

Client: **A443025 - 140 Webb Street, Inc.**  
Engagement: **MDMC 2023 - 140 Webb Street, Inc.**  
Period Ending: **12/31/2023**  
Trial Balance: **T-01 - Realty TB**  
Workpaper: **T:::01 - MCD REA-CR TB Report**

Account	Description	PP-1	FS	JE Ref #	CAIDJE	CAID
		12/31/2022	12/31/2023			12/31/2023
<b>Group : [BS] Balance Sheet Groupings</b>						
<b>Subgroup : None</b>						
1010	Cash	26,503.87	26,113.19		0.00	26,113.19
1040	Escrow - Repl. Reserve	333,842.95	307,953.36		0.00	307,953.36
1050	Escrow - Real Estate Tax	9,538.78	6,284.44		0.00	6,284.44
1054	Escrow - MIP	9,732.05	8,231.53		0.00	8,231.53
1055	Escrow - Prop Insurance	33,162.87	38,799.71		0.00	38,799.71
1285	Prepaid Prop Insurance	20,116.84	20,609.48		0.00	20,609.48
1510	Land	19,775.00	19,775.00		0.00	19,775.00
1520	Land Improvements	16,350.00	16,350.00		0.00	16,350.00
1525	Accu Deprec Land Improve	(7,085.00)	(8,175.00)		0.00	(8,175.00)
1530	Building	1,917,207.00	1,917,207.00		0.00	1,917,207.00
1540	Accum Deprec - Building	(1,209,827.00)	(1,253,554.00)		0.00	(1,253,554.00)
1575	Building Improvements	1,179,361.34	1,205,813.70		0.00	1,205,813.70
1580	Accum Deprec - Building Improv	(1,138,797.64)	(1,143,049.64)		0.00	(1,143,049.64)
1651	Equipment	363,421.16	363,421.16		0.00	363,421.16
1660	Accum Deprec - Equipment	(279,101.91)	(296,299.91)		0.00	(296,299.91)
1670	Furniture & Fixtures	11,868.00	11,868.00		0.00	11,868.00
1671	Accum Depr Furn & Fix	(9,077.00)	(10,572.00)		0.00	(10,572.00)
1980	Mortgage Acquisition Costs	57,704.70	57,704.70		0.00	57,704.70
1981	Accum Amortization - MAC	(26,574.00)	(29,522.79)		0.00	(29,522.79)
2270	Accrued Interest Payable	(8,026.00)	(7,674.00)		0.00	(7,674.00)
2300	Current Maturities	(104,856.00)	(109,161.00)		0.00	(109,161.00)
2301	Long-Term Debt Offset	104,856.00	109,161.00		0.00	109,161.00
2311	Mortgage - PRUDENTIAL	(2,390,019.80)	(2,285,163.52)		0.00	(2,285,163.52)
2540	Members Capital	1,104,608.54	1,069,923.79		0.00	1,069,923.79
<b>Subtotal : None</b>		<b>34,684.75</b>	<b>36,044.20</b>		<b>0.00</b>	<b>36,044.20</b>
<b>Total [BS] Balance Sheet Groupings</b>		<b>34,684.75</b>	<b>36,044.20</b>		<b>0.00</b>	<b>36,044.20</b>
<b>Group : [P&amp;L] Profit &amp; Loss Groupings</b>						
<b>Subgroup : None</b>						
3000	Rental Income	(280,988.00)	(279,000.00)		0.00	(279,000.00)
3180	Interest Income	(111.28)	(208.77)		0.00	(208.77)
4259	Miscellaneous	500.00	500.00		0.00	500.00
4510	Real Estate Taxes	24,879.77	18,345.86		0.00	18,345.86
4520	Interest - Long-term debt	98,190.98	94,043.08		0.00	94,043.08
4530	Mortgage Insurance Premium	13,397.53	12,831.60		0.00	12,831.60
4535	Depr Land Improve	1,090.00	1,090.00		0.00	1,090.00
4540	Depreciation - Building	43,727.00	43,727.00		0.00	43,727.00
4560	Building Improvements	2,929.00	4,252.00		0.00	4,252.00
4570	Depreciation - Equipment	17,198.00	17,198.00		0.00	17,198.00
4571	Depreciation - Furn & Fixt	1,695.00	1,495.00		0.00	1,495.00
4580	HUD ReFi Amortization Cost	3,007.37	2,948.79		0.00	2,948.79
4590	Property Insurance	7,225.00	8,625.00		0.00	8,625.00
4591	Liability Insurance	27,102.60	27,923.64		0.00	27,923.64
4592	Umbrella Insurance	5,472.28	5,684.60		0.00	5,684.60
5160	Plant Supplies & Expense	0.00	4,500.00		0.00	4,500.00
<b>Subtotal : None</b>		<b>(34,684.75)</b>	<b>(36,044.20)</b>		<b>0.00</b>	<b>(36,044.20)</b>
<b>Total [P&amp;L] Profit &amp; Loss Groupings</b>		<b>(34,684.75)</b>	<b>(36,044.20)</b>		<b>0.00</b>	<b>(36,044.20)</b>

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