

Client: **A443222 - We Do Care, Inc.**
Engagement: **MDMC 2023 - We Do Care, Inc.**
Period Ending: **12/31/2023**
Trial Balance: **T03 - Nevins TB**
Workpaper: **T:::02 - MCD REA-CR Nevins Groupings Report**

Account	Description	MCAID 12/31/2023	1st PP-FINAL 12/31/2022	
Group : [1025.0] Cash & Equivalents				
Subgroup : None				
1011	Cash-Operating	15,779.16	14,101.40	
1012	Cash-Escrow	11,931.60	32,924.88	
Subtotal : None		27,710.76	47,026.28	
Total [1025.0] Cash & Equivalents		27,710.76	47,026.28	
Group : [1511.1] Land: Cost				
Subgroup : None				
1511	Land	156,400.00	156,400.00	
Subtotal : None		156,400.00	156,400.00	
Total [1511.1] Land: Cost		156,400.00	156,400.00	
Group : [1521.1] Building: Cost				
Subgroup : None				
1521	Building	5,843,766.53	5,804,977.53	
Subtotal : None		5,843,766.53	5,804,977.53	
Total [1521.1] Building: Cost		5,843,766.53	5,804,977.53	38,789.00
Group : [1522.2] Building: Accum. Depr.				
Subgroup : None				
1522	AD-Building	(421,850.00)	(276,726.00)	
Subtotal : None		(421,850.00)	(276,726.00)	
Total [1522.2] Building: Accum. Depr.		(421,850.00)	(276,726.00)	(145,124.00)
Group : [1631.1] Other Improvements: Cost				
Subgroup : None				
1512	Land Improvements	174,757.30	174,757.30	
Subtotal : None		174,757.30	174,757.30	
Total [1631.1] Other Improvements: Cost		174,757.30	174,757.30	
Group : [1632.2] Other Improvements: Accum. Depr.				
Subgroup : None				
1513	AD - Land Improvements	(21,845.00)	(13,107.00)	
Subtotal : None		(21,845.00)	(13,107.00)	
Total [1632.2] Other Improvements: Accum. Depr.		(21,845.00)	(13,107.00)	(8,738.00)
Group : [1651.1] Equipment: Cost				
Subgroup : None				
1651	Equipment	113,491.50	113,491.50	
Subtotal : None		113,491.50	113,491.50	
Total [1651.1] Equipment: Cost		113,491.50	113,491.50	
Group : [1652.2] Equipment: Accum. Depr.				
Subgroup : None				
1652	AD-Equipment	(28,373.00)	(17,024.00)	
Subtotal : None		(28,373.00)	(17,024.00)	
Total [1652.2] Equipment: Accum. Depr.		(28,373.00)	(17,024.00)	(11,349.00) 62500 0.99% 6,288,415.33
Group : [1975.1] Mortgage Acquisition Costs				
Subgroup : None				
1810	MAC	81,034.00	81,034.00	
Subtotal : None		81,034.00	81,034.00	
Total [1975.1] Mortgage Acquisition Costs		81,034.00	81,034.00	
Group : [1975.2] Accumulated Amort. of Mort. Acq. Costs				
Subgroup : None				
1811	Reserve-MAC	(81,034.00)	(81,034.00)	
Subtotal : None		(81,034.00)	(81,034.00)	
Total [1975.2] Accumulated Amort. of Mort. Acq. Costs		(81,034.00)	(81,034.00)	
Group : [2110.0] Notes Payable: Officer, Owner, or Related Parties				
Subgroup : None				
2111	Due Trustee	(949,878.20)	(966,378.20)	
2130	Winter St ALF	7,612.74	7,612.74	
Subtotal : None		(942,265.46)	(958,765.46)	
Total [2110.0] Notes Payable: Officer, Owner, or Related Parties		(942,265.46)	(958,765.46)	
Group : [2230.0] Other Current Liabilities				
Subgroup : None				
2039	Resident Security Deposits	(5,397.22)	(6,915.50)	

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Account	Description	MCAID 12/31/2023	1st PP-FINAL 12/31/2022	
Subtotal : None		(5,397.22)	(6,915.50)	
Total [2230.0] Other Current Liabilities		(5,397.22)	(6,915.50)	
Group : [2310.0] Mortgages				
Subgroup : None				
2310 First Mortgage		(5,198,684.69)	(5,309,734.29)	
Subtotal : None		(5,198,684.69)	(5,309,734.29)	
Total [2310.0] Mortgages		(5,198,684.69)	(5,309,734.29)	(111,049.60)
Group : [2520.0] Capital (Sole or Part)				
Subgroup : None				
2650 Retained Earnings		246,830.64	199,207.64	
Subtotal : None		246,830.64	199,207.64	
Total [2520.0] Capital (Sole or Part)		246,830.64	199,207.64	(38,788.36)
Group : [3510.1] Rental Income: Nurisng Facilities				
Subgroup : None				
3050 Parking Income		(52,620.00)	(55,595.00)	
Subtotal : None		(52,620.00)	(55,595.00)	
Total [3510.1] Rental Income: Nurisng Facilities		(52,620.00)	(55,595.00)	
Group : [3520.0] Other Rental Income				
Subgroup : None				
3000 Rental Income		(402,477.50)	(383,687.61)	
Subtotal : None		(402,477.50)	(383,687.61)	
Total [3520.0] Other Rental Income		(402,477.50)	(383,687.61)	
Group : [3530.0] Other Income				
Subgroup : None				
3190 Other Income		(351.71)	0.00	
Subtotal : None		(351.71)	0.00	
Total [3530.0] Other Income		(351.71)	0.00	
Group : [9540.0] Taxes, Real Estate				
Subgroup : None				
4510 Real Estate Taxes		54,385.64	43,601.72	
Subtotal : None		54,385.64	43,601.72	543.8564
Total [9540.0] Taxes, Real Estate		54,385.64	43,601.72	
Group : [9545.1] Long Term Interest: Nursing Facilities				
Subgroup : None				
4520 Interest-1st Mortgage		179,963.60	198,820.29	
4528 Amortization-MAC		0.00	13,800.00	
Subtotal : None		179,963.60	212,620.29	
Total [9545.1] Long Term Interest: Nursing Facilities		179,963.60	212,620.29	
Group : [9550.0] Building Depreciation				
Subgroup : None				
4540 Depreciation		165,211.00	165,211.00	
Subtotal : None		165,211.00	165,211.00	
Total [9550.0] Building Depreciation		165,211.00	165,211.00	
Group : [9580.0] Insurance- Building, Building Improvement, and Equipment				
Subgroup : None				
4420 Insurance-Building		16,162.66	12,889.50	
Subtotal : None		16,162.66	12,889.50	
Total [9580.0] Insurance- Building, Building Improvement, and Equipment		16,162.66	12,889.50	
Group : [9502.5] Other Operating Expenses				
Subgroup : None				
4151 Data Processing		654.06	591.79	
4160 Mgt Fee		24,660.00	33,308.00	
4250 Office Supplies		0.00	5,050.01	
4256 Bank Fees		0.00	58.00	
4261 Telephone		3,172.82	2,205.67	
4360 Accounting		3,307.50	1,268.40	
Subtotal : None		31,794.38	42,481.87	
Total [9502.5] Other Operating Expenses		31,794.38	42,481.87	
Group : [9502.4] Utilities & Plant Operations Expenses				
Subgroup : None				
5110 Purchased Service - Plant		26,756.30	28,363.87	

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Account	Description	MCAID	1st PP-FINAL
		12/31/2023	12/31/2022
5115	Plant Supplies	7,939.44	472.81
5121	Electricity	21,056.97	17,668.89
5122	Water	7,637.86	2,384.66
Subtotal : None		63,390.57	48,890.23
Total [9502.4] Utilities & Plant Operations Expenses		63,390.57	48,890.23
	Sum of Account Groups	0.00	0.00
	Net (Income) Loss	55,458.64	86,412.00

Tickmarks

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