

Client: **A350698 - Craneville Place**
Engagement: **MDMC 2022 - Craneville Place**
Period Ending: **12/31/2022**
Trial Balance: **T-02 - Realty TB**
Workpaper: **T:::01 - HCF-2 MCD TB Report**

Account	Description	CAID PP-1 12/31/2021	JE Ref #	CAIDJE	CAID CP 12/31/2022
Group : [BS] Balance Sheet					
Subgroup : None					
11115-000	Tenant Receivables-Unbilled Recoveries	8,157.71		0.00	24,504.04
11320-000	SL Rent Receivable	172,034.40		0.00	14,232.56
11325-000	SL Rent Receivable-Concession	24,210.62		0.00	0.00
11330-135	Allowance-Straight-Line Rent-Writeoffs	(159,865.82)		0.00	0.00
13120-000	Due To/From-Other	(0.28)		0.00	(0.28)
158015	A/D - Building	(31,338.00)		(31,338.00)	(31,338.00)
			CAIDJE - 1	(31,338.00)	
158023	A/D Site Improvements - FAS141	(2,959.00)		(2,959.00)	(2,959.00)
			CAIDJE - 1	(2,959.00)	
16205-000	Land	2,017,906.56		0.00	91,064.63
16305-000	Site Improvements	74,043.04		0.00	26,764.57
16320-100	Accum Depr-Site Improvements	(46,057.94)		0.00	(2,667.32)
16405-000	Buildings	2,894,797.89		0.00	1,709,987.54
16450-100	Accum Depr-Building	(361,540.67)		0.00	(45,124.71)
16705-000	Tenant Improvements	85,147.68		0.00	80,950.27
16730-100	Accum Depr-Tenant Improvements	(1,798.89)		0.00	(11,309.18)
18310-110	Leasing Costs-New Comm	104,534.41		0.00	0.00
18335-105	Accum Amort-Lease Commissions	(43,733.81)		0.00	(401.09)
21470-000	Accrued Exp-Property Insurance	(2,302.62)		0.00	0.00
24330-000	Replacement Reserve	(222,152.17)		0.00	(328,952.17)
26145-000	Def Revenue	(83,948.42)		0.00	(69,557.30)
27505-140	Notes Payable-3rd Party-Adv	(4,592,894.00)		0.00	(4,592,894.00)
33005-888	Member's Equity-Contributions-Elim	(6,962,044.03)		0.00	0.00
33008-888	Member Equity-PPA Step Up-Elim	(454,776.15)		0.00	2,840,073.42
33010-888	Member Equity-Distribution-Elim	(4,648.36)		0.00	0.00
390000	Retained Earnings - Auto	34,297.00		34,297.00	34,297.00
			CAIDJE - 1	34,297.00	
39025-000	Prior Period Retained Earnings	187,646.55		0.00	0.00
Subtotal : None		(7,367,284.30)		0.00	(105,541.05)
Total [BS] Balance Sheet		(7,367,284.30)		0.00	(105,541.05)
Group : [PL] Profit & Loss					
Subgroup : None					
33615-200	Elimination	7,516,906.85		0.00	261,946.53
43010-000	Rental Inc-Base Rent	(218,889.50)		0.00	(223,902.94)
43023-000	Rental Inc-Incentive Amortization	(1,199.26)		0.00	(14,391.12)
43070-000	Rental Inc-Straight Line Rent-CFFO	(17,060.70)		0.00	(16,174.76)
44010-000	Property-Tax Escalation	(51,431.88)		0.00	(51,431.88)
44010-002	Property-Tax Over/Under Billed	(2,717.67)		0.00	1,317.01
44025-000	Property-Insurance Income	(6,598.68)		0.00	(6,598.68)
44025-002	Property-Insurance Over/Under Billed	(5,440.04)		0.00	(16,898.32)
53075-000	Prop Oper Exp-Prop Taxes	55,657.55		0.00	49,557.79
53075-001	Prop Oper Exp-Prop Taxes-Prior Year	(9,920.74)		0.00	0.00
53075-005	Prop Oper Exp-Prop Taxes-Consulting S	425.00		0.00	0.00
55110-165	Invest Depre-Buildings-FFO	72,292.68		0.00	57,173.49
55120-165	Invest Depre-Site Improvements-FFO	9,200.64		0.00	4,200.75
55125-165	Invest Depre-Tenant Improvements-FFC	1,798.89		0.00	13,707.70
55160-000	Invest Amort-Tenant Leasing Costs-FFO	10,497.90		0.00	2,150.74
59210-000	Prop Oper Exp-Insurance-Property & Ca	12,069.14		0.00	23,497.00
59215-000	Prop Oper Exp-Insurance-Liability Insura	(17.32)		0.00	0.00
59220-000	Prop Oper Exp-Insurance-Umbrella Insu	(13.10)		0.00	0.00
59295-000	Prop Oper Exp-Insurance-Other	1,724.54		0.00	0.00
Subtotal : None		7,367,284.30		0.00	105,541.05
Total [PL] Profit & Loss		7,367,284.30		0.00	105,541.05
Sum of Account Groups		0.00		0.00	0.00
Net (Income) Loss		0.00		0.00	0.00

Tickmarks

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