

EXHIBIT A

Orange Grove Service, Inc.

2120 S Fremont Avenue, Alhambra, CA 91803

Monthly Budget For February and March 2011

	Monthly
Rental Income (Includes CAM):	
Pacific Bell	\$1,957
Kinh Ngo	\$2,400
Dr. Morse	\$2,700
David Ma	\$2,100
7-Eleven	\$8,900
Paul Baskaran	\$2,824
Subway	\$1,958
Total Income	\$22,839
Expenses:	
Sewer and water	\$1,020
Trash/Disposal	\$250
Insurance	\$357
SCE	\$215
Landscaping	\$400
STC Property Management Fee	\$1,000
Bank Fees and postage	\$25
Repairs and Lighting	\$500
Pest Control	\$50
Property Taxes (Arrearage)	\$1,964
Property Taxes (Set Aside)	<u>\$3,023</u>
Monthly Expenses	\$8,804
Net Operating Income	\$14,035
Debt Service ACB	\$10,035
Chapter 11 Legal and Accounting Fees	\$4,000
Cash Balance	<u><u>\$0</u></u>