

MANAGEMENT REPORT PACKAGE
FOR PERIOD ENDED 1/31/13

PREPARED FOR:
SHUHAB HDFC

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SCHEDULE C	STATEMENT OF DISBURSEMENTS
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Jan 2013

PREPARED BY:
WAVECREST MANAGEMENT CO.

COPY: 1 OF 1

--- PREPARED FOR ---
640 RIVERSIDE DRIVE
NEW YORK, NEW YORK

10031

SHUHAB HDFC
STATEMENT OF RECEIPTS AND DISBURSEMENTS
FOR PERIOD ENDED 1/31/2013

--- PREPARED BY ---
WAVECREST MANAGEMENT CO.

BLD ACCT: 522 CORP.NO:00 FISCAL: 1

-----CURRENT MONTH-----
1/13 Y.T.D.

INCOME COLLECTED	77,415.70	77,415.70
EXPENSES	<u>59,308.70</u>	<u>59,308.70</u>
NET CASH FLOW FROM OPERATIONS	18,107.00	18,107.00
CASH BAL BEG OF MO	3,668.59	3,668.59
BALANCE END OF PERIOD	<u>21,775.59</u>	<u>21,775.59</u>

CASH AVAILABLE IN VARIOUS ACCOUNTS

OPERATING ACCOUNT 21,775.59
TOTAL CASH AVAILABLE 21,775.59

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		CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
BLD ACCT: 522 CORP.NO:00 FISCAL: 1		ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
OPERATING INCOME									
RENTAL INCOME									
5110	BASE CHARGE	84,377.88	81,883	2,495	84,377.88	81,883	2,495	982,600	898,222
5117	REPAIR CHARGES	40.00	0	40	40.00	0	40	0	-40
5133	SCRIE REDUCTION	-1,137.38	1,000	-2,137	-1,137.38	1,000	-2,137	12,000	13,137
5192	LAUNDRY INCOME	.00	500	-500	.00	500	-500	6,000	6,000
5120	ADJUSTMENTS	-296.86	0	-297	-296.86	0	-297	0	297
5220	PRO RATA/(VACANCY)	-11,331.05	-9,825	-1,506	-11,331.05	-9,825	-1,506	-117,900	-106,569
6610	BAD DEBT EXPENSE	.00	-816	816	.00	-816	816	-9,800	-9,800
TOTAL MAINTENANCE INCOME		<u>71,652.59</u>	<u>72,742</u>	<u>-1,089</u>	<u>71,652.59</u>	<u>72,742</u>	<u>-1,089</u>	<u>872,900</u>	<u>801,247</u>
OTHER INCOME									
5199	LEGAL FEE BILLED	3,500.00	0	3,500	3,500.00	0	3,500	0	-3,500
2191	TENANT SECURITY PAYAB	301.02	0	301	301.02	0	301	0	-301
TOTAL OTHER INCOME		<u>3,801.02</u>	<u>0</u>	<u>3,801</u>	<u>3,801.02</u>	<u>0</u>	<u>3,801</u>	<u>0</u>	<u>-3,801</u>
ACCOUNTS RECEIVABLE									
1136	OPENING ARREARS	48,255.40	0	48,255	48,255.40	0	48,255	0	-48,255
1137	OPENING PREPAYS	-1,765.49	0	-1,765	-1,765.49	0	-1,765	0	1,765
1138	CLOSING ARREARS	-47,487.63	0	-47,488	-47,487.63	0	-47,488	0	47,488
1139	CLOSING PREPAYS	2,959.81	0	2,960	2,959.81	0	2,960	0	-2,960
TOTAL ACCOUNTS RECEIVABLE		<u>1,962.09</u>	<u>0</u>	<u>1,962</u>	<u>1,962.09</u>	<u>0</u>	<u>1,962</u>	<u>0</u>	<u>-1,962</u>

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WAVECREST MANAGEMENT CO.

	CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
	ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
BLD ACCT: 522 CORP.NO:00 FISCAL: 1								
TOTAL INCOME COLLECTED	77,415.70	72,742	4,674	77,415.70	72,742	4,674	872,900	795,484
EXPENSES								

PAYROLL & RELATED EXPENSES								

6331 MAINTENANCE PAYROLL	21,981.94	15,416	6,566	21,981.94	15,416	6,566	185,000	163,018
6710 PAYROLL TAXES	.00	1,850	-1,850	.00	1,850	-1,850	22,200	22,200
6391 EMPLOYEE BENEFITS	13,941.50	5,950	7,992	13,941.50	5,950	7,992	71,400	57,458
6724 INSURANCE - WORKMENS	.00	1,041	-1,041	.00	1,041	-1,041	12,500	12,500
TOTAL PAYROLL & RELATED EXP	35,923.44	24,257	11,666	35,923.44	24,257	11,666	291,100	255,177
ADMINISTRATION & MANAGEMENT								

6340 LEGAL EXPENSES	5,630.00	2,916	2,714	5,630.00	2,916	2,714	35,000	29,370
6370 AUTO EXPENSE-MANAGERS	.00	12	-12	.00	12	-12	150	150
6394 TRAVEL & ENTERTAINMEN	.00	20	-20	.00	20	-20	250	250
6395 SEMINARS & CONFERENCE	.00	20	-20	.00	20	-20	250	250
6398 CONSULTING FEES	206.00	500	-294	206.00	500	-294	6,000	5,794
6400 ARCHITECT EXPENSE	.00	125	-125	.00	125	-125	1,500	1,500
6355 POSTAGE EXPENSE	40.90	50	-9	40.90	50	-9	600	559
6320 MANAGEMENT FEE	5,985.00	5,983	2	5,985.00	5,983	2	71,800	65,815
6360 TELEPHONE	680.14	375	305	680.14	375	305	4,500	3,820
6484 OVERNIGHT MAIL EXPENS	.00	41	-41	.00	41	-41	500	500
6312 DATA PROCESSING	79.53	291	-211	79.53	291	-211	3,500	3,420
6494 PERMITS/ INSPECTIONS	40.00	625	-585	40.00	625	-585	7,500	7,460
6592 VIOLATIONS / FINES	394.00	416	-22	394.00	416	-22	5,000	4,606
6311 OFFICE EXPENSE	.00	83	-83	.00	83	-83	1,000	1,000
6313 OFFICE SUPPLIES	.00	16	-16	.00	16	-16	200	200

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		-----CURRENT MONTH-----			-----YEAR TO DATE-----			-----ANNUAL BUDGET-----	
BLD ACCT: 522 CORP.NO:00 FISCAL: 1		-----ACTUAL-----	-----BUDGET-----	-----VAR-----	-----ACTUAL-----	-----BUDGET-----	-----VAR-----	-----TOTAL-----	-----REMAINING-----
6390	MISC. ADMINISTRATIVE	.00	83	-83	.00	83	-83	1,000	1,000
6490	MISC. OPERATING EXPEN	.00	25	-25	.00	25	-25	300	300
6290	MISC. RENTING EXPENSE	.00	50	-50	.00	50	-50	600	600
6392	BANK CHARGES	44.00	37	7	44.00	37	7	450	406
6397	DUES & SUBSCRIPTIONS	.00	66	-66	.00	66	-66	800	800
TOTAL ADMIN. & MGMT EXPENSE		<u>13,099.57</u>	<u>11,734</u>	<u>1,366</u>	<u>13,099.57</u>	<u>11,734</u>	<u>1,366</u>	<u>140,900</u>	<u>127,800</u>
OPERATING EXPENSES									
6420	FUEL	.00	40,950	-40,950	.00	40,950	-40,950	227,500	227,500
6450	ELECTRICITY	3,974.94	3,325	650	3,974.94	3,325	650	39,900	35,925
6452	GAS	316.89	700	-383	316.89	700	-383	8,400	8,083
TOTAL OPERATING EXPENSES		<u>4,291.83</u>	<u>44,975</u>	<u>-40,683</u>	<u>4,291.83</u>	<u>44,975</u>	<u>-40,683</u>	<u>275,800</u>	<u>271,508</u>
REPAIRS & MAINTENANCE									
6385	LEAD PAINT TEST/ABATE	.00	500	-500	.00	500	-500	6,000	6,000
6544	PLUMBING REPAIRS	.00	1,250	-1,250	.00	1,250	-1,250	15,000	15,000
6547	ELECTRIC REPAIRS	.00	333	-333	.00	333	-333	4,000	4,000
6557	WINDOWS & DOORS	.00	250	-250	.00	250	-250	3,000	3,000
6549	LOCK & DOOR - REPAIRS	.00	250	-250	.00	250	-250	3,000	3,000
6552	ELEVATOR REPAIRS	.00	83	-83	.00	83	-83	1,000	1,000
6541	REPAIRS MATERIAL	.00	2,916	-2,916	.00	2,916	-2,916	35,000	35,000
6560	BOILER REPAIR	-2,500.00	625	-3,125	-2,500.00	625	-3,125	7,500	10,000
6548	APARTMENT REPAIRS	495.00	833	-338	495.00	833	-338	10,000	9,505
6472	INTERCOM & MLBX REPAI	.00	750	-750	.00	750	-750	9,000	9,000
6471	COMPACTOR REPAIR	.00	41	-41	.00	41	-41	500	500
6539	ROOF REPAIRS	.00	250	-250	.00	250	-250	3,000	3,000
6521	SIDEWALK/DRIVEWAYS	.00	41	-41	.00	41	-41	500	500
6470	REFUSE REMOVAL	.00	125	-125	.00	125	-125	1,500	1,500
1442	APPLIANCES - PURCHASE	.00	250	-250	.00	250	-250	3,000	3,000

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BLD ACCT: 522 CORP.NO:00 FISCAL: 1	CURRENT MONTH			YEAR TO DATE			ANNUAL BUDGET	
	ACTUAL	BUDGET	VAR	ACTUAL	BUDGET	VAR	TOTAL	REMAINING
6480 MAINTENANCE SUPPLIES	.00	83	-83	.00	83	-83	1,000	1,000
6545 REPAIRS APPLIANCES	125.00	416	-291	125.00	416	-291	5,000	4,875
TOTAL REPAIRS & MAINENANCE	-1,880.00	8,996	-10,876	-1,880.00	8,996	-10,876	108,000	109,880
SERVICE CONTRACTS								
6512 SECURITY CAMERAS	.00	166	-166	.00	166	-166	2,000	2,000
6550 ELEVATOR CONTRACT	.00	1,208	-1,208	.00	1,208	-1,208	14,500	14,500
6554 BOILER TREATMENT	.00	83	-83	.00	83	-83	1,000	1,000
6462 EXTERMINATOR	.00	1,083	-1,083	.00	1,083	-1,083	13,000	13,000
6559 BOILER CONTRACT	280.00	125	155	280.00	125	155	1,500	1,220
TOTAL SERVICE CONTRACTS	280.00	2,665	-2,385	280.00	2,665	-2,385	32,000	31,720
MORTGAGE, TAXES & INSURANCE								
6712 WATER & SEWER CHARGES	.00	9,250	-9,250	.00	9,250	-9,250	111,000	111,000
6720 INSURANCE GENERAL	6,706.40	8,766	-2,060	6,706.40	8,766	-2,060	105,200	98,494
INSURANCE - BOILER	.00	100	-100	.00	100	-100	1,200	1,200
TOTAL MIYGE, TAXES & INSURAN	6,706.40	18,116	-11,410	6,706.40	18,116	-11,410	217,400	210,694
OTHER CASH FLOW ITEMS								
1191 TENANT SECURITIES DEP	887.46	0	887	887.46	0	887	0	-887
TOTAL OTHER CASH FLOW ITEMS	887.46	0	887	887.46	0	887	0	-887
TOTAL EXPENSES	59,308.70	110,743	-51,434	59,308.70	110,743	-51,434	1,065,200	1,005,891

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BLD ACCT: 522 CORP.NO:00 FISCAL: 1

	-----CURRENT MONTH-----			-----YEAR TO DATE-----			-----ANNUAL BUDGET-----	
	-----ACTUAL-----	-----BUDGET-----	-----VAR-----	-----ACTUAL-----	-----BUDGET-----	-----VAR-----	-----TOTAL-----	-----REMAINING-----
NET CASH FLOW FROM OPERATIO	<u>18,107.00</u>	<u>-38,001</u>	<u>56,108</u>	<u>18,107.00</u>	<u>-38,001</u>	<u>56,108</u>	<u>-192,300</u>	<u>-210,407</u>

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COLLECTION STATUS
FOR PERIOD ENDED 1/31/2013

WAVECREST MANAGEMENT CO.

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DAILY RECEIPTS SUMMARY FOR BUILDING 522

1/ 1/13	.00
1/ 2/13	-1317.21
1/ 3/13	-1663.00
1/ 4/13	-2731.22
1/ 5/13	.00
1/ 6/13	.00
1/ 7/13	-16190.43
1/ 8/13	-2419.26
1/ 9/13	-3483.19
1/10/13	-13581.86
1/11/13	-4519.43
1/12/13	.00
1/13/13	.00
1/14/13	-4161.10
1/15/13	-3282.21
1/16/13	-2724.56
1/17/13	.00
1/18/13	-8290.56
1/19/13	.00
1/20/13	.00
1/21/13	.00
1/22/13	-2465.73
1/23/13	-940.00
1/24/13	-629.29
1/25/13	-247.00
1/26/13	.00
1/27/13	.00
1/28/13	-1966.56
1/29/13	-5869.47
1/30/13	-271.89
1/31/13	-661.73
	-77415.70

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 COLLECTION STATUS
 FOR PERIOD ENDED 1/31/2013

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STATEMENT OF COLLECTIONS

FINAL STATUS FOR PERIOD ENDING: 1/31/2013

INCOME CATEGORY ----- --- CHARGE TYPE ----- -----	ACCT CODE -----	OPENING BALANCE	CURRENT CHARGES -----	PAYMENTS RECEIVED -----	CLOSING BALANCE -----
BASE CHARGE-----ARREARS-----		47,738.49			
-----PREPAYS-----		-1,483.17			
BASE CHARGE 100.0% 1-28	135 UNITS		85,321.72		
VACANCY LOSS 13.3% 1-29	22 UNITS		-11,331.05		
DISPOSSES 1-30			3,500.00		
ADJUSTMENT 1-41			-943.84		
SENIOR CITIZEN 1-69			-1,137.38		
DHCR RED 1-75			-296.86		
STOVE 1-79			21.00		
REFRIG. 1-83			44.00	-79,833.02	
-----ARREARS-----					44,418.54
-----PREPAYS-----					-2,818.65
REPAIR-CHARGE-----		.00			
REPAIR CHARGE 2-28			-25.00	25.00	.00
LEGAL-FEES-----		516.91		2,552.18	3,069.09
FUEL-----		-282.32		141.16	-141.16
SECURITY-----ARREARS-----		9,836.47			
-----PREPAYS-----		-1.76			
SECURITY 21-28			180.00	-301.02	
-----ARREARS-----					9,715.45
-----PREPAYS-----					-1.76

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COLLECTION STATUS
FOR PERIOD ENDED 1/31/2013

WAVECREST MANAGEMENT CO.

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STATEMENT OF COLLECTIONS

FINAL STATUS FOR PERIOD ENDING: 1/31/2013

INCOME CATEGORY ----- ---- CHARGE TYPE ----- -----	ACCT CODE ----	OPENING BALANCE -----	CURRENT CHARGES -----	PAYMENTS RECEIVED -----	CLOSING BALANCE -----
TOTALS		56,324.62	75,332.59	-77,415.70	54,241.51

PAYMENTS ANALYSIS -----	DEBITS -----	CREDITS -----	TOTAL -----
PAYMENTS	.00	-77553.28	-77553.28
CORRECTIONS	1352.76	-914.16	438.60
SECURITY DEPOSITS	.00	-301.02	-301.02
			.00
TOTAL RECEIPTS			-77415.70

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 STATEMENT OF DISBURSEMENTS
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DATE	PAID TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	CK NO	AMOUNT	REMARKS
1/ 7/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	LIZ	010413	D00101	5171.05	P/R W/E 01/05/2013
1/ 7/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	010413	D00101	11.43	P/R W/E 01/04/2013
								5182.48	
1/31/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	005000	D00102	41.91	PUMP 474119000500020
1/31/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	010001	D00103	2701.74	PLFM 474119001000145
1/31/13	CONSOLIDATED EDISON	0018	6452	GAS	LIZ	010001	D00103	294.67	PLFM 474119001000145
								2996.41	
1/31/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	LIZ	105000	D00104	84.44	3E 474119010500044
1/31/13	CONSOLIDATED EDISON	0018	6452	GAS	LIZ	105000	D00104	22.22	3E 474119010500044
								106.66	
1/15/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	LIZ	011113	D00105	4208.96	P/R W/E 1/11/2013
1/15/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	011113	D00105	19.43	P/R W/E 1/11/2013
								4228.39	
1/18/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	KAZ	011813	D00118	9009.50	P/R W/E 01/18/2013
1/18/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	011813	D00118	30.14	P/R W/E 01/18/2013
								9039.64	
1/18/13	SHUHAB HDFC	S510	6331	MAINTENANCE PAYROLL	KAZ	012513	D00125	3592.43	P/R W/E 01/25/2013
1/18/13	SHUHAB HDFC	S510	6312	DATA PROCESSING	LIZ	012513	D00125	18.53	P/R W/E 01/25/2013
								3610.96	
1/24/13	SIGNATURE BANK	S386	6392	BANK CHARGES	SFJ		D00DEC	44.00	
1/31/13	CONSOLIDATED EDISON	0018	6450	ELECTRICITY	BJM	426080	D08002	1146.85	11/30-12/31
1/ 7/13	AT&T MOBILITY	A094	6360	TELEPHONE	KAZ	477296	D29653	402.74	287247729653
1/ 9/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	KAZ	522-22	D54905	-141.16	** VOID NO: 54905 **
1/ 3/13	AFFORDABLE BOILER REPA	A392	6560	BOILER REPAIR	KAZ	2087	D54975	-600.00	** VOID NO: 54975 **
1/ 3/13	AFFORDABLE BOILER REPA	A392	6560	BOILER REPAIR	LIZ	2083	D54975	-1900.00	** VOID NO: 54975 **
								-2500.00	
1/ 4/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	416560	R55297	3075.96	
1/ 4/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	419918	R55298	3075.96	
1/ 7/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	419918	D55298	-3075.96	** VOID NO: 55298 **
								.00	
1/ 4/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	419918	R55299	4613.94	
1/ 4/13	LOCAL 32BJ S.E.I.U. UN	BU32	6391	EMPLOYEE BENEFITS	TLC	362994	R55300	275.00	
1/ 7/13	LOCAL 32BJ S.E.I.U. UN	BU32	6391	EMPLOYEE BENEFITS	TLC	362994	D55300	-275.00	** VOID NO: 55300 **
								.00	
1/ 4/13	THE PREMINS CO INC	P822	6720	INSURANCE GENERAL	KAZ	027414	R55301	6706.40	P#027414

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DATE	PAID TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	CK NO	AMOUNT	REMARKS
1/ 4/13	AMERICAN DREAM FUND	3233	6391	EMPLOYEE BENEFITS	TLC	362277	R55302	10.00	
1/ 4/13	WAVECREST MGMT TEAM	3713	6355	POSTAGE EXPENSE	LIZ		R55303	30.55	
1/ 7/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-07	R55304	41.44	522-076
1/ 7/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-08	R55305	41.76	522-082
1/ 7/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-10	R55306	268.63	522-102
1/ 8/13	VERIZON	B998	6360	TELEPHONE	LIZ	234196	R55307	42.54	2122341964445743
1/ 8/13	GAYNIER ASSOCIATES PLL	GAPL	6340	LEGAL EXPENSES	PAG		R55308	1190.00	AUGUST-NOVEMBER
1/ 8/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-07	R55309	16.39	522-076
1/ 8/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-11	R55310	639.10	522-110
1/ 8/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-25	R55311	1.36	522-250
1/ 8/13	SIGNATURE BANK	S386	1191	TENANT SECURITIES DE	TYG	522-25	R55312	19.94	522-258
1/ 9/13	LOCAL 32BJ S.E.I.U. UN	BU32	6391	EMPLOYEE BENEFITS	TLC	362994	R55313	137.50	
1/10/13	THE WAVECREST	3925	6320	MANAGEMENT FEE	TYG	120112	R55314	5985.00	DECEMBER 2012
1/11/13	VERIZON	B998	6360	TELEPHONE	LIZ	281208	R55315	125.05	2122812088986747
1/11/13	S&M REALTY PROCESSING	S468	6592	VIOLATIONS / FINES	KEB	13594	R55316	95.00	
1/11/13	S&M REALTY PROCESSING	S468	6592	VIOLATIONS / FINES	KEB	13479	R55316	95.00	
1/11/13	S&M REALTY PROCESSING	S468	6592	VIOLATIONS / FINES	KEB	13485	R55316	109.00	
1/11/13	S&M REALTY PROCESSING	S468	6592	VIOLATIONS / FINES	KEB	13541	R55316	95.00	VIOLATION #00095
								394.00	
1/14/13	WAVECREST MGMT TEAM	3713	6355	POSTAGE EXPENSE	LIZ		R55317	3.30	
1/15/13	VERIZON	B998	6360	TELEPHONE	LIZ	862075	R55318	43.69	2128620752275741
1/15/13	NYC DEPT OF BUILDINGS	7783	6494	PERMITS/ INSPECTIONS	LIZ	1P9755	R55319	40.00	DEV#1P9755 CERT#454001
1/16/13	GAYNIER ASSOCIATES PLL	GAPL	6340	LEGAL EXPENSES	PAG		R55320	20722.50	
1/17/13	GAYNIER ASSOCIATES PLL	GAPL	6340	LEGAL EXPENSES	KAZ		D55320	-20722.50	** VOID NO: 55320 **
								.00	
1/17/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	422767	R55321	48.93	
1/17/13	GAYNIER ASSOCIATES PLL	GAPL	6340	LEGAL EXPENSES	PAG		R55322	4440.00	
1/18/13	ROMEO HEATING ENTERPRI	R042	6559	BOILER CONTRACT	KEB	6305	R55323	70.00	
1/18/13	ROMEO HEATING ENTERPRI	R042	6559	BOILER CONTRACT	KEB	6083	R55323	70.00	
1/18/13	ROMEO HEATING ENTERPRI	R042	6559	BOILER CONTRACT	KEB	6042	R55323	70.00	
								210.00	
1/21/13	JOSE BARRERA	6936	6545	REPAIRS APPLIANCES	KEB	271457	R55324	125.00	
1/23/13	JACK JAFFA & ASSOCIATE	0513	6398	CONSULTING FEES	KAZ	994363	R55325	206.00	
1/24/13	BOCHY & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS	KEB	7586	R55326	495.00	APT 6E

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SHUHAB HDFC
STATEMENT OF DISBURSEMENTS
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WAVECREST MANAGEMENT CO.

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DATE	PAID TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	CK NO	AMOUNT	REMARKS
1/25/13	ROMEO HEATING ENTERPRI	R042	6559	BOILER CONTRACT	CAG	6397	R55327	70.00	
1/26/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	423125	R55328	3269.46	
1/26/13	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS	TLC	423125	R55329	2785.71	
1/31/13	WAVECREST MGMT TEAM	3713	6355	POSTAGE EXPENSE	LIZ		R55330	7.05	
1/14/13	AT&T MOBILITY	A094	6360	TELEPHONE	KAZ	446655	D65589	66.12	287244665589
	62 ITEMS			DISBURSEMENTS				59308.70	

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SHUHAB HDFC
STATEMENT OF UNPAID BILLS
FOR PERIOD ENDED 1/31/2013

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WAVECREST MANAGEMENT CO.

DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
11/ 5/12	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		158224	45.70		
11/ 5/12	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		158224	45.70		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27783	179.78		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27782	555.72		
11/ 6/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27781	222.87		
6/ 8/12	HESS CORPORATION	1014	6420	FUEL		059399	6042.02	0 0 2001	3.016
6/ 8/12	HESS CORPORATION	1014	6420	FUEL		059399	7560.83	0 0 2504	3.016
11/12/12	HESS CORPORATION	1014	6420	FUEL		344313	4864.64	0 0 1530	3.176
11/13/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4325	1200.00	OCT 2012	
2/18/11	SITE COMPLI, LLC	SITE	6512	SECURITY CAMERAS		36240-	1053.40		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		893320	96.00		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		883009	85.00		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		890046	189.94		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		891636	407.35		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		892636	142.80		
11/27/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		883003	577.07		
11/27/12	HESS CORPORATION	1014	6420	FUEL		394171	4754.43	0 0 1502	3.162
11/27/12	HESS CORPORATION	1014	6420	FUEL		402571	6331.84	0 0 2004	3.156
11/27/12	HESS CORPORATION	1014	6420	FUEL		409051	4822.55	0 0 1507	3.197
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		897622	233.68		
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		898762	841.61		
11/28/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		898380	742.49		
7/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27167	143.18	APT 11B	
7/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL			187.53		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27166	187.53		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27305	244.27		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27916	345.21		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL			762.07		
12/ 4/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27918	700.16		
12/ 4/12	STARCO WHOLESALE SUPPL	STAR	6541	REPAIRS MATERIAL		73388	2495.00		
7/11/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129583	2575.00		
7/11/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129584	950.00		
12/11/12	HESS CORPORATION	1014	6420	FUEL		439740	5025.64	0 0 1540	3.260
12/11/12	HESS CORPORATION	1014	6420	FUEL		437041	6408.99	0 0 2005	3.193
12/11/12	HESS CORPORATION	1014	6420	FUEL		470811	4445.49	0 0 1388	3.199
2/15/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		2562	1200.00		
7/16/12	HESS CORPORATION	1014	6420	FUEL		060284	5433.40	0 0 2000	2.713

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 WAVECREST MANAGEMENT CO.

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DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
12/13/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		903064	308.80		
12/13/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		904730	549.21		
7/18/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129729	452.00	APT 10 H	
12/27/12	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR		487012	144.79		
12/27/12	HESS CORPORATION	1014	6420	FUEL		519887	6271.60	0 0 2000	3.132
12/27/12	HESS CORPORATION	1014	6420	FUEL		503798	4688.40	0 0 1500	3.122
12/27/12	HESS CORPORATION	1014	6420	FUEL		491638	4659.92	0 0 1517	3.068
12/27/12	HESS CORPORATION	1014	6420	FUEL		483787	4643.37	0 0 1507	3.078
12/27/12	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR		487529	45.00		
12/31/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		908736	150.88		
12/31/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		908708	109.99		
1/ 2/13	WEBSTER LOCK & HARDWAR	4053	6549	LOCK & DOOR - REPAIR		471111	95.00		****
8/ 3/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129931	452.92	APT 5B	
8/ 3/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129829	2025.00		
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		28101	73.45		****
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		281402	583.74		****
1/ 4/13	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		28103	212.95		****
1/ 4/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		159564	91.40		****
8/ 6/12	POLAR DISTRIBUTORS	6545	1442	APPLIANCES - PURCHAS		129830	200.00		
1/ 4/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		160836	45.70		****
8/ 6/12	HESS CORPORATION	1014	6420	FUEL		060965	5740.08	0 0 1940	2.955
1/ 7/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		917678	155.10		****
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES		43676	13200.00		****
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES			170.00		****
1/ 8/13	U.S. CHUTES CORP	USCC	6480	MAINTENANCE SUPPLIES		43667	175.00		****
8/14/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		3923	1200.00	MAINTENANCE JULY 2012	
1/ 9/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4454	1200.00		****
1/10/13	HESS CORPORATION	1014	6420	FUEL		533587	6319.80	0 0 2000	3.157
1/10/13	HESS CORPORATION	1014	6420	FUEL		553354	6351.60	0 0 2000	3.172
1/10/13	HESS CORPORATION	1014	6420	FUEL		560441	6340.00	0 0 2000	3.167
8/16/12	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES		B10027	275.00	APT 1E1	
8/16/12	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES		B10081	275.00	APT 12A	
1/17/13	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES		107313	225.00	12A PAUL ALLEN	****
1/21/13	HESS CORPORATION	1014	6420	FUEL		065943	4764.60	0 0 1500	3.173
1/21/13	HESS CORPORATION	1014	6420	FUEL		065782	6281.40	0 0 2000	3.137
8/23/12	HESS CORPORATION	1014	6420	FUEL		061559	5944.61	0 0 1850	3.210
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		156911	45.70		****

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SHUHAB HDFC
 STATEMENT OF UNPAID BILLS
 FOR PERIOD ENDED 1/31/2013

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 WAVECREST MANAGEMENT CO.

DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		149157	45.70		****
1/23/13	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		142424	43.70		****
1/25/13	J.R.S. BOILER, INC.	1054	6553	BOILER CLEANING		W2053	400.00		****
1/25/13	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4596	1200.00		****
1/28/13	HESS CORPORATION	1014	6420	FUEL		066032	6268.06	0 0 2002	3.128
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		918757	355.67		****
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		919611	36.38		****
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		923095	1008.30		****
1/29/13	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		925358	861.14		****
8/30/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		1443	995.00	APT 5H	
8/31/12	BUILDING SERVICE 32BJ	BS32	6391	EMPLOYEE BENEFITS		403405	6538.92		
9/13/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		27451	244.27	APT 1B	
4/19/12	HESS CORPORATION	1014	6450	ELECTRICITY		125163	493.05		
9/13/12	HEAT-TIMER CORPORATION	HTC5	6312	DATA PROCESSING		155819	45.70		
4/24/12	CITY VIEW CONSTRUCTION	C440	6539	ROOF REPAIRS		41912	1500.00	REPLACE ONE SKY LIGHT	
9/24/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4062	1200.00		
12/ 2/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		37604-	687.00		
9/28/12	HESS CORPORATION	1014	6420	FUEL		062442	3280.73	0 0 1025	3.197
5/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		26884	316.10		
5/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		26883	283.67		
5/ 2/12	L.J. CORELLI PLUMBING	B771	6541	REPAIRS MATERIAL		26882	187.09		
5/ 7/12	HESS CORPORATION	1014	6420	FUEL		058647	13065.32	0 0 4002	3.261
10/ 4/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		870766	387.14		
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		362404	1053.40		
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		366654	687.00		
7/ 6/11	SITE COMPLI,LLC	SITE	6512	SECURITY CAMERAS		366684	687.00		
5/15/12	HESS CORPORATION	1014	6420	FUEL		058868	4705.65	0 0 1500	3.134
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7532	695.00	APT 10C	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7531	395.00	APT 1A1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7527	695.00	APT 7E1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7503	595.00	APT 9C	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7502	1200.00	BASEMENT	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7501	450.00	APT 6E1	
10/11/12	BOCHI & SON CONSTRUCTI	BOCH	6548	APARTMENT REPAIRS		7545	895.00	APT 3A	
10/15/12	ARCTEC ELEVATOR	ARCT	6550	ELEVATOR CONTRACT		4195	1200.00		
5/23/12	HESS CORPORATION	1014	6450	ELECTRICITY		125339	548.01		
10/31/12	HESS CORPORATION	1014	6420	FUEL		063144	6625.40	0 0 2000	3.309

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SHUHAB HDFC
STATEMENT OF UNPAID BILLS
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WAVECREST MANAGEMENT CO.

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DATE	PAYABLE TO	VEND	G/L	EXPENSE TYPE	P/O	INVOICE	AMOUNT	REMARKS	CURR.
6/ 4/12	SLOCHOWSKY & SLOCHOWSK	7214	6340	LEGAL EXPENSES		B10330	460.00	APT 12A	
11/ 2/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		883001	66.99		
11/ 2/12	J ALPERIN CO INC	1061	6541	REPAIRS MATERIAL		885228	222.46		
							217189.75		
							CURRENT MONTH:		56549.39

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SHUHAB HDFC
STATEMENT OF JOURNAL ENTRIES
FOR PERIOD ENDED 1/31/2013

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DATE	DESCRIPTION	G/L ACCOUNT CLASS	J/E NO.	AMOUNT	REMARKS
	0 ITEMS	DISBURSEMENTS		.00	

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SHUHAB HDFC
 GENERAL LEDGER
 FOR PERIOD ENDING 01/31/2013

WAVECREST MANAGEMENT CO.

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
522-0000	DUMMY - MISSING ACCT	-283.25	-283.25				
	TOTAL CASH RECEIPTS			.00			
	TOTAL CASH DISBURSEMENTS				.00		
						.00	-283.25
522-1000	OPERATING ACCOUNT	3668.59	3668.59				
	1/13 INC522 L01 T22 BASE CHG			PAYMENT	77553.28		
	1/13 INC522 L01 T25 BASE CHG			CORRECTION		-1352.76	
	1/13 INC522 L01 T25 BASE CHG			CORRECTION	914.16		
	1/13 INC522 L01 T26 BASE CHG			SEC.DEP.	301.02		
	TOTAL CASH RECEIPTS			77415.70			
	CASH ACCOUNT CREDIT	1/ 3/13	16 C21855		2500.00		
	CASH ACCOUNT CREDIT	1/ 4/13	16 C 2311			-10765.86	
	CASH ACCOUNT CREDIT	1/ 4/13	16 C 2312			-275.00	
	CASH ACCOUNT CREDIT	1/ 4/13	16 C 2313			-6706.40	
	CASH ACCOUNT CREDIT	1/ 4/13	16 C 2314			-10.00	
	CASH ACCOUNT CREDIT	1/ 4/13	16 C 2315			-30.55	
	CASH ACCOUNT CREDIT	1/ 7/13	16 C 2316			-351.83	
	CASH ACCOUNT CREDIT	1/ 8/13	16 C 2317			-1232.54	
	CASH ACCOUNT CREDIT	1/ 8/13	16 C 2318	.00			
	CASH ACCOUNT CREDIT	1/ 8/13	16 C21880			-2234.26	
	CASH ACCOUNT CREDIT	1/ 8/13	16 C 2319			-676.79	
	CASH ACCOUNT CREDIT	1/ 9/13	16 C 2320			-137.50	
	CASH ACCOUNT CREDIT	1/ 9/13	16 C 2321	.00			
	CASH ACCOUNT CREDIT	1/10/13	16 C21885	141.16			
	CASH ACCOUNT CREDIT	1/10/13	16 C 2322			-5985.00	
	CASH ACCOUNT CREDIT	1/11/13	16 C 2323			-519.05	
	CASH ACCOUNT CREDIT	1/14/13	16 C 2324			-3.30	
	CASH ACCOUNT CREDIT	1/15/13	16 C21907			-66.12	
	CASH ACCOUNT CREDIT	1/15/13	16 C 2325			-43.69	
	CASH ACCOUNT CREDIT	1/15/13	16 C21912			-4228.39	
	CASH ACCOUNT CREDIT	1/15/13	16 C 2326			-40.00	
	CASH ACCOUNT CREDIT	1/16/13	16 C 2327			-20722.50	
	CASH ACCOUNT CREDIT	1/17/13	16 C21924	20722.50			
	CASH ACCOUNT CREDIT	1/17/13	16 C 2328			-48.93	
	CASH ACCOUNT CREDIT	1/17/13	16 C 2329			-4440.00	
	CASH ACCOUNT CREDIT	1/18/13	16 C21926			-3610.96	
	CASH ACCOUNT CREDIT	1/18/13	16 C 2330			-210.00	
	CASH ACCOUNT CREDIT	1/21/13	16 C 2331			-125.00	
	CASH ACCOUNT CREDIT	1/23/13	16 C21938			-9039.64	
	CASH ACCOUNT CREDIT	1/23/13	16 C 2332			-206.00	
	CASH ACCOUNT CREDIT	1/24/13	16 C 2333			-495.00	
	CASH ACCOUNT CREDIT	1/25/13	16 C 2334			-70.00	
	CASH ACCOUNT CREDIT	1/26/13	16 C 2335			-3269.46	
	CASH ACCOUNT CREDIT	1/26/13	16 C 2336			-2785.71	
	CASH ACCOUNT CREDIT	1/26/13	16 C21957			-44.00	
	CASH ACCOUNT CREDIT	1/31/13	16 C21973			-1146.85	

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SHUHAB HDFC
 GENERAL LEDGER
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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	CASH ACCOUNT CREDIT	1/31/13	16 C 2337			-7.05	
	CASH ACCOUNT CREDIT	1/31/13	16 C21978			-3144.98	
			TOTAL CASH DISBURSEMENTS			-59308.70	
						18107.00	21775.59
522-1136	OPENING ARREARS		-13996022.97	-13996022.97			
	1/13 INC522 L01 T21 BASE CHG			OPN.ARREARS		-47738.49	
	1/13 INC522 L08 T21 LEGAL FEES			OPN.ARREARS		-516.91	-48255.40
522-1137	OPENING PREPAYS		1031815.49	1031815.49			
	1/13 INC522 L01 T21 BASE CHG			OPN.PREPAIDS	1483.17		
	1/13 INC522 L14 T21 FUEL			OPN.PREPAIDS	282.32	1765.49	1033580.98
522-1138	CLOSING ARREARS		14092262.53	14092262.53			
	1/13 INC522 L01 T21 BASE CHG			CLS.ARREARS	44418.54		
	1/13 INC522 L08 T21 LEGAL FEES			CLS.ARREARS	3069.09	47487.63	14139750.16
522-1139	CLOSING PREPAYS		-1035672.27	-1035672.27			
	1/13 INC522 L01 T21 BASE CHG			CLS.PREPAIDS		-2818.65	
	1/13 INC522 L14 T21 FUEL			CLS.PREPAIDS		-141.16	-2959.81
522-1140	LOANS AND EXCHANGES		261181.07	261181.07		.00	261181.07
522-1149	DUE TO/FROM OWNER		-483353.23	-483353.23		.00	-483353.23
522-1158	ACCOUNT'S REC - FORMER TEN		-301.00	-301.00		.00	-301.00
522-1189	UTILITY DEPOSITS		785.00	785.00		.00	785.00
522-1191	TENANT SECURITIES DEPOSIT		3057.93	3057.93			
	SIGNATURE BANK	1/ 7/13	11 R55304		41.44		
	SIGNATURE BANK	1/ 7/13	11 R55305		41.76		
	SIGNATURE BANK	1/ 7/13	11 R55306		268.63		
	SIGNATURE BANK	1/ 8/13	11 R55309		16.39		
	SIGNATURE BANK	1/ 8/13	11 R55310		639.10		
	SIGNATURE BANK	1/ 8/13	11 R55311		1.36		
	SIGNATURE BANK	1/ 8/13	11 R55312		19.94		
	SIGNATURE BANK	1/ 9/13	14 D54905			-141.16	887.46
522-1422	BUILDING IMPROVEMENTS		1200.00	1200.00		.00	1200.00
522-1442	APPLIANCES - PURCHASES		47824.16	47824.16		.00	47824.16
522-1513	SECURITY DEPOSITS - UTILI		12998.30	12998.30		.00	12998.30
522-2118	BONUSES		200.00	200.00		.00	200.00
522-2129	UNION DUES PAYABLE		3290.10	3290.10		.00	3290.10
522-2140	SALES TAX PAYABLE		-226.11	-226.11		.00	-226.11
522-2147	GARNISHEE - CHILD SUP		59.31	59.31			

--- PREPARED FOR ---
 640 RIVERSIDE DRIVE
 NEW YORK, NEW YORK

10031

SHUHAB HDFC
 GENERAL LEDGER
 FOR PERIOD ENDING 01/31/2013

WAVECREST MANAGEMENT CO.

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
						.00	59.31
522-2191	TENANT SECURITY PAYABLE	-8965.74	-8965.74				
	1/13 INC522 L21 T21 SECURITY						
	1/13 INC522 L21 T21 SECURITY						
	1/13 INC522 L21 T21 SECURITY						
	1/13 INC522 L21 T21 SECURITY						
	1/13 INC522 L21 T28 SECURITY						
522-5110	BASE CHARGE	.00	.00				
	1/13 INC522 L01 T28 BASE CHG						
	1/13 INC522 L01 T41 BASE CHG						
522-5117	REPAIR CHARGES	.00	.00				
	1/13 INC522 L01 T79 BASE CHG						
	1/13 INC522 L01 T83 BASE CHG						
	1/13 INC522 L02 T28 REPAIR CHA						
522-5120	ADJUSTMENTS	.00	.00				
	1/13 INC522 L01 T75 BASE CHG						
522-5133	SCRIE REDUCTION	.00	.00				
	1/13 INC522 L01 T69 BASE CHG						
522-5199	LEGAL FEE BILLED	.00	.00				
	1/13 INC522 L01 T30 BASE CHG						
522-5220	PRO RATA/(VACANCY)	.00	.00				
	1/13 INC522 L01 T29 BASE CHG						
522-6312	DATA PROCESSING	.00	.00				
	SHUHAB HDFC						
	SHUHAB HDFC						
	SHUHAB HDFC						
	SHUHAB HDFC						
522-6320	MANAGEMENT FEE	.00	.00				
	THE WAVECREST						
522-6331	MAINTENANCE PAYROLL	.00	.00				
	SHUHAB HDFC						
	SHUHAB HDFC						
	SHUHAB HDFC						
	SHUHAB HDFC						
522-6340	LEGAL EXPENSES	.00	.00				
	GAYNIER ASSOCIATES PLL						
	GAYNIER ASSOCIATES PLL						
	GAYNIER ASSOCIATES PLL						
	GAYNIER ASSOCIATES PLL						
522-6355	POSTAGE EXPENSE	.00	.00				
	WAVECREST MGMT TEAM						

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WAVECREST MANAGEMENT CO.

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BLD-ACCT	ACCOUNT NAME	--CASH BASIS--		CURRENT MONTH		NET CHANGE	Y.T.D.BAL
		B.O.Y.BAL	B.O.M.BAL	DEBITS	CREDITS		
	WAVECREST MGMT TEAM	1/14/13	11 R55317		3.30		
	WAVECREST MGMT TEAM	1/31/13	11 R55330		7.05	40.90	40.90
522-6360	TELEPHONE			.00	.00		
	VERIZON	1/ 8/13	11 R55307		42.54		
	AT&T MOBILITY	1/ 7/13	14 D29653		402.74		
	VERIZON	1/11/13	11 R55315		125.05		
	AT&T MOBILITY	1/14/13	14 D65589		66.12		
	VERIZON	1/15/13	11 R55318		43.69	680.14	680.14
522-6391	EMPLOYEE BENEFITS			.00	.00		
	BUILDING SERVICE 32BJ	1/ 4/13	11 R55297		3075.96		
	BUILDING SERVICE 32BJ	1/ 4/13	11 R55298		3075.96		
	BUILDING SERVICE 32BJ	1/ 4/13	11 R55299		4613.94		
	LOCAL 32BJ S.E.I.U. UN	1/ 4/13	11 R55300		275.00		
	AMERICAN DREAM FUND	1/ 4/13	11 R55302		10.00		
	LOCAL 32BJ S.E.I.U. UN	1/ 7/13	14 D55300			-275.00	
	BUILDING SERVICE 32BJ	1/ 7/13	14 D55298			-3075.96	
	LOCAL 32BJ S.E.I.U. UN	1/ 9/13	11 R55313		137.50		
	BUILDING SERVICE 32BJ	1/17/13	11 R55321		48.93		
	BUILDING SERVICE 32BJ	1/26/13	11 R55328		3269.46		
	BUILDING SERVICE 32BJ	1/26/13	11 R55329		2785.71	13941.50	13941.50
522-6392	BANK CHARGES			.00	.00		
	SIGNATURE BANK	1/24/13	14 D00DEC		44.00	44.00	44.00
522-6398	CONSULTING FEES			.00	.00		
	JACK JAFFA & ASSOCIATE	1/23/13	11 R55325		206.00	206.00	206.00
522-6450	ELECTRICITY			.00	.00		
	CONSOLIDATED EDISON	1/31/13	14 D08002		1146.85		
	CONSOLIDATED EDISON	1/31/13	14 D00102		41.91		
	CONSOLIDATED EDISON	1/31/13	14 D00103		2701.74		
	CONSOLIDATED EDISON	1/31/13	14 D00104		84.44	3974.94	3974.94
522-6452	GAS			.00	.00		
	CONSOLIDATED EDISON	1/31/13	14 D00103		294.67		
	CONSOLIDATED EDISON	1/31/13	14 D00104		22.22	316.89	316.89
522-6494	PERMITS/ INSPECTIONS			.00	.00		
	NYC DEPT OF BUILDINGS	1/15/13	11 R55319		40.00	40.00	40.00
522-6545	REPAIRS APPLIANCES			.00	.00		
	JOSE BARRERA	1/21/13	11 R55324		125.00	125.00	125.00
522-6548	APARTMENT REPAIRS			.00	.00		
	BOCHY & SON CONSTRUCTI	1/24/13	11 R55326		495.00	495.00	495.00
522-6559	BOILER CONTRACT			.00	.00		
	ROMEO HEATING ENTERPRI	1/18/13	11 R55323		70.00		
	ROMEO HEATING ENTERPRI	1/18/13	11 R55323		70.00		
	ROMEO HEATING ENTERPRI	1/18/13	11 R55323		70.00		
	ROMEO HEATING ENTERPRI	1/25/13	11 R55327		70.00		

