

Monthly Report

June 2024

Northview Condos, Inc. - 1292

Prepared By : Paragon Equities
4543 E Anaheim Street Long Beach CA 90804
(562) 494-4455

Cash Flow Statement

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%	
3000	INCOME				
3108	Prepaid Dues	-2,928.94	-6.14	-2,385.24	-1.29
3110	Dues/Operating	26,088.94	54.66	158,954.41	86.28
3122	Club House Feesal	50.00	0.10	50.00	0.03
3135	Transfer from Reserve	24,143.88	50.58	24,143.88	13.10
3145	Collection Charges	0.00	0.00	200.00	0.11
3200	Key/Remote Fee	0.00	0.00	100.00	0.05
3305	Interest Income	0.00	0.00	149.66	0.08
3410	Late Fee	20.00	0.04	280.00	0.15
3415	Reimbursement Expense	360.00	0.75	2,743.56	1.49
3990	TOTAL INCOME	47,733.88	100.00	184,236.27	100.00
4000	EXPENSE				
4120	Telephone/Intercom	404.52	0.85	8,788.41	4.77
4129	Bank Charges	6.00	0.01	41.30	0.02
4130	Postage & Printing	21.49	0.04	171.84	0.09
4133	Copies & Faxes	26.85	0.06	276.30	0.15
4135	Pre-Lien/Other Legal by Mgmt Co	0.00	0.00	598.60	0.32
4444	Building Repairs	1,925.00	4.03	1,925.00	1.04
4450	Repairs/Plumbing	570.00	1.19	1,490.00	0.81
4455	Repairs/Electrical	0.00	0.00	580.00	0.31
4457	Repairs/Gate,Fence	0.00	0.00	670.00	0.36
4460	Repairs/Roof	0.00	0.00	475.00	0.26
4475	Fire Safety Equipment	0.00	0.00	480.00	0.26
4490	Elevator Maintenance	750.00	1.57	2,550.00	1.38
4491	Lighting Maintenance	396.80	0.83	1,485.15	0.81
4512	Landscaping - Additions	0.00	0.00	1,634.00	0.89
4520	Maintenance & Supplies	202.69	0.42	350.68	0.19
4525	Pest Control	0.00	0.00	2,010.00	1.09
4530	Gardening	892.00	1.87	5,352.00	2.90
4535	Pool/Spa Maintenance	550.00	1.15	3,300.00	1.79
4540	Insurance	3,603.49	7.55	14,685.99	7.97
4550	Management	1,712.00	3.59	10,272.00	5.58
4556	Locksmith Service	155.00	0.32	305.00	0.17
4560	Custodial Service	0.00	0.00	6,740.00	3.66
4580	Electricity	1,317.41	2.76	8,671.18	4.71
4590	Gas	172.47	0.36	1,505.87	0.82
4610	Water & Sewer	2,502.94	5.24	14,914.46	8.10
4620	Trash	1,502.88	3.15	9,017.28	4.89
4625	Cable/Internet/Satellite Expense	3,290.33	6.89	13,196.61	7.16
4629	Tax Preparation/Audit	0.00	0.00	225.00	0.12
4630	Legal	0.00	0.00	-713.00	-0.39
4641	License,Fees,Permits	0.00	0.00	274.00	0.15
4722	TOTAL EXPENSE	20,001.87	41.90	111,272.67	60.40
4723	RESERVE ALLOCATION				
4730	Transfer to Reserve Acct	4,576.92	9.59	9,153.84	4.97
4818	TOTAL RESERVE ALLOCATION	4,576.92	9.59	9,153.84	4.97
5010	NET INCOME	23,155.09	48.51	63,809.76	34.63
	CASH FLOW	23,155.09	48.51	63,809.76	34.63

Cash Flow Statement

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

ACCOUNT	MONTH TO DATE	%	YEAR TO DATE	%
	MONTH TO DATE	BEGINNING BALANCE	ENDING BALANCE	DIFFERENCE
1110	Cash in Bank - Operating Account	44,999.03	68,154.12	23,155.09
1114	Cash in Bank	0.00	0.00	0.00
1120	Cash in Bank - Reserve	45,614.93	47,792.63	2,177.70
1125	Cash in Bank - Money Market	88,677.09	89,671.77	994.68
	TOTAL CASH	179,291.05	205,618.52	26,327.47
	YEAR TO DATE	BEGINNING BALANCE	ENDING BALANCE	DIFFERENCE
1110	Cash in Bank - Operating Account	4,344.36	68,154.12	63,809.76
1114	Cash in Bank	0.00	0.00	0.00
1120	Cash in Bank - Reserve	160,548.93	47,792.63	-112,756.30
1125	Cash in Bank - Money Market	88,603.32	89,671.77	1,068.45
	TOTAL CASH	253,496.61	205,618.52	-47,878.09

Balance Sheet

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

ACCOUNT		CURRENT BALANCE
1000	ASSETS	
1100	Cash	
1110	Cash in Bank - Operating Account	68,154.12
1120	Cash in Bank - Reserve	47,792.63
1125	Cash in Bank - Money Market	89,671.77
1190	Total Cash	<u>205,618.52</u>
1990	TOTAL ASSETS	<u>205,618.52</u>
2500	Reserves	
2501	Reserves-Boiler	-9,466.68
2503	Reserves-Tennis Courts	1,685.81
2504	Reserves-Security Phones	176.09
2505	Reserves-Irrigation	1,164.12
2507	Reserves-Fences & Gates	-15,797.49
2511	Reserves-Pest Control	-3,642.70
2513	Reserves-Lighting	2,564.29
2514	Reserves-Elevator	5,444.20
2515	Reserves-Painting	9,304.47
2519	Reserves-Pool & Spa	-13,177.93
2521	Reserves-Contingency	-6,670.09
2522	Reserves-Balconies/Decks	-7,400.00
2524	Reserve - Special Assessment	346,249.77
2525	Unallocated Interest on Funds	307.66
2607	Reserves-Fire System	2,236.14
2614	Reserves-Mailboxes	-4,712.48
2615	Reserves-Concrete	758.58
2616	Reserve-Clubhouse	-12,023.96
2624	Reserve - Roofs/Decks	71,443.07
2640	Reserves - Sauna	1,130.73
2700	Reserve Fund	-232,109.20
2701	Total Reserves	<u>137,464.40</u>
2702	Equity	
2704	Owner Equity	13,103.36
2710	Current Fees Year Increase/Decrease	54,220.76
2850	Escrow Refund	830.00
2890	Total Equity	<u>68,154.12</u>
2990	TOTAL LIAB. & EQUITY	<u>205,618.52</u>

Budget Comparison

Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

ACCOUNT	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000									
INCOME									
3108	-2,928.94	0.00	-2,928.94	N/A	-2,385.24	0.00	-2,385.24	N/A	0.00
Prepaid Dues									0.00
3110	26,088.94	26,600.00	-511.06	-1.92	168,954.41	159,600.00	-645.59	-0.40	319,200.00
Dues/Operating									
3122	50.00	0.00	50.00	N/A	50.00	0.00	50.00	N/A	0.00
Club House Feasal									
3135	24,143.88	0.00	24,143.88	N/A	24,143.88	0.00	24,143.88	N/A	0.00
Transfer from Reserve									
3145	0.00	0.00	0.00	N/A	200.00	0.00	200.00	N/A	0.00
Collection Charges									
3200	0.00	0.00	0.00	N/A	100.00	0.00	100.00	N/A	0.00
Key/Remote Fee									
3305	0.00	0.00	0.00	N/A	149.66	0.00	149.66	N/A	0.00
Interest Income									
3410	20.00	0.00	20.00	N/A	280.00	0.00	280.00	N/A	0.00
Late Fee									
3415	360.00	0.00	360.00	N/A	2,743.56	0.00	2,743.56	N/A	0.00
Reimbursement Expense									
3990	47,733.88	26,600.00	21,133.88	79.45	184,236.27	159,600.00	24,636.27	15.44	319,200.00
TOTAL INCOME									

4000									
EXPENSE									
4120	404.52	357.00	-47.52	-13.31	8,788.41	2,142.00	-6,646.41	-310.29	4,284.00
Telephone/Intercom									
4124	0.00	16.67	16.67	100.00	0.00	101.67	101.67	100.00	203.67
Miscellaneous General & Admin									
4129	6.00	15.00	9.00	60.00	41.30	90.00	48.70	54.11	180.00
Bank Charges									
4130	21.49	100.00	78.51	78.51	171.84	600.00	428.16	71.36	1,200.00
Postage & Printing									
4133	26.85	100.00	73.15	73.15	276.30	600.00	323.70	53.95	1,200.00
Copies & Faxes									
4135	0.00	0.00	0.00	N/A	598.60	0.00	-598.60	N/A	0.00
Pre-Lien/Other Legal by Mgmt Co									
4137	0.00	10.42	10.42	100.00	0.00	60.42	60.42	100.00	120.42
Budget Prep									
4444	1,925.00	0.00	-1,925.00	N/A	1,925.00	0.00	-1,925.00	N/A	0.00
Building Repairs									
4450	570.00	833.33	263.33	31.60	1,490.00	4,998.33	3,508.33	70.19	9,996.33
Repairs/Plumbing									
4452	0.00	83.33	83.33	100.00	0.00	498.33	498.33	100.00	996.33
Repairs/Irrigation Syst									
4455	0.00	83.33	83.33	100.00	580.00	498.33	-81.67	-16.39	996.33
Repairs/Electrical									
4456	0.00	83.33	83.33	100.00	0.00	498.33	498.33	100.00	996.33
Repairs/Pump									
4457	0.00	291.67	291.67	100.00	670.00	1,751.67	1,081.67	61.75	3,503.67
Repairs/Gate,Fence									
4460	0.00	83.33	83.33	100.00	475.00	498.33	23.33	4.68	996.33
Repairs/Room									
4470	0.00	166.67	166.67	100.00	0.00	1,001.67	1,001.67	100.00	2,003.67
Repairs/Other									
4475	0.00	250.00	250.00	100.00	480.00	1,500.00	1,020.00	68.00	3,000.00
Fire Safety Equipment									
4481	0.00	83.33	83.33	100.00	0.00	498.33	498.33	100.00	996.33
Restoration Expense									
4490	750.00	250.00	-500.00	-200.00	2,550.00	1,500.00	-1,050.00	-70.00	3,000.00
Elevator Maintenance									
4491	396.80	208.33	-188.47	-90.47	1,485.15	1,248.33	-236.82	-18.97	2,496.33
Lighting Maintenance									
4512	0.00	0.00	0.00	N/A	1,634.00	0.00	-1,634.00	N/A	0.00
Landscaping - Additions									
4520	202.69	208.33	5.64	2.71	350.68	1,248.33	897.65	71.91	2,496.33
Maintenance & Supplies									
4525	0.00	402.00	402.00	100.00	2,010.00	2,412.00	402.00	16.67	4,824.00
Pest Control									
4530	892.00	850.00	-42.00	-4.94	5,352.00	5,100.00	-252.00	-4.94	10,200.00
Gardening									
4532	0.00	333.33	333.33	100.00	0.00	1,998.33	1,998.33	100.00	3,996.33
Tree Trimming									
4535	550.00	1,000.00	450.00	45.00	3,300.00	6,000.00	2,700.00	45.00	12,000.00
Pool/Spa Maintenance									

Budget Comparison
 Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

ACCOUNT	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4540 Insurance	3,603.49	2,200.00	-1,403.49	-63.80	14,685.99	13,200.00	-1,485.99	-11.26	26,400.00
4543 Earthquake Insurance	0.00	1,000.00	1,000.00	100.00	0.00	6,000.00	6,000.00	100.00	12,000.00
4550 Management	1,712.00	1,712.00	0.00	0.00	10,272.00	10,272.00	0.00	0.00	20,544.00
4554 Admin. Services	0.00	8.33	8.33	100.00	0.00	48.33	48.33	100.00	96.33
4556 Locksmith Service	155.00	250.00	95.00	38.00	305.00	1,500.00	1,195.00	79.67	3,000.00
4560 Custodial Service	0.00	975.00	975.00	100.00	6,740.00	5,850.00	-890.00	-15.21	11,700.00
4580 Electricity	1,317.41	1,680.83	363.42	21.62	8,671.18	10,085.83	1,414.65	14.03	20,171.83
4590 Gas	172.47	539.00	366.53	68.00	1,505.87	3,234.00	1,728.13	53.44	6,468.00
4610 Water & Sewer	2,502.94	2,456.33	-46.61	-1.90	14,914.46	14,736.33	-178.13	-1.21	29,472.33
4620 Trash	1,502.88	1,592.83	89.95	5.65	9,017.28	9,557.83	540.55	5.66	19,115.83
4625 Cable/Internet/Satellite Expense	3,290.33	3,111.00	-179.33	-5.76	13,196.61	18,666.00	5,469.39	29.30	37,332.00
4629 Tax Preparation/Audit	0.00	66.67	66.67	100.00	225.00	401.67	176.67	43.98	803.67
4630 Legal	0.00	416.67	416.67	100.00	-713.00	2,501.67	3,214.67	128.50	5,003.67
4635 Reserve Study Expense	0.00	62.50	62.50	100.00	0.00	372.50	372.50	100.00	744.50
4640 Taxes	0.00	0.83	0.83	100.00	0.00	5.83	5.83	100.00	11.83
4641 License Fees,Permits	0.00	125.00	125.00	100.00	274.00	750.00	476.00	63.47	1,500.00
4649 Meeting Expense	0.00	16.67	16.67	100.00	0.00	101.67	101.67	100.00	203.67
4722 TOTAL EXPENSE	20,001.87	22,023.06	2,021.19	9.18	111,272.67	132,128.06	20,855.39	15.78	264,254.06
4723 RESERVE ALLOCATION									
4730 Transfer to Reserve Acct	4,576.92	4,576.92	0.00	0.00	9,153.84	27,461.92	18,308.08	66.67	54,923.92
4818 TOTAL RESERVE ALLOCATION	4,576.92	4,576.92	0.00	0.00	9,153.84	27,461.92	18,308.08	66.67	54,923.92
5010 NET INCOME	23,155.09	0.02	23,155.07	115,775,350.00	63,809.76	10.02	63,799.74	636,723.95	22.02
ASSETS									
1100 Cash									
1110 Cash in Bank - Operating Account	-23,155.09	0.00	-23,155.09	N/A	-63,809.76	0.00	-63,809.76	N/A	0.00
1120 Cash in Bank - Reserve	-2,177.70	0.00	-2,177.70	N/A	112,756.30	0.00	112,756.30	N/A	0.00
1125 Cash in Bank - Money Market	-994.68	0.00	-994.68	N/A	-1,068.45	0.00	-1,068.45	N/A	0.00
1190 Total Cash	-26,327.47	0.00	-26,327.47	N/A	47,878.09	0.00	47,878.09	N/A	0.00
TOTAL ASSETS	-26,327.47	0.00	-26,327.47	N/A	47,878.09	0.00	47,878.09	N/A	0.00
2500 Reserves									
2525 Unallocated Interest on Funds	1.46	0.00	1.46	N/A	15.19	0.00	15.19	N/A	0.00
2700 Reserve Fund	3,170.92	0.00	3,170.92	N/A	-111,703.04	0.00	-111,703.04	N/A	0.00

Budget Comparison

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

ACCOUNT	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
2701 Total Reserves	3,172.38	0.00	3,172.38	N/A	-111,687.85	0.00	-111,687.85	N/A	0.00
2702 Equity									
2710 Current Fees Year Increase/Decrease	23,155.09	0.00	23,155.09	N/A	63,809.76	0.00	63,809.76	N/A	0.00
2890 Total Equity	23,155.09	0.00	23,155.09	N/A	63,809.76	0.00	63,809.76	N/A	0.00
2990 TOTAL LIAB. & EQUITY	26,327.47	0.00	26,327.47	N/A	-47,878.09	0.00	-47,878.09	N/A	0.00
CASH FLOW	23,155.09	0.02	23,155.07	115,775,350.00	63,809.76	10.02	63,799.74	636,723.95	22.02
MONTH TO DATE	BEGINNING BALANCE	ENDING BALANCE	DIFFERENCE						
1110 Cash in Bank - Operating Account	44,999.03	68,154.12	23,155.09						
1114 Cash in Bank	0.00	0.00	0.00						
1120 Cash in Bank - Reserve	45,614.93	47,792.63	2,177.70						
1125 Cash in Bank - Money Market	88,677.09	89,671.77	994.68						
TOTAL CASH	179,291.05	205,618.52	26,327.47						
YEAR TO DATE	BEGINNING BALANCE	ENDING BALANCE	DIFFERENCE						
1110 Cash in Bank - Operating Account	4,344.36	68,154.12	63,809.76						
1114 Cash in Bank	0.00	0.00	0.00						
1120 Cash in Bank - Reserve	160,548.93	47,792.63	-112,756.30						
1125 Cash in Bank - Money Market	88,603.32	89,671.77	1,068.45						
TOTAL CASH	253,496.61	205,618.52	-47,878.09						

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
1110			Cash in Bank - Operatin...					44,999.03 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782797	:prepay	50.00	0.00	45,049.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782797	:prepay	0.00	50.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782798	:prepay	425.00	0.00	45,424.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782798	:prepay	0.00	425.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782799	:prepay	250.00	0.00	45,249.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782799	:prepay	0.00	250.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782800	:prepay	225.00	0.00	45,224.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782800	:prepay	0.00	225.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Judi Woods	R-782801	:prepay	475.00	0.00	45,474.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Judi Woods	R-782801	:prepay	0.00	475.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Grace E. Lee	R-782802	:prepay	438.94	0.00	45,437.97	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Grace E. Lee	R-782802	:prepay	0.00	438.94	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Claudia F. Harrison	R-782803	:prepay	10.00	0.00	45,009.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Claudia F. Harrison	R-782803	:prepay	0.00	10.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Sandra L. Kaufmann	R-782804	:prepay	25.00	0.00	45,024.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Sandra L. Kaufmann	R-782804	:prepay	0.00	25.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Lora D. Dickinson	R-782805	:prepay	438.00	0.00	45,437.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Lora D. Dickinson	R-782805	:prepay	0.00	438.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Fred J. Nalder, Trustee o...	R-782806	:prepay	475.00	0.00	45,474.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Fred J. Nalder, Trustee o...	R-782806	:prepay	0.00	475.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Stella Gariboldi	R-782837	:prepay	20.00	0.00	45,019.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Stella Gariboldi	R-782837	:prepay	0.00	20.00	44,999.03	:Prog Gen prepayment transfer

General Ledger

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/01/2024	06/2024	William S. Miller & Timot...	R-782839	:prepay	475.00	0.00	45,474.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	William S. Miller & Timot...	R-782839	:prepay	0.00	475.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Janice L. Piper	R-782866	:prepay	100.00	0.00	45,099.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Janice L. Piper	R-782866	:prepay	0.00	100.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Elizabeth Gonzalez	R-782886	:prepay	10.00	0.00	45,009.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Elizabeth Gonzalez	R-782886	:prepay	0.00	10.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Andre F. Ide	R-782895	:prepay	175.00	0.00	45,174.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Andre F. Ide	R-782895	:prepay	0.00	175.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Yoshiko A. Ramirez, Tru...	R-782896	:prepay	475.00	0.00	45,474.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Yoshiko A. Ramirez, Tru...	R-782896	:prepay	0.00	475.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Deeptichandra Chakka	R-782903	:prepay	10.00	0.00	45,009.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Deeptichandra Chakka	R-782903	:prepay	0.00	10.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Maria Angela Santos	R-782936	:prepay	340.00	0.00	45,339.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Maria Angela Santos	R-782936	:prepay	0.00	340.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jerome Furlow & Amber ...	R-782937	:prepay	475.00	0.00	45,474.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jerome Furlow & Amber ...	R-782937	:prepay	0.00	475.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Cathy Y. Butler	R-782948	:prepay	386.01	0.00	45,385.04	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Cathy Y. Butler	R-782948	:prepay	0.00	386.01	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Matseliso Matsetsele	R-782969	:prepay	448.99	0.00	45,448.02	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Matseliso Matsetsele	R-782969	:prepay	0.00	448.99	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Noelia Mosqueda	R-782973	:prepay	450.00	0.00	45,449.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Noelia Mosqueda	R-782973	:prepay	0.00	450.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jublin Kothari, Nibharani...	R-782990	:prepay	10.00	0.00	45,009.03	:Prog Gen prepayment transfer

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Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jublin Kothari, Nibharani...	R-782990	:prepay	0.00	10.00	44,999.03	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Michael J. Gore	R-783119	0000995949	475.00	0.00	45,474.03	1292-205
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Roberto M. Sinson, Jr & ...	R-783120	000005554	475.00	0.00	45,949.03	1292-309
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Karla Magana	R-783121	2171	475.00	0.00	46,424.03	1292-308
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Megan Porter & Nicolas Diaz	R-783122	206	475.00	0.00	46,899.03	1292-106
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	280.88	0.00	47,179.91	1292-207
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	194.12	0.00	47,374.03	1292-207
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	10.00	0.00	47,384.03	1292-207
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Paragon Equities-4550	K-332098	5380	0.00	1,712.00	45,672.03	June Management Fees
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Katy Rios & Albert C. La...	R-783113	701	100.00	0.00	45,772.03	1292-215
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Katy Rios & Albert C. La...	R-783113	701	375.00	0.00	46,147.03	1292-215
Northview Condos, Inc. - 1292	06/03/2024	06/2024	William Brandon Elton	R-783114	9615312900	230.00	0.00	46,377.03	1292-313
Northview Condos, Inc. - 1292	06/03/2024	06/2024	William Brandon Elton	R-783114	9615312900	245.00	0.00	46,622.03	1292-313
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Valerie J. Herring	R-783118	2844	475.00	0.00	47,097.03	1292-302
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Valerie J. Herring	R-783118	2844	10.00	0.00	47,107.03	1292-302
Northview Condos, Inc. - 1292	06/04/2024	06/2024	The Glenn Mitsuo Fuku...	R-783115	13951	10.00	0.00	47,117.03	1292-108
Northview Condos, Inc. - 1292	06/04/2024	06/2024	The Glenn Mitsuo Fuku...	R-783115	13951	465.00	0.00	47,582.03	1292-108
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Jublin Kothari, Nibharani...	R-783116	130	465.00	0.00	48,047.03	1292-101
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Jublin Kothari, Nibharani...	R-783116	130	10.00	0.00	48,057.03	1292-101
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	37.00	0.00	48,094.03	1292-301
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	438.00	0.00	48,532.03	1292-301
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	475.00	0.00	49,007.03	1292-301
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Land Graphics	K-332165	5381	0.00	892.00	48,115.03	1292: Jun 2024 Landscape Svc

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Northview Condos, Inc. - 1292	06/05/2024	06/2024	Great American Pool Se...	K-332166	5382	0.00	550.00	47,565.03	1292: Jun 2024 Pool Svc
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Charter Communications	K-332195	5383	0.00	144.99	47,420.04	1292: 8413131220041476 05/22-06/21
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Gholam Nami & Judy Nami	R-783382	6651	475.00	0.00	47,895.04	1292-212
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Andre F. Ide	R-784151	420217541	300.00	0.00	48,195.04	PAYLEASE 1292-118
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Andre F. Ide	R-784151	420217541	175.00	0.00	48,370.04	PAYLEASE 1292-118
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Vicki L. Desler & Michael...	R-784154	420670646	475.00	0.00	48,845.04	PAYLEASE 1292-208
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Bill Miller	K-332288	5384	0.00	396.80	48,448.24	1292: Reimbursement for Pool Umbrellas and Stands
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Charter Communications	K-332289	5385	0.00	259.53	48,188.71	1292: 8413131220012568 05/16-06/15
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Charter Communications	K-332290	5386	0.00	3,290.33	44,898.38	1292: 8413131220077041 05/16-06/15
Northview Condos, Inc. - 1292	06/07/2024	06/2024	City of Signal Hill (Water...	K-332291	5387	0.00	240.77	44,657.61	1292: 109-0211201 04/11-05/22
Northview Condos, Inc. - 1292	06/07/2024	06/2024	City of Signal Hill (Water...	K-332292	5388	0.00	2,262.17	42,395.44	1292: 109-02111-01 04/15-05/09
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Farmers Insurance Exc...	K-332293	5389	0.00	3,603.49	38,791.95	1292: F0026264740010001 May 2024
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Signal Hill Disposal	K-332294	5390	0.00	1,502.88	37,289.07	1292: May 2024 Waste Svc 38-V3601696
Northview Condos, Inc. - 1292	06/07/2024	06/2024	SOUTHERN CALIFORN...	K-332295	5391	0.00	1,317.41	35,971.66	1292: 700274245720 04/30-05/29
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Mildred A. Graves	R-783469	1238	475.00	0.00	36,446.66	1292-310
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	475.00	0.00	36,921.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,931.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,941.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,951.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,961.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,971.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,981.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	36,991.66	1292-316

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Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	37,001.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	10.00	0.00	37,011.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	90.00	36,921.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.10	0.00	36,921.76	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	0.10	36,921.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,931.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,941.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,951.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,961.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,971.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,981.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		10.00	0.00	36,991.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	70.00	36,921.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		4.85	0.00	36,926.51	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		9.75	0.00	36,936.26	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		14.70	0.00	36,950.96	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		19.69	0.00	36,970.65	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		24.73	0.00	36,995.38	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	73.72	36,921.66	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783472	1313	475.00	0.00	37,396.66	1292-307
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Brian Cossio	R-783475	848275500	100.00	0.00	37,496.66	1292-217
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Brian Cossio	R-783475	848275500	375.00	0.00	37,871.66	1292-217
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica M. Piurkowski & M...	R-783476	848278420	475.00	0.00	38,346.66	1292-201

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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Noelia Mosqueda	R-783477	2387	25.00	0.00	38,371.66	1292-204
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Noelia Mosqueda	R-783477	2387	450.00	0.00	38,821.66	1292-204
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Stella Gariboldi	R-783473	6592	455.00	0.00	39,276.66	1292-112
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Stella Gariboldi	R-783473	6592	20.00	0.00	39,296.66	1292-112
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Earl Hatton	R-783474	3425035591	475.00	0.00	39,771.66	1292-213
Northview Condos, Inc. - 1292	06/10/2024	06/2024	John R. Mireles & Kimbe...	R-784155	422610568	475.00	0.00	40,246.66	PAYLEASE 1292-219
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Alexander Levy, Michael...	R-784156	422610576	475.00	0.00	40,721.66	PAYLEASE 1292-303
Northview Condos, Inc. - 1292	06/11/2024	06/2024	William Brandon Elton	R-783628	90787	230.00	0.00	40,951.66	ALS 1292-313
Northview Condos, Inc. - 1292	06/11/2024	06/2024	William Brandon Elton	R-783628	90787	70.00	0.00	41,021.66	ALS 1292-313
Northview Condos, Inc. - 1292	06/11/2024	06/2024	Gary Lee & Theresa Kw...	R-784035	848763450	475.00	0.00	41,496.66	1292-109
Northview Condos, Inc. - 1292	06/11/2024	06/2024	Linda J. Zila	R-784036	2825	475.00	0.00	41,971.66	1292-210
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Greystone Contractors Inc.	K-332454	5392	0.00	1,925.00	40,046.66	1292: Wrought Iron Railing Repair
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Cecilia Dong	R-783759	ACH	475.00	0.00	40,521.66	1292-317
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	180.00	0.00	40,701.66	1292-115
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	180.00	0.00	40,881.66	1292-115
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	475.00	0.00	41,356.66	1292-115
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Jamie L. Lozmack	R-783761	ACH	475.00	0.00	41,831.66	1292-319
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Jason Mar-Tang	R-783762	ACH	475.00	0.00	42,306.66	1292-318
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Maria Angela Santos	R-783763	ACH	340.00	0.00	42,646.66	1292-117
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Maria Angela Santos	R-783763	ACH	135.00	0.00	42,781.66	1292-117
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Mary Helen Uht & Albert...	R-783764	ACH	475.00	0.00	43,256.66	1292-105
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Matthew Froehlich & Mic...	R-783765	ACH	475.00	0.00	43,731.66	1292-104
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Randy Yoshioka & Britt...	R-783766	ACH	475.00	0.00	44,206.66	1292-315

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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Samuel Dugay Sagaysay	R-783767	ACH	475.00	0.00	44,681.66	1292-202
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Sandra Torres Duran & ...	R-783768	ACH	475.00	0.00	45,156.66	1292-114
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Winnie Lao	R-783769	ACH	475.00	0.00	45,631.66	1292-306
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Bank Charges 06/2024	J-80109	Bank Char...	0.00	6.00	45,625.66	Bank Charges 06/2024
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Sandra L. Kaufmann	R-784031	477	25.00	0.00	45,650.66	1292-218
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Sandra L. Kaufmann	R-784031	477	450.00	0.00	46,100.66	1292-218
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Claudia F. Harrison	R-784032	8764	10.00	0.00	46,110.66	1292-214
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Claudia F. Harrison	R-784032	8764	465.00	0.00	46,575.66	1292-214
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Jerome Furlow & Amber ...	R-784033	246	475.00	0.00	47,050.66	1292-203
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Janice L. Piper	R-784034	2501	375.00	0.00	47,425.66	1292-113
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Janice L. Piper	R-784034	2501	100.00	0.00	47,525.66	1292-113
Northview Condos, Inc. - 1292	06/14/2024	06/2024	Christina Keehan	R-784118	0000005037	475.00	0.00	48,000.66	1292-102
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Elizabeth Gonzalez	R-784117	759	465.00	0.00	48,465.66	1292-103
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Elizabeth Gonzalez	R-784117	759	10.00	0.00	48,475.66	1292-103
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Chris Sami	R-784119	796669	700.00	0.00	49,175.66	1292-110
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Nicholas E. Oifoh	R-784269	Pre-Payme...	0.00	475.00	48,700.66	Pre-Payment Applied 1292-314
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Nicholas E. Oifoh	R-784269	Pre-Payme...	475.00	0.00	49,175.66	Pre-Payment Applied 1292-314
Northview Condos, Inc. - 1292	06/17/2024	06/2024	American Elevator Servic...	K-332550	5393	0.00	250.00	48,925.66	1292: Performed Monthly Maintenance
Northview Condos, Inc. - 1292	06/17/2024	06/2024	F.A.T. LB King Plumbing	K-332551	5394	0.00	135.00	48,790.66	1292: Repairs to Leak
Northview Condos, Inc. - 1292	06/17/2024	06/2024	Paragon Equities-4550	K-332552	5395	0.00	202.69	48,587.97	1292: Removed all Large Items from Building and Unclogged Trash Chute
Northview Condos, Inc. - 1292	06/18/2024	06/2024	William Brandon Elton	R-784366	90859	300.00	0.00	48,887.97	ALS 1292-313
Northview Condos, Inc. - 1292	06/19/2024	06/2024	Earl Hatton	R-784370	6136	50.00	0.00	48,937.97	1292-213
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Paragon Equities-4550	K-332685	5396	0.00	21.49	48,916.48	1292: May 2024 Copies and Postages

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Paragon Equities-4550	K-332685	5396	0.00	26.85	48,889.63	1292: May 2024 Copies and Postages
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Northview	R-784365	203	24,143.88	0.00	73,033.51	Reserve check into operating to reimb. operating account. 1292
Northview Condos, Inc. - 1292	06/24/2024	06/2024	A-Pro Security Service Inc.	K-332741	5397	0.00	155.00	72,878.51	1292: Repair to Garage Pedestrian Gate Latch Repair
Northview Condos, Inc. - 1292	06/24/2024	06/2024	F.A.T. LB King Plumbing	K-332742	5398	0.00	85.00	72,793.51	1292: Water Leak in Parking Space Inspection
Northview Condos, Inc. - 1292	06/24/2024	06/2024	Northview Condos, Inc.	K-332743	5399	0.00	4,576.92	68,216.59	1292 Transfer to Reserve
Northview Condos, Inc. - 1292	06/26/2024	06/2024	American Elevator Servic...	K-332817	5400	0.00	250.00	67,966.59	1292: Jun 2024 Elevator Svc
Northview Condos, Inc. - 1292	06/26/2024	06/2024	City of Long Beach (Utility)	K-332818	5401	0.00	172.47	67,794.12	1292: 0699110000 05/16-06/17
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Deeptichandra Chakka	R-785054	424292371	455.00	0.00	68,249.12	PAYLEASE 1292-304
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Deeptichandra Chakka	R-785054	424292371	30.00	0.00	68,279.12	PAYLEASE 1292-304
Northview Condos, Inc. - 1292	06/28/2024	06/2024	American Elevator Servic...	K-332906	5402	0.00	250.00	68,029.12	1292: Apr 2024 Elevator Svc
Northview Condos, Inc. - 1292	06/28/2024	06/2024	F.A.T. LB King Plumbing	K-332907	5403	0.00	350.00	67,679.12	1292: Replaced Section of Cast Iron Drain
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Nicholas E. Oifoh	R-784573	245519863	475.00	0.00	68,154.12	Debit Card On-Line Payment ; Web - Resident Services
			Net Change=23,155.09			54,629.64	31,474.55	68,154.12	= Ending Balance =
1120			Cash in Bank - Reserve					45,614.93	= Beginning Balance =
Northview Condos, Inc. - 1292	06/17/2024	06/2024	Griffin Pest Management...	K-332553	208	0.00	2,400.00	43,214.93	1292: Wood Destroying Organism Report
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Northview	R-784505	5399	4,576.92	0.00	47,791.85	June 2024 transfer to reserve 1292
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Interest Income 06/2024	J-80133	Interest I...	0.78	0.00	47,792.63	Interest Income 06/2024
			Net Change=2,177.70			4,577.70	2,400.00	47,792.63	= Ending Balance =
1125			Cash in Bank - Money ...					88,677.09	= Beginning Balance =
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Bank Charges 06/2024	J-80110	Bank Char...	0.00	6.00	88,671.09	Bank Charges 06/2024
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Interest Income 06/2024	J-80111	Interest I...	0.68	0.00	88,671.77	Interest Income 06/2024
Northview Condos, Inc. - 1292	06/30/2024	06/2024	To reverse entry from 0...	J-80112	To reverse ...	1,000.00	0.00	89,671.77	To reverse entry from 05/2022
			Net Change=994.68			1,000.68	6.00	89,671.77	= Ending Balance =

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
2501			Reserves-Boller Net Change=0.00			0.00	0.00	9,466.68 = Beginning Balance = 9,466.68 = Ending Balance =	
2503			Reserves-Tennis Courts Net Change=0.00			0.00	0.00	-1,685.81 = Beginning Balance = -1,685.81 = Ending Balance =	
2504			Reserves-Security Phones Net Change=0.00			0.00	0.00	-176.09 = Beginning Balance = -176.09 = Ending Balance =	
2505			Reserves-Irrigation Net Change=0.00			0.00	0.00	-1,164.12 = Beginning Balance = -1,164.12 = Ending Balance =	
2507			Reserves-Fences & Gates Net Change=0.00			0.00	0.00	15,797.49 = Beginning Balance = 15,797.49 = Ending Balance =	
2511			Reserves-Pest Control Net Change=0.00			0.00	0.00	3,642.70 = Beginning Balance = 3,642.70 = Ending Balance =	
2513			Reserves-Lighting Net Change=0.00			0.00	0.00	-2,564.29 = Beginning Balance = -2,564.29 = Ending Balance =	
2514			Reserves-Elevator Net Change=0.00			0.00	0.00	-5,444.20 = Beginning Balance = -5,444.20 = Ending Balance =	
2515			Reserves-Painting Net Change=0.00			0.00	0.00	-9,304.47 = Beginning Balance = -9,304.47 = Ending Balance =	
2519			Reserves-Pool & Spa Net Change=0.00			0.00	0.00	13,177.93 = Beginning Balance = 13,177.93 = Ending Balance =	
2521			Reserves-Contingency Net Change=0.00			0.00	0.00	6,670.09 = Beginning Balance = 6,670.09 = Ending Balance =	
2522			Reserves-Balconies/Decks Net Change=0.00			0.00	0.00	7,400.00 = Beginning Balance = 7,400.00 = Ending Balance =	
2524			Reserve - Special Asse... Net Change=0.00			0.00	0.00	-346,249.77 = Beginning Balance = -346,249.77 = Ending Balance =	

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
2525			Unallocated Interest on ...						
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Interest Income 06/2024	J-80111	Interest I...	0.00	0.68	-306.20 = Beginning Balance =	-306.88 Interest Income 06/2024
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Interest Income 06/2024	J-80133	Interest I...	0.00	0.78	-307.66 = Beginning Balance =	-307.66 Interest Income 06/2024
			Net Change=-1.46			0.00	1.46		
2607			Reserves-Fire System						
			Net Change=0.00			0.00	0.00	-2,236.14 = Beginning Balance =	-2,236.14 = Ending Balance =
2614			Reserves-Mailboxes						
			Net Change=0.00			0.00	0.00	4,712.48 = Beginning Balance =	4,712.48 = Ending Balance =
2615			Reserves-Concrete						
			Net Change=0.00			0.00	0.00	-758.58 = Beginning Balance =	-758.58 = Ending Balance =
2616			Reserve-Clubhouse						
			Net Change=0.00			0.00	0.00	12,023.96 = Beginning Balance =	12,023.96 = Ending Balance =
2624			Reserve - Roofs/Decks						
			Net Change=0.00			0.00	0.00	-71,443.07 = Beginning Balance =	-71,443.07 = Ending Balance =
2640			Reserves - Sauna						
			Net Change=0.00			0.00	0.00	-1,130.73 = Beginning Balance =	-1,130.73 = Ending Balance =
2700			Reserve Fund						
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Bank Charges 06/2024	J-80110	Bank Char...	6.00	0.00	235,280.12 = Beginning Balance =	235,286.12 Bank Charges 06/2024
Northview Condos, Inc. - 1292	06/17/2024	06/2024	Griffin Pest Management...	K-332553	208	2,400.00	0.00	237,686.12	1292: Wood Destroying Organism Report
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Northview	R-784505	5399	0.00	4,576.92	233,109.20	June 2024 transfer to reserve 1292
Northview Condos, Inc. - 1292	06/30/2024	06/2024	To reverse entry from 0...	J-80112	To reverse ...	0.00	1,000.00	232,109.20	To reverse entry from 05/2022
			Net Change=-3,170.92			2,406.00	5,576.92		
2704			Owner Equity						
			Net Change=0.00			0.00	0.00	-13,103.36 = Beginning Balance =	-13,103.36 = Ending Balance =

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
2710			Current Fees Year Incre... Net Change=0.00			0.00	0.00	9,589.00 = Beginning Balance = 9,589.00 = Ending Balance =	
2850			Escrow Refund Net Change=0.00			0.00	0.00	-830.00 = Beginning Balance = -830.00 = Ending Balance =	
3108			Prepaid Dues					-543.70 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782797	:prepay	50.00	0.00	-493.70	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782798	:prepay	425.00	0.00	-68.70	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sarni	R-782799	:prepay	250.00	0.00	181.30	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sarni	R-782800	:prepay	225.00	0.00	406.30	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Judi Woods	R-782801	:prepay	475.00	0.00	881.30	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Grace E. Lee	R-782802	:prepay	438.94	0.00	1,320.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Claudia F. Harrison	R-782803	:prepay	10.00	0.00	1,330.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Sandra L. Kaufmann	R-782804	:prepay	25.00	0.00	1,355.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Lora D. Dickinson	R-782805	:prepay	438.00	0.00	1,793.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Fred J. Nalder, Trustee o...	R-782806	:prepay	475.00	0.00	2,268.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Stella Gariboldi	R-782837	:prepay	20.00	0.00	2,288.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	William S. Miller & Timot...	R-782839	:prepay	475.00	0.00	2,763.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Janice L. Piper	R-782866	:prepay	100.00	0.00	2,863.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Elizabeth Gonzalez	R-782886	:prepay	10.00	0.00	2,873.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Andre F. Ide	R-782895	:prepay	175.00	0.00	3,048.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Yoshiko A. Ramirez, Tru...	R-782896	:prepay	475.00	0.00	3,523.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Deeptichandra Chakka	R-782903	:prepay	10.00	0.00	3,533.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Maria Angela Santos	R-782936	:prepay	340.00	0.00	3,873.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jerome Furlow & Amber ...	R-782937	:prepay	475.00	0.00	4,348.24	:Prog Gen prepayment transfer

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Cathy Y. Butler	R-782948	:prepay	386.01	0.00	4,734.25	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Matseiso Matseitsele	R-782969	:prepay	448.99	0.00	5,183.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Noelia Mosqueda	R-782973	:prepay	450.00	0.00	5,633.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jublin Kothari, Nibharani...	R-782990	:prepay	10.00	0.00	5,643.24	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Jublin Kothari, Nibharani...	R-783116	130	0.00	10.00	5,633.24	1292-101
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	0.00	438.00	5,195.24	1292-301
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	0.00	475.00	4,720.24	1292-301
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Andre F. Ide	R-784151	420217541	0.00	175.00	4,545.24	PAYLEASE 1292-118
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Noelia Mosqueda	R-783477	2387	0.00	450.00	4,095.24	1292-204
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Stella Gariboldi	R-783473	6592	0.00	20.00	4,075.24	1292-112
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Maria Angela Santos	R-783763	ACH	0.00	340.00	3,735.24	1292-117
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Sandra L. Kaufmann	R-784031	477	0.00	25.00	3,710.24	1292-218
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Claudia F. Harrison	R-784032	8764	0.00	10.00	3,700.24	1292-214
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Jerome Furlow & Amber ...	R-784033	246	0.00	475.00	3,225.24	1292-203
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Janice L. Piper	R-784034	2501	0.00	100.00	3,125.24	1292-113
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Elizabeth Gonzalez	R-784117	759	0.00	10.00	3,115.24	1292-103
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Chris Sami	R-784119	796669	0.00	700.00	2,415.24	1292-110
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Nicholas E. Oifoh	R-784269	Pre-Payme...	475.00	0.00	2,890.24	Pre-Payment Applied 1292-314
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Deeptichandra Chakka	R-785054	424292371	0.00	30.00	2,860.24	PAYLEASE 1292-304
Northview Condos, Inc. - 1292	06/28/2024	06/2024	Nicholas E. Oifoh	R-784573	245519863	0.00	475.00	2,385.24	Debit Card On-Line Payment ; Web - Resident Services
			Net Change=2,928.94			6,661.94	3,733.00	2,385.24	= Ending Balance =
3110			Dues/Operating					-132,865.47	= Beginning Balance =
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782797	:prepay	0.00	50.00	-132,915.47	:Prog Gen prepayment transfer

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Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Amy Angel	R-782798	:prepay	0.00	425.00	-133,340.47	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782799	:prepay	0.00	250.00	-133,590.47	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Chris Sami	R-782800	:prepay	0.00	225.00	-133,815.47	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Judi Woods	R-782801	:prepay	0.00	475.00	-134,290.47	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Grace E. Lee	R-782802	:prepay	0.00	438.94	-134,729.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Claudia F. Harrison	R-782803	:prepay	0.00	10.00	-134,739.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Sandra L. Kaufmann	R-782804	:prepay	0.00	25.00	-134,764.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Lora D. Dickinson	R-782805	:prepay	0.00	438.00	-135,202.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Fred J. Nalder, Trustee o...	R-782806	:prepay	0.00	475.00	-135,677.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Stella Gariboldi	R-782837	:prepay	0.00	20.00	-135,697.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	William S. Miller & Timot...	R-782839	:prepay	0.00	475.00	-136,172.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Janice L. Piper	R-782866	:prepay	0.00	100.00	-136,272.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Elizabeth Gonzalez	R-782886	:prepay	0.00	10.00	-136,282.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Andre F. Ide	R-782895	:prepay	0.00	175.00	-136,457.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Yoshiko A. Ramirez, Tru...	R-782896	:prepay	0.00	475.00	-136,932.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Deeptichandra Chakka	R-782903	:prepay	0.00	10.00	-136,942.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Maria Angela Santos	R-782936	:prepay	0.00	340.00	-137,282.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jerome Furlow & Amber ...	R-782937	:prepay	0.00	475.00	-137,757.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Cathy Y. Butler	R-782948	:prepay	0.00	386.01	-138,143.42	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Matseiso Matseitsele	R-782969	:prepay	0.00	448.99	-138,592.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Noelia Mosqueda	R-782973	:prepay	0.00	450.00	-139,042.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Jublin Kothari, Nibharani...	R-782990	:prepay	0.00	10.00	-139,052.41	:Prog Gen prepayment transfer
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Michael J. Gore	R-783119	0000995949	0.00	475.00	-139,527.41	1292-205

General Ledger

Northview Condos, Inc. - 1292
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Roberto M. Sinson, Jr & ...	R-783120	000005554	0.00	475.00	-140,002.41	1292-309
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Karla Magana	R-783121	2171	0.00	475.00	-140,477.41	1292-308
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Megan Porter & Nicolas Diaz	R-783122	206	0.00	475.00	-140,952.41	1292-106
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	0.00	280.88	-141,233.29	1292-207
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	0.00	194.12	-141,427.41	1292-207
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Katy Rios & Albert C. La...	R-783113	701	0.00	375.00	-141,802.41	1292-215
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Katy Rios & Albert C. La...	R-783113	701	0.00	100.00	-141,902.41	1292-215
Northview Condos, Inc. - 1292	06/03/2024	06/2024	William Brandon Elton	R-783114	9615312900	0.00	245.00	-142,147.41	1292-313
Northview Condos, Inc. - 1292	06/03/2024	06/2024	William Brandon Elton	R-783114	9615312900	0.00	230.00	-142,377.41	1292-313
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Valerie J. Herring	R-783118	2844	0.00	475.00	-142,852.41	1292-302
Northview Condos, Inc. - 1292	06/04/2024	06/2024	The Glenn Mitsuo Fuku...	R-783115	13951	0.00	465.00	-143,317.41	1292-108
Northview Condos, Inc. - 1292	06/04/2024	06/2024	The Glenn Mitsuo Fuku...	R-783115	13951	0.00	10.00	-143,327.41	1292-108
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Jublin Kothari, Nibharani...	R-783116	130	0.00	465.00	-143,792.41	1292-101
Northview Condos, Inc. - 1292	06/04/2024	06/2024	Lora D. Dickinson	R-783117	1876	0.00	37.00	-143,829.41	1292-301
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Gholam Nami & Judy Nami	R-783382	6651	0.00	475.00	-144,304.41	1292-212
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Andre F. Ide	R-784151	420217541	0.00	300.00	-144,604.41	PAYLEASE 1292-118
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Vicki L. Desler & Michael...	R-784154	420670646	0.00	475.00	-145,079.41	PAYLEASE 1292-208
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Mildred A. Graves	R-783469	1238	0.00	475.00	-145,554.41	1292-310
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	475.00	-146,029.41	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783472	1313	0.00	475.00	-146,504.41	1292-307
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Brian Cossio	R-783475	848275500	0.00	100.00	-146,604.41	1292-217
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Brian Cossio	R-783475	848275500	0.00	375.00	-146,979.41	1292-217
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica M. Piurkowski & M...	R-783476	848278420	0.00	475.00	-147,454.41	1292-201

General Ledger

Northview Condos, Inc. - 1292

Month = Jun 2024

Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Noelia Mosqueda	R-783477	2387	0.00	25.00	-147,479.41	1292-204
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Stella Gariboldi	R-783473	6592	0.00	455.00	-147,934.41	1292-112
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Earl Hatton	R-783474	3425035591	0.00	475.00	-148,409.41	1292-213
Northview Condos, Inc. - 1292	06/10/2024	06/2024	John R. Mireles & Kimbe...	R-784155	422610568	0.00	475.00	-148,884.41	PAYLEASE 1292-219
Northview Condos, Inc. - 1292	06/10/2024	06/2024	Alexander Levy, Michael...	R-784156	422610576	0.00	475.00	-149,359.41	PAYLEASE 1292-303
Northview Condos, Inc. - 1292	06/11/2024	06/2024	William Brandon Elton	R-783628	90787	0.00	230.00	-149,589.41	ALS 1292-313
Northview Condos, Inc. - 1292	06/11/2024	06/2024	William Brandon Elton	R-783628	90787	0.00	70.00	-149,659.41	ALS 1292-313
Northview Condos, Inc. - 1292	06/11/2024	06/2024	Gary Lee & Theresa Kw...	R-784035	848763450	0.00	475.00	-150,134.41	1292-109
Northview Condos, Inc. - 1292	06/11/2024	06/2024	Linda J. Zila	R-784036	2825	0.00	475.00	-150,609.41	1292-210
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Cecilia Dong	R-783759	ACH	0.00	475.00	-151,084.41	1292-317
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	0.00	475.00	-151,559.41	1292-115
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Jamie L. Lozmack	R-783761	ACH	0.00	475.00	-152,034.41	1292-319
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Jason Mar-Tang	R-783762	ACH	0.00	475.00	-152,509.41	1292-318
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Maria Angela Santos	R-783763	ACH	0.00	135.00	-152,644.41	1292-117
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Mary Helen Uht & Albert...	R-783764	ACH	0.00	475.00	-153,119.41	1292-105
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Matthew Froehlich & Mic...	R-783765	ACH	0.00	475.00	-153,594.41	1292-104
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Randy Yoshioka & Britt...	R-783766	ACH	0.00	475.00	-154,069.41	1292-315
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Samuel Dugay Sagaysay	R-783767	ACH	0.00	475.00	-154,544.41	1292-202
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Sandra Torres Duran & ...	R-783768	ACH	0.00	475.00	-155,019.41	1292-114
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Winnie Lao	R-783769	ACH	0.00	475.00	-155,494.41	1292-306
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Sandra L. Kaufmann	R-784031	477	0.00	450.00	-155,944.41	1292-218
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Claudia F. Harrison	R-784032	8764	0.00	465.00	-156,409.41	1292-214
Northview Condos, Inc. - 1292	06/13/2024	06/2024	Janice L. Piper	R-784034	2501	0.00	375.00	-156,784.41	1292-113

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/14/2024	06/2024	Christina Keehan	R-784118	0000005037	0.00	475.00	-157,259.41	1292-102
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Elizabeth Gonzalez	R-784117	759	0.00	465.00	-157,724.41	1292-103
Northview Condos, Inc. - 1292	06/15/2024	06/2024	Nicholas E. Oifoh	R-784269	Pre-Payme...	0.00	475.00	-158,199.41	Pre-Payment Applied 1292-314
Northview Condos, Inc. - 1292	06/18/2024	06/2024	William Brandon Elton	R-784366	90859	0.00	300.00	-158,499.41	ALS 1292-313
Northview Condos, Inc. - 1292	06/27/2024	06/2024	Deeptichandra Chakka	R-785054	424292371	0.00	455.00	-158,954.41	PAYLEASE 1292-304
			Net Change=-26,088.94			0.00	26,088.94	-158,954.41 = Ending Balance =	
3122			Club House Feesal					0.00 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/19/2024	06/2024	Earl Hatton	R-784370	6136	0.00	50.00	-50.00	1292-213
			Net Change=-50.00			0.00	50.00	-50.00 = Ending Balance =	
3135			Transfer from Reserve					0.00 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Northview	R-784365	203	0.00	24,143.88	-24,143.88	Reserve check into operating to reimb. operating account. 1292
			Net Change=-24,143.88			0.00	24,143.88	-24,143.88 = Ending Balance =	
3145			Collection Charges					-200.00 = Beginning Balance =	
			Net Change=0.00			0.00	0.00	-200.00 = Ending Balance =	
3200			Key/Remote Fee					-100.00 = Beginning Balance =	
			Net Change=0.00			0.00	0.00	-100.00 = Ending Balance =	
3305			Interest Income					-149.66 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	0.10	-149.76	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.10	0.00	-149.66	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		73.72	0.00	-75.94	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	24.73	-100.67	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	19.69	-120.36	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	14.70	-135.06	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	9.75	-144.81	

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	4.85	-149.66	
			Net Change=0.00			73.82	73.82	-149.66 = Ending Balance =	
3410			Late Fee					-260.00 = Beginning Balance =	
Northview Condos, Inc. - 1292	06/01/2024	06/2024	Margarita A. Armenta	R-783123	101	0.00	10.00	-270.00	1292-207
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Valerie J. Herring	R-783118	2844	0.00	10.00	-280.00	1292-302
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	90.00	0.00	-190.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-200.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-210.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-220.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-230.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-240.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-250.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-260.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-270.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Erica Ann Sack & Alex ...	R-783470	397	0.00	10.00	-280.00	1292-316
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		70.00	0.00	-210.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-220.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-230.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-240.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-250.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-260.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-270.00	
Northview Condos, Inc. - 1292	06/08/2024	06/2024	Lucy Harumi Hayabe	R-783471		0.00	10.00	-280.00	

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance Remarks
			Net Change=-20.00			160.00	180.00	-280.00 = Ending Balance =
3415			Reimbursement Expense					-2,383.56 = Beginning Balance =
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	0.00	180.00	-2,563.56 1292-115
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Daniel R. Ulloa & Ricard...	R-783760	ACH	0.00	180.00	-2,743.56 1292-115
			Net Change=-360.00			0.00	360.00	-2,743.56 = Ending Balance =
4120			Telephone/Intercom					8,383.89 = Beginning Balance =
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Charter Communications	K-332195	5383	144.99	0.00	8,528.88 1292: 8413131220041476 05/22-06/21
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Charter Communications	K-332289	5385	259.53	0.00	8,788.41 1292: 8413131220012568 05/16-06/15
			Net Change=404.52			404.52	0.00	8,788.41 = Ending Balance =
4129			Bank Charges					35.30 = Beginning Balance =
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Bank Charges 06/2024	J-80109	Bank Char...	6.00	0.00	41.30 Bank Charges 06/2024
			Net Change=6.00			6.00	0.00	41.30 = Ending Balance =
4130			Postage & Printing					150.35 = Beginning Balance =
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Paragon Equities-4550	K-332685	5396	21.49	0.00	171.84 1292: May 2024 Copies and Postages
			Net Change=21.49			21.49	0.00	171.84 = Ending Balance =
4133			Copies & Faxes					249.45 = Beginning Balance =
Northview Condos, Inc. - 1292	06/20/2024	06/2024	Paragon Equities-4550	K-332685	5396	26.85	0.00	276.30 1292: May 2024 Copies and Postages
			Net Change=26.85			26.85	0.00	276.30 = Ending Balance =
4135			Pre-Lien/Other Legal b...					598.60 = Beginning Balance =
			Net Change=0.00			0.00	0.00	598.60 = Ending Balance =
4444			Building Repairs					0.00 = Beginning Balance =
Northview Condos, Inc. - 1292	06/12/2024	06/2024	Greystone Contractors Inc.	K-332454	5392	1,925.00	0.00	1,925.00 1292: Wrought Iron Railing Repair
			Net Change=1,925.00			1,925.00	0.00	1,925.00 = Ending Balance =
4450			Repairs/Plumbing					920.00 = Beginning Balance =

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance	Remarks
Northview Condos, Inc. - 1292	06/17/2024	06/2024	F.A.T. LB King Plumbing	K-332551	5394	135.00	0.00	1,055.00	1292: Repairs to Leak
Northview Condos, Inc. - 1292	06/24/2024	06/2024	F.A.T. LB King Plumbing	K-332742	5398	85.00	0.00	1,140.00	1292: Water Leak in Parking Space Inspection
Northview Condos, Inc. - 1292	06/28/2024	06/2024	F.A.T. LB King Plumbing	K-332907	5403	350.00	0.00	1,490.00	1292: Replaced Section of Cast Iron Drain
			Net Change=570.00			570.00	0.00	1,490.00	= Ending Balance =
4455			Repairs/Electrical			0.00	0.00	580.00	= Beginning Balance =
			Net Change=0.00			0.00	0.00	580.00	= Ending Balance =
4457			Repairs/Gate,Fence			0.00	0.00	670.00	= Beginning Balance =
			Net Change=0.00			0.00	0.00	670.00	= Ending Balance =
4460			Repairs/Roof			0.00	0.00	475.00	= Beginning Balance =
			Net Change=0.00			0.00	0.00	475.00	= Ending Balance =
4475			Fire Safety Equipment			0.00	0.00	480.00	= Beginning Balance =
			Net Change=0.00			0.00	0.00	480.00	= Ending Balance =
4490			Elevator Maintenance					1,800.00	= Beginning Balance =
Northview Condos, Inc. - 1292	06/17/2024	06/2024	American Elevator Servic...	K-332550	5393	250.00	0.00	2,050.00	1292: Performed Monthly Maintenance
Northview Condos, Inc. - 1292	06/26/2024	06/2024	American Elevator Servic...	K-332817	5400	250.00	0.00	2,300.00	1292: Jun 2024 Elevator Svc
Northview Condos, Inc. - 1292	06/28/2024	06/2024	American Elevator Servic...	K-332906	5402	250.00	0.00	2,550.00	1292: Apr 2024 Elevator Svc
			Net Change=750.00			750.00	0.00	2,550.00	= Ending Balance =
4491			Lighting Maintenance					1,088.35	= Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Bill Miller	K-332288	5384	396.80	0.00	1,485.15	1292: Reimbursement for Pool Umbrellas and Stands
			Net Change=396.80			396.80	0.00	1,485.15	= Ending Balance =
4512			Landscaping - Additions			0.00	0.00	1,634.00	= Beginning Balance =
			Net Change=0.00			0.00	0.00	1,634.00	= Ending Balance =
4520			Maintenance & Supplies					147.99	= Beginning Balance =
Northview Condos, Inc. - 1292	06/17/2024	06/2024	Paragon Equities-4550	K-332552	5395	202.69	0.00	350.68	1292: Removed all Large Items from Building and Unclogged Trash Chute
			Net Change=202.69			202.69	0.00	350.68	= Ending Balance =

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
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Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance Remarks
4525			Pest Control					2,010.00 = Beginning Balance =
			Net Change=0.00			0.00	0.00	2,010.00 = Ending Balance =
4530			Gardening					4,460.00 = Beginning Balance =
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Land Graphics	K-332165	5381	892.00	0.00	5,352.00 1292: Jun 2024 Landscape Svc
			Net Change=892.00			892.00	0.00	5,352.00 = Ending Balance =
4535			Pool/Spa Maintenance					2,750.00 = Beginning Balance =
Northview Condos, Inc. - 1292	06/05/2024	06/2024	Great American Pool Se...	K-332166	5382	550.00	0.00	3,300.00 1292: Jun 2024 Pool Svc
			Net Change=550.00			550.00	0.00	3,300.00 = Ending Balance =
4540			Insurance					11,082.50 = Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Farmers Insurance Exc...	K-332293	5389	3,603.49	0.00	14,685.99 1292: F0026264740010001 May 2024
			Net Change=3,603.49			3,603.49	0.00	14,685.99 = Ending Balance =
4550			Management					8,560.00 = Beginning Balance =
Northview Condos, Inc. - 1292	06/03/2024	06/2024	Paragon Equities-4550	K-332098	5380	1,712.00	0.00	10,272.00 June Management Fees
			Net Change=1,712.00			1,712.00	0.00	10,272.00 = Ending Balance =
4556			Locksmith Service					150.00 = Beginning Balance =
Northview Condos, Inc. - 1292	06/24/2024	06/2024	A-Pro Security Service Inc.	K-332741	5397	155.00	0.00	305.00 1292: Repair to Garage Pedestrian Gate Latch Repair
			Net Change=155.00			155.00	0.00	305.00 = Ending Balance =
4560			Custodial Service					6,740.00 = Beginning Balance =
			Net Change=0.00			0.00	0.00	6,740.00 = Ending Balance =
4580			Electricity					7,353.77 = Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	SOUTHERN CALIFORNIA...	K-332295	5391	1,317.41	0.00	8,671.18 1292: 700274245720 04/30-05/29
			Net Change=1,317.41			1,317.41	0.00	8,671.18 = Ending Balance =
4590			Gas					1,333.40 = Beginning Balance =
Northview Condos, Inc. - 1292	06/26/2024	06/2024	City of Long Beach (Utility)	K-332818	5401	172.47	0.00	1,505.87 1292: 0699110000 05/16-06/17
			Net Change=172.47			172.47	0.00	1,505.87 = Ending Balance =

General Ledger

Northview Condos, Inc. - 1292
 Month = Jun 2024
 Book = Cash

Property Name	Date	Period	Person/Description	CTRL Number	Reference	Debit	Credit	Balance Remarks
4610			Water & Sewer					12,411.52 = Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	City of Signal Hill (Water...	K-332291	5387	240.77	0.00	12,652.29 1292: 109-0211201 04/11-05/22
Northview Condos, Inc. - 1292	06/07/2024	06/2024	City of Signal Hill (Water...	K-332292	5388	2,262.17	0.00	14,914.46 1292: 109-02111-01 04/15-05/09
			Net Change=2,502.94			2,502.94	0.00	14,914.46 = Ending Balance =
4620			Trash					7,514.40 = Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Signal Hill Disposal	K-332294	5390	1,502.88	0.00	9,017.28 1292: May 2024 Waste Svc 38-V3601696
			Net Change=1,502.88			1,502.88	0.00	9,017.28 = Ending Balance =
4625			Cable/Internet/Satellite ...					9,906.28 = Beginning Balance =
Northview Condos, Inc. - 1292	06/07/2024	06/2024	Charter Communications	K-332290	5386	3,290.33	0.00	13,196.61 1292: 8413131220077041 05/16-06/15
			Net Change=3,290.33			3,290.33	0.00	13,196.61 = Ending Balance =
4629			Tax Preparation/Audit					225.00 = Beginning Balance =
			Net Change=0.00			0.00	0.00	225.00 = Ending Balance =
4630			Legal					-713.00 = Beginning Balance =
			Net Change=0.00			0.00	0.00	-713.00 = Ending Balance =
4641			License,Fees,Permits					274.00 = Beginning Balance =
			Net Change=0.00			0.00	0.00	274.00 = Ending Balance =
4730			Transfer to Reserve Acct					4,576.92 = Beginning Balance =
Northview Condos, Inc. - 1292	06/24/2024	06/2024	Northview Condos, Inc.	K-332743	5399	4,576.92	0.00	9,153.84 1292 Transfer to Reserve
			Net Change=4,576.92			4,576.92	0.00	9,153.84 = Ending Balance =
						94,088.57	94,088.57	