

Three Guys Properties, Inc.

4535 Muir Ave.
San Diego, CA 92107
(619) 674-1516
www.threeguysproperties.com



Lauri Stock

668 La Viveza Ct
Santa Fe, NM 87501

Owner Statement

Jan 01, 2023 - Dec 31, 2023

3735-41 Madison Ave - 3735-41 Madison Ave, San Diego, CA 92116

Property Cash Summary

Beginning Balance	0.00
Cash In	39,375.00
Cash Out	-8,363.90
Owner Disbursements	-25,923.20
Ending Cash Balance	5,087.90
Property Reserve	-700.00
Prepayments	-3,670.00
Net Owner Funds	717.90

Transactions

Date	Payee / Payer	Type	Reference	Description	Cash In	Cash Out	Balance
				Beginning Cash Balance as of 01/01/2023			0.00
07/26/2023	Angela Margeson	eCheck receipt	6426-3930	3739 Madison Ave - Prepaid Rent - Online Payment	1,000.00		1,000.00
07/28/2023	Bryce Fish	eCheck receipt	86C6-52E0	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		2,920.00
07/28/2023	Angela Margeson	eCheck receipt	7231-1A70	3739 Madison Ave - Prepaid Rent - Online Payment	750.00		3,670.00
08/01/2023	Teresa Brown	eCheck receipt	23D6-3D80	3735 Madison Ave - Rent Income - Move In Charge: Rent Income	1,285.00		4,955.00
08/01/2023	Kyle Halloran	CC receipt	4EF1-CF30	4548 38th St. - Rent Income - Move In Charge: monthly rent	2,700.00		7,655.00
08/01/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 08/2023		612.40	7,042.60
08/10/2023	Lauri Stock	eCheck	BC6F-5234	Owner Distribution - Owner payment for 08/2023		6,992.60	50.00
08/27/2023	Angela Margeson	eCheck receipt	E046-51E0	3739 Madison Ave - Prepaid Rent - Online Payment	1,750.00		1,800.00
08/28/2023	Bryce Fish	eCheck receipt	10EE-40B0	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		3,720.00
09/01/2023	Kyle Halloran	CC receipt	3ED8-ADD0	4548 38th St. - Rent Income - September 2023 - monthly rent	2,700.00		6,420.00
09/01/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 09/2023		509.60	5,910.40
09/05/2023	Fire & Ice	eCheck	6094-2E5A	3735 Madison Ave - HVAC (Heat, Ventilation, Air) - Red		240.00	5,670.40

Date	Payee / Payer	Type	Reference	Description	Cash In	Cash Out	Balance
	Heating and Air Conditioning Inc.			tagged by SDGE the heater. Found gas valve off. Turned gas valve on. Installed new carbon monoxide and smoke alarm. Ran system and all is working fine. - Red tagged by SDGE the heater. Found gas valve off. Turned gas valve on. Installed new carbon monoxide and smoke alarm. Ran system and all is working fine.			
09/06/2023	Teresa Brown	eCheck receipt	F034-2160	3735 Madison Ave - Rent Income - September 2023	1,285.00		6,955.40
09/06/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 09/2023		102.80	6,852.60
09/08/2023	Lauri Stock	eCheck	46A9-1E0A	Owner Distribution - Owner payment for 09/2023		6,552.60	300.00
09/25/2023	Angela Margeson	eCheck receipt	7AF9-84A0	3739 Madison Ave - Prepaid Rent - Online Payment	1,750.00		2,050.00
09/28/2023	Bryce Fish	eCheck receipt	BE60-8EE0	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		3,970.00
09/30/2023	Teresa Brown	eCheck receipt	778E-8E10	3735 Madison Ave - Prepaid Rent - Online Payment	1,285.00		5,255.00
10/01/2023	Kyle Halloran	CC receipt	94ED-3D30	4548 38th St. - Rent Income - October 2023 - monthly rent	2,700.00		7,955.00
10/02/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 10/2023		612.40	7,342.60
10/09/2023	Juan Parra	Bill Pay Check	3000000069	Landscaping - September Landscaping - September Landscaping		170.00	7,172.60
10/09/2023	Juan Parra	Bill Pay Check	3000000069	Landscaping - August Landscaping - August Landscaping		255.00	6,917.60
10/09/2023	Lauri Stock	eCheck	B57A-F1C8	Owner Distribution - Owner payment for 10/2023		6,567.60	350.00
10/25/2023	Angela Margeson	eCheck receipt	1E7B-E3F0	3739 Madison Ave - Prepaid Rent - Online Payment	1,000.00		1,350.00
10/28/2023	Bryce Fish	eCheck receipt	8984-7C70	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		3,270.00
10/31/2023	Angela Margeson	eCheck receipt	2C53-0BA0	3739 Madison Ave - Prepaid Rent - Online Payment	750.00		4,020.00
11/01/2023	Kyle Halloran	CC receipt	1E69-F160	4548 38th St. - Rent Income - November 2023 - monthly rent	2,700.00		6,720.00
11/01/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 11/2023		509.60	6,210.40
11/08/2023	Lauri Stock	eCheck	C875-FBA7	Owner Distribution - Owner payment for 11/2023		5,810.40	400.00
11/17/2023	Angela Margeson	eCheck receipt	15C1-2640	3739 Madison Ave - Prepaid Rent - Online Payment	1,000.00		1,400.00
11/25/2023	Angela Margeson	eCheck receipt	AEB1-A030	3739 Madison Ave - Prepaid Rent - Online Payment	750.00		2,150.00
11/28/2023	Bryce Fish	eCheck receipt	F2B7-3BE0	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		4,070.00
12/01/2023	Kyle Halloran	CC receipt	1A93-6630	4548 38th St. - Rent Income - December 2023 - monthly rent	2,700.00		6,770.00
12/01/2023	Three Guys Properties, Inc.	Check	999	Management fees - Management fees for 12/2023		509.60	6,260.40
12/18/2023	Teresa Brown	eCheck	5608-67DE	3735 Madison Ave - Clearing Account - Teresa Brown, 3735-41 Madison Ave - 3735 Madison Ave: Move Out Refund		1,842.50	4,417.90
12/18/2023	Local San Diego Painting	eCheck	59FC-FF29	3735 Madison Ave - Painting - Repair visible damage to walls: patch and paint - Repair visible damage to walls: patch and paint		3,000.00	1,417.90
12/27/2023	Angela Margeson	eCheck receipt	3577-7150	3739 Madison Ave - Prepaid Rent - Online Payment	1,000.00		2,417.90
12/28/2023	Bryce Fish	eCheck receipt	2BC1-DC20	3741 Madison Ave - Prepaid Rent - Online Payment	1,920.00		4,337.90

Date	Payee / Payer	Type	Reference	Description	Cash In	Cash Out	Balance
12/29/2023	Angela Margeson	eCheck receipt	697C-D7C0	3739 Madison Ave - Prepaid Rent - Online Payment	750.00		5,087.90
Ending Cash Balance							5,087.90
Total					39,375.00	34,287.10	