

**CASH FLOW**  
**114 NEW AVENUE**  
**JULY 2005**

	Month to Date	%	Year to Date	%
<b>INCOME</b>				
Rent	10,525.00	99.57	72,495.50	99.57
Security Deposit	0.00	0.00	265.00	0.36
Late fee	45.00	0.43	45.00	0.06
<b>TOTAL INCOME</b>	<b>10,570.00</b>	<b>100.00</b>	<b>72,805.50</b>	<b>100.00</b>
<b>EXPENSE</b>				
Equipment rental	88.00	0.83	616.00	0.85
Bank Service Charges	0.00	0.00	26.00	0.04
Drapery	0.00	0.00	58.00	0.08
Maintenance	185.54	1.76	339.74	0.47
Fire repair	0.00	0.00	100.00	0.14
Gardening	60.00	0.57	420.00	0.58
Insurance	0.00	0.00	2,231.00	3.06
Management	634.20	6.00	4,368.33	6.00
Cleaning	0.00	0.00	-125.00	-0.17
Electricity	30.43	0.29	226.41	0.31
Gas	41.51	0.39	332.67	0.46
Water & Sewer	0.00	0.00	1,908.70	2.62
Trash	0.00	0.00	985.68	1.35
<b>TOTAL OPERATING EXPENSES</b>	<b>1,039.68</b>	<b>9.84</b>	<b>11,487.53</b>	<b>15.78</b>
<b>NET OPERATING INCOME</b>	<b>9,530.32</b>	<b>90.16</b>	<b>61,317.97</b>	<b>84.22</b>
<b>MORTGAGE PAYMENTS</b>				
1st Mortgage	1,489.58	14.09	10,427.06	14.32
<b>TOTAL MORTGAGE PAYMENTS</b>	<b>1,489.58</b>	<b>14.09</b>	<b>10,427.06</b>	<b>14.32</b>
<b>NET INCOME</b>	<b>8,040.74</b>	<b>76.07</b>	<b>50,890.91</b>	<b>69.90</b>
<b>CASH FLOW</b>	<b>8,040.74</b>		<b>50,890.91</b>	
Beginning Cash	2,000.00			
Ending Balance	2,000.00			

**Income Register**  
**NEWAVE2 - 114 N. NEW AVE.**

Ctrl# Batch#	Check Num Chg Num	Date Rcv Chg Date	Post Mnth	A/R Acct	Cash Acct Inc Acct	Payer Ppty	Payer's Name Account Name	Amount	Notes
11555	1099 11394	07/01/05 07/01/05	07/05		1110 3110	114B NEWAVE2	XXXX, PEI PEI Rent	750.00 750.00	16-7038
11556	1522 11401	07/01/05 07/01/05	07/05		1110 3110	114J NEWAVE2	XX, VANKIEN Rent	735.00 735.00	90-8625
11557	2178 11397	07/01/05 07/01/05	07/05		1110 3110	114E NEWAVE2	XXXXX, HILDA & XXX, JOSELITO Rent	785.00 785.00	785.0090-7162
11721	2537 11406	07/05/05 07/01/05	07/05		1110 3110	114P NEWAVE2	XXXX, HA Rent	750.00 750.00	16-66
11722	229 11400	07/05/05 07/01/05	07/05		1110 3110	114H NEWAVE2	XXXX, SAM GIAN Rent	750.00 750.00	16-66
11723	1143 11398	07/05/05 07/01/05	07/05		1110 3110	114F NEWAVE2	XXXX, HUNG Rent	775.00 775.00	16-66
11724	127 9526 10253 11395	07/05/05 06/01/05 06/04/05 07/01/05	07/05		1110 3110 3410 3110	114C NEWAVE2 NEWAVE2 NEWAVE2	XXXX, KHUONG Rent Late fee Rent	750.00 50.00 45.00 655.00	55-136
11725	567 11396	07/05/05 07/01/05	07/05		1110 3110	114D NEWAVE2	XXX, EVA Rent	750.00 750.00	90-7162
12223	2665 11393	07/06/05 07/01/05	07/05		1110 3110	114ATR NEWAVE2	XXXX, SIEM NGO Rent	750.00 750.00	90-7162
12225	120 11399	07/06/05 07/01/05	07/05		1110 3110	114G NEWAVE2	XXX, XIN YING Rent	775.00 775.00	90-7162
12226	290 11402	07/06/05 07/01/05	07/05		1110 3110	114K NEWAVE2	XX, BINH Rent	750.00 750.00	16-66
12228	520 11403	07/06/05 07/01/05	07/05		1110 3110	114LVI NEWAVE2	XXXXX, VINH Rent	750.00 750.00	16-7198
12229	906 11404	07/06/05 07/01/05	07/05		1110 3110	114M NEWAVE2	XXXX, PHUONG N. Rent	750.00 750.00	16-66
12230	477 11405	07/06/05 07/01/05	07/05		1110 3110	114N NEWAVE2	XXX, CHIEU VAN Rent	750.00 750.00	16-7038

TOTAL 10,570.00

Number	Totals By Account Name	Total
1110	Cash in Bank-1	10,570.00
3110	Rent	10,525.00
3410	Late fee	45.00

**Expense Register**  
**NEWAVE2 - 114 N. NEW AVE.**

Ctrl# Batch#	Inv Num Check Num	Inv Date Chk Date	Post Mnth	Due Date A/P Acct	Cash Acct Exp Acct	Payee Ppty	Payee's Name Account Name	Amount	Notes
6046 6/15		06/17/05	07/05		1110	TGC	THE GAS COMPANY	41.51	ACCT# XXX 5/16-
	1234	07/05/05	07/05		4590	NEWAVE2	Gas	41.51	
6157		07/08/05	07/05		1110	XXXX	XXXXXXX	1,489.58	1ST MORTGAGE
	1235	07/08/05	07/05		5710	NEWAVE2	1st Mortgage	1,489.58	
6330 6/29		07/01/05	07/05		1110	SCE	SOUTHERN CALIFORNIA EDISON	30.43	ACCT# XXX 5/31-
	1236	07/13/05	07/05		4580	NEWAVE2	Electricity	30.43	
6570 JUNE'05		07/18/05	07/05		1110	ISM	INVERSERVE MAINTENANCE	185.54	MAINT. FEE
	1237	07/18/05	07/05		4520	NEWAVE2	Maintenance	185.54	
6757		07/05/05	07/05		1110	LFER	XXXX FERNANDEZ	60.00	JUNE'05 SVC
	1238	07/21/05	07/05		4530	NEWAVE2	Gardening	60.00	
6863	514558	07/01/05	07/05		1110	COINMACH	COINMACH	88.00	ACCT# XXXX RENT-JULY'05
	1239	07/26/05	07/05		4012	NEWAVE2	Equipment rental	88.00	
7019		07/28/05	07/05		1110	ISI	INVERSERVE CORPORATION	634.20	MGMT FEE JULY'05
	1240	07/28/05	07/05		4550	NEWAVE2	Management	634.20	
7104		07/28/05	07/05		1110	XXXX	XXXXXXXXXX	4,020.37	OWNER WITHDRAW JULY'05
	1241	07/28/05	07/05		2620	NEWAVE2	Owner Draw	4,020.37	
7106		07/28/05	07/05		1110	XXXX	XXXXXXXXXX	4,020.37	OWNER WITHDRAW JULY'05
	1242	07/28/05	07/05		2620	NEWAVE2	Owner Draw	4,020.37	

TOTAL 10,570.00  
TOTAL UNPAID 0.00

Number	Totals By Account Name	Total
1110	Cash in Bank-1	10,570.00
2620	Owner Draw	8,040.74
4012	Equipment rental	88.00
4520	Maintenance	185.54
4530	Gardening	60.00
4550	Management	634.20
4580	Electricity	30.43
4590	Gas	41.51
5710	1st Mortgage	1,489.58

**Your Account Number**

**177 417 1300 6**

SUEY WOO  
114 N NEW AVE  
LAUNDRY  
MONTEREY PARK CA 91755-2041

**More phone numbers  
and info on back of bill**

24-Hour Service and Info:  
(800) 427-2200 (English)  
(800) 342-4545 (Español)



P.O. Box C  
Monterey Park, CA 91756  
www.socalgas.com

H

<b>Date Mailed</b> Jun 17, 2005					
<b>Rate</b> GM-C	<b>Climate Zone</b> 1	<b>Cycle</b> 10	<b>The Gas Company's Gas Commodity Charges per therm</b> \$.59086/Therm		
<b>Billing Period</b> From To	<b>Meter Number</b>	<b>Readings</b> Prev Pres		<b>Difference</b> =CCF	<b>Billing</b> Factor = Therms
05/16/05 06/15/05	04158613	6961	6991	30	1.022 = 31
Next Meter Reading Date on or about: Jul 15 2005					

<b>Summary of Charges</b>				<b>Amount</b>
Customer Charge	30 Days	x 0.16438=	\$	4.93
Commodity Charge	31 Therms	x 1.10290=		34.19
<b>Gas Charges</b>				<b>39.12</b>
Public Purpose Surchr.	31 Therms	x 0.03802=		1.18
MONTEREY PARK City Users Tax		3%		1.21
<b>Taxes &amp; Fees on Gas Charges</b>				<b>2.39</b>
<b>Total Gas Charges Including Taxes and Fees</b>				<b>41.51</b>

Thank you for your payment: Jun 10 2005 Total Current Gas Charges 41.51  
Amount of Last Payment: 48.89

**Total Amount Due 41.51**

Current Amount Past Due if not paid by Jul 08, 2005

This bill reflects modified gas charges due to a rate change.

We make house calls more convenient for you. If you request a service for which you must be present, we will gladly schedule a specific day, morning (7am to noon) or afternoon (noon to 5pm).

Soon, we will start processing check payments electronically. When you pay by check, we will make an electronic debit from your bank account, as early as the same day we receive your payment. For details, see inside, or visit [www.socalgas.com/ach](http://www.socalgas.com/ach)

Energy Comparison	This Year Days	Therms	Daily Average	Last Year Days	Therms	Daily Average
Jun	30	31	1.03	32	29	0.91
May	31	36	1.16	29	28	0.97
Apr	29	32	1.10	29	29	1.00





## Work Order Summary

Number	Ppty Complete	Unit	Vendor	Total	Description	Request	Schedule
		Quantity	Description	Unit Price			
192586 ON ROOF	NEWAVE 06/06/05	06/06/05	ISM - INVESERVE MAINTENANCE 06/06/05	69.28		REMOVE PIGEONS NEST	
		1	GERMAN'S REGULAR LABOR	52.0			
		1	GERMAN'S PARTS	17.28			
192837 TO CLOSE	NEWAVE 06/08/05	07 06/09/05	ISM - INVESERVE MAINTENANCE 06/09/05	68.60		BATHTUB FAUCET HARD	
		1	MYNOR - REGULAR LABOR	39.0			
		1	MYNOR - PARTS	29.6			
192836 CHICKEN WIRE	NEWAVE 06/08/05	08 06/09/05	ISM - INVESERVE MAINTENANCE 06/09/05	47.66		REPAIR SCREEN OR	
		1	MYNOR - REGULAR LABOR	30.0			
		1	MYNOR - PARTS	17.66			

185.54

# INVOICE

DATE 7-05 2005

NAME &  
ADDRESS



114 No NEW AVE

LAWN SERVICE FULL YES  NO   
MOW, EDGE, AND CLEAN WEEKLY  OTHER  60

GARDEN SERVICE  
PRUNE AND TRIM  
CLEAN-UP  
FERTILIZER  
SEED & TOPPING  
PLANTS & COLOR  
IRRIGATION SPRINKLERS  
PLANTER WORK  
SPRAY

*CHUB MONTH*

**PAID**  
JUL 21 2005  
JUL 15 2005  
TOTAL 60

GARDENER WILL FERNANDEZ

Remit To:  
 COINMACH CORP - GLENDALE  
 3628 SAN FERNANDO ROAD  
 GLENDALE CA 91204

**INVOICE**

Date: 07/01/05  
 Account: 19054  
 Page: 1

**Billing Address:**  
 WOO, ALAN  
 1300 E. MAIN STREET  
 STE. 210  
 ALHAMBRA, CA 91801

**Customer Address:**  
 114 NEW AVE. N. RS  
 MONTEREY PARK CA 9175400000

Date	Number	Type	Item	Due Date	Remark	Amount
07/01/05	514558	Invoice	001	07/31/05	RENT - 2005, JULY	88.00
<b>Total Amount Invoiced</b>						88.00
<b>Tax Amount</b>						
<b>Balance Due</b>						88.00



FOR BILLING INQUIRIES, CALL : 818-637-4350  
 Please put your account number on all checks and correspondence -  
 Retain top portion of invoice for your records.

04321952 / 19054

Please return bottom portion with your payment.  
 Payment is due upon receipt.  
 Finance charges will accrue after 30 days.

07/01/05 Invoice: 514558  
 Account: 04321952 / 19054  
 RENT - 2005, JULY  
 TOTAL DUE : 88.00

REMIT TO:  
 COINMACH CORP - GLENDALE  
 3628 SAN FERNANDO ROAD  
 GLENDALE CA 91204



WOO, ALAN  
 1300 E. MAIN STREET  
 STE. 210  
 ALHAMBRA, CA 91801

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**Rent Roll**  
**NEWAVE2 - 114**   
**From 07/29/05**

Unit	Unit Type	Tenant Code	Tenant Name	Unit Sqft	Market Rent	Actual Rent	Deposit	Move-in	Past Due	NSF	Late
A		114A	XXXX, SIEM NGO	500.0	785.00	750.00	525.00	01/01/89	0.00	0	0
B		114B	XXXX, PEI PEI	500.0	785.00	750.00	650.00	05/16/02	0.00	0	0
C		114C	XXXX, KHUONG	500.0	785.00	775.00	750.00	03/13/03	120.00	0	1
D		114D	XXX, EVA	500.0	785.00	750.00	550.00	11/06/00	0.00	1	0
E		114E	XXXXX, HILDA & XXX, JOSELITO	500.0	785.00	785.00	785.00	01/19/05	0.00	0	0
F		114F	XXXX, HUNG	500.0	785.00	775.00	775.00	11/15/03	0.00	0	0
G		114G	XXX, XIN YING	500.0	785.00	775.00	775.00	04/10/04	0.00	0	0
H		114H	XXXX, SAM GIAN	500.0	785.00	750.00	500.00	01/01/89	0.00	0	0
J		114J	XX, VANKIEN	500.0	785.00	735.00	700.00	06/22/02	0.00	0	0
K		114K	XX, BINH	500.0	785.00	750.00	520.00	01/01/89	0.00	0	0
L		114L	XXXXX, VINH	500.0	785.00	750.00	500.00	01/01/89	0.00	0	0
M		114M	XXXX, PHUONG N.	500.0	785.00	750.00	500.00	01/01/89	0.00	0	0
N		114N	XXX, CHIEU VAN	500.0	785.00	750.00	550.00	03/11/00	0.00	0	0
P		114P	XXXXX, HA	500.0	785.00	750.00	550.00	12/01/99	0.00	0	0
14			Total	7,000.0	10,990.00	10,595.00	8,630.00		0.00	1	1
14			Total Occupied	7,000	10,990.00	10,595.00					
100.00			% Occupied	100.00	100.00	96.41					
0			Total Vacant	0	0.00						
0.00			% Vacant	0.00	0.00						