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FILED
2026 MAY 05 11:57 AM
KING COUNTY
SUPERIOR COURT CLERK
E-FILED
CASE #: 26-2-07388-1 SEA

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON
FOR THE COUNTY OF KING

POSSU HUANG,

Plaintiff(s),

vs.

SASAN KEYHANI
and ALL OTHER OCCUPANTS,

Defendant(s).

Case No: 26-2-07388-1 SEA

THIRD UPDATED TENANT LEDGER

Tenant Ledger

Tenants: Sasan Keyhani

Phone: +

Mobile:

Unit: --

Property:

Status: Evict

Move in date: 01/08/2026

Move out date: --

Lease Expiration: 01/09/2027

Rent: 3,100.00

Deposit Paid: 0.00

Chargeback Amount (Last 12 Months): 0.00

Date	Payer	Description	Charges	Payments	Balance
					0.00
					Starting Balance
12/22/2025		Application Fee Income	50.00		50.00
12/22/2025	Sasan Keyhani	Credit Card Payment (Reference #A750-C540)		50.00	0.00
01/04/2026	Sasan Keyhani	ACH Payment (Reference #ED5B-DF00) Reversed by NSF		3,100.00	-3,100.00
01/06/2026	Sasan Keyhani	NSF reversal receipt for Reference #ED5B-DF00		-3,100.00	0.00
01/06/2026		NSF Fees - NSF Charge	30.00		30.00
01/07/2026	Sasan Keyhani	ACH Payment (Reference #F5BC-0F00) Reversed by NSF		1,630.00	-1,600.00
01/07/2026	Sasan Keyhani	ACH Payment (Reference #ABAB-78C0) Reversed by NSF		1,500.00	-3,100.00
01/08/2026		Rent Income - Move In Charge: Rent Income	3,100.00		0.00
01/08/2026		Liability to Landlord Insurance - Move In Charge: Liability to Landlord Insurance	10.50		10.50
01/09/2026	Sasan Keyhani	NSF reversal receipt for Reference #ABAB-78C0		-1,500.00	1,510.50
01/09/2026		NSF Fees - NSF Charge	30.00		1,540.50
01/09/2026	Sasan Keyhani	NSF reversal receipt for Reference #F5BC-0F00		-1,630.00	3,170.50
01/09/2026		NSF Fees - NSF Charge	30.00		3,200.50
01/13/2026		Late Fee - Late Fee for Jan 2026	10.00		3,210.50
01/19/2026		Rent Income - Credit for first months rent	-500.00		2,710.50
02/01/2026		Rent Income - February 2026 (Prorated)	2,400.00		5,110.50
02/01/2026		Liability to Landlord Insurance - February 2026 - Liability to Landlord Insurance	10.50		5,121.00
02/06/2026		Late Fee - Late Fee for Feb 2026	10.00		5,131.00
02/13/2026		Water, Sewer & Garbage, Recycling - SPU bill from 12.04.25-02.03.26 for 1st bill proration	159.41		5,290.41

Tenant Ledger

Date	Payer	Description	Charges	Payments	Balance
03/01/2026		Rent Income - March 2026	3,100.00		8,390.41
03/01/2026		Liability to Landlord Insurance - March 2026 - Liability to Landlord Insurance	10.50		8,400.91
03/01/2026		Security Deposits - March 2026	507.50		8,908.41
03/01/2026		Last Month's Rent Collected - March 2026	516.65		9,425.06
03/06/2026		Late Fee - Late Fee for Mar 2026	10.00		9,435.06
04/01/2026		Rent Income - April 2026	3,100.00		12,535.06
04/01/2026		Liability to Landlord Insurance - April 2026 - Liability to Landlord Insurance	10.50		12,545.56
04/01/2026		Security Deposits - April 2026	507.50		13,053.06
04/01/2026		Last Month's Rent Collected - April 2026	516.67		13,569.73
04/06/2026		Late Fee - Late Fee for Apr 2026	10.00		13,579.73
05/01/2026		Rent Income - May 2026	3,100.00		16,679.73
05/01/2026		Liability to Landlord Insurance - May 2026 - Liability to Landlord Insurance	10.50		16,690.23
05/01/2026		Security Deposits - May 2026	507.50		17,197.73
05/01/2026		Last Month's Rent Collected - May 2026	516.67		17,714.40
Total					17,714.40