

Balance Sheet NJ SNFs CareOne at Morris (SNF) Month to Date	FCCS_Periodic	FCCS_Periodic	FCCS_Periodic
	Dec-23	Dec-22	Change
	CareOne at Morris (SNF)	CareOne at Morris (SNF)	CareOne at Morris (SNF)
ASSETS			
Cash and Cash Equivalents	\$28,053	\$43,643	(\$15,590)
Restricted Cash	54,428	28,569	25,858
Accounts Receivable	1,626,009	1,429,024	196,985
Allowance for Doubtful Accounts	(299,866)	(352,328)	52,462
Net Accounts Receivable	1,326,142	1,076,696	249,447
Other Receivable	(500)	0	(500)
Total Receivables	1,325,642	1,076,696	248,947
Prepaid Expenses	21,432	14,388	7,043
Other Current Assets	(107)	(107)	0
Total Current Assets	1,429,448	1,163,189	266,258
Land	2,364,592	2,364,592	0
Building	9,438,699	9,431,279	7,420
Leasehold Improvements	0	0	0
Furniture & Fixtures	1,661,337	1,661,077	261
Equipment	1,016,749	947,443	69,307
Computer Hardware & Software	201,491	194,254	7,237
Vehicles	0	0	0
Construction in Progress	107	34,221	(34,114)
Fixed Assets	14,682,975	14,632,865	50,110
Accumulated Depreciation	(8,031,899)	(7,509,626)	(522,273)
Property and Equipment, Net	6,651,077	7,123,239	(472,163)
Goodwill	0	0	0
Licenses	1,941,635	1,941,635	0
Intangible Assets, Net	0	0	0
Debt Issuance Costs	8,221	3,194	5,027
Other Long Term Assets	18,384	22,361	(3,976)
Total Assets	\$10,048,764	\$10,253,619	(\$204,854)

Balance Sheet			
NJ SNFs			
CareOne at Morris (SNF)			
Month to Date	FCCS_Periodic Dec-23	FCCS_Periodic Dec-22	FCCS_Periodic Change
	CareOne at Morris (SNF)	CareOne at Morris (SNF)	CareOne at Morris (SNF)
LIABILITIES AND MEMBER'S CAPITAL			
Accounts Payable	\$1,201,329	\$1,379,981	(\$178,652)
Accrued Expenses	66,014	46,139	19,876
Accrued Interest	101,060	89,549	11,511
Accrued Payroll - Salaries	151,225	0	151,225
Accrued PR Taxes & Benefits	66,619	79,745	(13,126)
Accrued Insurance	1,009,696	881,137	128,559
Suspense Accrued Interest	0	0	0
Corporate and Business Tax Liabilities	75,602	45,920	29,682
Total Accounts Payable and Accrued Liabilities	2,671,545	2,522,471	149,074
Resident Trust Liability	54,428	28,569	25,858
PNA Security Deposit	14,959	18,936	(3,976)
Entrance Fees	0	0	0
Other Current Liabilities	0	0	0
Debt - Current Portion	256,498	15,219,037	(14,962,538)
Line of Credit - Current	2,459,896	2,274,600	185,296
Total Current Liabilities	5,457,327	20,063,613	(14,606,286)
Due to / from Affiliates	(18,458,845)	(19,506,999)	1,048,154
Debt - Long Term Portion	13,167,683	(0)	13,167,683
Line of Credit - Long Term	0	0	0
Partners Note	0	0	0
Deferred Lease Incentive	0	0	0
Interest Rate Swap Liability	0	0	0
Other Long Term Liabilities	0	0	0
Total Long Term Liabilities	(5,291,162)	(19,506,999)	14,215,837
Total Liabilities	166,165	556,613	(390,449)
Interest Rate Swap	(0)	(0)	0
Additional Paid In Capital	0	0	0
Class C Interests	0	0	0
Members' Distributions	0	0	0
Equity Transfer	0	0	0
Members' Capital	3,280,000	3,280,000	0
Non Controlling Interest	0	0	0
Retained Earnings	6,602,600	6,417,005	185,594
Equity	9,882,600	9,697,005	185,594
Total Liabilities and Equity	\$10,048,764	\$10,253,619	(\$204,854)

YTD Financial Statement NJ SNFs CareOne at Morris (SNF) Year to Date Dec-23	YTD Dec - 23
TOTAL	CareOne at Morris (SNF)
RESIDENT REVENUES	
Total Private	\$1,234,913
Medicaid and Managed Medicaid	3,248,346
Managed Care	1,471,923
Medicare - All Types	6,070,966
Non-Covered and All Others	0
Total - Room & Board Revenue	12,026,148
Ancillary Revenue	937,466
Enhanced Services Revenue	0
Other Resident Revenue	0
Total Resident Revenue	12,963,614
Other Revenues	3,398
Provider Tax Income	0
Total Revenue	12,967,011
OPERATING EXPENSES	
Nursing	3,274,288
Dietary	655,805
Therapy	1,316,904
Ancillary Expenses	1,066,748
Administrative	1,332,887
Plant & Utilities	605,589
Housekeeping & Laundry	402,224
Activities	141,994
Admissions	138,337
Social Service	17,519
Employee Benefits and Payroll Taxes	974,552
Bad Debt Expense	292,095
Insurance Expense	222,247
Total Operating Expenses	10,441,188
EBITDARM	2,525,824
EBITDARM MARGIN	19%
Management Fees	649,280
EBITDAR	1,876,544
Rent	0
EBITDA	1,876,544
CAPITAL RELATED	
Amortization	7,313
Depreciation	522,273
Extraordinary Items and Gain/Loss	(128)
Equity in Earnings	0
Interest Expense	1,171,703
Investment Income	(1,069)
Non Recurring	0
Other Income	(9,142)
Capital Related	1,690,949
Pre-Tax Income	185,594
Income Tax	0
Minority Interest Expense	0
Net Income	\$185,594

CareOne at Morris (SNF)
Statement of Cash Flows

	CareOne at Morris (SNF)
Cash Flows from Operating Activities:	
Net Income	185,594
Adjustments to reconcile net income to net cash provided by operating activities:	
Depreciation and amortization	529,586
Changes in operating assets and liabilities:	
Decrease (Increase) in restricted cash	(25,858)
Decrease (Increase) in patient receivables	(249,447)
Decrease (Increase) in other receivables	500
Decrease (Increase) in prepaid expenses and other current assets	(7,043)
Decrease (Increase) in other long term assets	3,976
Decrease (Increase) in amounts due from affiliates/Partner's note	1,048,154
(Decrease) Increase in accounts payable	(178,652)
(Decrease) Increase in accrued expenses	159,945
(Decrease) Increase in accrued payroll and payroll taxes	138,099
(Decrease) Increase in patients' security deposits and liabilities	21,882
(Decrease) Increase in other current liabilities	29,682
(Decrease) Increase in other long term liabilities	0
Net Cash provided by Operating Activities	<u>1,656,418</u>
 Cash Flows from Investing Activities:	
Additions to property and equipment, net	(50,110)
Net Cash used in Investing Activities	<u>(50,110)</u>
 Cash Flows from Financing Activities:	
Net borrowing under Loan	(1,794,855)
Line of credit	185,296
Debt Issuance costs	(12,340)
Distributions to Members	0
Net Cash used in Financing Activities	<u>(1,621,899)</u>
 Change in Cash and Cash Equivalents	(15,590)
 Cash and Cash Equivalents - beginning of period	<u>43,643</u>
 Cash and Cash Equivalents - end of period	<u><u>\$28,053</u></u>