

Cash Flow with ytd

The Weiner Companies, Ltd.

Properties: 201 Green - 201 W. Green St. Urbana, IL 61801

Owned By: Urbana Free Library

Date Range: 01/01/2021 to 12/31/2021

Include Zero Balance GL Accounts: No

Account Name	Selected Period	Fiscal Year To Date
Operating Income & Expense		
Income		
Rent	19,120.00	19,120.00
Total Operating Income	19,120.00	19,120.00
Expense		
Repair	2,321.81	2,321.81
Grounds Maintenance	1,236.40	1,236.40
Cleaning & Maintenance	8,007.20	8,007.20
Management Fees	1,529.60	1,529.60
Property Tax	8,186.86	8,186.86
Electricity & Gas	1,708.61	1,708.61
Water & Sewer	1,366.59	1,366.59
Total Operating Expense	24,357.07	24,357.07
NOI - Net Operating Income	-5,237.07	-5,237.07
Total Income	19,120.00	19,120.00
Total Expense	24,357.07	24,357.07
Net Income	-5,237.07	-5,237.07
Other Items		
Tenant Deposits	-500.00	-500.00
Interest on Tenant Deposits	-0.05	-0.05
Net Other Items	-500.05	-500.05
Cash Flow	-5,737.12	-5,737.12
Beginning Cash	24,627.09	24,627.09
Beginning Cash + Cash Flow	18,889.97	18,889.97
Actual Ending Cash	19,389.97	19,389.97

Cash flow detail wcl

Properties: 201 Green - 201 W. Green St. Urbana, IL 61801

Owned By: Urbana Free Library

Date Range: 01/01/2021 to 12/31/2021

Exclude Suppressed Fees: No

Account Name	Amount	Description
Operating Income & Expense		
Income		
Rent		
	560.00	January 2021
	750.00	January 2021
	360.00	January 2021
	750.00	February 2021
	560.00	February 2021
	360.00	February 2021
	560.00	March 2021
	750.00	March 2021
	360.00	March 2021
	200.00	October 2020
	560.00	April 2021
	750.00	April 2021
	360.00	April 2021
	560.00	May 2021
	750.00	May 2021
	360.00	May 2021
	750.00	June 2021
	560.00	June 2021
	360.00	June 2021
	560.00	July 2021
	360.00	July 2021
	750.00	July 2021
	560.00	August 2021
	750.00	August 2021
	360.00	August 2021
	560.00	September 2021
	750.00	September 2021
	360.00	September 2021

Cash flow detail wcl

Account Name	Amount	Description
	750.00	October 2021
	360.00	October 2021
	750.00	November 2021
	360.00	November 2021
	0.05	Paid Charge at Move Out: October 2021
	500.00	Paid Charge at Move Out: October 2021
	59.95	October 2021
	360.00	December 2021
	750.00	December 2021
Total Rent	19,120.00	
Total Operating Income	19,120.00	
Expense		
Repair		
	150.00	Leak in sw corner of the building above bathroom
	350.00	demo and inspection to find main leak above drop ceiling
	22.00	empty trash cans of water
	44.27	replace toilet handle
	263.97	dual run capacitor bad at condenser, system is old. recommend replacement due to age
	450.00	Roof leak repair work
	2.00	Key Copy
	23.00	Wall panel repair
	2.00	1 key @ \$2
	24.00	fix plate on lock, bent
	586.54	cleared condensate line. need to rebuild rain , replace furnace control board
	46.70	replace 1 bulb in ceiling. Replace light cover
	156.33	replace ceiling tiles from roof leak
	201.00	replaced 2 ballasts and 4 fluorescent lamps
Total Repair	2,321.81	
Grounds Maintenance		
	11.00	Assess down limb
	265.40	after hours removal of snow, icke and slush, plus 6 bags of moisture absorbent
	15.00	mowing
	15.00	mowing

Cash flow detail wcl

Account Name	Amount	Description
	15.00	mowing
	15.00	Mowing
	15.00	mowing
	15.00	mowing
	15.00	Mowing
	15.00	mowing
	15.00	mowing
	15.00	mowing
	15.00	mowing
	15.00	mowing
	660.00	snow removal
	120.00	gutter cleaning
Total Grounds Maintenance	1,236.40	
Cleaning & Maintenance		
	3,040.00	emergency water extraction/drying
	50.70	help clean up, cover everything plastic, bring tarps, trash can, take out ceiling
	50.00	treat for wasps
	2,500.00	drying equipment 2/19/21-9/15/21
	2,366.50	asbestos inspection
Total Cleaning & Maintenance	8,007.20	
Management Fees		
	44.80	Management Fees for 01/2021
	88.80	Management Fees for 01/2021
	104.80	Management Fees for 02/2021
	28.80	Management Fees for 02/2021
	44.80	Management Fees for 03/2021
	88.80	Management Fees for 03/2021
	16.00	Management Fees for 03/2021
	104.80	Management Fees for 04/2021
	28.80	Management Fees for 04/2021
	44.80	Management Fees for 05/2021
	88.80	Management Fees for 05/2021
	104.80	Management Fees for 06/2021
	28.80	Management Fees for 06/2021

Cash flow detail wcl

Account Name	Amount	Description
	133.60	Management Fees for 07/2021
	44.80	Management Fees for 08/2021
	88.80	Management Fees for 08/2021
	104.80	Management Fees for 09/2021
	28.80	Management Fees for 09/2021
	60.00	Management Fees for 10/2021
	28.80	Management Fees for 10/2021
	88.80	Management Fees for 11/2021
	40.00	Management Fees for 11/2021
	93.60	Management Fees for 12/2021
Total Management Fees	1,529.60	
Property Tax		
	4,093.43	Pin #92-21-17-211-004
	4,093.43	Pin #92-21-17-211-004
Total Property Tax	8,186.86	
Electricity & Gas		
	12.40	11/24-12/28
	85.61	
	35.93	
	11.67	
	138.22	12/21-1/22
	32.73	12/21-1/24
	11.40	1/27-2/25
	135.44	1/22-2/22
	31.28	1/24-2/22
	11.29	
	74.80	
	27.93	2/22-3/23
	68.14	3/23-4/21
	27.15	3/23-4/21
	10.78	Due 5/11
	27.49	4/21-5/20
	67.22	4/21-5/20
	10.34	4/26-5/25

Cash flow detail wcl

Account Name	Amount	Description
	10.34	5/25-6/24
	68.36	5/20-6/21
	58.08	5/20-6/21
	10.46	
	67.68	6/21-7/21
	31.80	6/21-7/21
	33.90	
	10.46	
	69.16	
	69.60	
	10.78	
	33.63	
	28.01	
	69.89	
	11.08	
	11.47	
	28.17	
	70.27	
	70.08	
	28.60	
	96.97	
Total Electricity & Gas	1,708.61	
Water & Sewer		
	34.01	11/24-12/28
	34.01	
	12.20	
	66.04	
	81.19	1/27-2/23
	92.99	2/24-3/23
	12.20	sewer
	134.96	sewer
	39.69	Due 5/24
	35.18	4/27-5/25
	12.20	Due 7.16

Cash flow detail wcl

Account Name	Amount	Description
	69.02	Due 7.16
	147.40	5/26-6/23
	32.17	6/24-7/26
	12.20	sewer bill
	135.39	sewer bill
	89.86	
	56.45	
	12.20	sewer bill
	114.12	sewer bill
	35.26	
	12.20	sewer bill
	63.92	sewer bill
	31.73	
Total Water & Sewer	1,366.59	
Trash Disposal		
	40.00	
	-40.00	reimbursement from 201 Lincoln for trash bill erroneously paid Apr 2021
Total Trash Disposal	0.00	
Advertising & Promotion		
	140.00	Annual Advertising Charge
	-140.00	refund of annual advertising charge -- in error
Total Advertising & Promotion	0.00	
Total Operating Expense	24,357.07	
NOI - Net Operating Income	-5,237.07	
Total Income	19,120.00	
Total Expense	24,357.07	
Net Income	-5,237.07	

Cash flow detail wcl

Account Name	Amount	Description
Other Items		
Tenant Deposits		
	-500.00	Transfer of Tenant Deposits at Move Out
Total Tenant Deposits	-500.00	
Interest on Tenant Deposits		
	-0.05	Credit Applied to Charges at Move Out: interest paid on held security deposit
Total Interest on Tenant Deposits	-0.05	
Net Other Items	-500.05	
Cash Flow	-5,737.12	

Income Register

Properties: 201 Green - 201 W. Green St. Urbana, IL 61801

Receipt Date Range: 01/01/2021 to 12/31/2021

Payers: All

Type	Reference	Property	Unit	Payer	Received Date / Invoice Date	Cash Account / Income Account	Receipt Amount	Charge Amount	Description
ACH	7BDC-ED10	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	01/01/2021	11100000 - Operating Cash 1	560.00		
					01/01/2021	45000000 - Rent		560.00	
	1714	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	01/04/2021	11100000 - Operating Cash 1	750.00		
					01/01/2021	45000000 - Rent		750.00	
	5214	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	01/05/2021	11100000 - Operating Cash 1	360.00		
					01/01/2021	45000000 - Rent		360.00	
ACH	A7A4-FF10	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	02/01/2021	11100000 - Operating Cash 1	560.00		
					02/01/2021	45000000 - Rent		560.00	
	1719	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	02/01/2021	11100000 - Operating Cash 1	750.00		
					02/01/2021	45000000 - Rent		750.00	
	5232	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	02/08/2021	11100000 - Operating Cash 1	360.00		
					02/01/2021	45000000 - Rent		360.00	
	via ACH	201 Green - 201 W. Green St. Urbana, IL 61801		The Weiner Companies	02/26/2021	11100000 - Operating Cash 1	140.00		refund of annual advertising charge -- in error
					02/26/2021	75000000 - Advertising & Promotion		140.00	
ACH	47DE-9BB0	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	03/01/2021	11100000 - Operating Cash 1	560.00		
					03/01/2021	45000000 - Rent		560.00	
	1723	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	03/02/2021	11100000 - Operating Cash 1	750.00		
					03/01/2021	45000000 - Rent		750.00	

Income Register

Type	Reference	Property	Unit	Payer	Received Date / Invoice Date	Cash Account / Income Account	Receipt Amount	Charge Amount	Description
	5247	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	03/05/2021	11100000 - Operating Cash 1	360.00		
					03/01/2021	45000000 - Rent		360.00	
	9789	201 Green - 201 W. Green St. Urbana, IL 61801	A	Jason Campbell	03/18/2021	11100000 - Operating Cash 1	200.00		
					10/01/2020	45000000 - Rent		200.00	
ACH	333C-46B0	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	04/01/2021	11100000 - Operating Cash 1	560.00		
					04/01/2021	45000000 - Rent		560.00	
	1727	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	04/02/2021	11100000 - Operating Cash 1	750.00		
					04/01/2021	45000000 - Rent		750.00	
	5265	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	04/07/2021	11100000 - Operating Cash 1	360.00		
					04/01/2021	45000000 - Rent		360.00	
ACH	F963-EEB0	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	05/01/2021	11100000 - Operating Cash 1	560.00		
					05/01/2021	45000000 - Rent		560.00	
	FMIBT 1731	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	05/03/2021	11100000 - Operating Cash 1	750.00		
					05/01/2021	45000000 - Rent		750.00	
	5291	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	05/05/2021	11100000 - Operating Cash 1	360.00		
					05/01/2021	45000000 - Rent		360.00	
ACH	F081-C940	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	06/01/2021	11100000 - Operating Cash 1	560.00		
					06/01/2021	45000000 - Rent		560.00	
	1735	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	06/01/2021	11100000 - Operating Cash 1	750.00		
					06/01/2021	45000000 - Rent		750.00	
	check	201 Green - 201	C	Mark Ingersoll	06/04/2021	11100000 -	360.00		

Income Register

Type	Reference	Property	Unit	Payer	Received Date / Invoice Date	Cash Account / Income Account	Receipt Amount	Charge Amount	Description
		W. Green St. Urbana, IL 61801				Operating Cash 1			
					06/01/2021	45000000 - Rent		360.00	
	28664	201 Green - 201 W. Green St. Urbana, IL 61801		The Weiner Companies	06/22/2021	11100000 - Operating Cash 1	40.00		reimbursement from 201 Lincoln for trash bill erroneously paid Apr 2021
					06/22/2021	64500000 - Trash Disposal		40.00	
ACH	2874-4360	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	07/01/2021	11100000 - Operating Cash 1	560.00		
					07/01/2021	45000000 - Rent		560.00	
	5329	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	07/02/2021	11100000 - Operating Cash 1	360.00		
					07/01/2021	45000000 - Rent		360.00	
	1739	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	07/02/2021	11100000 - Operating Cash 1	750.00		
					07/01/2021	45000000 - Rent		750.00	
ACH	3572-9A60	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	08/01/2021	11100000 - Operating Cash 1	560.00		
					08/01/2021	45000000 - Rent		560.00	
	1743	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	08/02/2021	11100000 - Operating Cash 1	750.00		
					08/01/2021	45000000 - Rent		750.00	
	PNC 5348	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	08/05/2021	11100000 - Operating Cash 1	360.00		
					08/01/2021	45000000 - Rent		360.00	
ACH	BF48-29B0	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	09/01/2021	11100000 - Operating Cash 1	560.00		
					09/01/2021	45000000 - Rent		560.00	
	FMIBT - 1747	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	09/03/2021	11100000 - Operating Cash 1	750.00		

Income Register

Type	Reference	Property	Unit	Payer	Received Date / Invoice Date	Cash Account / Income Account	Receipt Amount	Charge Amount	Description
					09/01/2021	45000000 - Rent		750.00	
	5364	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	09/07/2021	11100000 - Operating Cash 1	360.00		
					09/01/2021	45000000 - Rent		360.00	
	1752	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	10/01/2021	11100000 - Operating Cash 1	750.00		
					10/01/2021	45000000 - Rent		750.00	
	5386	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	10/05/2021	11100000 - Operating Cash 1	360.00		
					10/01/2021	45000000 - Rent		360.00	
		201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	11/02/2021	11100000 - Operating Cash 1	750.00		1755
					11/01/2021	45000000 - Rent		750.00	
	PNC - 360.00	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	11/05/2021	11100000 - Operating Cash 1	360.00		
					11/01/2021	45000000 - Rent		360.00	
		201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	11/24/2021	11100000 - Operating Cash 1	0.00		George Klatt, 201 Green - B: Settlement of Charges at Move Out
					09/15/2021	22600000 - Interest on Tenant Deposits		-0.05	
					10/01/2021	45000000 - Rent		0.05	
		201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	11/24/2021	11100000 - Operating Cash 1	0.00		George Klatt, 201 Green - B: Settlement of Charges at Move Out
					10/01/2021	45000000 - Rent		500.00	
					11/24/2021	22500000 - Tenant Deposits		-500.00	
	FMIBT - 1759	201 Green - 201 W. Green St. Urbana, IL 61801	301RACE	Elizabeth McDonald	12/03/2021	11100000 - Operating Cash 1	750.00		
					12/01/2021	45000000 - Rent		750.00	

Income Register

Type	Reference	Property	Unit	Payer	Received Date / Invoice Date	Cash Account / Income Account	Receipt Amount	Charge Amount	Description
	Chase - 1421	201 Green - 201 W. Green St. Urbana, IL 61801	B	George Klatt	12/03/2021	11100000 - Operating Cash 1	59.95		
					10/01/2021	45000000 - Rent		59.95	
	PNC -5427	201 Green - 201 W. Green St. Urbana, IL 61801	C	Mark Ingersoll	12/03/2021	11100000 - Operating Cash 1	360.00		
					12/01/2021	45000000 - Rent		360.00	
Total							18,799.95	18,799.95	