

UNITED STATES BANKRUPTCY COURT

DISTRICT OF New Jersey

In Re. Kelly Hamilton Apts LLC

§
§
§
§

Case No. 25-15352

Lead Case No. 25-15343

Debtor(s)

☒ Jointly Administered

Monthly Operating Report

Chapter 11

Reporting Period Ended: 10/31/2025

Petition Date: 05/19/2025

Months Pending: 6

Industry Classification: 5 3 1 3

Reporting Method:

Accrual Basis ☒

Cash Basis ☐

Debtor's Full-Time Employees (current):

0

Debtor's Full-Time Employees (as of date of order for relief):

0

Supporting Documentation (check all that are attached):

(For jointly administered debtors, any required schedules must be provided on a non-consolidated basis for each debtor)

- ☒ Statement of cash receipts and disbursements
- ☒ Balance sheet containing the summary and detail of the assets, liabilities and equity (net worth) or deficit
- ☒ Statement of operations (profit or loss statement)
- ☐ Accounts receivable aging
- ☒ Postpetition liabilities aging
- ☐ Statement of capital assets
- ☐ Schedule of payments to professionals
- ☐ Schedule of payments to insiders
- ☒ All bank statements and bank reconciliations for the reporting period
- ☐ Description of the assets sold or transferred and the terms of the sale or transfer

/s/ Andrew Zatz

Signature of Responsible Party

11/21/2025

Date

Andrew Zatz

Printed Name of Responsible Party

1221 Avenue of the Americas

New York, NY 10020-1095

Address

STATEMENT: This Periodic Report is associated with an open bankruptcy case; therefore 1320.4(a)(2) applies.



2515343251121000000000009

Debtor's Name Kelly Hamilton Apts LLC

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Part 1: Cash Receipts and Disbursements		Current Month	Cumulative
a.	Cash balance beginning of month	\$630,282	
b.	Total receipts (net of transfers between accounts)	\$538,279	\$1,777,526
c.	Total disbursements (net of transfers between accounts)	\$729,470	\$1,313,088
d.	Cash balance end of month (a+b-c)	\$439,090	
e.	Disbursements made by third party for the benefit of the estate	\$0	\$0
f.	Total disbursements for quarterly fee calculation (c+e)	\$729,470	\$1,313,088

Part 2: Asset and Liability Status (Not generally applicable to Individual Debtors. See Instructions.)		Current Month
a.	Accounts receivable (total net of allowance)	\$433,200
b.	Accounts receivable over 90 days outstanding (net of allowance)	\$1,191,758
c.	Inventory (Book ☒ Market ☐ Other ☐ (attach explanation))	\$0
d.	Total current assets	\$3,128,428
e.	Total assets	\$9,472,062
f.	Postpetition payables (excluding taxes)	\$10,068,548
g.	Postpetition payables past due (excluding taxes)	\$0
h.	Postpetition taxes payable	\$0
i.	Postpetition taxes past due	\$0
j.	Total postpetition debt (f+h)	\$10,068,548
k.	Prepetition secured debt	\$0
l.	Prepetition priority debt	\$8,336
m.	Prepetition unsecured debt	\$260,488
n.	Total liabilities (debt) (j+k+l+m)	\$10,337,372
o.	Ending equity/net worth (e-n)	\$-865,310

Part 3: Assets Sold or Transferred		Current Month	Cumulative
a.	Total cash sales price for assets sold/transferred outside the ordinary course of business	\$0	\$0
b.	Total payments to third parties incident to assets being sold/transferred outside the ordinary course of business	\$0	\$0
c.	Net cash proceeds from assets sold/transferred outside the ordinary course of business (a-b)	\$0	\$0

Part 4: Income Statement (Statement of Operations) (Not generally applicable to Individual Debtors. See Instructions.)		Current Month	Cumulative
a.	Gross income/sales (net of returns and allowances)	\$248,100	
b.	Cost of goods sold (inclusive of depreciation, if applicable)	\$41,580	
c.	Gross profit (a-b)	\$206,520	
d.	Selling expenses	\$0	
e.	General and administrative expenses	\$0	
f.	Other expenses	\$98,231	
g.	Depreciation and/or amortization (not included in 4b)	\$0	
h.	Interest	\$143,907	
i.	Taxes (local, state, and federal)	\$0	
j.	Reorganization items	\$0	
k.	Profit (loss)	\$-35,618	\$-575,175

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Part 5: Professional Fees and Expenses

			Approved Current Month	Approved Cumulative	Paid Current Month	Paid Cumulative	
a.	Debtor's professional fees & expenses (bankruptcy) <i>Aggregate Total</i>						
	<i>Itemized Breakdown by Firm</i>						
		Firm Name	Role				
	i						
	ii						
	iii						
	iv						
	v						
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b.			Approved Current Month	Approved Cumulative	Paid Current Month	Paid Cumulative
	Debtor's professional fees & expenses (nonbankruptcy) <i>Aggregate Total</i>		\$0	\$0	\$0	\$0
	<i>Itemized Breakdown by Firm</i>					
	Firm Name	Role				
i			\$0	\$0	\$0	\$0
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c.	All professional fees and expenses (debtor & committees)			\$0	\$0	\$0	\$0

Part 6: Postpetition Taxes

	Current Month	Cumulative
a. Postpetition income taxes accrued (local, state, and federal)	\$0	\$0
b. Postpetition income taxes paid (local, state, and federal)	\$0	\$0
c. Postpetition employer payroll taxes accrued	\$0	\$0
d. Postpetition employer payroll taxes paid	\$0	\$0
e. Postpetition property taxes paid	\$0	\$0
f. Postpetition other taxes accrued (local, state, and federal)	\$0	\$0
g. Postpetition other taxes paid (local, state, and federal)	\$0	\$0

Part 7: Questionnaire - During this reporting period:

- a. Were any payments made on prepetition debt? (if yes, see Instructions) Yes ☐ No ☒
- b. Were any payments made outside the ordinary course of business without court approval? (if yes, see Instructions) Yes ☐ No ☒
- c. Were any payments made to or on behalf of insiders? Yes ☐ No ☒
- d. Are you current on postpetition tax return filings? Yes ☒ No ☐
- e. Are you current on postpetition estimated tax payments? Yes ☒ No ☐
- f. Were all trust fund taxes remitted on a current basis? Yes ☒ No ☐
- g. Was there any postpetition borrowing, other than trade credit? (if yes, see Instructions) Yes ☐ No ☒
- h. Were all payments made to or on behalf of professionals approved by the court? Yes ☐ No ☐ N/A ☒
- i. Do you have:
- Worker's compensation insurance? Yes ☐ No ☒
 - If yes, are your premiums current? Yes ☐ No ☐ N/A ☒ (if no, see Instructions)
 - Casualty/property insurance? Yes ☒ No ☐
 - If yes, are your premiums current? Yes ☒ No ☐ N/A ☐ (if no, see Instructions)
 - General liability insurance? Yes ☒ No ☐
 - If yes, are your premiums current? Yes ☒ No ☐ N/A ☐ (if no, see Instructions)
- j. Has a plan of reorganization been filed with the court? Yes ☒ No ☐
- k. Has a disclosure statement been filed with the court? Yes ☒ No ☐
- l. Are you current with quarterly U.S. Trustee fees as set forth under 28 U.S.C. § 1930? Yes ☒ No ☐

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Part 8: Individual Chapter 11 Debtors (Only)

- | | | |
|--|-------|-----|
| a. Gross income (receipts) from salary and wages | _____ | \$0 |
| b. Gross income (receipts) from self-employment | _____ | \$0 |
| c. Gross income from all other sources | _____ | \$0 |
| d. Total income in the reporting period (a+b+c) | _____ | \$0 |
| e. Payroll deductions | _____ | \$0 |
| f. Self-employment related expenses | _____ | \$0 |
| g. Living expenses | _____ | \$0 |
| h. All other expenses | _____ | \$0 |
| i. Total expenses in the reporting period (e+f+g+h) | _____ | \$0 |
| j. Difference between total income and total expenses (d-i) | _____ | \$0 |
| k. List the total amount of all postpetition debts that are past due | _____ | \$0 |
- l. Are you required to pay any Domestic Support Obligations as defined by 11 U.S.C § 101(14A)? Yes ☐ No ☒
- m. If yes, have you made all Domestic Support Obligation payments? Yes ☐ No ☐ N/A ☒

Privacy Act Statement

28 U.S.C. § 589b authorizes the collection of this information, and provision of this information is mandatory under 11 U.S.C. §§ 704, 1106, and 1107. The United States Trustee will use this information to calculate statutory fee assessments under 28 U.S.C. § 1930(a)(6). The United States Trustee will also use this information to evaluate a chapter 11 debtor's progress through the bankruptcy system, including the likelihood of a plan of reorganization being confirmed and whether the case is being prosecuted in good faith. This information may be disclosed to a bankruptcy trustee or examiner when the information is needed to perform the trustee's or examiner's duties or to the appropriate federal, state, local, regulatory, tribal, or foreign law enforcement agency when the information indicates a violation or potential violation of law. Other disclosures may be made for routine purposes. For a discussion of the types of routine disclosures that may be made, you may consult the Executive Office for United States Trustee's systems of records notice, UST-001, "Bankruptcy Case Files and Associated Records." See 71 Fed. Reg. 59,818 et seq. (Oct. 11, 2006). A copy of the notice may be obtained at the following link: http://www.justice.gov/ust/eo/rules_regulations/index.htm. Failure to provide this information could result in the dismissal or conversion of your bankruptcy case or other action by the United States Trustee. 11 U.S.C. § 1112(b)(4)(F).

I declare under penalty of perjury that the foregoing Monthly Operating Report and its supporting documentation are true and correct and that I have been authorized to sign this report on behalf of the estate.

/s/ Elizabeth LaPuma

Signature of Responsible Party

Independent Fiduciary

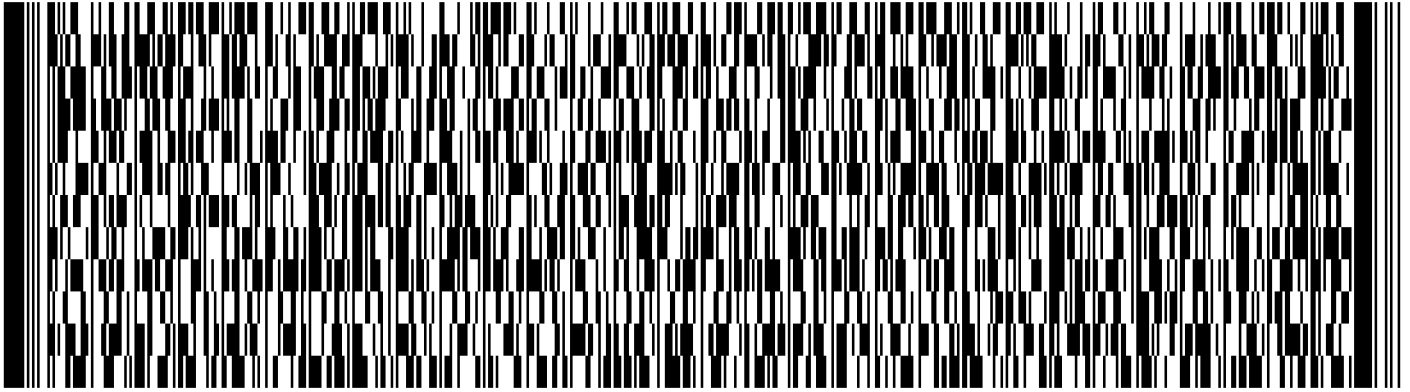
Title

Elizabeth LaPuma

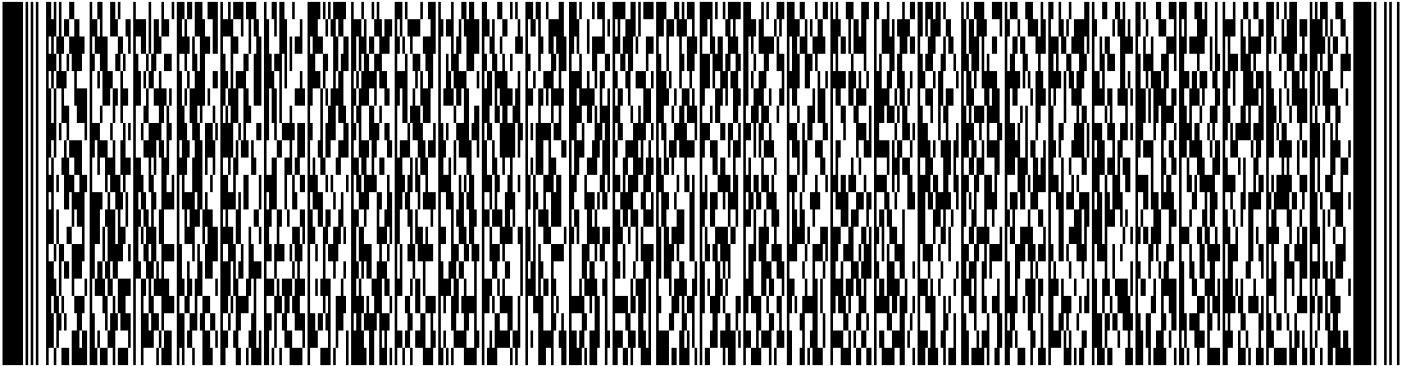
Printed Name of Responsible Party

11/21/2025

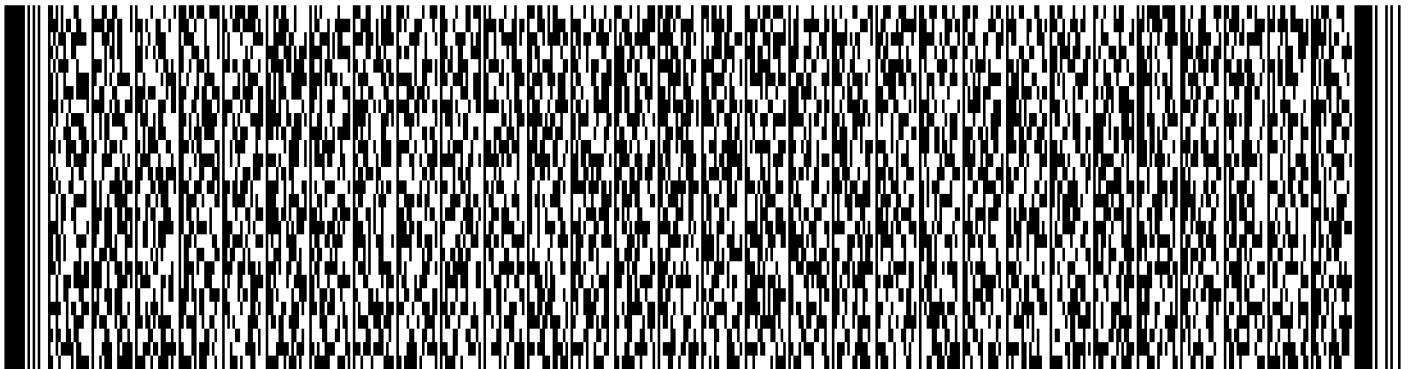
Date



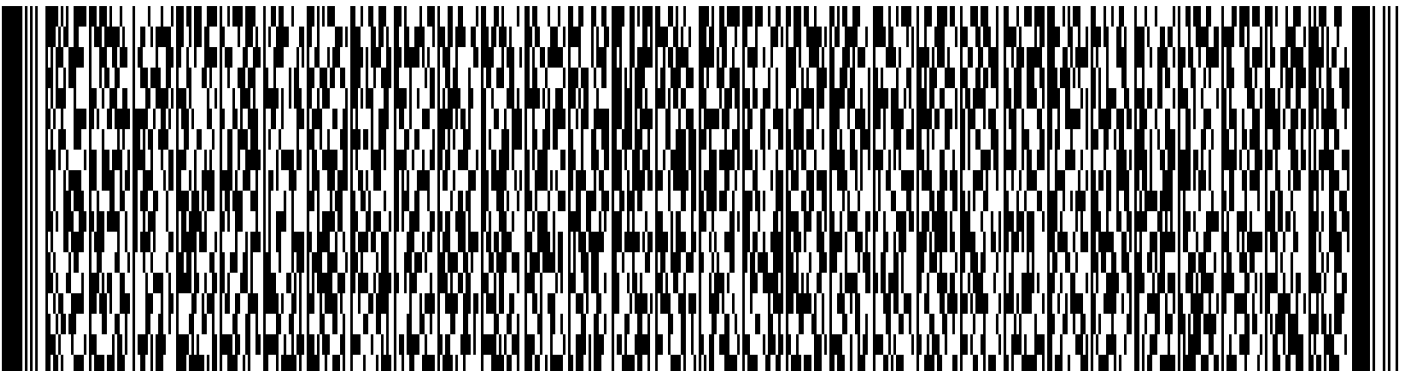
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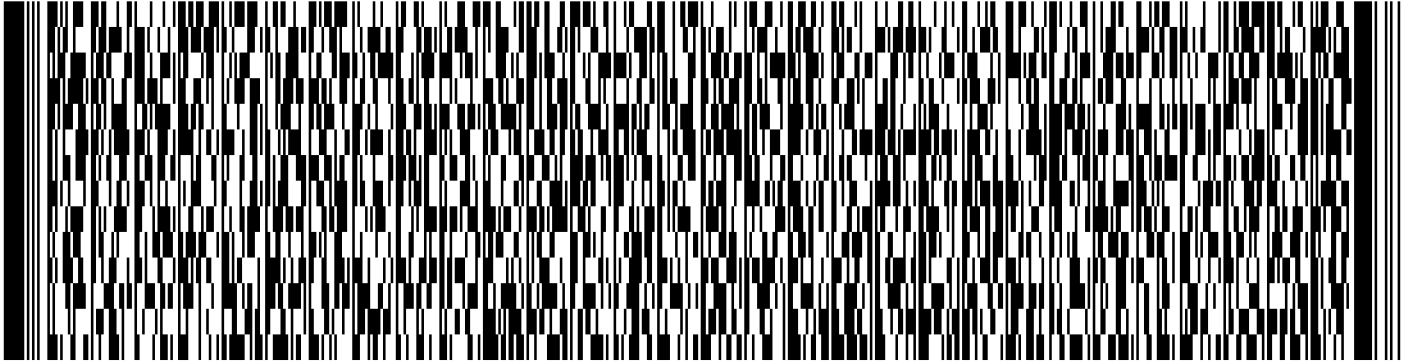
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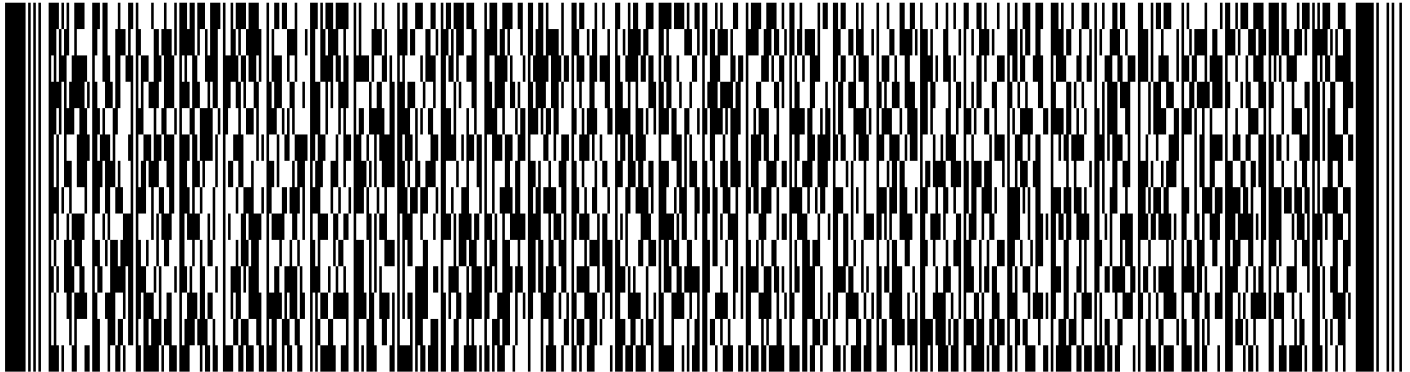
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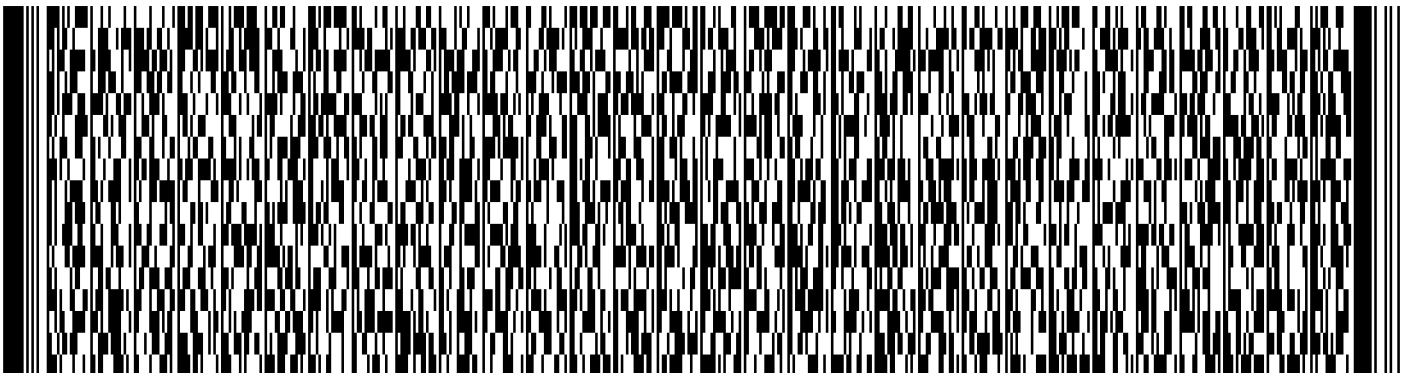
Case No. 25-15352



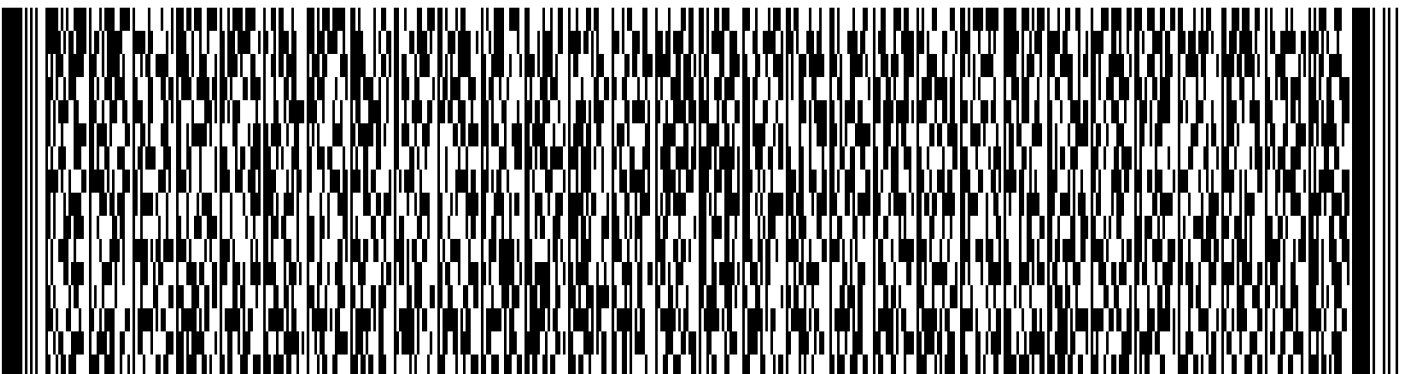
Bankruptcy1to50



Bankruptcy51to100



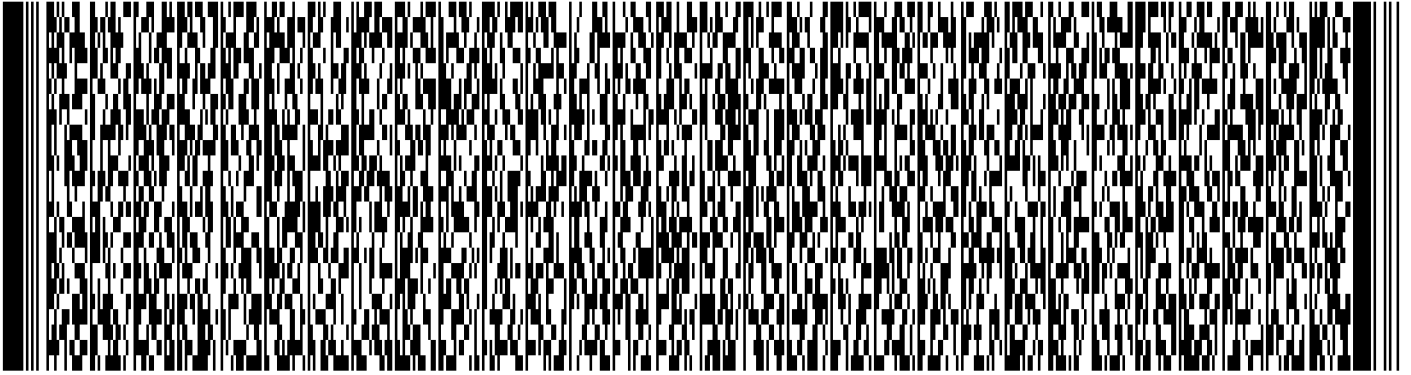
NonBankruptcy1to50



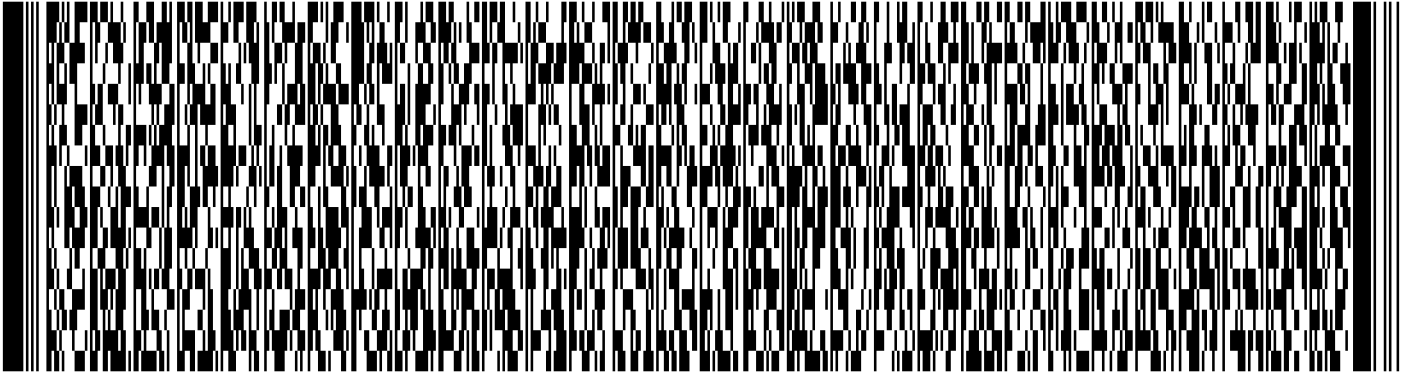
NonBankruptcy51to100

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Kelly Hamilton Apts LLC
Cash Receipts and Disbursements ⁽¹⁾

Posted Dt.	Doc Dt.	Memo / Description	JNL	Debit	Credit	Balance
1100-0001 - Petty Cash (Balance Forward As of 10/01/2025)						1,500.00
Totals for 1100-0001 - Petty Cash				0.00	0.00	1,500.00
1100-0002 - Cash - Operating Account (Balance Forward As of 10/01/2025)						585,473.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		302.00	585,171.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		544.00	584,627.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		409.00	584,218.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		2,143.00	582,075.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		277.00	581,798.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,108.00	580,690.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		277.00	580,413.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		3,207.00	577,206.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		167.00	577,039.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		668.00	576,371.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		129.00	576,242.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,092.00	575,150.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		70.00	575,080.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		70.00	575,010.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		220.00	574,790.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		451.00	574,339.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,825.00	572,514.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		152.00	572,362.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		409.00	571,953.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		2,809.00	569,144.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,704.00	567,440.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		7.00	567,433.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		77.00	567,356.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		273.00	567,083.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		227.00	566,856.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		708.00	566,148.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		265.00	565,883.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		724.00	565,159.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		831.00	564,328.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		18.00	564,310.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		72.00	564,238.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		298.00	563,940.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,192.00	562,748.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		430.00	562,318.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		860.00	561,458.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		273.00	561,185.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,092.00	560,093.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		27.00	560,066.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		108.00	559,958.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		2.00	559,956.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,208.00	558,748.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		546.00	558,202.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		389.00	557,813.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,556.00	556,257.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		9.00	556,248.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		36.00	556,212.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		273.00	555,939.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		596.00	555,343.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		1,267.00	554,076.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		277.00	553,799.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		409.00	553,390.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		2,454.00	550,936.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		277.00	550,659.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		57.00	550,602.04
10/02/2025	10/02/2025	AP Pymt - [REDACTED]	DB		76.00	550,526.04
10/06/2025	10/06/2025	10/2025-400 Deposited 10/06/2025 Settlement: 25190359202	QARB	300.00		550,826.04
10/07/2025	10/07/2025	Bank Service Charge: KH2 2025.09 INS SERVICE FEE	DB		378.95	550,447.09
10/07/2025	10/07/2025	AP Pymt - FIRST INSURANCE FUNDING CORP: KH2INST2509	DB		7,594.17	542,852.92
10/07/2025	10/07/2025	AP Pymt - Lynd Management Group LLC: KH2LMGPD	DB		12.19	542,840.73
10/07/2025	10/07/2025	AP Pymt - Lynd Management Group LLC: KH2LMGPD	DB		383.38	542,457.35
10/07/2025	10/07/2025	AP Pymt - Lynd Management Group LLC: KH2LMGPD	DB		7,565.81	534,891.54
10/07/2025	10/07/2025	AP Pymt - Lynd Management Group LLC: KH2LMGPD	DB		8,878.40	526,013.14
10/07/2025	10/07/2025	AP Pymt - Lynd Management Group LLC: KH2LMGPD	DB		47,585.41	478,427.73
10/10/2025	10/10/2025	2025.10 Interest Earned	GJ	178.23		478,605.96
10/10/2025	10/10/2025	Crown LAGSP AM Fees	GJ		200,000.00	278,605.96
10/10/2025	10/10/2025	Crown LAGSP Admin Claim	GJ		128,000.00	150,605.96
10/10/2025	10/10/2025	AP Pymt - Kals Faucet Install and Drain Cleaning: Kalsinv31&32	DB		6,747.84	143,858.12

10/14/2025	10/14/2025	10/2025-403 Deposited 10/14/2025 Settlement:25242130078	OARB	50.00		143,908.12
10/14/2025	10/14/2025	10/2025-402 Deposited 10/14/2025 Settlement:25242130110	OARB	1,605.00		145,513.12
10/14/2025	10/14/2025	10/2025-401 Deposited 10/14/2025 Settlement:25242188322	OARB	1,418.00		146,931.12
10/15/2025	10/15/2025	KH2 Houston Specialty Ins Exc Liab 08/29/25 - 07/29/26 IMA Insur	GJ		10,807.75	136,123.37
10/15/2025	10/15/2025	10/2025-1 Deposited 10/15/2025	OARB	461,528.00		597,651.37
10/16/2025	10/16/2025	AP Pymt - Risk Strategies Company: KH2RSCInsPol112411025	DB		68,468.16	529,183.21
10/17/2025	10/17/2025	AP Pymt - BIG's Sanitation: 269612	DB		1,680.00	527,503.21
10/17/2025	10/17/2025	AP Pymt - Enviro Management Group, LLC	DB	1,281.77		528,784.98
10/17/2025	10/17/2025	AP Pymt - Enviro Management Group, LLC	DB	1,281.77		530,066.75
10/17/2025	10/17/2025	AP Pymt - Kals Faucet Install and Drain Cleaning	DB	558.36		530,625.11
10/17/2025	10/17/2025	AP Pymt - Lowe's Home Centers, LLC, Lowe's Pro Supply	DB	2,385.60		533,010.71
10/17/2025	10/17/2025	AP Pymt - Teklink	DB	93.52		533,104.23
10/20/2025	10/20/2025	AP Pymt - Lynd Management Group LLC	DB		10,837.94	522,266.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		1,158.00	521,108.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		27.00	521,081.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		277.00	520,804.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		1,591.00	519,213.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		546.00	518,667.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		819.00	517,848.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		201.00	517,647.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		70.00	517,577.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		451.00	517,126.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		316.00	516,810.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		665.00	516,145.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		409.00	515,736.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		187.00	515,549.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		1,365.00	514,184.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		209.00	513,975.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		3,753.00	510,222.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		18.00	510,204.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		298.00	509,906.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		1,386.00	508,520.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		273.00	508,247.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		11.00	508,236.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		64.00	508,172.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		415.00	507,757.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		1,480.00	506,277.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		852.00	505,425.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		193.00	505,232.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		2,005.00	503,227.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		141.00	503,086.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		9.00	503,077.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		596.00	502,481.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		894.00	501,587.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		25.00	501,562.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		198.00	501,364.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		679.00	500,685.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		831.00	499,854.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		409.00	499,445.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		119.00	499,326.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		3.00	499,323.29
10/20/2025	10/20/2025	AP Pymt - [REDACTED]	DB		43.00	499,280.29
10/20/2025	10/20/2025	Bank Service Charge: KH2 2025.10 RPI Transbiling Fee	DB		38.64	499,241.65
10/21/2025	10/21/2025	10/2025-404 Deposited 10/21/2025 Settlement:25299398526	OARB	511.00		499,752.65
10/21/2025	10/21/2025	Bank Service Charge: KH2 2025.10 Fee Based Charges	DB		250.00	499,502.65
10/23/2025	10/23/2025	AP Pymt - Enviro Management Group, LLC	DB		1,281.77	498,220.88
10/23/2025	10/23/2025	AP Pymt - Enviro Management Group, LLC	DB		1,281.77	496,939.11
10/23/2025	10/23/2025	AP Pymt - Lowe's Home Centers, LLC, Lowe's Pro Supply	DB		2,385.60	494,553.51
10/23/2025	10/23/2025	AP Pymt - Kals Faucet Install and Drain Cleaning	DB		558.36	493,995.15
10/23/2025	10/23/2025	AP Pymt - BIG's Sanitation: KH2bigssan	DB		1,890.00	492,105.15
10/23/2025	10/23/2025	AP Pymt - Teklink: TL80367	DB		93.52	492,011.63
10/24/2025	10/24/2025	AP Pymt - BIG's Sanitation: Paid by RealPage	DB		383.00	491,628.63
10/24/2025	10/24/2025	AP Pymt - IMA Financial Group, Inc.: KH2INSIMA2509	DB		3,774.94	487,853.69
10/28/2025	10/28/2025	AP Pymt - Liberty Screening Services LLC	DB		375.59	487,478.10
10/28/2025	10/28/2025	AP Pymt - Lynd Management Group LLC	DB		11,019.36	476,458.74
10/28/2025	10/28/2025	10/2025-405 Deposited 10/28/2025 Settlement:25345416198	OARB	50.00		476,508.74
10/28/2025	10/28/2025	AP Pymt - FIRST INSURANCE FUNDING CORP: KH2INSInst202510	DB		7,594.16	468,914.58
10/28/2025	10/28/2025	AP Pymt - Pittsburgh Water: PITTSWTRJUNAug	DB		49,923.58	418,991.00
10/30/2025	10/30/2025	AP Pymt - US Housing Consultants LLC: INV86895	DB		11,348.50	407,642.50
10/31/2025	10/31/2025	KH2 2025.10 Double pmt to Big Sanitation made by RP Util	GJ		383.00	407,259.50
Totals for 1100-0002 - Cash - Operating Account				471,241.25	649,454.79	407,259.50

1. Due to differences in cash vs. accrual basis accounting, Cash Receipts and Disbursements exhibit will not reconcile to Part 1 of MOR due to uncashed checks and deposits. Please refer to attached bank statement and reconciliation report to reconcile to Part 1 of MOR.

Kelly Hamilton Apts LLC
Balance Sheet

10/31/2025

Assets

Current Assets

Cash

1100-0001 - Petty Cash	1,500.00
1100-0002 - Cash - Operating Account	407,259.50
1100-0003 - Cash - Operating Account Winn Mgmt	20,967.45
1100-0004 - Petty Cash Winn Mgmt	1,000.00
1100-0005 - Cash - Operating Account CFG	(11,183.24)
1100-0050 - Cash - Adequate Assurance Account	21,150.00
1100-0075 - Cash - Holdback Account Winn Mgmt	3,715.00
1100-0077 - Cash - Pro Fee Reserve Account	7,510.20
1100-0125 - Cash - CapEx Account	174.75

Total Cash 452,093.66

Accounts Receivable

1200-0002 - A/R - Tenants	433,200.50
1200-0003 - A/R - Other Revenue	(379,012.23)
1200-0005 - A/R - HUD	(3,935.02)
1200-0050 - A/R - Other	383.00
1250-0010 - Loan Receivable	1,574,321.84

Total Accounts Receivable 1,624,958.09

Deposits & Escrows

1120-0004 - ESC: Capital Improvement Reserve	757,225.13
1120-0025 - ESC: Interest Reserve	99,062.11
1120-0052 - ESC: Operating Reserve	82,608.61
1120-0057 - ESC: Other Lender Reserve	20,500.00

Total Deposits & Escrows 959,395.85

Other Current Assets

1300-0003 - Prepaid Insurance	84,584.07
1300-0010 - Prepaid Real Estate Taxes	5,781.52
1300-0020 - Prepaid - Other	1,614.43

Total Other Current Assets 91,980.02

Total Current Assets 3,128,427.62

Fixed Assets

Property and Equipment

1400-0003 - RE: Buildings	51,750.00
1410-0026 - Replaced Structural/Building	767,310.00
1410-0054 - Replaced Appliances	15,599.87
1410-0101 - Replaced Building/Office Equipment	3,572.88
1410-0126 - Replaced Plumbing/Hot Water/Pool	4,103.46
1410-0151 - Replaced Flooring	32,830.38
1500-0200 - Rehab-INT: Interior Improvements	536,844.00
1500-0213 - Rehab-INT: Plumbing	198,000.00
1500-0600 - Rehab-MGMT: Construction Services	73,194.40

Total Property and Equipment 1,683,204.99

Depreciation & Amortization

1599-0001 - Accumulated Depreciation	27,821.63
1699-0004 - Accumulated Amortization - Financing Fees	49,357.81

Total Depreciation & Amortization 77,179.44

Total Fixed Assets 1,760,384.43

Other Assets

1600-0007 - OTH: Refinance Costs	4,583,249.52
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Total Other Assets 4,583,249.52

Total Assets	<u>9,472,061.57</u>
Liabilities & Equity	
Liabilities	
Current Liabilities	
2100-0001 - A/P - Trade	337,833.10
2100-0002 - A/P - Other	(25,605.00)
2100-0003 - A/P - Construction/ Rehab	262,363.53
2100-0011 - A/P - Prior Management Co	253,999.87
2110-0001 - Intercompany Payable	(827,831.39)
2120-0075 - Accrued Interest Payable	84,973.38
2120-0076 - Accrued Interest Payable A	50,984.03
2120-0150 - Accrued Liabilities	39,602.33
2120-0151 - Accrued Insurance	27,593.82
2120-0156 - Accrued Asset Management Fee	16,000.00
2120-0180 - Unclaimed Property	14,001.14
2120-1100 - Accrued Liability - Other	17,000.00
2130-0001 - Short-term Note Payable	72,632.22
2190-0001 - Security Deposit Liability	21,839.00
2200-0001 - Prepaid Rent	66,022.19
2200-0004 - Prepaid Other	100.00
Total Current Liabilities	<u>411,508.22</u>
Long Term Liabilities	
2300-0001 - Mortgage Payable	<u>9,867,875.93</u>
Total Long Term Liabilities	<u>9,867,875.93</u>
Total Liabilities	<u>10,279,384.15</u>
Equity	
Equity Position	
3100-0001 - Owner Contribution	(207,829.38)
3100-0002 - Owner Distribution	(297,420.00)
3100-0201 - Partners Equity	<u>845,725.85</u>
Total Equity Position	<u>340,476.47</u>
Retained Earnings	
3100-0500 - Retained Earnings	<u>(743,105.70)</u>
Total Retained Earnings	<u>(743,105.70)</u>
Current Net Income	<u>(404,693.35)</u>
Total Equity	<u>(807,322.58)</u>
Total Liabilities & Equity	<u>9,472,061.57</u>

Kelly Hamilton Apts LLC Income Statement

	<u>10/1-10/31</u>
RENTAL INCOME	
5100-0001 - Market Rent	54,828.00
5100-0200 - Gain/(Loss) to Lease	(26,012.32)
5100-0206 - Resident Assist Payments / HAP	<u>248,241.32</u>
Gross Potential Rent	<u>277,057.00</u>
Effective Rent Potential	277,057.00
Other Reductions in Rent	
5100-0201 - Vacancy	(54,707.00)
5100-0203 - Administrative/Down/Model Units	(6,895.00)
5100-0205 - Bad Debt, net of reimbursements	<u>32,647.00</u>
TOTAL Other Reductions in Rent	<u>(28,955.00)</u>
NET RENTAL INCOME	248,102.00
OTHER MISC INCOME	
5200-0023 - Cleaning/Damage Fees	0.00
5200-0090 - Late Fees	(2.00)
5200-0162 - Trash Pickup Fees	<u>0.00</u>
TOTAL MISC INCOME	(2.00)
FINANCIAL/INVESTMENT INCOME	
5400-0001 - Interest Income - Operations	<u>0.00</u>
TOTAL FINANCIAL/INVESTMENT INCOME	0.00
TOTAL OPERATING INCOME	<u>248,100.00</u>
CONTROLLABLE EXPENSES	
MAINTENANCE AND OPERATING EXPENSES	
6200-0002 - MAINT: Repairs/ Supplies - Plumbing	6,747.84
6200-0006 - MAINT: Repairs/ Supplies - Painting	0.00
6200-0079 - MAINT: Supplies - Keys, Locks, Gates	<u>0.00</u>
TOTAL MAINT AND OPERATING EXPENSES	6,747.84
CONTRACT SERVICES	
6300-0001 - Contract - Exterminating	2,563.54
6300-0003 - Contract - Garbage & Trash Removal	<u>1,783.00</u>
TOTAL CONTRACT SERVICES	4,346.54
UTILITIES EXPENSE	
6700-0001 - Utilities - Electricity	609.23
6700-0002 - Utilities - Electricity - Vacant	1,918.11
6700-0025 - Utilities - Water & Sewer	3,629.28
6700-0050 - Utilities - Gas	384.37
6700-0200 - Utility Billing Service	<u>349.67</u>
TOTAL UTILITIES EXPENSE	6,890.66

ADVERTISING/BUSINESS PROMOTION

6500-0003 - Marketing - Internet/ Reputation Management	199.34
TOTAL ADVERTISING/BUSINESS PROMOTION	199.34

PAYROLL AND BENEFITS

6100-0001 - Payroll - Manager	2,215.58
6100-0003 - Payroll - Assistant Manager	1,555.84
6100-0005 - Payroll - Office Staff	4,124.70
6100-0007 - Payroll - Maintenance	7,161.40
6100-0025 - Payroll - Overtime - Office	866.88
6100-0026 - Payroll - Overtime - Maintenance	2,687.34
6100-0075 - Payroll - Taxes	1,568.60
6100-0100 - Payroll - Employee Benefits	1,676.96
TOTAL PAYROLL AND BENEFITS	21,857.30

ADMINISTRATIVE EXPENSES

6600-0002 - Admin - Office Expense	0.00
6600-0003 - Admin - Postage & Overnight	138.09
6600-0004 - Admin - Tenant/Employee Screens	187.04
6600-0008 - Admin - Telephone Service	0.00
6600-0009 - Admin - Answering Service	66.01
6600-0010 - Admin - Bank Service Charges	465.66
6600-0049 - Admin - IT Services	506.24
6600-0050 - Admin - Software Expense	174.85
6650-0003 - Admin - Air Fare Costs	0.00
6650-0004 - Admin - Car Rental	0.00
6650-0005 - Admin - Mileage Expense	0.00
6650-0006 - Admin - Cab/Transportation	0.00
6650-0007 - Admin - Parking	0.00
6650-0008 - Admin - Lodging	0.00
6650-0009 - Admin - Meals/ Entertainment	0.00
TOTAL ADMINISTRATIVE EXPENSES	1,537.89

TOTAL CONTROLLABLE EXPENSES	41,579.57
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NON-CONTROLLABLE EXPENSE

MANAGEMENT FEES

7000-0001 - MGMT: Management Fee	6,176.73
TOTAL MANAGEMENT FEES	6,176.73

TAXES AND INSURANCE

7100-0001 - Taxes - Real Estate	2,890.77
7100-0004 - Taxes - Misc/Licenses/Permits	0.00
7100-0025 - Insurance - Property/Liability	88,163.79
TOTAL TAXES AND INSURANCE	91,054.56

PROFESSIONAL SERVICES

7200-0001 - PROF: Professional Services	0.00
7200-0004 - PROF: Bookkeeping/Accounting Fees	1,000.00
7200-0009 - PROF: Consulting Fees	0.00

TOTAL PROFESSIONAL SERVICES	<u>1,000.00</u>
TOTAL NON-CONTROLLABLE EXPENSE	<u>98,231.29</u>
TOTAL OPERATING EXPENSES	<u>139,810.86</u>
NET OPERATING INCOME (LOSS)	<u>108,289.14</u>
FINANCIAL EXPENSES	
8000-0001 - Interest on Mortgage Payable	84,973.38
8000-0002 - Interest on Mortgage Payable - 2nd	50,984.03
8000-0076 - Interest on Note Payable - 2nd	449.60
8100-0005 - FIN: Servicer/Agency Fees	7,500.00
8100-0022 - FIN: Transition Adjustments	0.00
8100-0023 - FIN: Prior Year Tax/Ins Expense	0.00
8100-0050 - FIN: Other Financial Expenses	<u>0.00</u>
TOTAL FINANCIAL EXPENSES	143,907.01
TOTAL EARNINGS BEFORE DEPR & AMORT	<u>(35,617.87)</u>
NET INCOME/(LOSS)	<u><u>(35,617.87)</u></u>

Kelly Hamilton Apts LLC
AP Aging Report

Vendor ID	Vendor Name	AP Invoice Date	0-30	31-60	61-90	91-	Total
003936	LYND CONSTRUCTION SERVICES LLC	10/31/2025	23,851.23	0.00	0.00	0.00	23,851.23
005893	M&M Painting & Construction	10/9/2025	172,512.30	0.00	0.00	0.00	172,512.30
023401	HD Supply Facilities Maintenance, Ltd.	10/31/2025	662.06	0.00	0.00	0.00	662.06
074851	ReSynergy Bill, LLC	7/31/2025	0.00	0.00	0.00	186.73	186.73
074851	ReSynergy Bill, LLC	8/31/2025	0.00	0.00	186.73	0.00	186.73
		10/17/2025	1,207.83	0.00	0.00	0.00	1,207.83
12059	Teklink	6/1/2025	0.00	0.00	0.00	93.52	93.52
12059	Teklink	8/1/2025	0.00	0.00	0.00	93.52	93.52
12059	Teklink	8/1/2025	0.00	0.00	0.00	13.52	13.52
12059	Teklink	9/1/2025	0.00	0.00	93.52	0.00	93.52
12059	Teklink	9/1/2025	0.00	0.00	93.52	0.00	93.52
12059	Teklink	10/1/2025	0.00	93.52	0.00	0.00	93.52
12059	Teklink	11/1/2025	93.52	0.00	0.00	0.00	93.52
75199	RealPage, Inc.	7/17/2025	0.00	0.00	0.00	941.98	941.98
75199	RealPage, Inc.	8/17/2025	0.00	0.00	982.70	0.00	982.70
75199	RealPage, Inc.	9/17/2025	0.00	1,495.30	0.00	0.00	1,495.30
75199	RealPage, Inc.	10/16/2025	1,254.37	0.00	0.00	0.00	1,254.37
75613	Peoples Gas	6/18/2025	0.00	0.00	0.00	54.89	54.89
75613	Peoples Gas	6/24/2025	0.00	0.00	0.00	5.34	5.34
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	17.75	17.75
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	0.23	0.23
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	13.98	13.98
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	0.18	0.18
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	15.23	15.23
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	0.29	0.29
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	36.52	36.52
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	0.72	0.72
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	71.34	71.34
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	2.21	2.21
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	13.98	13.98
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	15.52	15.52
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	14.16	14.16
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	73.55	73.55
75613	Peoples Gas	7/14/2025	0.00	0.00	0.00	37.24	37.24
75613	Peoples Gas	7/15/2025	0.00	0.00	0.00	16.50	16.50
75613	Peoples Gas	7/15/2025	0.00	0.00	0.00	0.23	0.23
75613	Peoples Gas	7/15/2025	0.00	0.00	0.00	16.73	16.73
75613	Peoples Gas	7/23/2025	0.00	0.00	0.00	35.27	35.27
75613	Peoples Gas	7/23/2025	0.00	0.00	0.00	7.20	7.20
75613	Peoples Gas	8/21/2025	0.00	0.00	44.73	0.00	44.73
75613	Peoples Gas	9/23/2025	0.00	48.68	0.00	0.00	48.68
75613	Peoples Gas	10/21/2025	25.82	0.00	0.00	0.00	25.82
75613	Peoples Gas	10/21/2025	20.95	0.00	0.00	0.00	20.95
75613	Peoples Gas	10/21/2025	26.74	0.00	0.00	0.00	26.74
75613	Peoples Gas	10/21/2025	25.01	0.00	0.00	0.00	25.01
75613	Peoples Gas	10/21/2025	23.81	0.00	0.00	0.00	23.81
75613	Peoples Gas	10/21/2025	23.81	0.00	0.00	0.00	23.81
75613	Peoples Gas	10/21/2025	20.80	0.00	0.00	0.00	20.80
78369	LAGSP LLC	5/30/2025	0.00	0.00	0.00	4,000.00	4,000.00
78409	TLD Solutions LLC	10/21/2025	66,000.00	0.00	0.00	0.00	66,000.00
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	184.90	0.00	184.90
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	64.74	0.00	64.74
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	(85.18)	0.00	(85.18)
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	522.86	0.00	522.86
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	188.12	0.00	188.12
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	64.34	0.00	64.34
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	127.43	0.00	127.43
78415	The Wilkinsburg-Penn Joint Water Authority 8/4/2025		0.00	0.00	85.18	0.00	85.18
78415	The Wilkinsburg-Penn Joint Water Authority 8/7/2025		0.00	0.00	2.95	0.00	2.95
78415	The Wilkinsburg-Penn Joint Water Authority 8/18/2025		0.00	0.00	56.00	0.00	56.00
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	165.67	0.00	0.00	165.67
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	43.43	0.00	0.00	43.43
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	33.23	0.00	0.00	33.23
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025		0.00	35.39	0.00	0.00	35.39

78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	52.52	0.00	0.00	52.52
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	74.80	0.00	0.00	74.80
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	65.95	0.00	0.00	65.95
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	101.34	0.00	0.00	101.34
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	41.66	0.00	0.00	41.66
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	49.47	0.00	0.00	49.47
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	34.33	0.00	0.00	34.33
78415	The Wilkinsburg-Penn Joint Water Authority 9/3/2025	0.00	108.57	0.00	0.00	108.57
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	3.34	0.00	0.00	0.00	3.34
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	32.17	0.00	0.00	0.00	32.17
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	31.11	0.00	0.00	0.00	31.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	185.31	0.00	0.00	0.00	185.31
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	32.90	0.00	0.00	0.00	32.90
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	52.23	0.00	0.00	0.00	52.23
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	51.47	0.00	0.00	0.00	51.47
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	45.68	0.00	0.00	0.00	45.68
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	81.63	0.00	0.00	0.00	81.63
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	38.20	0.00	0.00	0.00	38.20
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	85.30	0.00	0.00	0.00	85.30
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	42.63	0.00	0.00	0.00	42.63
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	39.11	0.00	0.00	0.00	39.11
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	137.17	0.00	0.00	0.00	137.17
78415	The Wilkinsburg-Penn Joint Water Authority 10/2/2025	61.57	0.00	0.00	0.00	61.57
78418	BIG's Sanitation 10/29/2025	770.00	0.00	0.00	0.00	770.00
78420	Duquesne Light Company 6/19/2025	0.00	0.00	0.00	18.18	18.18
78420	Duquesne Light Company 7/2/2025	0.00	0.00	0.00	15.56	15.56
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	27.81	27.81
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	30.23	30.23
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	54.05	54.05
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	42.26	42.26
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	17.99	17.99
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	29.37	29.37
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	43.17	43.17
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	15.22	15.22
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	29.75	29.75
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	17.33	17.33
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	169.80	169.80
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	55.92	55.92
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	19.38	19.38
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	24.39	24.39
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	28.80	28.80
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	43.65	43.65
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	178.56	178.56
78420	Duquesne Light Company 7/13/2025	0.00	0.00	0.00	136.51	136.51
78420	Duquesne Light Company 7/14/2025	0.00	0.00	0.00	84.03	84.03
78420	Duquesne Light Company 7/14/2025	0.00	0.00	0.00	19.48	19.48
78420	Duquesne Light Company 7/14/2025	0.00	0.00	0.00	42.00	42.00
78420	Duquesne Light Company 7/14/2025	0.00	0.00	0.00	29.66	29.66
78420	Duquesne Light Company 7/14/2025	0.00	0.00	0.00	84.03	84.03
78420	Duquesne Light Company 7/16/2025	0.00	0.00	0.00	24.02	24.02
78420	Duquesne Light Company 8/6/2025	0.00	0.00	24.08	0.00	24.08
78420	Duquesne Light Company 8/6/2025	0.00	0.00	22.71	0.00	22.71
78420	Duquesne Light Company 8/6/2025	0.00	0.00	8.48	0.00	8.48
78420	Duquesne Light Company 8/6/2025	0.00	0.00	18.23	0.00	18.23
78420	Duquesne Light Company 8/6/2025	0.00	0.00	17.27	0.00	17.27
78420	Duquesne Light Company 8/6/2025	0.00	0.00	25.26	0.00	25.26
78420	Duquesne Light Company 8/6/2025	0.00	0.00	17.76	0.00	17.76
78420	Duquesne Light Company 8/6/2025	0.00	0.00	11.57	0.00	11.57
78420	Duquesne Light Company 8/10/2025	0.00	0.00	8.80	0.00	8.80
78420	Duquesne Light Company 8/11/2025	0.00	0.00	29.23	0.00	29.23
78420	Duquesne Light Company 8/11/2025	0.00	0.00	29.78	0.00	29.78
78420	Duquesne Light Company 8/11/2025	0.00	0.00	24.64	0.00	24.64

78420	Duquesne Light Company	8/11/2025	0.00	0.00	29.59	0.00	29.59
78420	Duquesne Light Company	8/11/2025	0.00	0.00	15.22	0.00	15.22
78420	Duquesne Light Company	8/11/2025	0.00	0.00	211.42	0.00	211.42
78420	Duquesne Light Company	8/11/2025	0.00	0.00	46.34	0.00	46.34
78420	Duquesne Light Company	8/11/2025	0.00	0.00	35.94	0.00	35.94
78420	Duquesne Light Company	8/11/2025	0.00	0.00	153.98	0.00	153.98
78420	Duquesne Light Company	8/11/2025	0.00	0.00	124.66	0.00	124.66
78420	Duquesne Light Company	8/12/2025	0.00	0.00	79.60	0.00	79.60
78420	Duquesne Light Company	8/12/2025	0.00	0.00	19.08	0.00	19.08
78420	Duquesne Light Company	8/12/2025	0.00	0.00	41.91	0.00	41.91
78420	Duquesne Light Company	8/12/2025	0.00	0.00	22.08	0.00	22.08
78420	Duquesne Light Company	8/14/2025	0.00	0.00	25.51	0.00	25.51
78420	Duquesne Light Company	9/10/2025	0.00	31.61	0.00	0.00	31.61
78420	Duquesne Light Company	9/10/2025	0.00	30.21	0.00	0.00	30.21
78420	Duquesne Light Company	9/11/2025	0.00	82.41	0.00	0.00	82.41
78420	Duquesne Light Company	9/24/2025	0.00	29.50	0.00	0.00	29.50
78420	Duquesne Light Company	9/24/2025	0.00	25.22	0.00	0.00	25.22
78420	Duquesne Light Company	9/24/2025	0.00	24.92	0.00	0.00	24.92
78420	Duquesne Light Company	9/24/2025	0.00	27.33	0.00	0.00	27.33
78420	Duquesne Light Company	9/24/2025	0.00	28.56	0.00	0.00	28.56
78420	Duquesne Light Company	9/24/2025	0.00	26.77	0.00	0.00	26.77
78420	Duquesne Light Company	9/25/2025	0.00	71.63	0.00	0.00	71.63
78420	Duquesne Light Company	9/25/2025	0.00	160.34	0.00	0.00	160.34
78420	Duquesne Light Company	9/25/2025	0.00	76.66	0.00	0.00	76.66
78420	Duquesne Light Company	10/9/2025	27.60	0.00	0.00	0.00	27.60
78420	Duquesne Light Company	10/9/2025	31.58	0.00	0.00	0.00	31.58
78420	Duquesne Light Company	10/13/2025	79.12	0.00	0.00	0.00	79.12
78420	Duquesne Light Company	10/13/2025	18.11	0.00	0.00	0.00	18.11
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	125.37	125.37
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	124.21	124.21
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	1,187.92	1,187.92
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	139.81	139.81
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	212.07	212.07
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	212.07	212.07
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	645.67	645.67
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	55.62	55.62
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	103.68	103.68
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	67.54	67.54
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	139.81	139.81
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	67.54	67.54
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	284.34	284.34
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	103.68	103.68
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	139.81	139.81
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	175.93	175.93
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	67.54	67.54
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	99.91	99.91
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	55.62	55.62
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	55.62	55.62
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	139.81	139.81
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	465.01	465.01
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	139.81	139.81
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	160.22	160.22
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	170.06	170.06
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	655.73	655.73
78423	Pittsburgh Water	5/20/2025	0.00	0.00	0.00	185.99	185.99
78423	Pittsburgh Water	5/21/2025	0.00	0.00	0.00	1,318.23	1,318.23
78423	Pittsburgh Water	9/17/2025	0.00	377.12	0.00	0.00	377.12
78423	Pittsburgh Water	9/17/2025	0.00	352.08	0.00	0.00	352.08
78423	Pittsburgh Water	9/17/2025	0.00	226.67	0.00	0.00	226.67
78423	Pittsburgh Water	9/24/2025	0.00	230.69	0.00	0.00	230.69
78423	Pittsburgh Water	10/20/2025	447.67	0.00	0.00	0.00	447.67
78423	Pittsburgh Water	10/20/2025	537.34	0.00	0.00	0.00	537.34
78423	Pittsburgh Water	10/20/2025	232.58	0.00	0.00	0.00	232.58
78423	Pittsburgh Water	10/27/2025	211.33	0.00	0.00	0.00	211.33
78441	Enviro Management Group, LLC	7/1/2025	0.00	0.00	0.00	1,281.77	1,281.77
78441	Enviro Management Group, LLC	8/1/2025	0.00	0.00	0.00	1,281.77	1,281.77
78441	Enviro Management Group, LLC	8/1/2025	0.00	0.00	0.00	1,281.77	1,281.77
78441	Enviro Management Group, LLC	9/1/2025	0.00	0.00	1,281.77	0.00	1,281.77
78441	Enviro Management Group, LLC	9/1/2025	0.00	0.00	1,281.77	0.00	1,281.77
78441	Enviro Management Group, LLC	10/1/2025	0.00	1,281.77	0.00	0.00	1,281.77
78441	Enviro Management Group, LLC	10/1/2025	0.00	1,281.77	0.00	0.00	1,281.77

78441	Enviro Management Group, LLC	11/1/2025	1,281.77	0.00	0.00	0.00	1,281.77
CBR15501	CBRE, INC	6/17/2025	0.00	0.00	0.00	11,783.70	11,783.70
CBR15501	CBRE, INC	6/17/2025	0.00	0.00	0.00	1,782.55	1,782.55
CBR15501	CBRE, INC	8/29/2025	0.00	0.00	1,999.30	0.00	1,999.30
LMG	Lynd Management Group LLC	10/30/2025	1,000.00	0.00	0.00	0.00	1,000.00
LMG	Lynd Management Group LLC	10/30/2025	6,176.73	0.00	0.00	0.00	6,176.73
LMG	Lynd Management Group LLC	10/31/2025	1.48	0.00	0.00	0.00	1.48
LMG	Lynd Management Group LLC	10/31/2025	174.85	0.00	0.00	0.00	174.85
LMG	Lynd Management Group LLC	10/31/2025	136.61	0.00	0.00	0.00	136.61
		10/1/2025	0.00	215.00	0.00	0.00	215.00
		6/1/2025	0.00	0.00	0.00	185.00	185.00
		7/1/2025	0.00	0.00	0.00	185.00	185.00
		6/1/2025	0.00	0.00	0.00	273.00	273.00
		7/1/2025	0.00	0.00	0.00	273.00	273.00
		11/1/2025	1,092.00	0.00	0.00	0.00	1,092.00
		6/1/2025	0.00	0.00	0.00	236.00	236.00
		7/1/2025	0.00	0.00	0.00	236.00	236.00
		8/1/2025	0.00	0.00	0.00	236.00	236.00
		9/1/2025	0.00	0.00	236.00	0.00	236.00
		6/1/2025	0.00	0.00	0.00	277.00	277.00
		7/1/2025	0.00	0.00	0.00	277.00	277.00
		10/1/2025	0.00	48.00	0.00	0.00	48.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
		10/1/2025	0.00	302.00	0.00	0.00	302.00
		11/1/2025	302.00	0.00	0.00	0.00	302.00
		10/1/2025	0.00	554.00	0.00	0.00	554.00
		11/1/2025	277.00	0.00	0.00	0.00	277.00
		10/1/2025	0.00	409.00	0.00	0.00	409.00
		11/1/2025	409.00	0.00	0.00	0.00	409.00
		10/1/2025	0.00	302.00	0.00	0.00	302.00
		11/1/2025	302.00	0.00	0.00	0.00	302.00
		7/1/2025	0.00	0.00	0.00	277.00	277.00
		6/1/2025	0.00	0.00	0.00	409.00	409.00
		7/1/2025	0.00	0.00	0.00	409.00	409.00
		6/1/2025	0.00	0.00	0.00	273.00	273.00
		7/1/2025	0.00	0.00	0.00	273.00	273.00
		10/1/2025	0.00	201.00	0.00	0.00	201.00
		11/1/2025	426.00	0.00	0.00	0.00	426.00
		6/1/2025	0.00	0.00	0.00	273.00	273.00
		7/1/2025	0.00	0.00	0.00	273.00	273.00
		10/1/2025	0.00	345.00	0.00	0.00	345.00
		11/1/2025	345.00	0.00	0.00	0.00	345.00
		6/1/2025	0.00	0.00	0.00	277.00	277.00
		7/1/2025	0.00	0.00	0.00	277.00	277.00
		9/1/2025	0.00	0.00	679.00	0.00	679.00
		10/1/2025	0.00	302.00	0.00	0.00	302.00
		11/1/2025	302.00	0.00	0.00	0.00	302.00
		6/1/2025	0.00	0.00	0.00	345.00	345.00
		7/1/2025	0.00	0.00	0.00	345.00	345.00
		6/1/2025	0.00	0.00	0.00	345.00	345.00
		7/1/2025	0.00	0.00	0.00	345.00	345.00
		10/1/2025	0.00	409.00	0.00	0.00	409.00
		11/1/2025	409.00	0.00	0.00	0.00	409.00
		6/1/2025	0.00	0.00	0.00	273.00	273.00
		7/1/2025	0.00	0.00	0.00	273.00	273.00
		10/1/2025	0.00	298.00	0.00	0.00	298.00
		11/1/2025	223.00	0.00	0.00	0.00	223.00
		6/1/2025	0.00	0.00	0.00	277.00	277.00
		10/1/2025	0.00	350.00	0.00	0.00	350.00
		11/1/2025	350.00	0.00	0.00	0.00	350.00
		6/1/2025	0.00	0.00	0.00	277.00	277.00
		7/1/2025	0.00	0.00	0.00	277.00	277.00
		10/1/2025	0.00	148.00	0.00	0.00	148.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
		10/1/2025	0.00	209.00	0.00	0.00	209.00
		11/1/2025	209.00	0.00	0.00	0.00	209.00
		6/1/2025	0.00	0.00	0.00	76.00	76.00
		7/1/2025	0.00	0.00	0.00	76.00	76.00
		10/1/2025	0.00	181.00	0.00	0.00	181.00
		11/1/2025	181.00	0.00	0.00	0.00	181.00
		10/1/2025	0.00	9.00	0.00	0.00	9.00

		11/1/2025	9.00	0.00	0.00	0.00	9.00
		9/1/2025	0.00	0.00	36.00	0.00	36.00
		10/1/2025	0.00	18.00	0.00	0.00	18.00
		11/1/2025	11.00	0.00	0.00	0.00	11.00
		10/1/2025	0.00	18.00	0.00	0.00	18.00
		11/1/2025	18.00	0.00	0.00	0.00	18.00
		11/1/2025	510.00	0.00	0.00	0.00	510.00
		10/1/2025	0.00	11.00	0.00	0.00	11.00
		11/1/2025	11.00	0.00	0.00	0.00	11.00
		11/1/2025	1.00	0.00	0.00	0.00	1.00
		6/1/2025	0.00	0.00	0.00	11.00	11.00
		7/1/2025	0.00	0.00	0.00	11.00	11.00
		10/1/2025	0.00	5.00	0.00	0.00	5.00
		11/1/2025	5.00	0.00	0.00	0.00	5.00
		7/1/2025	0.00	0.00	0.00	3,795.00	3,795.00
		10/1/2025	0.00	345.00	0.00	0.00	345.00
		11/1/2025	345.00	0.00	0.00	0.00	345.00
		10/1/2025	0.00	273.00	0.00	0.00	273.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
		10/1/2025	0.00	141.00	0.00	0.00	141.00
		11/1/2025	141.00	0.00	0.00	0.00	141.00
		6/1/2025	0.00	0.00	0.00	273.00	273.00
		7/1/2025	0.00	0.00	0.00	273.00	273.00
		10/1/2025	0.00	15.00	0.00	0.00	15.00
		11/1/2025	15.00	0.00	0.00	0.00	15.00
		6/1/2025	0.00	0.00	0.00	32.00	32.00
		7/1/2025	0.00	0.00	0.00	32.00	32.00
		10/1/2025	0.00	273.00	0.00	0.00	273.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
		10/1/2025	0.00	70.00	0.00	0.00	70.00
		11/1/2025	70.00	0.00	0.00	0.00	70.00
		10/1/2025	0.00	273.00	0.00	0.00	273.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
		9/19/2025	0.00	114.00	0.00	0.00	114.00
		10/1/2025	0.00	284.00	0.00	0.00	284.00
		11/1/2025	284.00	0.00	0.00	0.00	284.00
		10/1/2025	0.00	426.00	0.00	0.00	426.00
		11/1/2025	426.00	0.00	0.00	0.00	426.00
		10/13/2025	185.00	0.00	0.00	0.00	185.00
		11/1/2025	302.00	0.00	0.00	0.00	302.00
		10/1/2025	0.00	201.00	0.00	0.00	201.00
		11/1/2025	201.00	0.00	0.00	0.00	201.00
		10/23/2025	80.00	0.00	0.00	0.00	80.00
		11/1/2025	277.00	0.00	0.00	0.00	277.00
		10/1/2025	0.00	273.00	0.00	0.00	273.00
		11/1/2025	273.00	0.00	0.00	0.00	273.00
SPA74201	Sparrow Plumbing	6/12/2025	0.00	0.00	0.00	325.00	325.00
SPA74201	Sparrow Plumbing	7/23/2025	0.00	0.00	0.00	795.00	795.00
SPA74201	Sparrow Plumbing	7/30/2025	0.00	0.00	0.00	425.00	425.00
V0000025	Kals Faucet Install and Drain Cleaning	10/11/2025	2,735.64	0.00	0.00	0.00	2,735.64
V0000025	Kals Faucet Install and Drain Cleaning	10/22/2025	1,367.82	0.00	0.00	0.00	1,367.82
V0200096	New Smacc, LLC	10/20/2025	3,200.00	0.00	0.00	0.00	3,200.00

Grand totals

294,609.85 14,037.10 9,169.52 45,569.66 363,386.13

Kelly Hamilton Apts LLC
Rent Roll - Detail

Occupancy and Rents Summary for Current Date			
Unit Status	Market +	# Units	Potential
Occupied, no NTV	128897	79	128897
Occupied, NTV	0	0	0
Occupied NTV Leased	0	0	0
Vacant Leased	8317	5	8317
Admin/Down	6895	5	6895
Vacant Not Leased	46184	26	46184
Totals:	190293	115	190293

Summary Billing by Transaction Code for Current Date	
Code	Amount
RENT	24483
SUBRENT	104414
UTAC	7628
UTILREIMB	-7628
Total:	128897

Summary Billing by Sub Journal for Current Date	
Sub Journal	Amount
RESIDENT	16855
SUBSIDY	112042
Total:	128897

Floorplan	# Units	Average SQFT	Average Market + Addl.	Market + Addl. Amt/SQFT	Average Leased	Leased Amt/SQFT	Units Occupied	Occupancy %	Units Available
A	1	550	1019	1.85	1019	1.85	1	100	0
B	5	780	1236	1.58	1236	1.58	3	60	2
C	51	1134	1379	1.22	1379	1.22	37	72.55	6
D	9	1675	2419	1.44	2419	1.44	5	55.56	4
E	35	880	1772	2.01	1772	2.01	24	68.57	11
F	1	1004	1804	1.8	1804	1.8	1	100	0
G	13	1400	2090	1.49	2090	1.49	8	61.54	3
Totals / Averages:	115	1108	1654.72	1.49	1631.61	1.49	79	68.7	26

Kelly Hamilton Reconciliation Report

As Of 10/31/2025

Account Ending:7244

GL Account:1100-0002 -- Cash - Operating Account

Bank Name:Western Alliance Bank

Statement Ending Balance	438,363.09
Deposits in Transit	0.00
Outstanding Checks and Charges	(31,103.59)
Adjusted Bank Balance	407,259.50
Book Balance	407,259.50
Adjustments - Excluded Transactions	0.00
Adjustments - Unmatched Items	0.00
Adjustments - Journal Entries*	0.00
Adjusted Book Balance	407,259.50

Total Checks and Charges Cleared	619,920.20	Total Deposits Cleared	465,640.23
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Deposits

Name	Memo	Date	Doc No	Cleared	In Transit
General Ledger Entry	10/2025-400 Deposited 10/06/2025 Settlement:25190359202	10/06/2025	25190359202	300.00	
General Ledger Entry	2025.10 Interest Earned	10/10/2025		178.23	
General Ledger Entry	10/2025-403 Deposited 10/14/2025 Settlement:25242130078	10/14/2025	25242130078	50.00	
General Ledger Entry	10/2025-402 Deposited 10/14/2025 Settlement:25242130110	10/14/2025	25242130110	1,605.00	
General Ledger Entry	10/2025-401 Deposited 10/14/2025 Settlement:25242188322	10/14/2025	25242188322	1,418.00	
General Ledger Entry	10/2025-1 Deposited 10/15/2025	10/15/2025		461,528.00	
General Ledger Entry	10/2025-404 Deposited 10/21/2025 Settlement:25299398526	10/21/2025	25299398526	511.00	
General Ledger Entry	10/2025-405 Deposited 10/28/2025 Settlement:25345416198	10/28/2025	25345416198	50.00	
Total Deposits				465,640.23	0.00

Checks and Charges

Name	Memo	Date	Check No	Cleared	Outstanding
Enviro Management Group, LLC		08/29/2025	50006	2,563.54	
Kals Faucet Install and Drain Cleaning		08/29/2025	50007	558.36	
Lowe's Home Centers, LLC, Lowe's Pro Supply Teklink		08/29/2025	50008	2,385.60	
		08/29/2025	50009	93.52	
		09/05/2025	50012		912.00
		09/05/2025	50013		574.00
		09/05/2025	50014		83.00
		10/02/2025	50015	846.00	
		10/02/2025	50016	2,552.00	
		10/02/2025	50017		1,385.00
		10/02/2025	50018	277.00	
		10/02/2025	50019		3,207.00
		10/02/2025	50020		835.00
		10/02/2025	50021	1,221.00	
		10/02/2025	50022	140.00	
		10/02/2025	50023		220.00

Kelly Hamilton Reconciliation Report

As Of 10/31/2025

Account Ending:7244

GL Account:1100-0002 -- Cash - Operating Account

Bank Name:Western Alliance Bank

		10/02/2025	50024	2,276.00	
		10/02/2025	50025		152.00
		10/02/2025	50026	3,218.00	
		10/02/2025	50027		1,704.00
		10/02/2025	50028		84.00
		10/02/2025	50029	273.00	
		10/02/2025	50030		935.00
		10/02/2025	50031		989.00
		10/02/2025	50032	831.00	
		10/02/2025	50033		90.00
		10/02/2025	50034	1,490.00	
		10/02/2025	50035	1,290.00	
		10/02/2025	50036	1,365.00	
		10/02/2025	50037		135.00
		10/02/2025	50038	1,210.00	
		10/02/2025	50039	546.00	
		10/02/2025	50040	1,945.00	
		10/02/2025	50041	45.00	
		10/02/2025	50042		273.00
	10/02/2025	50043	1,863.00		
	10/02/2025	50044	277.00		
	10/02/2025	50045	2,863.00		
	10/02/2025	50046	277.00		
	10/02/2025	50047	57.00		
	10/02/2025	50048	76.00		
Lynd Management Group LLC	KH2LMGPD	10/07/2025	KH2LMGPD	64,425.19	
FIRST INSURANCE FUNDING CORP	KH2INSInst2509	10/07/2025	KH2INSInst2509	7,594.17	
	KH2 2025.09 INS SERVICE FEE	10/07/2025		378.95	
Kals Faucet Install and Drain Cleaning	Kalsinv31&32	10/10/2025	Kalsinv31&32	6,747.84	
General Ledger Entry	Crown LAGSP Admin Claim	10/10/2025		128,000.00	
General Ledger Entry	Crown LAGSP AM Fees	10/10/2025		200,000.00	
General Ledger Entry	KH2 Houston Specialty Ins Exc Liab 08/29/25 - 07/29/26 IMA Insurance Finance	10/15/2025		10,807.75	
Risk Strategies Company	KH2RSCInsPol112411025	10/16/2025	KH2RSCInsPol112	68,468.16	
BIG's Sanitation	269612	10/17/2025	269612	1,680.00	
Enviro Management Group, LLC		10/17/2025	Voided - 50006	(2,563.54)	
Kals Faucet Install and Drain Cleaning		10/17/2025	Voided - 50007	(558.36)	
Lowe's Home Centers, LLC, Lowe's Pro Supply		10/17/2025	Voided - 50008	(2,385.60)	
Teklink		10/17/2025	Voided - 50009	(93.52)	
Lynd Management Group LLC		10/20/2025	50049	10,837.94	
		10/20/2025	50050	1,158.00	
		10/20/2025	50051		27.00
		10/20/2025	50052	1,868.00	
		10/20/2025	50053		1,365.00
		10/20/2025	50054		201.00
		10/20/2025	50055		70.00
		10/20/2025	50056		451.00
		10/20/2025	50057		316.00
		10/20/2025	50058		665.00
		10/20/2025	50059	409.00	
		10/20/2025	50060		187.00
		10/20/2025	50061		1,365.00
		10/20/2025	50062		209.00

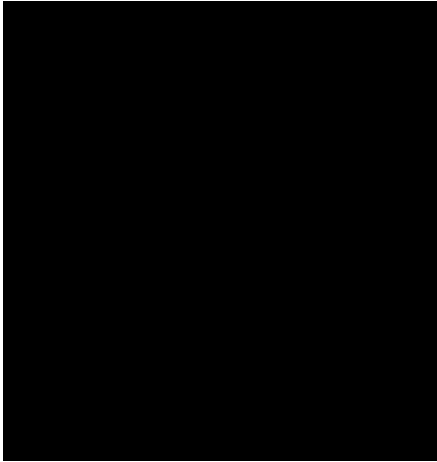
Kelly Hamilton Reconciliation Report

As Of 10/31/2025

Account Ending:7244

GL Account:1100-0002 -- Cash - Operating Account

Bank Name:Western Alliance Bank

		10/20/2025	50063		3,753.00
		10/20/2025	50064		18.00
		10/20/2025	50065		298.00
		10/20/2025	50066		1,386.00
		10/20/2025	50067	273.00	
		10/20/2025	50068		11.00
		10/20/2025	50069		64.00
		10/20/2025	50070		1,895.00
		10/20/2025	50071		852.00
		10/20/2025	50072		2,198.00
		10/20/2025	50073		141.00
		10/20/2025	50074	9.00	
		10/20/2025	50075		1,490.00
		10/20/2025	50076		223.00
		10/20/2025	50077		1,510.00
		10/20/2025	50078		409.00
		10/20/2025	50079	119.00	
		10/20/2025	50080		3.00
		10/20/2025	50081		43.00
		10/20/2025		38.64	
	KH2 2025.10 RPI Trans- biling Fee				
	KH2 2025.10 Fee Based Charges	10/21/2025		250.00	
Enviro Management Group, LLC		10/23/2025	50082	2,563.54	
Lowe's Home Centers, LLC, Lowe's Pro Supply		10/23/2025	50083	2,385.60	
Kals Faucet Install and Drain Cleaning		10/23/2025	50084	558.36	
Teklink	TL80367	10/23/2025	TL80367	93.52	
BIG's Sanitation	KH2bigssan	10/23/2025	KH2bigssan	1,890.00	
BIG's Sanitation	Paid by RealPage	10/24/2025	9923524300001	383.00	
IMA Financial Group, Inc.	KH2INSIMA2509	10/24/2025	KH2INSIMA2509	3,774.94	
Liberty Screening Ser- vices LLC		10/28/2025	50085		375.59
Lynd Management Group LLC		10/28/2025	50086	11,019.36	
Pittsburgh Water	PITTSWTRJUNAUG	10/28/2025	PITTSWTRJUNAUG	49,923.58	
FIRST INSURANCE	KH2INSInst202510	10/28/2025	KH2INSInst20251	7,594.16	
FUNDING CORP					
US Housing Consultants LLC	INV86895	10/30/2025	INV86895	11,348.50	
General Ledger Entry	KH2 2025.10 Double pmt to Big Sanitation made by RP Util	10/31/2025		383.00	
Total Checks and Charges				619,920.20	31,103.59



Bank®

PO Box 26237 • Las Vegas, NV 89126-0237

Return Service Requested

KELLY HAMILTON APTS LLC
CH. 11 DIP CASE# 25-15345
KH OPERATING ACCOUNT
100 FRANKLIN SQUARE DR SUITE 401
SOMERSET NJ 08873-4174

Last statement: September 30, 2025
This statement: October 31, 2025
Total days in statement period: 31

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XXXXXX7244
(0)

Direct inquiries to:
877-476-2265

Western Alliance Bank
450 B Street Ste 150
San Diego CA 92101

NEVER VISIT A WEBSITE OR CLICK A LINK PROVIDED BY AN UNSOLICITED CALLER CLAIMING TO BE FROM WESTERN ALLIANCE BANK. FRAUDSTERS MAY IMPERSONATE BANK REPRESENTATIVES TO TRICK YOU INTO REVEALING SENSITIVE INFORMATION. WESTERN ALLIANCE BANK WILL NEVER INITIATE CONTACT WITH YOU TO ASK FOR YOUR ONLINE BANKING CREDENTIALS, ASK YOU TO LOG INTO YOUR ACCOUNT, OR SEND A LINK TO HELP RESOLVE A PROBLEM. REPORT FRAUD TO (888) 995-2265.

Hybrid Business Checking

Account number	XXXXXX7244	Beginning balance	\$592,643.06
Low balance	\$385,356.06	Total additions	531,640.23
Average balance	\$564,122.94	Total subtractions	685,920.20
Avg collected balance	\$564,122	Ending balance	\$438,363.09

CHECKS

Number	Date	Amount	Number	Date	Amount
50015	10-06	846.00	50039	10-14	546.00
50016	10-14	2,552.00	50040	10-10	1,945.00
50018 *	10-22	277.00	50041	10-29	45.00
50021 *	10-15	1,221.00	50043 *	10-07	1,863.00
50022	10-07	140.00	50044	10-06	277.00
50024 *	10-06	2,276.00	50045	10-09	2,863.00
50026 *	10-07	3,218.00	50046	10-06	277.00
50029 *	10-09	273.00	50047	10-23	57.00
50032 *	10-06	831.00	50048	10-16	76.00
50034 *	10-06	1,490.00	50050 *	10-27	1,158.00
50035	10-06	1,290.00	50052 *	10-30	1,868.00
50036	10-28	1,365.00	50059 *	10-24	409.00
50038 *	10-07	1,210.00	50067 *	10-28	273.00



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Return Service Requested

KELLY HAMILTON APTS LLC
October 31, 2025

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Number	Date	Amount	Number	Date	Amount
50074 *	10-29	9.00	50084 *	10-29	558.36
50079 *	10-23	119.00	* Skip in check sequence		

DEBITS

Date	Description	Subtractions
10-02	' Wire Dr O/L Usd WIRE OUT;BNF-LAGSP LLC;OBI-Partial payment - AM Fees	200,000.00
10-07	' ACH Debit FIRST INSURANCE INSURANCE 251007 900-104439807	7,973.12
10-07	' ACH Debit LYND MANAGEMENT TRANSFERS 251007	64,425.19
10-09	' ACH Debit LYND MANAGEMENT TRANSFERS 251009	10,837.94
10-10	' Wire Dr O/L Usd WIRE OUT;BNF-KALS PLUMBING AND GENERAL CONTRACTI;OBI-N ot Provided	6,747.84
10-15	' ACH Debit IMA, INC. PAYMENTS 251015 27080305	14,582.69
10-16	' ACH Debit TLD SOLUTIONS SALE 251016	66,000.00
10-16	' Wire Dr O/L Usd WIRE OUT;BNF-RSC INSURANCE BROKERAGE, INC. PREMI;OBI-N ot Provided	68,468.16
10-17	' ACH Debit BIGSSANITATION PURCHASE 251017	1,890.00
10-17	' ACH Debit BIGSSANITATION PURCHASE 251017	2,063.00
10-20	' ACH Debit RPI TransBilling SIGONFILE 251020	5.00
10-20	' ACH Debit RPI TransBilling SIGONFILE 251020	33.64
10-21	' Fee Based Charge FEE BASED CHARGES FOR 09/25	250.00
10-22	' Wire Dr O/L Usd WIRE OUT;BNF-LAGSP LLC;OBI-LAGSP Administrative Expens e Claim pmt	128,000.00
10-23	' ACH Debit LYND MANAGEMENT TRANSFERS 251023	11,019.36
10-24	' ACH Debit TEKLINK PAYMENT 251024	93.52
10-24	' ACH Debit RealPage EDI PYMNTS 251024 24918	383.00



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Return Service Requested

KELLY HAMILTON APTS LLC
October 31, 2025

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<u>Date</u>	<u>Description</u>	<u>Subtractions</u>
10-28	' ACH Debit AVIDPAY SERVICE AVIDPAY REF*CK*50083*25102 3*Lowes Home Centers LLC Lowes P\191338598\147393100\1	2,385.60
10-28	' ACH Debit AVIDPAY SERVICE AVIDPAY REF*CK*50082*25102 3*Enviro Management Group LLC\191338599\147363765\1913	2,563.54
10-28	' ACH Debit FIRST INSURANCE INSURANCE 251028 900-104439807	7,594.16
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	120.13
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	120.41
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	178.74
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	190.43
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	190.45
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	202.49
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	204.15
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	234.75
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	235.89
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	242.25
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	250.83
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	277.02
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	287.01
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	288.01
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	324.81
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	329.98
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	353.63
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	397.17
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	456.33



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Return Service Requested

KELLY HAMILTON APTS LLC
October 31, 2025

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XXXXXX7244

<u>Date</u>	<u>Description</u>	<u>Subtractions</u>
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	462.39
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	470.71
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	490.41
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	498.60
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	517.73
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	543.67
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	562.41
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	564.84
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	571.57
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	607.98
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	618.72
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	636.43
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	645.17
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	725.10
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	755.99
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	878.86
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	986.48
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,024.67
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,207.11
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,305.79
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,344.20
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,489.87
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,491.13



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Return Service Requested

KELLY HAMILTON APTS LLC
October 31, 2025

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<u>Date</u>	<u>Description</u>	<u>Subtractions</u>
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,676.88
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,735.69
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,871.23
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	1,985.00
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	3,465.10
10-29	' ACH Debit PITTSBURGHWATER UTILITY 251029	3,723.84
10-30	' ACH Debit USHOUSINGCONSULT WEBPAYMENT 251030	11,348.50
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	50.32
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	62.90
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	103.34
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	107.17
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	107.62
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	120.08
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	139.37
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	182.10
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	236.34
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	238.42
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	324.38
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	387.90
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	396.85
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	433.32
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	499.24
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	525.64



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KELLY HAMILTON APTS LLC
October 31, 2025

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<u>Date</u>	<u>Description</u>	<u>Subtractions</u>
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	551.73
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	587.43
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	599.89
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	638.61
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	680.67
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	753.98
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	768.69
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	836.45
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	892.85
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	936.67
10-31	' ACH Debit PITTSBURGHWATER UTILITY 251031	1,019.57

CREDITS

<u>Date</u>	<u>Description</u>	<u>Additions</u>
10-07	' ACH Credit Kelly Hamilton A Settlement 251007 000025190359202	300.00
10-07	' ACH Credit PHFA WD1 PHFA WD1 SUP-002328-CA-0001 490\	461,528.00
10-15	' ACH Credit Kelly Hamilton A Custom1 251015 000025242130078	50.00
10-15	' ACH Credit Kelly Hamilton A Settlement 251015 000025242188322	1,418.00
10-15	' ACH Credit Kelly Hamilton A Settlement 251015 000025242130110	1,605.00
10-21	' Interest INTEREST ON EXCESS EARNINGS CREDIT FROM 09/30/25	178.23
10-22	' ACH Credit Kelly Hamilton A Settlement 251022 000025299398526	511.00



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Return Service Requested

KELLY HAMILTON APTS LLC
October 31, 2025

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<u>Date</u>	<u>Description</u>	<u>Additions</u>
10-27	' Online Transfer Cr REF 3001417L FUNDS TRANSFER FRMDEP XXXXXX7629 FROM	66,000.00
10-29	' ACH Credit Kelly Hamilton A Custom1 251029 000025345416198	50.00

DAILY BALANCES

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
09-30	592,643.06	10-15	729,859.28	10-24	451,404.83
10-02	392,643.06	10-16	595,315.12	10-27	516,246.83
10-06	385,356.06	10-17	591,362.12	10-28	502,065.53
10-07	768,354.75	10-20	591,323.48	10-29	463,761.12
10-09	754,380.81	10-21	591,251.71	10-30	450,544.62
10-10	745,687.97	10-22	463,485.71	10-31	438,363.09
10-14	742,589.97	10-23	452,290.35		

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Thank you for banking with Western Alliance Bank

Kelly Hamilton
Reconciliation Report

As Of 10/31/2025
Account Ending:7629
GL Account:1100-0125 -- Cash - CapEx Account
Bank Name:Western Alliance Bank

Statement Ending Balance	174.75
Deposits in Transit	0.00
Outstanding Checks and Charges	0.00
Adjusted Bank Balance	174.75
Book Balance	174.75
Adjustments - Excluded Transactions	0.00
Adjustments - Unmatched Items	0.00
Adjustments - Journal Entries*	0.00
Adjusted Book Balance	174.75

Total Checks and Charges Cleared109,550.00Total Deposits Cleared72,638.70

Deposits

Name	Memo	Date	Doc No	Cleared	In Transit
General Ledger Entry	2025.10 Interest Earned	10/10/2025		38.70	
General Ledger Entry	Kelly Hamilton - CapEx Draw #04 - October 2025 - \$72,600	10/14/2025		72,600.00	
Total Deposits				72,638.70	0.00

Checks and Charges

Name	Memo	Date	Check No	Cleared	Outstanding
The Water Scrooge		10/01/2025	50013	36,950.00	
LYND CONSTRUCTION SERVICES LLC		10/15/2025	50014	6,600.00	
TLD Solutions LLC	1398	10/27/2025	1398	66,000.00	
Total Checks and Charges				109,550.00	0.00



Bank®

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Return Service Requested

KELLY HAMILTON APTS MM LLC
CH. 11 DIP CASE# 25-15345
KH CAPEX RESERVE
100 FRANKLIN SQUARE DR SUITE 401
SOMERSET NJ 08873-4174

Last statement: September 30, 2025
This statement: October 31, 2025
Total days in statement period: 31

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XXXXXX7629
(0)

Direct inquiries to:
877-476-2265

Western Alliance Bank
450 B Street Ste 150
San Diego CA 92101

NEVER VISIT A WEBSITE OR CLICK A LINK PROVIDED BY AN UNSOLICITED CALLER CLAIMING TO BE FROM WESTERN ALLIANCE BANK. FRAUDSTERS MAY IMPERSONATE BANK REPRESENTATIVES TO TRICK YOU INTO REVEALING SENSITIVE INFORMATION. WESTERN ALLIANCE BANK WILL NEVER INITIATE CONTACT WITH YOU TO ASK FOR YOUR ONLINE BANKING CREDENTIALS, ASK YOU TO LOG INTO YOUR ACCOUNT, OR SEND A LINK TO HELP RESOLVE A PROBLEM. REPORT FRAUD TO (888) 995-2265.

Hybrid Business Checking

Account number	XXXXXX7629	Beginning balance	\$37,086.05
Low balance	\$174.75	Total additions	72,638.70
Average balance	\$50,899.78	Total subtractions	109,550.00
Avg collected balance	\$50,899	Ending balance	\$174.75

CHECKS

Number	Date	Amount	Number	Date	Amount
50013	10-20	36,950.00	50014	10-16	6,600.00

DEBITS

Date	Description	Subtractions
10-27	' Online Transfer Dr REF 3001417L FUNDS TRANSFER TO DEP XXXXXX7244 FROM	66,000.00



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Return Service Requested

KELLY HAMILTON APTS MM LLC
October 31, 2025

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CREDITS

<u>Date</u>	<u>Description</u>	<u>Additions</u>
10-14	' Wire Cr-Usd	72,600.00
	WIRE IN:ORG-3650 SS1 PITTSBURGH LLC:OBI-CapEx Draw #4	
10-21	' Interest	38.70
	INTEREST ON EXCESS EARNINGS CREDIT FROM 09/30/25	

DAILY BALANCES

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
09-30	37,086.05	10-16	103,086.05	10-21	66,174.75
10-14	109,686.05	10-20	66,136.05	10-27	174.75

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Thank you for banking with Western Alliance Bank

