

Client: **A442975 - Winchester Nursing Center, Inc.**
Engagement: **MDMC 2023 - Winchester Nursing Center, Inc.**
Period Ending: **12/31/2023**
Trial Balance: **T02-01 - 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
Group : [1]	BALANCE SHEET					
Subgroup : None						
13000	rent receivable	1,114,705.90	308,823.54		0.00	308,823.54
14000	Prepaid Expense	3,921.57	3,921.57		0.00	3,921.57
15000	HUD Deposits	0.00	94,933.00		0.00	94,933.00
15100	Building	12,500,000.00	12,500,000.00		0.00	12,500,000.00
15110	A/D - Building	(546,219.83)	(1,092,439.66)		0.00	(1,092,439.66)
15200	Closing Costs property	96,183.34	96,183.34		0.00	96,183.34
16100	Mtg Acq Costs - HUD refi	340,243.87	340,243.87		0.00	340,243.87
16110	A/A - MAC HUD Refi	(113,415.00)	(226,830.00)		0.00	(226,830.00)
16200	Leasing costs	8,117.25	8,117.25		0.00	8,117.25
1652	amort- leasing	(1,353.00)	(2,706.00)		0.00	(2,706.00)
18500	Due From Affiliates	0.00	1,359.99		0.00	1,359.99
19999	RELATED PARTY RECEIVABLE	(247,546.26)	1,010,500.53		0.00	1,010,500.53
25500	Accrued Interest Payable	0.00	(105,239.74)		0.00	(105,239.74)
26000	Mortgage- White Oak	(11,358,823.53)	(11,358,823.53)		0.00	(11,358,823.53)
28000	Partnership debt	(2,232,352.88)	(2,435,294.00)		0.00	(2,435,294.00)
32000	Retained Earnings	0.00	436,538.57		0.00	436,538.57
3900	Retained Earnings	5,111.47	0.00		0.00	0.00
Subtotal : None		(431,427.10)	(420,711.27)		0.00	(420,711.27)
Total [1] BALANCE SHEET		(431,427.10)	(420,711.27)		0.00	(420,711.27)
Group : [2]	INCOME STATEMENT					
Subgroup : None						
3010	Rental Income	(1,235,294.16)	(1,600,918.19)		0.00	(1,600,918.19)
4252	Filing Fees	781.87	689.12		0.00	689.12
4536	Interest- white oak	744,043.98	1,103,050.35		0.00	1,103,050.35
4536.1	Interest-promissory note	202,941.12	202,941.12		0.00	202,941.12
4543	Depreciation - Improvements	546,219.83	546,219.83		0.00	546,219.83
4597	Amortization - MAC HUD Refi	114,768.00	114,768.00		0.00	114,768.00
60100	Asset Management fee	47,058.84	47,058.84		0.00	47,058.84
66700	Professional fees	10,907.62	6,902.20		0.00	6,902.20
Subtotal : None		431,427.10	420,711.27		0.00	420,711.27
Total [2] INCOME STATEMENT		431,427.10	420,711.27		0.00	420,711.27
Net (Income) Loss		0.00	0.00		0.00	0.00

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