · · · · · · · · · · · · · · · · · ·				Total	\$1,807.52
Cielo Manzano	250 174th Street 1211	1211	1211	PP - General	\$852.11
				Total	\$852.11
Yury & Irene Bukhbinder	250 174th Street 1216	1216	1216	PP - General	\$20.00
Antrodius Q. Dala Channean	250 174th Chup at 1217	1017	1017	Total	\$20.00
Arkadiy & Bela Sherman	250 174th Street 1217	1217	1217	PP - General <b>Total</b>	\$34,034.29 <b>\$34,034.29</b>
Leonid & Anna Kapelushnik	250 174th Street 1219	1219	1219	PP - General	\$26,879.31
		1213	1210	Total	\$26,879.31
Galina & Angela Shlyakov	250 174th Street 1220	1220	1220	PP - General	\$9.60
				Total	\$9.60
Ancizar Henao	250 174th Street 1402	1402	1402	PP - General	\$30.00
		_		Total	\$30.00
Hugo Sanchez	250 174th street 1404	1404	1404	PP - General	\$33,835.32
Yevgeney & Regina Fridkin	250 174th Street 1405	1405	1405	<b>Total</b> PP - General	<b>\$33,835.32</b> \$5,044.33
revgeney & Regina Flukin	250 17411 51 661 1405	1405	1405	Total	\$5,044.33 \$5,044.33
Yelena & Alexander Vinokur	250 174th Street 1409	1409	1409	PP - General	\$8,189.55
				Total	\$8,189.55
Antonio & Gladys Ramirez	250 174th Street 1410	1410	1410	PP - General	\$741.08
				Total	\$741.08
Svetlana Bazil	250 174th Street 1411	1411	1411	PP - General	(\$11.19)
Elizaboth Klain	2E0 171th Stract 1412	1/17	1410	Total	(\$11.19)
Elizabeth Klein	250 174th Street 1412	1412	1412	PP - General	\$50.00
					5 of 10

Owner	Address	Account #	Lot #		Prepaid Balance
Raisa Beyder	250 174th Street	1416	1416	<b>Total</b> PP - General	<b>\$50.00</b> \$62.90
		2.20	2.20	Total	\$62.90
Efim & Yelena Aksanov	250 174th Street 1418	1418	1418	PP - General	\$15,369.94
				Total	\$15,369.94
Barbara Guttman	250 174th Street 1419	1419	1419	PP - General	\$21,104.48
				Total	\$21,104.48
Antonio & Gladys Ramirez	250 174th Street 1420	1420	1420	PP - General	\$1,104.54
Cutbert Services Corporation	250 174th Street 1502	1502	1502	<b>Total</b> PP - General	<b>\$1,104.54</b> \$25.00
Cuthert Services Corporation	250 17411 Street 1502	1502	1502	Total	\$25.00 \$ <b>25.00</b>
Steven Zavilensky	250 174th Street 1503	1503	1503	PP - General	\$20.27
,				Total	\$20.27
Morris & Eileen Spencer	250 174th Street	1504	1504	PP - General	\$34,214.15
				Total	\$34,214.15
Alex & Eleonora Yuditsky	250 174th Street 1509	1509	1509	PP - General	\$24,595.39
Irina Shlifer	250 174th Streat 1510	1510	1510	<b>Total</b> PP - General	\$24,595.39
Inna Shiner	250 174th Street 1510	1510	1510	Total	\$0.05 <b>\$0.05</b>
Micheal & Elizabeth Voschin	250 174th Street 1511	1511	1511	PP - General	\$3,103.29
				Total	\$3,103.29
Norman & Marion Spector	250 174th Street 1514	1514	1514	PP - General	\$21,768.16
				Total	\$21,768.16
Sergey Rome	250 174th Street 1515	1515	1515	PP - General	\$459.17
	250 174th Chup at 1510	1510	1510	Total	\$459.17 (CE 497.42)
Alla Zavilensky	250 174th Street 1516	1516	1516	PP - General <b>Total</b>	(\$5,487.42) <b>(\$5,487.42)</b>
Albina Kozakov	250 174th Street 1519	1519	1519	PP - General	\$27,793.23
				Total	\$27,793.23
Juan & Nancy Gonzalez	250 174th Street 1520	1520	1520	PP - General	\$27,422.65
				Total	\$27,422.65
Joseph & Rivka Gliksman	250 174th Street 1601	1601	1601	PP - General	\$2,332.94
Adrianna Fainhlaam	250 174th Streat 1602	1602	1600	Total	\$2,332.94
Adrienne Feinbloom	250 174th Street 1602	1002	1602	PP - General <b>Total</b>	\$0.01 <b>\$0.01</b>
Alberto & Ofelia Levy	250 174th Street 1603	1603	1603	PP - General	\$1,736.27
······································				Total	\$1,736.27
Mikhail & Alla Fabrikant	250 174th Street 1604	1604	1604	PP - General	\$34,583.16
				Total	\$34,583.16
Mark & Barbara Okun	250 174th Street 1605	1605	1605	PP - General	\$31,755.67
Mikhail & Yelena Borovitskiy	250 174th Street 1606	1606	1606	<b>Total</b> PP - General	<b>\$31,755.67</b> \$22,063.78
	250 17411 Street 1000	1000	1000	Total	\$22,063.78 \$ <b>22,063.78</b>
Yevgeniy & Oksana Kogan	250 174th Street 1607	1607	1607	PP - General	\$22,288.21
0, 0				Total	\$22,288.21
Olga Bekker	250 174th Street 1608	1608	1608	PP - General	\$25,204.39
				Total	\$25,204.39
Vladimir Zaharchook-Williams	250 174th Street 1609	1609	1609	PP - General	\$24,871.45
Georges Sakkal Abdelnour	250 174th Street 1610	1610	1610	<b>Total</b> PP - General	<b>\$24,871.45</b> \$56.31
Georges Sarkar Abdelhour	250 17411 51 221 1010	1010	1010	Total	\$56.31 \$56.31
Slava & Zina Butler	250 174th Street 1612	1612	1612	PP - General	\$24,776.99
				Total	\$24,776.99
Jeannette Kraus	250 174th Street 1614	1614	1614	PP - General	\$22,044.69
				Total	\$22,044.69
Lisa & Yefim Blitshteyn	250 174th Street 1615	1615	1615	PP - General	\$19.76
Leonid & Yelena Yelin	250 174th Street 1617	1617	1617	<b>Total</b> PP - General	<b>\$19.76</b> \$673.04
	200 17700 00000 1017	101/	1017	Total	\$673.04 \$673.04
					6 of 10

Owner	Address	Account #	Lot #		Prepaid Balance
Marsha Halpern	250 174th Street 1618	1618	1618	PP - General	\$27,684.55
				PP - 01 - Late Fees	\$25.00
				Total	\$27,709.55
Anna Khavin	250 174th Street 1619	1619	1619	PP - General	\$2,995.29
				Total	\$2,995.29
Alexis Yanovsky	250 174th Street 1701	1701	1701	PP - General	\$22,351.53
Alexai Chanavalev	250 174th Street 1704	1704	1704	<b>Total</b> PP - General	<b>\$22,351.53</b> \$10,938.20
Alexei Chapovalov	250 174th Street 1704	1704	1704	Total	\$10,938.20 \$10,938.20
Inessa & Norman Peselev JTRS	250 174th Street 1705	1705	1705	PP - General	\$32,702.22
		2700	2,00	Total	\$32,702.22
Doris Sempf	250 174th Street 1706	1706	1706	PP - General	\$22,331.52
				Total	\$22,331.52
Jacob Kazakevich	250 174th Street 1708	1708	1708	PP - General	\$9,361.62
				Total	\$9,361.62
Orlando Ramirez	250 174th Street 1711	1711	1711	PP - General	\$19,467.94
Alexander Chuvente	250 174th Church	1715	1715	Total	\$19,467.94
Alexander Shwarts	250 174th Street	1715	1715	PP - General <b>Total</b>	\$22,331.01 <b>\$22,331.01</b>
Elena & Sergey Demidenko	250 174th Street 1718	1718	1718	PP - General	\$27,976.10
Liena a sergey bernaenko	250 1740 50 660 1710	1/10	1/10	Total	\$27,976.10
Francis Koroshikh	250 174th Street 1719	1719	1719	PP - General	\$2,348.29
				Total	\$2,348.29
Valeria Divnenko	250 174th Street 1801	1801	1801	PP - General	\$22,618.39
				Total	\$22,618.39
David & Edward Oif	250 174th street 1802	1802	1802	PP - General	\$101.09
				Total	\$101.09
Yana Murdakhayeva	250 174th street 1803	1803	1803	PP - General	\$140.00
Malana Mulatura an	250 47446 6644 44 4005	1005	1005	Total	\$140.00
Yelena Yukhtman	250 174th Street 1805	1805	1805	PP - General <b>Total</b>	\$563.62 <b>\$563.62</b>
Suzanne Rappaport	250 174th Street 1806	1806	1806	PP - General	\$ <b>303.02</b> \$474.47
	250 17 411 51 661 1000	1000	1000	Total	\$474.47
Alexei & Marina Flit	250 174th Street 1807	1807	1807	PP - General	\$1,014.46
				Total	\$1,014.46
Elaina Zavilensky	250 174th Street 1808	1808	1808	PP - General	\$25.03
				Total	\$25.03
Arthur Asriyan	250 174th Street 1810	1810	1810	PP - General	\$375.62
				Total	\$375.62
Maria Puzyrewska	250 174th Street 1811	1811	1811	PP - General	\$20.00
Martina Dadriauaa	250 174th Chup at 1014	1014	1014	Total	\$20.00
Martina Rodriguez	250 174th Street 1814	1814	1814	PP - General <b>Total</b>	\$474.31 <b>\$474.31</b>
Boris Aminov	250 174th Street 1819	1819	1819	PP - General	\$235.00
	250 1740 50 000	1015	1015	Total	\$235.00 \$235.00
Richard & Janice Horylev	250 174th Street 1903	1903	1903	PP - General	\$28,549.55
,				Total	\$28,549.55
Alex & Dina Sabler	250 174th Street 1905	1905	1905	PP - General	\$100.13
				Total	\$100.13
Mark Litvak	250 174th Street 1906	1906	1906	PP - General	\$73.37
				Total	\$73.37
Alexander Staruschenko	250 174th Street 1907	1907	1907	PP - General	\$22,974.94
	250 47446 6644 44 4000	1000	1000	Total	\$22,974.94
Mikhail Mikhelson	250 174th Street 1909	1909	1909	PP - General <b>Total</b>	\$278.33 <b>\$278.33</b>
Ana Fernandes	250 174th Street 1910	1910	1910	PP - General	\$ <b>278.33</b> \$0.02
	250 17 701 50 000 1310	1310	1010	Total	\$0.02 \$0.02
Tomer Kravitz	250 174th Street 1911	1911	1911	PP - General	\$617.91
				Total	\$617.91
					7 - ( 10

Owner	Address	Account #	Lot #		Prepaid Balance
Igor Lukashevsky	250 174th Street 1914	1914	1914	PP - General	\$960.56
			_	Total	\$960.56
Loretta Bruno	250 174th Street 1915	1915	1915	PP - General <b>Total</b>	\$22,934.89 <b>\$22,934.89</b>
Michael & Fira Shatkhin	250 174th Street 1916	1916	1916	PP - General	\$ <b>22,934.89</b> \$1.00
	250 17401 50 660 1510	1910	1910	Total	\$1.00 \$1.00
Sidney W Honig	250 174th Street 1917	1917	1917	PP - General	\$0.01
				Total	\$0.01
Pablo Perez	250 174th Street 1918	1918	1918	PP - General	\$28,624.55
				Total	\$28,624.55
Vera Shidakova	250 174th Street	1920	1920	PP - General	\$25.00
Stoven Zavilandu	250 174th Streat 2001	2001	2001	Total	<b>\$25.00</b> \$19.97
Steven Zavilensky	250 174th Street 2001	2001	2001	PP - General <b>Total</b>	\$19.97 <b>\$19.97</b>
Francine B Frede	250 174th Street 2005	2005	2005	PP - General	\$1,916.61
		2000	2000	Total	\$1,916.61
Mikhail & Lyubov Zaydman	250 174th Street 2006	2006	2006	PP - General	\$0.03
				Total	\$0.03
Alexander & Yelena Lyaunzon	250 174th Street 2007	2007	2007	PP - General	\$651.58
				Total	\$651.58
Gregory Kogan	250 174th Street 2008	2008	2008	PP - General	\$21,469.39
Galina Litvak	250 174th Street 2010	2010	2010	<b>Total</b> PP - General	<b>\$21,469.39</b> \$14.53
Gaina Litvak	250 17401 50 2010	2010	2010	Total	\$14.53 \$14.53
Yury & Ella Turof	250 174th Street 2011	2011	2011	PP - General	\$719.33
,				Total	\$719.33
Ellen Koppelman	250 174th Street 2012	2012	2012	PP - General	\$2,728.00
				Total	\$2,728.00
Alla Shistik	250 174th Street 2015	2015	2015	PP - General	\$1,399.52
		2017	2047	Total	\$1,399.52
ADRIA FREDE/FRED KOENIGSBERG	250 174th Street 2017	2017	2017	PP - General <b>Total</b>	\$3.99 <b>\$3.99</b>
Svetlana Krakovskiy	250 174th Street 2019	2019	2019	PP - General	\$29,250.44
	250 17 411 511 661 2015	2015	2015	Total	\$29,250.44
Elaine Bader	250 174th Street 2020	2020	2020	PP - General	\$92.03
				Total	\$92.03
Gennady Sedikov	250 174th Street	2103	2103	PP - General	\$2,899.72
				Total	\$2,899.72
Boris & Yelena Kurinets	250 174th Street 2105	2105	2105	PP - General	\$27,445.96
Bella Ioffe	250 174th Street 2106	2106	2106	<b>Total</b> PP - General	<b>\$27,445.96</b> \$23,824.08
Bella lolle	250 17401 50 22100	2100	2100	Total	\$23,824.08
Anzhela Rumiantseva	250 174th Street 2109	2109	2109	PP - General	\$1,028.21
				Total	\$1,028.21
Susan Adler	250 174th Street 2110	2110	2110	PP - General	\$3,285.92
				Total	\$3,285.92
Guadalupe Lopez	250 174th Street 2111	2111	2111	PP - General	\$26,285.66
Jairo & Lucilla Mendez	250 174th Street 2114	2114	2114	<b>Total</b> PP - General	<b>\$26,285.66</b> \$484.91
	250 17401 Street 2114	2114	2114	Total	\$484.91 \$484.91
Rafail Besprovzannyy	250 174th Street 2115	2115	2115	PP - General	\$2,850.75
				Total	\$2,850.75
Larisa Chez	250 174th Street 2116	2116	2116	PP - General	\$0.01
				Total	\$0.01
Alex & Stella Kaprishin	250 174th Street 2117	2117	2117	PP - General	\$0.01
Chambalary Manuary dala	250 174th Charact 2440	2110	2440	Total	\$0.01
Stanislav Meyerovich	250 174th Street 2119	2119	2119	PP - General PP - C5 - SA21 3 Pymt	\$610.93 \$405.62
				Total	\$405.02 \$1,016.55
					÷-,0-0100

Owner	Address	Account #	Lot #		Prepaid Balance
Mariam S Mina	250 174th Street 2120	2120	2120	PP - General	\$24,944.75
				Total	\$24,944.75
Meriya & Felix Gurevich	250 174th Street 2203	2203	2203	PP - General	\$29,300.07
				Total	\$29,300.07
Martin & Laura Lieberman	250 174th Street 2206	2206	2206	PP - General	\$1,280.06
	250 174th Street 2200	2200	2200	Total	\$1,280.06
Vladimir & Anna Samarov	250 174th Street 2208	2208	2208	PP - General	\$0.04 <b>\$0.04</b>
Polina Shwarts	250 174th Street	2210	2210	<b>Total</b> PP - General	\$0.04 \$18,629.03
	250 17411 50 220	2210	2210	Total	\$18,629.03 \$18,629.03
Andrei & Natalia Tarasionak	250 174th Street 2212	2212	2212	PP - General	\$27,047.49
	250 17 400 50 660 2212		2212	Total	\$27,047.49
Carl & Rena Litt	250 174th Street 2214	2214	2214	PP - General	\$23,745.19
				Total	\$23,745.19
Anatoliy Alperovich	250 174th Street 2215	2215	2215	PP - General	\$368.15
				Total	\$368.15
Verlena J Lee	250 174th Street 2216	2216	2216	PP - General	\$753.01
				Total	\$753.01
Rina Muratov	250 174th Street 2217	2217	2217	PP - General	\$34,295.53
				Total	\$34,295.53
Michelle Adams	250 174th Street 2218	2218	2218	PP - General	\$60.02
				Total	\$60.02
Hagob Chilingirian	250 174th Street 2219	2219	2219	PP - General	(\$596.91)
		2222	2220	Total	(\$596.91)
Hagob Chilingirian	250 174th Street 2220	2220	2220	PP - General	\$243.91
Jacob & Mina Gelfand	250 174th Street 2301	2301	2301	<b>Total</b> PP - General	<b>\$243.91</b> \$24,072.04
Jacob & Millia Gelland	250 17401 Street 2501	2501	2501	Total	\$24,072.04 \$24,072.04
Joseph Trujillo	250 174th Street 2305	2305	2305	PP - General	(\$43.43)
	250 17 411 51 661 2505	2303	2305	Total	(\$43.43)
Alexander & Galina Nogin	250 174th Street	2306	2306	PP - General	\$45.01
				Total	\$45.01
Pnina Mozes	250 174th Street 2307	2307	2307	PP - General	\$219.54
				Total	\$219.54
Leonid Postylyakov	250 174th Street 2308	2308	2308	PP - General	\$637.52
				Total	\$637.52
Alexei & Marina Flit	250 174th Street 2309	2309	2309	PP - General	\$1,185.96
				Total	\$1,185.96
Vladimir Kaidanovits	250 174th Street 2311	2311	2311	PP - General	\$91.79
				Total	\$91.79
Svetlana Kostyuk	250 174th Street 2314	2314	2314	PP - General	\$1,038.40
Stanhan & Angola Cianonlus	250 174th Streat 2216	2216	2216	Total	\$1,038.40
Stephen & Angela Gianoplus	250 174th Street 2316	2316	2316	PP - General <b>Total</b>	\$34,398.71 <b>\$34,398.71</b>
Carl & Julie Jones	250 174th Street 2317	2317	2317	PP - General	\$34,398.74
can a fulle folles	250 1740 50 660 2517	2317	2317	Total	\$34,398.74 \$34,398.74
Anton E Konikoff	250 174th Street 2318	2318	2318	PP - General	\$45.93
				Total	\$45.93
Adriana Gonzalez	250 174th Street 2319	2319	2319	PP - General	\$2,490.12
				Total	\$2,490.12
Gail Peterson	250 174th Street 2320	2320	2320	PP - General	\$10,376.05
				Total	\$10,376.05
				PP - General	\$2,255,915.35
				PP - 01 - Late Fees	\$25.00
				PP - 08 - Special Assmts.	\$1,567.75
				PP - A1 - Maint. Assmt.	\$369.71
				PP - C5 - SA21 3 Pymt	\$781.33
				PP - C7 - SA21 60 Pymts	\$2,125.43
				Total	\$2,260,784.57

# Winston Towers 100 Assoc Inc BANK RECONCILIATION

Statement Date: 11/30/2022

Reconcili	ation Summar	ry: TRUIST			GL Account	: 01001 - BBT	Oper [9420]
Bank Sta	tement Balan	ce	\$754,699.60 Account	Balance			\$722,279.53
GL Accou	unt Balance		\$722,279.53 + Unclea	\$722,279.53 + Uncleared Payments			\$32,579.24
Difference			\$32,420.07 - <b>Uncle</b> a	red Deposits			\$159.17
			Reconci	ling Balance			\$754,699.60
			- Staten	nent Balance			\$754,699.60
			Differer	ce			\$0.00
Check #	Date	Source / Batc	h Reference	Status		Deposits	Payments
3152	3/23/2022	AP 348892	ROBC - ROBIN COHEN	Uncleared		0.00	365.87
3206	5/11/2022	AP 405081	MIADAD - MIAMI-DADE WATER & SE	Uncleared		0.00	975.90
3274	8/4/2022	AP 515982	A SURE THI - A SURE THING PLUM	Uncleared		0.00	110.00
3277	8/9/2022	AP 519752	SURE - SURE THING TECH	Uncleared		0.00	110.00
90380	8/24/2022	AP 781651	CNMB - City of North Miami Bea	Uncleared		0.00	21,270.66
	9/20/2022	GL 792282	Transfer from Operating to S/A	Uncleared		0.00	1,276.87
	10/5/2022	784353	Cash Receipts - Miscellaneous	Uncleared		57.63	0.00
	10/6/2022	784354	Cash Receipts - Miscellaneous	Uncleared		19.18	0.00
	10/6/2022	834076	Cash Receipts - Miscellaneous	5 Uncleared		19.18	0.00
	10/7/2022	784356	Cash Receipts - Miscellaneous	Uncleared		63.18	0.00
90437	10/13/2022	AP 841503	ADP - ADP, Inc	Uncleared		0.00	504.47
90440	10/28/2022	AP 841508	ADP - ADP, Inc	Uncleared		0.00	504.47
3354	11/29/2022	AP 787052	ABELEC - AB Electric Motor and	Uncleared		0.00	7,461.00
					Totals	\$159.17	\$32,579.24



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# Your account statement

For 11/30/2022





(844) 4TRUIST or (844) 487-8478

# ASSOC SVCS REGULAR CHECKING 1100000759420

# Account summary

Your previous balance as of 10/31/2022	\$903,645.65
Checks	- 46,452.81
Other withdrawals, debits and service charges	- 321,881.08
Deposits, credits and interest	+ 219,387.84
Your new balance as of 11/30/2022	= \$754,699.60

# Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
11/08	3330	522.93	11/08	3338	189.00	11/23	3346	550.00
11/03	3331	12,375.00	11/04	3339	786.40	11/15	3347	2,250.00
11/04	3332	807.48	11/16	3340	315.65	11/23	3348	50.00
11/03	3333	695.00	11/08	3341	9,053.28	11/18	3349	557.50
11/08	3334	457.17	11/18	3342	4,400.00	11/22	3350	1,958.99
11/09	3335	22.74	11/21	3343	457.82	11/18	3351	487.07
11/29	3336	150.00	11/18	3344	2,000.00	11/21	3352	636.10
11/08	3337	6,206.75	11/28	3345	1,516.32	11/21	3353	7.61

Total checks

### Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
11/01	ACH CORP DEBIT PAYMENTS P1 FINANCE HOLDI WINSTON TOWERS 100 ASSCUSTOMER ID	176,671.67
	10165589	
11/01	ACH PYMTS LEASE SERVICES -001 Winston Towers 100 Ass	106.70
11/03	FPES PYMNT SPI FPES 8015 WINSTON TOWERS 100 ASS	4,402.35
11/04	ELEC PYMT FPL DIRECT DEBIT PPDA WINSTON TWRS 100 ASSN	18,393.03
11/07	ACH CORP DEBIT PAYMENT BANK CARD WINSTON TOWERS 100 ASS CUSTOMER ID	29.98
	547415175661235	
11/10	CABLE PAY BREEZELINE 1SPA WINSTON TOWERS 100 ASS	535.61
11/10	ACH CORP DEBIT EDI PAYMTS UNITED HEALTHCAR 0007WINSTON TOWERS 1CUSTOMER ID	5,852.70
	421321087239	
11/10	ASSN PER UNIT FEE 22959420	7.50
11/15	CR CD PMT TRUIST BANK 4839 BUTLER	85.50
11/15	CR CD PMT TRUIST BANK 4841 BERBERG	2,785.24
11/15	CR CD PMT TRUIST BANK 4840 SAAR	4,280.96
11/15	RECURRING INTERNET PAYMENT M-DWASDPMT MDWS 000001485062092	17,430.98
11/15	RETURN DEPOSIT ITEM 99001139	75.00
		continued

= \$46,452.81

		AMOUNT(\$)
11/15	RETURN DEPOSIT ITEM CHARGE	12.00
11/16	ACH CORP DEBIT WAGE GARN ADP WAGE GARN WINSTON TOWERS 100 ASSCUSTOMER ID	504.47
	936824654721ORY	
11/16	ACH CORP DEBIT ADP Tax ADP Tax WINSTON TOWERS 100 ASS CUSTOMER ID KWORY 111621A01	3,602.19
11/16	ACH CORP DEBIT WAGE PAY ADP WAGE PAY WINSTON TOWERS 100 ASS CUSTOMER ID	12,421.92
	936824654720ORY	
11/16	ACH CORP DEBIT PAYMENTS P1 FINANCE HOLDI WINSTON TOWERS 100 ASS CUSTOMER ID	14,061.52
	10341259	
11/17	UTILITYBIL TECO/PEOPLE GAS 3571 WINSTON TOWERS 100 ASS	1,094.78
11/18	INTERNET PAYMENT WEB_PAY WASTE CONNECTION 67761235111722	201.25
11/21	RETURN DEPOSIT ITEM 99000201	100.00
11/21	RETURN DEPOSIT ITEM CHARGE	12.00
11/22	TELEPHONE PAYMENT UTL ACH NORTH MIAMI BCH 0414574	19,489.42
11/25	CABLE PAY BREEZELINE 3SPA WINSTON TOWERS 100 ASS	210.57
11/25	FPES PYMNT SPI FPES 8015 WINSTON TOWERS 100 ASS	2,700.11
11/29	ELEC PYMT FPL DIRECT DEBIT PPDA WINSTON TWRS 100 ASSN	91.02
11/29	ACH CORP DEBIT SALE NEOUSA NORMAN PESELEV CUSTOMER ID	95.00
11/30	ACH CORP DEBIT WAGE GARN ADP WAGE GARN WINSTON TOWERS 100 ASSCUSTOMER ID	504.47
	382565220169ORY	
11/30	INTERNET PAYMENT WEB_PAY WASTE CONNECTION 67866313112922	2,514.33
11/30	ACH CORP DEBIT WAGE PAY ADP WAGE PAY WINSTON TOWERS 100 ASS CUSTOMER ID	11,339.99
	382565220168ORY	
11/30	INTERNET PAYMENT CABLE PAY BREEZELINE 0060018026 SPA	19,079.40
11/30	ACH CORP DEBIT ADP Tax ADP Tax WINSTON TOWERS 100 ASS CUSTOMER ID KWORY 113022A01	3,189.42
Total of	ther withdrawals, debits and service charges	= \$321,881.08
		· ·

# Overdraft and Returned Item Fees

	TOTAL THIS STATEMENT PERIOD(\$)	TOTAL YEAR-TO-DATE (\$)
Total Overdraft Fees*	0.00	72.00
Total Returned Item Fees	0.00	0.00
Refunds for Overdraft/Returned Item Fees	0.00	0.00

\*Total Overdraft Fees include Overdraft Fees and Negative Account Balance Fees.

# Deposits, credits and interest

•	,	
DATE	DESCRIPTION	AMOUNT(\$)
11/01	COUNTER DEPOSIT	96.00
11/01	COUNTER DEPOSIT	125.00
11/01	COUNTER DEPOSIT	375.00
11/01	CONSOL ELEC DEPOSIT 1	433.97
11/01	COUNTER DEPOSIT	455.00
11/01	CONSOL ELEC BILL PAY DEPOSIT 2	858.69
11/01	CONSOLIDATED COUPON PAYMENT 2	1,124.20
11/02	CONSOL ELEC DEPOSIT 1	587.08
11/02	CONSOLIDATED COUPON PAYMENT 2	1,046.86
11/02	CONSOL ELEC BILL PAY DEPOSIT 14	8,139.44
11/03	CONSOL ELEC BILL PAY DEPOSIT 2	1,139.67
11/03	CONSOL ELEC DEPOSIT 4	2,047.79
11/03	CONSOLIDATED COUPON PAYMENT 7	10,877.28
11/03	CONSOL ELEC DEPOSIT 292	149,000.05
11/04	CONSOL ELEC DEPOSIT 1	340.12
11/04	CONSOLIDATED COUPON PAYMENT 3	1,329.65
11/04	CONSOL ELEC BILL PAY DEPOSIT 6	2,972.44
11/07	CONSOLIDATED COUPON PAYMENT 1	608.86
11/07	CONSOL ELEC DEPOSIT 1	658.00
11/07	CONSOL ELEC BILL PAY DEPOSIT 4	2,122.57
11/08	CONSOL ELEC DEPOSIT 1	406.06
11/08	CONSOL ELEC BILL PAY DEPOSIT 1	513.87
11/08	CONSOLIDATED COUPON PAYMENT 3	1,789.15
11/09	CONSOL ELEC DEPOSIT 2	902.54
11/09	CONSOL ELEC BILL PAY DEPOSIT 2	1,081.30
11/10	COUNTER DEPOSIT	695.00
11/10	COUNTER DEPOSIT	960.00
		continued



# ASSOC SVCS REGULAR CHECKING 1100000759420 (continued)

DATE	DESCRIPTION	AMOUNT(\$)
11/10	COUNTER DEPOSIT	1,020.94
11/10	COUNTER DEPOSIT	4,816.07
11/14	REMOTE DEPOSIT	3,624.11
11/15	CONSOLIDATED COUPON PAYMENT 1	541.78
11/16	REMOTE DEPOSIT	1,194.86
11/17	COUNTER DEPOSIT	15.00
11/17	COUNTER DEPOSIT	298.00
11/17	COUNTER DEPOSIT	725.00
11/18	CONSOL ELEC DEPOSIT 1	457.17
11/18	CONSOLIDATED COUPON PAYMENT 1	471.12
11/21	CONSOLIDATED COUPON PAYMENT 2	1,011.85
11/21	CONSOL ELEC DEPOSIT 1	3,461.10
11/22	CONSOL ELEC BILL PAY DEPOSIT 1	457.17
11/23	COUNTER DEPOSIT	548.00
11/23	COUNTER DEPOSIT	575.00
11/23	CONSOLIDATED COUPON PAYMENT 3	1,587.88
11/25	CONSOLIDATED COUPON PAYMENT 4	2,241.14
11/28	CONSOL ELEC BILL PAY DEPOSIT 1	503.57
11/28	CONSOLIDATED COUPON PAYMENT 3	1,186.53
11/29	CONSOLIDATED COUPON PAYMENT 2	1,047.54
11/29	CONSOL ELEC BILL PAY DEPOSIT 3	1,551.61
11/30	CONSOL ELEC DEPOSIT 1	433.97
11/30	CONSOLIDATED COUPON PAYMENT 2	932.84
Total de	posits, credits and interest	= \$219,387.84

# Questions, comments or errors?

For general questions/comments or to report errors about your statement or account, please call us at 1-844-4TRUIST (1-844-487-8478) 24 hours a day, 7 days a week. Truist Contact Center teammates are available to assist you from 8 am 8pm EST Monday-Friday and 8 am 5pm EST on Saturday. You may also contact your local Truist branch. To locate a Truist branch in your area, please visit Truist.com.

# Electronic fund transfers (For Consumer Accounts Only. Commercial Accounts refer to the Commercial Bank Services Agreement.)

Services such as Bill Payments and Zelle® are subject to the terms and conditions governing those services, which may not provide an error resolution process in all cases. Please refer to the terms and conditions for those services.

In case of errors or questions about your electronic fund transfers, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, IMMEDIATELY call 1-844-487-8478 or write to:

Fraud Management

P.O. Box 1014

### Charlotte, NC 28201

Tell us as soon as you can, if you think your statement or receipt is wrong, or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than sixty (60) days after we sent the FIRST statement on which the problem or error appeared.

- Tell us your name and deposit account number (if any)
- Describe the error or transfer you are unsure of, and explain as clearly as you can why you believe it is an error or why you need more information
- Tell us the dollar amount of the suspected error

If you tell us orally, we may require that you also send us your complaint or question in writing within ten (10) business days. We will tell you the results of our investigation within ten (10) business days after we hear from you, and we will correct any error promptly. If we need more time, however, we may take up to forty-five (45) days to investigate your complaint or questions for ATM transactions made within the United States and up to ninety (90) days for new accounts, foreign initiated transactions and point-of-sale transactions. If we decide to do this, we will re-credit your account within ten (10) business days for the amount you think is in error, minus a maximum of \$50. If we ask you to put your complaint in writing, and we do not receive it within ten (10) business days, we may not re-credit your account and you will not have use of the money during the time it takes us to complete our investigation.

Tell us AT ONCE if you believe your access device has been lost or stolen, or someone may have electronically transferred money from your account without your permission, or someone has used information from a check to conduct an unauthorized electronic fund transfer. If you tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, you can lose no more than \$50 if someone makes electronic transfers without your permission.

If you do NOT tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, and we can prove we could

have stopped someone from making electronic transfers without your permission if you had told us, you could lose as much as \$500. Also, if your periodic statement shows transfers you did not make, tell us at once. If you do not tell us within sixty (60) days after the statement was mailed to you, you may not get back any money you lost after sixty (60) days if we can prove we could have stopped someone from taking the money if you had told us in time.

### Important information about your Truist Ready Now Credit Line Account

Once advances are made from your Truist Ready Now Credit Line Account, an INTEREST CHARGE will automatically be imposed on the account's outstanding "Average daily balance." The **INTEREST CHARGE** is calculated by applying the "Daily periodic rate" to the 'Average daily balance" of your account (including current transactions) and multiplying this figure by the number of days in the billing cycle. To get the "Average daily balance," we take the beginning account balance each day, add any new advances or debits, and subtract any payments or credits and the last unpaid **INTEREST CHARGE**. This gives us the daily balance. Then we add all of the daily balances for the billing cycle and divide the total by the number of days in the billing cycle. This gives us the 'Average daily balance."

### **Billing Rights Summary**

In case of errors or questions about your Truist Ready Now Credit Line statement If you think your statement is incorrect, or if you need more information about a Truist Ready Now Credit Line transaction on your statement, please call 1-844-4TRUIST or visit your local Truist branch. To dispute a payment, please write to us on a separate sheet of paper at the following address:

Card and Direct to Consumer Lending PO Box 200

### Wilson NC 27894-0200

We must hear from you no later than sixty (60) days after we sent you the FIRST statement on which the error or problem appeared. You may telephone us, but doing so will not preserve your rights. In your letter, please provide the following information:

- Your name and account number
- Describe the error or transfer you are unsure about, and explain in detail why you believe this is an error or why you need more information
- The dollar amount of the suspected error

During our investigation process, you are not responsible for paying any amount in question; you are, however, obligated to pay the items on your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount in question.

### Mail-in deposits

If you wish to mail a deposit, please send a deposit ticket and check to your local Truist branch. Visit Truist.com to locate the Truist branch closest to you. <u>Please do not send cash.</u>

### Change of address

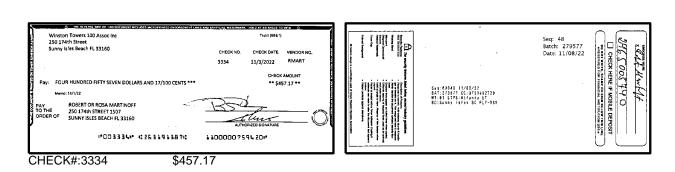
If you need to change your address, please visit your local Truist branch or call Truist Contact Center at 1-844-4TRUIST (1-844-487-8478).

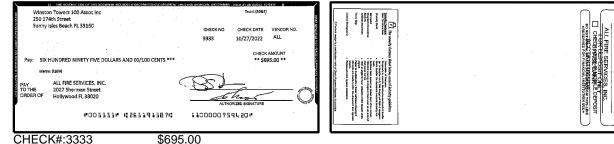
	How to Reconcile Your Account	Outstand	Outstanding Checks and Other Debits (Section A)				
1.	List the new balance of your account from your latest statement here:	Date/Check #	Amount	Date/Check#	Amount		
2.	Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:						
3.	Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:						
4.	Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the						
	sum here:	Outstandi	ng Deposits an	d Other Credits (	Section B)		
5.	Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter the sum here. This amount should match the balance in your register.	Date/Type	Amount	Date/Type	Amount		

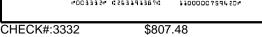
For more information, please contact your local Truist branch, visit Truist.com or contact us at 1-844-4TRUIST (1-844-487-8478). MEMBER FDIC

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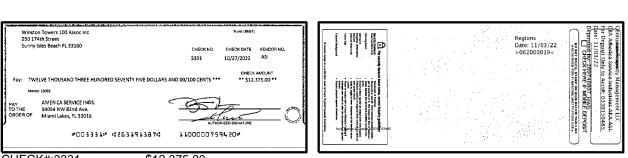




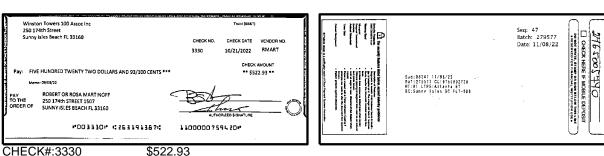




\$12,375.00

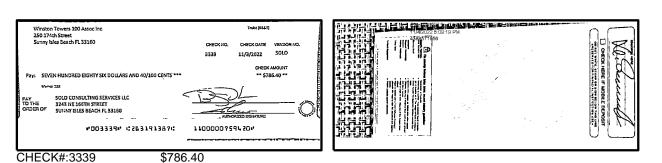




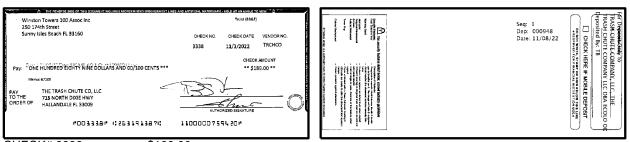


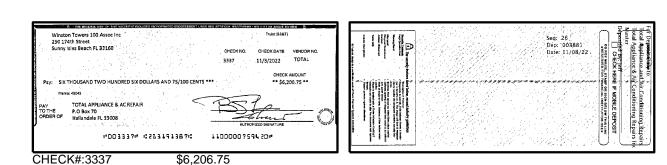


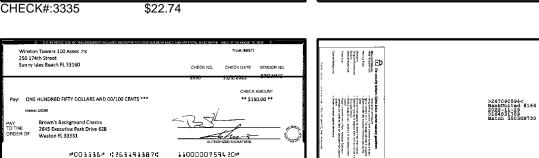


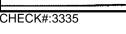












CHECK#:3336



\$150.00

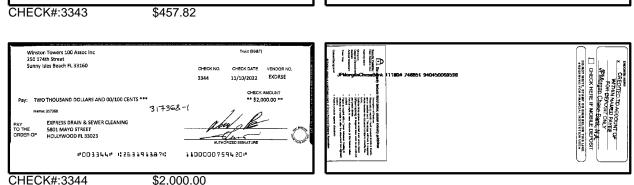


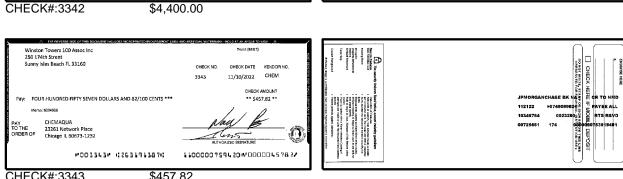
DE UNIT ANTE, STAAR OR SION BLLO DEPOSIT

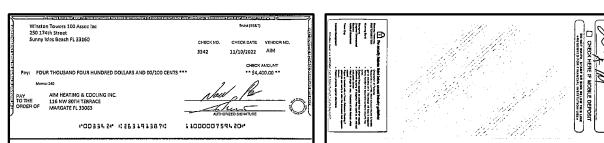
X \_ \_ \_

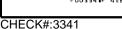
r Doposit Only Pachground Gheeke 1K Unled # 0352926618

- Browns Parts Browns Parts Bank Account #









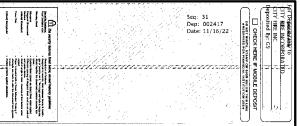








Truist (68&T)

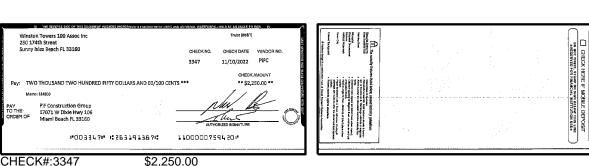






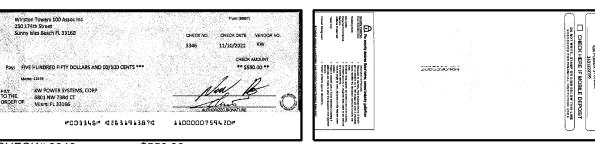














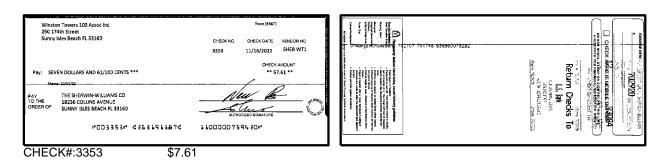


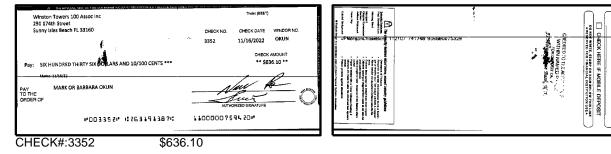


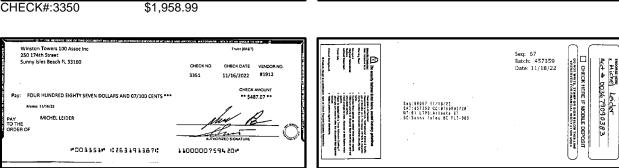


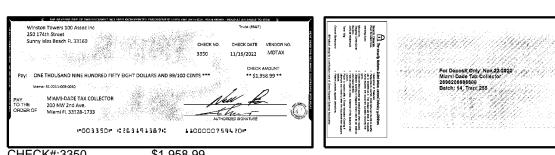


CHECK HERE IF MOBILE DEPOSIT













CHECK#:3351

\$487.07

### Winston Towers 100 Assoc Inc BANK RECONCILIATION

Statement Date: 11/30/2022

<b>Reconciliation Summary: TRUIS</b>	Г	GL Account	: 01002 - BBT SA Dep2 [8682]
Bank Statement Balance	\$2,719,055.51	Account Balance	\$2,719,055.51
GL Account Balance	\$2,719,055.51	+ Uncleared Payments	\$0.00
Difference	\$0.00	- Uncleared Deposits	\$0.00
		Reconciling Balance	\$2,719,055.51
		- Statement Balance	\$2,719,055.51
		Difference	\$0.00
Check # Date Source /	Batch Reference	Status	Deposits Payments

Totals \$

\$0.00

\$0.00



999-99-99 41141 0 C 001 29 S 66 002 WINSTON TOWERS 100 ASSOCIATION INC SPECIAL ASSESSMENT ACCT C/O SHARMA & ASSOCIATES INC 3363 W COMMERCIAL BLVD STE 105 FT LAUDERDALE FL 33309-3470

# Your account statement

For 11/30/2022



Interest paid this statement period

Annual percentage yield (APY) earned

2022 interest paid year-to-date

Interest summary

Interest rate



(844) 4TRUIST or (844) 487-8478

\$20.80

\$64.13

0.01%

0.01%

### ASSOC SVCS MONEY MKT SAVINGS 1100002038682

#### Account summary

Your previous balance as of 10/31/2022	\$2,155,192.59
Checks	- 0.00
Other withdrawals, debits and service charges	- 575.44
Deposits, credits and interest	+ 564,438.36
Your new balance as of 11/30/2022	= \$2,719,055.51

#### Other withdrawals, debits and service charges

•		
DATE	DESCRIPTION	AMOUNT(\$)
11/09	RETURN DEPOSIT ITEM 99000028	563.44
11/09	RETURN DEPOSIT ITEM CHARGE	12.00
Total o	other withdrawals, debits and service charges	= \$575.44

Total other withdrawals, debits and service charges

#### Deposits, credits and interest

Dopool		
DATE	DESCRIPTION	AMOUNT(\$)
11/01	CONSOL ELEC DEPOSIT 1	426.98
11/01	COUNTER DEPOSIT	480.28
11/01	CONSOLIDATED COUPON PAYMENT 5	9,558.95
11/01	CONSOL ELEC BILL PAY DEPOSIT 3	10,417.08
11/02	CONSOL ELEC DEPOSIT 1	524.23
11/02	CONSOL ELEC BILL PAY DEPOSIT 5	9,255.13
11/02	CONSOLIDATED COUPON PAYMENT 3	10,239.19
11/02	CONSOL ELEC DEPOSIT 2	10,548.63
11/03	CONSOL ELEC BILL PAY DEPOSIT 1	462.44
11/03	CONSOL ELEC DEPOSIT 6	12,461.56
11/03	CONSOLIDATED COUPON PAYMENT 13	20,964.19
11/03	CONSOL ELEC DEPOSIT 111	57,029.45
11/04	CONSOL ELEC BILL PAY DEPOSIT 4	8,574.92
11/04	CONSOL ELEC DEPOSIT 3	18,197.87
11/04	CONSOLIDATED COUPON PAYMENT 6	29,471.66
11/07	CONSOL ELEC DEPOSIT 1	634.57
11/07	CONSOL ELEC DEPOSIT 2	5,096.84
11/07	CONSOL ELEC BILL PAY DEPOSIT 2	7,717.67
11/07	CONSOLIDATED COUPON PAYMENT 10	9,903.66
11/08	CONSOL ELEC DEPOSIT 1	351.77
11/08	CONSOL ELEC BILL PAY DEPOSIT 1	515.95
11/08	CONSOL ELEC DEPOSIT 4	1,964.72
11/08	CONSOLIDATED COUPON PAYMENT 12	59,065.00
		continued

#### ASSOC SVCS MONEY MKT SAVINGS 1100002038682 (continued)

	C SVCS MONEY MKT SAVINGS TTUUUU2038682 (continued)	
DATE	DESCRIPTION	AMOUNT(\$)
11/09	CONSOL ELEC DEPOSIT 2	1,002.24
11/09	CONSOL ELEC BILL PAY DEPOSIT 2	1,387.53
11/09	CONSOLIDATED COUPON PAYMENT 3	19,373.27
11/10	CONSOLIDATED COUPON PAYMENT 2	925.09
11/10	COUNTER DEPOSIT	5,107.12
11/10	COUNTER DEPOSIT	5,480.00
11/10	COUNTER DEPOSIT	17,666.68
11/10	COUNTER DEPOSIT	26,471.25
11/10	COUNTER DEPOSIT	27,129.90
11/14	CONSOL ELEC DEPOSIT 1	533.78
11/14	CONSOL ELEC DEPOSIT 2	18,763.41
11/15	CONSOLIDATED COUPON PAYMENT 3	10,940.83
11/15	CONSOL ELEC DEPOSIT 4	22,666.27
11/16	REMOTE DEPOSIT	1,233.46
11/16	CONSOL ELEC BILL PAY DEPOSIT 1	5,000.00
11/16	CONSOLIDATED COUPON PAYMENT 4	7,488.21
11/16	CONSOL ELEC DEPOSIT 2	10,682.16
11/17	CONSOL ELEC DEPOSIT 2	5,272.62
11/17	CONSOLIDATED COUPON PAYMENT 2	5,561.38
11/17	COUNTER DEPOSIT	15,845.53
11/18	CONSOLIDATED COUPON PAYMENT 1	385.51
11/18	CONSOL ELEC DEPOSIT 1	456.64
11/18	COUNTER DEPOSIT	575.44
11/18	REMOTE DEPOSIT	10,367.52
11/21	CONSOL ELEC DEPOSIT 1	1,779.29
11/21	CONSOLIDATED COUPON PAYMENT 5	13,532.77
11/22	CONSOL ELEC BILL PAY DEPOSIT 1	515.95
11/23	COUNTER DEPOSIT	2,728.00
11/23	CONSOL ELEC DEPOSIT 3	5,614.46
11/23	CONSOLIDATED COUPON PAYMENT 4	13,660.66
11/25	CONSOL ELEC BILL PAY DEPOSIT 3	1,381.73
11/25	CONSOLIDATED COUPON PAYMENT 3	1,654.64
11/28	CONSOL ELEC BILL PAY DEPOSIT 1	474.47
11/28	COUNTER DEPOSIT	480.28
11/28	CONSOLIDATED COUPON PAYMENT 6	2,268.09
11/29	CONSOL ELEC DEPOSIT 1	622.53
11/29	CONSOL ELEC BILL PAY DEPOSIT 2	928.96
11/29	CONSOLIDATED COUPON PAYMENT 5	2,107.19
11/30	CONSOLIDATED COUPON PAYMENT 5	2,706.08
11/30	CONSOL ELEC DEPOSIT 2	9,783.88
11/30	INTEREST PAYMENT	20.80
Total de	posits, credits and interest	= \$564,438.36

This is a reminder about the Withdrawal Limit Fee effective December 1, 2022. The Withdrawal Limit Fee of \$15 for Truist Simple Business Savings, Truist Business Money Market, Business Managed Money Rate Savings, Association Services Money Market Savings, Public Fund Money Rate Savings, and the Business High Performance Money Market accounts is assessed per withdrawal over six with a maximum of six withdrawal limit fees per statement cycle. The Withdrawal Limit Fee applies, regardless of the balance, to all withdrawals and transfers made from a Truist money market account including those made at a branch, ATM, by mail or through any electronic means. Quick tips on avoiding the Withdrawal Limit Fee:

- Use Online or Mobile Banking to monitor the number of withdrawals/transfers made during your monthly statement cycle
- Link any automatic transfers or recurring transactions such as bill payments to your checking account
- Setting up Low Balance Alerts to avoid Overdraft Protection transfers to protected accounts which count toward the Withdrawal Limit Fee
- To avoid frequent withdrawals/transfers, try making one or two larger withdrawals/transfers from savings and money market accounts



## Questions, comments or errors?

For general questions/comments or to report errors about your statement or account, please call us at 1-844-4TRUIST (1-844-487-8478) 24 hours a day, 7 days a week. Truist Contact Center teammates are available to assist you from 8am 8pm EST Monday-Friday and 8am 5pm EST on Saturday. You may also contact your local Truist branch. To locate a Truist branch in your area, please visit Truist.com.

# Electronic fund transfers (For Consumer Accounts Only. Commercial Accounts refer to the Commercial Bank Services Agreement.)

Services such as Bill Payments and Zelle® are subject to the terms and conditions governing those services, which may not provide an error resolution process in all cases. Please refer to the terms and conditions for those services.

In case of errors or questions about your electronic fund transfers, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, IMMEDIATELY call 1-844-487-8478 or write to:

Fraud Management

#### P.O. Box 1014

#### Charlotte, NC 28201

Tell us as soon as you can, if you think your statement or receipt is wrong, or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than sixty (60) days after we sent the FIRST statement on which the problem or error appeared.

- Tell us your name and deposit account number (if any)
- Describe the error or transfer you are unsure of, and explain as clearly as you can why you believe it is an error or why you need more information
- Tell us the dollar amount of the suspected error

If you tell us orally, we may require that you also send us your complaint or question in writing within ten (10) business days. We will tell you the results of our investigation within ten (10) business days after we hear from you, and we will correct any error promptly. If we need more time, however, we may take up to forty-five (45) days to investigate your complaint or questions for ATM transactions made within the United States and up to ninety (90) days for new accounts, foreign initiated transactions and point-of-sale transactions. If we decide to do this, we will re-credit your account within ten (10) business days for the amount you think is in error, minus a maximum of \$50. If we ask you to put your complaint in writing, and we do not receive it within ten (10) business days, we may not re-credit your account and you will not have use of the money during the time it takes us to complete our investigation.

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Card and Direct to Consumer Lending PO Box 200

#### Wilson NC 27894-0200

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- Describe the error or transfer you are unsure about, and explain in detail why you believe this is an error or why you need more information
- The dollar amount of the suspected error

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If you need to change your address, please visit your local Truist branch or call Truist Contact Center at 1-844-4TRUIST (1-844-487-8478).

How to Reconcile Your Account			Outstanding Checks and Other Debits (Section A)			
1. List the new balance of your account from your latest statement here:			Amount	Date/Check #	Amount	
Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:						
Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:						
Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the						
sum here:		Outstand	ing Deposits and	d Other Credits (	Section B)	
Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter the sum here. This amount should match the balance in your register		Date/Type	Amount	Date/Type	Amount	
	List the new balance of your account from your latest statement here: Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here: Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here: Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the sum here:	List the new balance of your account from your latest statement here:         Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:         Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:         Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the sum here:         Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter	List the new balance of your account from your latest statement here:          Date/Check #         Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:         Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:         Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the sum here:         Outstand         Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter	List the new balance of your account from your latest statement here:          Date/Check #       Amount         Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount.       Image: Check det Check	List the new balance of your account from your latest statement here:   Date/Check # Amount Date/Check #   Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here: Image: Check #   Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here: Image: Check #   Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the sum here: Image: Check #   Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter Image: Check #	

For more information, please contact your local Truist branch, visit Truist.com or contact us at 1-844-4TRUIST (1-844-487-8478). MEMBER FDIC

### Winston Towers 100 Assoc Inc

BANK RECONCILIATION

Statement Date: 11/30/2022

Reconciliation Summary: Chase - JPMorgan Chase		GL Account: 01004 - Chase SA 13-2014 [5480]		
Bank Statement Baland	<b>ce</b> \$62,762.6	Account Balance	\$62,762.60	
GL Account Balance	\$62,762.6	) + Uncleared Payments	\$0.00	
Difference	\$0.0	) - Uncleared Deposits	\$0.00	
		Reconciling Balance	\$62,762.60	
		- Statement Balance	\$62,762.60	
		Difference	\$0.00	
Check # Date	Source / Batch Reference	Status	Deposits Payments	

Totals \$0.

\$0.00

\$0.00



ASSESMENT ACCOUNT COLLECTION ACCOUNT 250 174TH ST APT 104

00047381 DRE 021 219 33522 NNNNNNNNN 1 00000000 60 0000

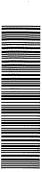
WINSTON TOWERS 100 ASSOCIATION INC

SUNNY ISLES BEACH FL 33160-3346

November 01, 2022 through November 30, 2022 Account Number: **000000998855480** 

#### **CUSTOMER SERVICE INFORMATION**

Web site:	Chase.com
Service Center:	1-800-242-7338
Para Espanol:	1-888-622-4273
International Calls:	1-713-262-1679



**CHECKING SUMMARY** 

Chase BusinessSelect Checking

AMOUNT

\$62,762.60

\$62,762.60

Beginning Balance Ending Balance 0

INSTANCES

## SERVICE CHARGE SUMMARY

You were not charged a monthly service fee this month. Your monthly service fee can continue to be waived in five different ways during any statement period:

Maintain an average daily balance of \$7,500.00. Your average daily balance was \$62,762.00. OR

Maintain a relationship balance of \$25,000.00 or more during the statement period. Your relationship balance was \$62,762.00. OR

 Link a qualifying personal checking account to your Chase BusinessSelect Checking account. Your Premier Plus personal checking account is linked. OR

Spend at least \$1,000.00 on a linked Chase Business Credit Card. You spent \$0.00. OR

• Pay at least \$50.00 in qualifying checking-related services or fees. You paid \$0.00.

See your Account Rules and Regulations or stop in to see a banker today to find out more.

TRANSACTIONS FOR SERVICE FEE CALCULATION	NUMBER OF TRANSACTIONS
Checks Paid / Debits	0
Deposits / Credits	0
Deposited Items	0
Transaction Total	0
SERVICE FEE CALCULATION	AMOUNT
Service Fee	\$15.00
Service Fee Credit	-\$15.00
Net Service Fee	\$0.00
Excessive Transaction Fees (Above 200)	\$0.00
Total Service Fees	\$0.00



#### IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

Call us at 1-866-564-2262 or write us at the address on the front of this statement immediately if you think your statement or receipt is incorrect or if you need more information about a transfer listed on the statement or receipt.

For personal accounts only: We must hear from you no later than 60 days after we sent you the FIRST statement on which the problem or error appeared. Be prepared to give us the following information:

- •
- Your name and account number; A description of the error or the transaction you are unsure about, and why you think it is an error or want more information; and The amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 business days (or 20 business days for new accounts) to do this, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation.

For business accounts, see your deposit account agreement or other applicable agreements that govern your account for details.

IN CASE OF ERRORS OR QUESTIONS ABOUT NON-ELECTRONIC FUNDS TRANSFERS: Contact us immediately if your statement is incorrect or if you need more information about any non-electronic funds transfers on this statement. For more details, see your deposit account agreement or other applicable agreements that govern your account.

JPMorgan Chase Bank, N.A. Member FDIC

### Winston Towers 100 Assoc Inc

**BANK RECONCILIATION** 

Statement Date: 11/30/2022

Reconciliation Summary: Chase - JPMorgan Chase		GL Account: 01005 - Chase - SD [4997]		
Bank Statement Balance	\$209,773.55	Account Balance	\$204,573.55	
GL Account Balance	\$204,573.55	+ Uncleared Payments	\$5,200.00	
Difference	\$5,200.00	- Uncleared Deposits	\$0.00	
		Reconciling Balance	\$209,773.55	
		- Statement Balance	\$209,773.55	
		Difference	\$0.00	

Check #	Date	Source / Bato	ch Reference	Status		Deposits	Payments
7056	9/15/2022	AP 647632	#318 - ADNAN JAFAROV	Uncleared		0.00	1,200.00
	10/7/2022	678956	Security Deposit	Uncleared		0.00	2,000.00
	10/7/2022	678977	Security Deposit	Uncleared		0.00	2,000.00
					Totals	\$0.00	\$5,200.00



250 174TH ST APT 104

00005886 DRI 021 212 33522 NNNNNNNNN 1 00000000 67 0000

WINSTON TOWERS 100 ASSOCIATION, INC

SUNNY ISLES BEACH FL 33160-3346

November 01, 2022 through November 30, 2022 Account Number: 000004942854997

### **CUSTOMER SERVICE INFORMATION**

Web site:	Chase.com
Service Center:	1-800-242-7338
Para Espanol:	1-888-622-4273
International Calls:	1-713-262-1679



CHECKING SUMMAR	Chase BusinessSelect Checking		
<u> </u>	INSTANCES	AMOUNT	
Beginning Balance		\$212,823.55	
Deposits and Additions	6	5 000 00	

Ending Balance	13	\$209,773.55
Checks Paid	7	-8,050.00
Depusits and Additions	0	5,000.00

# **DEPOSITS AND ADDITIONS**

DATE	DESCRIPTI	N	AMOUNT
11/01	Deposit	2042917285	\$500.00
11/10	Deposit	2042917286	500.00
11/17	Deposit	. 1346490128	. 2,500.00
11/17	Deposit	1346490129	500.00
11/17	Deposit	1346490130	500.00
11/23	Deposit	1346490126	500.00
Total De	posits and <i>A</i>	dditions	\$5,000.00

### CHECKS PAID

<b>СНЕСК NO.</b> 7057 ^	DESCRIPTION	DATE PAID 11/01	amount \$1,200.00
7058 ^		11/08	500.00
7059 ^		11/28	500.00
7060 ^		11/23	1,450.00
7061 ^		11/25	2,900.00
7062 ^		11/25	500.00
7063 ^		11/21	1,000.00

#### **Total Checks Paid**

If you see a description in the Checks Paid section, it means that we received only electronic information about the check. not the original or an image of the check. As a result, we're not able to return the check to you or show you an image. ^ An image of this check may be available for you to view on Chase.com.

\$8,050.00



### DAILY ENDING BALANCE

DATE	AMOUNT	
11/01	\$212,123.55	
11/08	211,623.55	
11/10	212,123.55	
11/17	215,623.55	
11/21	214,623.55	
11/23	213,673.55	
11/25	210,273.55	
11/28	209,773.55	

### SERVICE CHARGE SUMMARY

You were not charged a monthly service fee this month. Your monthly service fee can continue to be waived in five different ways during any statement period:

- Maintain an average daily balance of \$7,500.00. Your average daily balance was \$212,406.00. OR Maintain a relationship balance of \$25,000.00 or more during the statement period. Your relationship balance was \$212,508.00. OR
- Link a qualifying personal checking account to your Chase BusinessSelect Checking account. Your Premier Plus personal checking account is linked. OR Spend at least \$1,000.00 on a linked Chase Business Credit Card. You spent \$0.00. OR
- Pay at least \$50.00 in qualifying checking-related services or fees. You paid \$0.00.

See your Account Rules and Regulations or stop in to see a banker today to find out more.

TRANSACTIONS FOR SERVICE FEE CALCULATION	NUMBER OF TRANSACTIONS
Checks Paid / Debits	/
Deposits / Credits	6
Deposited Items	
Transaction Total	22
SERVICE FEE CALCULATION	AMOUNT
Service Fee	\$17.00
Service Fee Credit	-\$17.00
Net Service Fee	\$0.00
Excessive Transaction Fees (Above 200)	\$0.00
Total Service Fees	\$0.00
CASH PROCESSING	AMOUNT
Cash Deposits Immediate Verification	\$500.00
Cash Deposits Post Verification/Night Drop	\$0.00
Cash Deposits Total	\$500.00
Cash Deposits Allowed	\$7,500.00
Excess Cash Deposits	\$0.00



#### IN CASE OF ERRORS OR QUESTIONS ABOUT YOUR ELECTRONIC FUNDS TRANSFERS:

Call us at 1-866-564-2262 or write us at the address on the front of this statement immediately if you think your statement or receipt is incorrect or if you need more information about a transfer listed on the statement or receipt.

For personal accounts only: We must hear from you no later than 60 days after we sent you the FIRST statement on which the problem or error appeared. Be prepared to give us the following information:

- Your name and account number;
- A description of the error or the transaction you are unsure about, and why you think it is an error or want more information; and
   The amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 business days (or 20 business days for new accounts) to do this, we will credit your account for the amount you think is in error so that you will have use of the money during the time it takes us to complete our investigation.

For business accounts, see your deposit account agreement or other applicable agreements that govern your account for details.

IN CASE OF ERRORS OR QUESTIONS ABOUT NON-ELECTRONIC FUNDS TRANSFERS: Contact us immediately if your statement is incorrect or if you need more information about any non-electronic funds transfers on this statement. For more details, see your deposit account agreement or other applicable agreements that govern your account.

JPMorgan Chase Bank, N.A. Member FDIC

### IMAGES

ACCOUNT # 000004942854997

# See both front and back images of cleared checks at Chase.com. If you're not enrolled in this free service, please enroll now.

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# IMAGES (continued)

ACCOUNT # 000004942854997

See both front and back images of cleared checks at Chase.com. If you're not enrolled in this free service, please enroll now.

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	7061 11/15/2022 # 1505		7062 11/15/2022 #2114
	CHECK AMOUNT		CHECK AMOUNT
Pay: TWO THOUSAND NINE HUNDRED DOLLARS AND 00/		Pay: FIVE HUNDRED DOLLARS AND 00/100 CENTS ***	** \$500.00 **
Memo: 11/2/22		Memo: 11/2/12	
PAY KARINA SAENZ	A. M. La	PAY JAIRO MENDEZ	Nur la
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	AUTHORIZED SIGNATURE	γ	AUTHORIZED SIGNATURE
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	7005 11/10/2022 7007		
Pay: ONE THOUSAND DOLLARS AND 00/100 CENTS ***	CHECK AMOUNT		
	** \$1,000.00 **		
Memo: 11/15/22	110		
PAY ALLA SPEVAK TO THE CROER OF	Although Color		
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007270346506 NOV 21 #0000007063 \$1,000.00

### Winston Towers 100 Assoc Inc BANK RECONCILIATION

### Statement Date: 11/30/2022

<b>Reconciliation Summary: TRUIST</b>		GL Account: 01007 - BBT Holiday Fund [0210		Fund [0210]
Bank Statement Balance	\$3,019.77	Account Balance		\$3,019.77
GL Account Balance	\$3,019.77	+ Uncleared Payments		\$0.00
Difference	\$0.00	- Uncleared Deposits		\$0.00
		Reconciling Balance		\$3,019.77
		- Statement Balance		\$3,019.77
		Difference		\$0.00
Check # Date Source / Batc	h Reference	Status	Deposits	Payments

Totals \$0.

\$0.00

\$0.00



999-99-99-99 41141 0 C 001 30 S 55 004 WINSTON TOWERS 100 ASSOCIATION INC HOLIDAY FUND ACCT C/O SHARMA & ASSOCIATES INC 3363 W COMMERCIAL BLVD STE 105 FT LAUDERDALE FL 33309-3470

# Your account statement

For 11/30/2022





(844) 4TRUIST or (844) 487-8478

### ASSOC SVCS INTEREST CHECKING 1100018040210

#### Account summary

Your previous balance as of 10/31/2022	\$601.76
Checks	- 0.00
Other withdrawals, debits and service charges	- 0.00
Deposits, credits and interest	+ 2,418.01
Your new balance as of 11/30/2022	= \$3,019.77

#### Deposits, credits and interest

#### Interest summary

Interest paid this statement period	\$0.01
2022 interest paid year-to-date	\$0.01
Interest rate	0.01%
On 11/10/2022 the interest rate changed from 0.00% to 0	.01%

DATE	DESCRIPTION	AMOUNT(\$)
11/01	COUNTER DEPOSIT	50.00
11/01	COUNTER DEPOSIT	295.00
11/10	COUNTER DEPOSIT	415.00
11/17	COUNTER DEPOSIT	45.00
11/17	COUNTER DEPOSIT	80.00
11/17	COUNTER DEPOSIT	150.00
11/17	COUNTER DEPOSIT	175.00
11/18	COUNTER DEPOSIT	45.00
11/23	COUNTER DEPOSIT	60.00
11/23	COUNTER DEPOSIT	848.00
11/28	COUNTER DEPOSIT	255.00
11/30	INTEREST PAYMENT	0.01
Total de	eposits, credits and interest	= \$2,418.01

## Questions, comments or errors?

For general questions/comments or to report errors about your statement or account, please call us at 1-844-4TRUIST (1-844-487-8478) 24 hours a day, 7 days a week. Truist Contact Center teammates are available to assist you from 8 am 8pm EST Monday-Friday and 8 am 5pm EST on Saturday. You may also contact your local Truist branch. To locate a Truist branch in your area, please visit Truist.com.

# Electronic fund transfers (For Consumer Accounts Only. Commercial Accounts refer to the Commercial Bank Services Agreement.)

Services such as Bill Payments and Zelle® are subject to the terms and conditions governing those services, which may not provide an error resolution process in all cases. Please refer to the terms and conditions for those services.

In case of errors or questions about your electronic fund transfers, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, IMMEDIATELY call 1-844-487-8478 or write to:

Fraud Management

P.O. Box 1014

#### Charlotte, NC 28201

Tell us as soon as you can, if you think your statement or receipt is wrong, or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than sixty (60) days after we sent the FIRST statement on which the problem or error appeared.

- Tell us your name and deposit account number (if any)
- Describe the error or transfer you are unsure of, and explain as clearly as you can why you believe it is an error or why you need more information
- Tell us the dollar amount of the suspected error

If you tell us orally, we may require that you also send us your complaint or question in writing within ten (10) business days. We will tell you the results of our investigation within ten (10) business days after we hear from you, and we will correct any error promptly. If we need more time, however, we may take up to forty-five (45) days to investigate your complaint or questions for ATM transactions made within the United States and up to ninety (90) days for new accounts, foreign initiated transactions and point-of-sale transactions. If we decide to do this, we will re-credit your account within ten (10) business days for the amount you think is in error, minus a maximum of \$50. If we ask you to put your complaint in writing, and we do not receive it within ten (10) business days, we may not re-credit your account and you will not have use of the money during the time it takes us to complete our investigation.

Tell us AT ONCE if you believe your access device has been lost or stolen, or someone may have electronically transferred money from your account without your permission, or someone has used information from a check to conduct an unauthorized electronic fund transfer. If you tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, you can lose no more than \$50 if someone makes electronic transfers without your permission.

If you do NOT tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, and we can prove we could

have stopped someone from making electronic transfers without your permission if you had told us, you could lose as much as \$500. Also, if your periodic statement shows transfers you did not make, tell us at once. If you do not tell us within sixty (60) days after the statement was mailed to you, you may not get back any money you lost after sixty (60) days if we can prove we could have stopped someone from taking the money if you had told us in time.

#### Important information about your Truist Ready Now Credit Line Account

Once advances are made from your Truist Ready Now Credit Line Account, an INTEREST CHARGE will automatically be imposed on the account's outstanding "Average daily balance." The **INTEREST CHARGE** is calculated by applying the "Daily periodic rate" to the 'Average daily balance" of your account (including current transactions) and multiplying this figure by the number of days in the billing cycle. To get the "Average daily balance," we take the beginning account balance each day, add any new advances or debits, and subtract any payments or credits and the last unpaid **INTEREST CHARGE**. This gives us the daily balance. Then we add all of the daily balances for the billing cycle and divide the total by the number of days in the billing cycle. This gives us the 'Average daily balance."

#### **Billing Rights Summary**

In case of errors or questions about your Truist Ready Now Credit Line statement If you think your statement is incorrect, or if you need more information about a Truist Ready Now Credit Line transaction on your statement, please call 1-844-4TRUIST or visit your local Truist branch. To dispute a payment, please write to us on a separate sheet of paper at the following address:

Card and Direct to Consumer Lending PO Box 200

#### Wilson NC 27894-0200

We must hear from you no later than sixty (60) days after we sent you the FIRST statement on which the error or problem appeared. You may telephone us, but doing so will not preserve your rights. In your letter, please provide the following information:

- Your name and account number
- Describe the error or transfer you are unsure about, and explain in detail why you believe this is an error or why you need more information
- The dollar amount of the suspected error

During our investigation process, you are not responsible for paying any amount in question; you are, however, obligated to pay the items on your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount in question.

#### Mail-in deposits

If you wish to mail a deposit, please send a deposit ticket and check to your local Truist branch. Visit Truist.com to locate the Truist branch closest to you. <u>Please do not send cash.</u>

#### Change of address

If you need to change your address, please visit your local Truist branch or call Truist Contact Center at 1-844-4TRUIST (1-844-487-8478).

	How to Reconcile Your Account	Outstand	ling Checks and	l Other Debits (S	ection A)
1.	List the new balance of your account from your latest statement here:	Date/Check #	Amount	Date/Check#	Amount
2.	Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:				
3.	Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:				
4.	Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the				
	sum here:	Outstandi	ng Deposits an	d Other Credits (	Section B)
5.	Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter the sum here. This amount should match the balance in your register.	Date/Type	Amount	Date/Type	Amount

For more information, please contact your local Truist branch, visit Truist.com or contact us at 1-844-4TRUIST (1-844-487-8478). MEMBER FDIC

## Winston Towers 100 Assoc Inc BANK RECONCILIATION

Statement Date: 11/30/2022

Reconcilia	ation Summar	y: TRUIST			GL Account: 01008 - BB	&T-S/A 4405
Bank Stat	ement Baland	ce	\$1,106,506.00	Account Balance	\$	1,106,967.45
GL Accou	nt Balance		\$1,106,967.45	+ Uncleared Payme	ents	\$0.00
Difference			(\$461.45)	- Uncleared Deposi	ts	\$461.45
				<b>Reconciling Balance</b>	<b>e</b> \$	1,106,506.00
				- Statement Balanc	e \$	1,106,506.00
				Difference		\$0.00
Check #	Date	Source / Bate	ch Reference	Status	Deposits	Payments
	10/19/2022	AR 693054	Cash Receipts - Lock	box Uncleared	73.18	0.00

Спеск #	Date	Source / Bato	ch Reference	Status		Deposits	Payments
	10/19/2022	AR 693054	Cash Receipts - Lockbox	Uncleared		73.18	0.00
	10/24/2022	AR 698233	Cash Receipts - Lockbox	Uncleared		388.27	0.00
					Totals	\$461.45	\$0.00



999-99-99-99 41141 15 C 001 30 S 55 004 WINSTON TOWERS 100 ASSOCIATION INC SPECIAL ASSESSMENT PHASE II ACCT C/O SHARMA & ASSOCIATES INC 3363 W COMMERCIAL BLVD STE 105 FT LAUDERDALE FL 33309-3470

# Your account statement

For 11/30/2022





(844) 4TRUIST or (844) 487-8478

### ASSOC SVCS INTEREST CHECKING 1100018214405

#### Account summary

Your previous balance as of 10/31/2022	\$1,444,349.41
Checks	- 338,143.82
Other withdrawals, debits and service charges	- 16,714.54
Deposits, credits and interest	+ 17,014.95
Your new balance as of 11/30/2022	= \$1,106,506.00

#### Interest summary

Interest paid this statement period	\$9.40
2022 interest paid year-to-date	\$135.00
Interest rate	0.01%

#### Checks

DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)	DATE	CHECK #	AMOUNT(\$)
11/01	1138	6,960.00	11/07	1143	126.09	11/16	*1149	3,480.00
11/09	1139	2,520.00	11/07	1144	40,828.50	11/18	1150	904.31
11/02	1140	5,000.00	11/29	1145	2,825.00	11/18	1151	3,360.00
11/02	1141	5,300.00	11/04	1146	3,480.00	11/21	1152	5,200.00
11/01	1142	243,254.68	11/15	1147	188.46	11/21	1153	14,716.78
* indicates a skip in sequential check numbers above this item						Total cl	necks	= \$338,143.82

#### Other withdrawals, debits and service charges

DATE	DESCRIPTION	AMOUNT(\$)
11/15	RETURN DEPOSIT ITEM 99000442	3,256.64
11/15	RETURN DEPOSIT ITEM CHARGE	12.00
11/25	ACH CORP DEBIT COMM LOANS TRUIST 9700946799/0000000002CUSTOMER ID 1020000500531	13,445.90
Total o	ther withdrawals, debits and service charges	= \$16,714.54

#### Deposits, credits and interest

DATE	DESCRIPTION	AMOUNT(\$)
11/01	CONSOL ELEC DEPOSIT 1	62.85
11/02	CONSOL ELEC BILL PAY DEPOSIT 2	185.35
11/03	CONSOLIDATED COUPON PAYMENT 3	191.96
11/03	CONSOL ELEC DEPOSIT 3	213.49
11/03	CONSOL ELEC DEPOSIT 32	2,527.64
11/04	CONSOLIDATED COUPON PAYMENT 1	56.80
11/04	CONSOL ELEC BILL PAY DEPOSIT 1	89.81
11/04	REMOTE DEPOSIT	8,244.22
11/07	CONSOL ELEC DEPOSIT 1	105.00
11/07	CONSOLIDATED COUPON PAYMENT 2	169.01
11/08	CONSOL ELEC DEPOSIT 1	56.80
11/08	CONSOL ELEC BILL PAY DEPOSIT 1	101.28
		continued

# ASSOC SVCS INTEREST CHECKING 1100018214405 (continued)

		AMOUNT(\$)
11/08	CONSOLIDATED COUPON PAYMENT 2	145.49
11/09	CONSOL ELEC DEPOSIT 2	145.49
11/10	COUNTER DEPOSIT	3,256.64
11/14	CONSOL ELEC DEPOSIT 1	56.00
11/15	CONSOLIDATED COUPON PAYMENT 2	153.22
11/16	REMOTE DEPOSIT	88.68
11/17	CONSOLIDATED COUPON PAYMENT 1	163.58
11/21	CONSOLIDATED COUPON PAYMENT 3	223.84
11/23	CONSOL ELEC BILL PAY DEPOSIT 1	78.33
11/23	CONSOLIDATED COUPON PAYMENT 1	84.38
11/25	CONSOLIDATED COUPON PAYMENT 1	86.09
11/29	CONSOL ELEC BILL PAY DEPOSIT 2	198.50
11/30	CONSOL ELEC DEPOSIT 1	62.85
11/30	CONSOL ELEC BILL PAY DEPOSIT 2	122.25
11/30	CONSOLIDATED COUPON PAYMENT 2	136.00
11/30	INTEREST PAYMENT	9.40
Total de	posits, credits and interest	= \$17,014.95



## Questions, comments or errors?

For general questions/comments or to report errors about your statement or account, please call us at 1-844-4TRUIST (1-844-487-8478) 24 hours a day, 7 days a week. Truist Contact Center teammates are available to assist you from 8 am 8pm EST Monday-Friday and 8 am 5pm EST on Saturday. You may also contact your local Truist branch. To locate a Truist branch in your area, please visit Truist.com.

# Electronic fund transfers (For Consumer Accounts Only. Commercial Accounts refer to the Commercial Bank Services Agreement.)

Services such as Bill Payments and Zelle® are subject to the terms and conditions governing those services, which may not provide an error resolution process in all cases. Please refer to the terms and conditions for those services.

In case of errors or questions about your electronic fund transfers, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt, IMMEDIATELY call 1-844-487-8478 or write to:

Fraud Management

#### P.O. Box 1014

Charlotte, NC 28201

Tell us as soon as you can, if you think your statement or receipt is wrong, or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than sixty (60) days after we sent the FIRST statement on which the problem or error appeared.

- Tell us your name and deposit account number (if any)
- Describe the error or transfer you are unsure of, and explain as clearly as you can why you believe it is an error or why you need more information
- Tell us the dollar amount of the suspected error

If you tell us orally, we may require that you also send us your complaint or question in writing within ten (10) business days. We will tell you the results of our investigation within ten (10) business days after we hear from you, and we will correct any error promptly. If we need more time, however, we may take up to forty-five (45) days to investigate your complaint or questions for ATM transactions made within the United States and up to ninety (90) days for new accounts, foreign initiated transactions and point-of-sale transactions. If we decide to do this, we will re-credit your account within ten (10) business days for the amount you think is in error, minus a maximum of \$50. If we ask you to put your complaint in writing, and we do not receive it within ten (10) business days, we may not re-credit your account and you will not have use of the money during the time it takes us to complete our investigation.

Tell us AT ONCE if you believe your access device has been lost or stolen, or someone may have electronically transferred money from your account without your permission, or someone has used information from a check to conduct an unauthorized electronic fund transfer. If you tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, you can lose no more than \$50 if someone makes electronic transfers without your permission.

If you do NOT tell us within two (2) business days after you learn of the loss or theft of your access device or the unauthorized transaction, and we can prove we could

have stopped someone from making electronic transfers without your permission if you had told us, you could lose as much as \$500. Also, if your periodic statement shows transfers you did not make, tell us at once. If you do not tell us within sixty (60) days after the statement was mailed to you, you may not get back any money you lost after sixty (60) days if we can prove we could have stopped someone from taking the money if you had told us in time.

#### Important information about your Truist Ready Now Credit Line Account

Once advances are made from your Truist Ready Now Credit Line Account, an INTEREST CHARGE will automatically be imposed on the account's outstanding "Average daily balance." The INTEREST CHARGE is calculated by applying the "Daily periodic rate" to the 'Average daily balance" of your account (including current transactions) and multiplying this figure by the number of days in the billing cycle. To get the "Average daily balance," we take the beginning account balance each day, add any new advances or debits, and subtract any payments or credits and the last unpaid INTEREST CHARGE. This gives us the daily balance. Then we add all of the daily balances for the billing cycle and divide the total by the number of days in the billing cycle. This gives us the 'Average daily balance."

#### **Billing Rights Summary**

In case of errors or questions about your Truist Ready Now Credit Line statement If you think your statement is incorrect, or if you need more information about a Truist Ready Now Credit Line transaction on your statement, please call 1-844-4TRUIST or visit your local Truist branch. To dispute a payment, please write to us on a separate sheet of paper at the following address:

Card and Direct to Consumer Lending PO Box 200

#### Wilson NC 27894-0200

We must hear from you no later than sixty (60) days after we sent you the FIRST statement on which the error or problem appeared. You may telephone us, but doing so will not preserve your rights. In your letter, please provide the following information:

- Your name and account number
- Describe the error or transfer you are unsure about, and explain in detail why you believe this is an error or why you need more information
- The dollar amount of the suspected error

During our investigation process, you are not responsible for paying any amount in question; you are, however, obligated to pay the items on your statement that are not in question. While we investigate your question, we cannot report you as delinquent or take any action to collect the amount in question.

#### Mail-in deposits

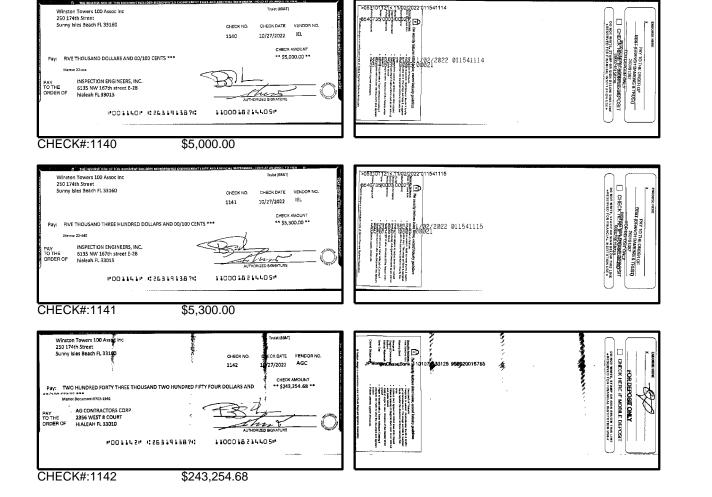
If you wish to mail a deposit, please send a deposit ticket and check to your local Truist branch. Visit Truist.com to locate the Truist branch closest to you. <u>Please do not send cash.</u>

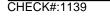
#### Change of address

If you need to change your address, please visit your local Truist branch or call Truist Contact Center at 1-844-4TRUIST (1-844-487-8478).

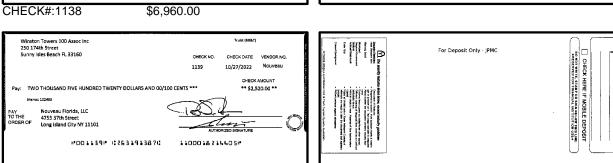
	How to Reconcile Your Account	Outstand	ing Checks and	d Other Debits (S	ection A)
1.	List the new balance of your account from your latest statement here:	Date/Check #	Amount	Date/Check#	Amount
2.	Record any outstanding debits (checks, check card purchases, ATM withdrawals, electronic transactions, etc.) in section A. Record the transaction date, the check number or type of debit and the debit amount. Add up all of the debits, and enter the sum here:				
3.	Subtract the amount in Line 2 above from the amount in Line 1 above and enter the total here:				
4.	Record any outstanding credits in section B. Record the transaction date, credit type and the credit amount. Add up all of the credits and enter the				
	sum here:	Outstandi	ng Deposits an	d Other Credits (	Section B)
5.	Add the amount in Line 4 to the amount in Line 3 to find your balance. Enter the sum here. This amount should match the balance in your register.	Date/Type	Amount	Date/Type	Amount

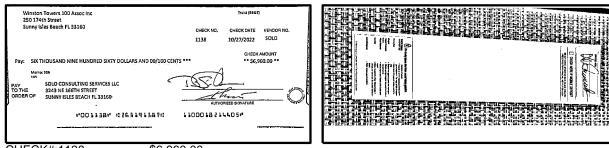
For more information, please contact your local Truist branch, visit Truist.com or contact us at 1-844-4TRUIST (1-844-487-8478). MEMBER FDIC





\$2,520.00



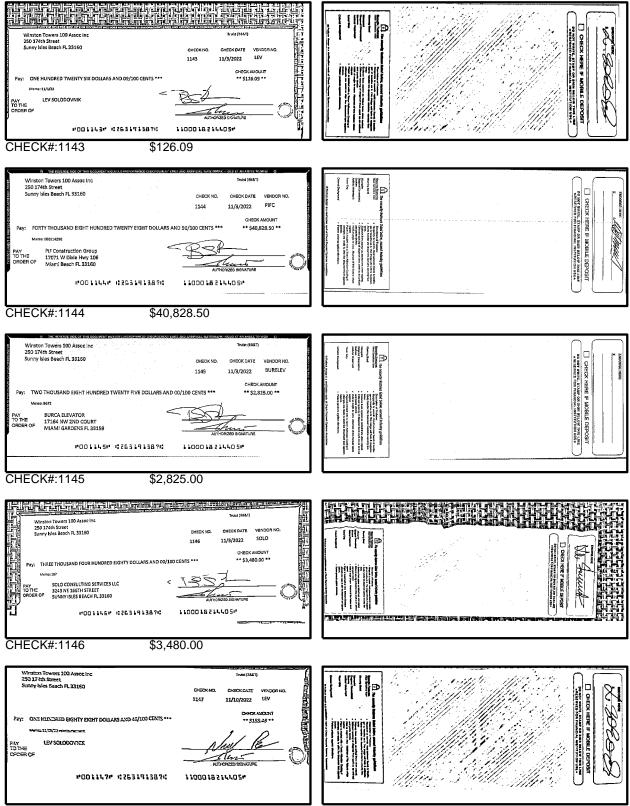




■ PAGE 5 OF 7

William State

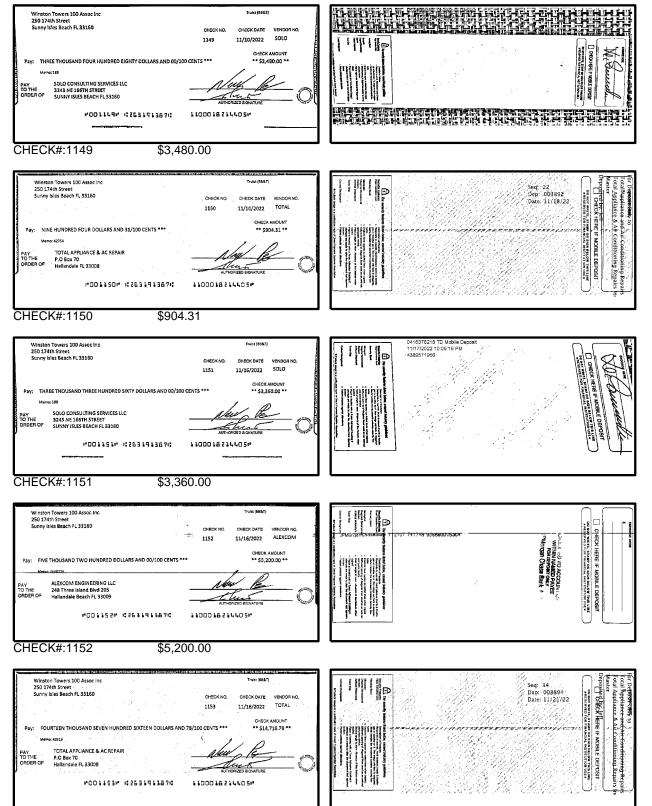
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CHECK#:1147

\$188.46





CHECK#:1153



### Winston Towers 100 Assoc Inc BANK RECONCILIATION

### Statement Date: 11/30/2022

<b>Reconciliation Summary: TRUIST</b>		GL Account: 01009 - Truist-Square Deposits				
Bank Statement Balance	\$19,703.74	Account Balance		\$19,703.74		
GL Account Balance	\$19,703.74	+ Uncleared Payments		\$0.00		
Difference	\$0.00	- Uncleared Deposits		\$0.00		
		Reconciling Balance		\$19,703.74		
		- Statement Balance		\$19,703.74		
		Difference		\$0.00		
Check # Date Source / Batch	Reference	Status	Deposits	Payments		

Totals \$0

\$0.00

\$0.00