
Merchant Receipt - Transaction Approved - Authcode #288039

6 messages

deployment@newtekone.com <deployment@newtekone.com>
To: xpresspay@mns.com

Tue, Jan 31, 2023 at 11:50 AM

MNS

Receipt of Payment

Total Payment Amount 5,009.40

((Payment Amount)) 4840

((Technology Fee)) 169.40

Credit Card Information

Card Holder

Abel landazuri

Credit Card #

xxxx xxxx xxxx 5004

AVS Result

Address: Match & 5 Digit Zip: Match

CVC Result

Match

Detail Information

Date

01/31/23 08:50 am

Reference #

3340569034

Transaction Key

adb2f0c5r2bnr618

Authorization #

288039

Invoice

Payment Type

Deposits

Customer Name

ABEL LANDAZURI

Agent Name

JERMAINE PHILLIPS

RETX #

278

Apartment Address

3716 36 STREET, APT. 9G

Comments/Notes

FIRST MONTH RENT

PO#

Merchant

MNS

Type

Credit Card Sale

Source

M.N.S Real Estate NYC

User

(auto)

Line Items

Billing Information

Customer ID

First Name

Last Name

Company

Address

Address 2

City

State

Zip

Country

Phone

7183109243

Email

ADLT11373@GMAIL.COM

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 31, 2023 at 12:04 PM

Received

Will stand by for broker fee

[Quoted text hidden]

--

<http://mns.com/docuSign/oh>

Jermaine Phillips | Licensed Real Estate Salesperson

O: 718.222.0211 x 111

C: 631.965.3622

E: jbp@mns.com

W: <https://www.mns.com/agent/jphillips>

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Tue, Jan 31, 2023 at 12:06 PM

Thanks. Could I drop off a check to you sometime this week instead? Also, have you heard back from management on the COI requirements for the moving company? Were they able to confirm 2/17 move works for management?

Thanks,

Abel Landazuri

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 31, 2023 at 12:09 PM

Hi Abel

We cannot coordinate your move-in fee being paid. This was due it back with the signed lease

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Tue, Jan 31, 2023 at 12:13 PM

Ok, just made the broker fee payment. Please coordinate and let me know. Thanks!

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 31, 2023 at 12:13 PM

received. I will connect you with the management company shortly.

[Quoted text hidden]

Merchant Receipt - Transaction Approved - Authcode #288616

25 messages

deployment@newtekone.com <deployment@newtekone.com>
To: xpresspay@mns.com

Tue, Jan 24, 2023 at 12:29 PM

MNS

Receipt of Payment

Total Payment Amount 5,009.40

((Payment Amount)) 4840

((Technology Fee)) 169.40

Credit Card Information

Card Holder

Abel landazuri

Credit Card #

xxxx xxxx xxxx 5004

AVS Result

Address: Match & 5 Digit Zip: Match

CVC Result

Match

Detail Information

Date

01/24/23 09:29 am

Reference #

3334721435

Transaction Key

jdb276yyvvgz3kcg

Authorization #

288616

Invoice

Payment Type

Deposits

Customer Name

Abel Landazuri

Agent Name

Jermaine Phillips

RETX #

278

Apartment Address

3714 36 Street, Apt. 9G

Comments/Notes

PO#

Merchant

MNS

Type

Credit Card Sale

Source

M.N.S Real Estate NYC

User
Line Items

(auto)

Billing Information

Customer ID
First Name
Last Name
Company
Address
Address 2
City
State
Zip
Country
Phone
Email

7183109243
adlt11373@gmail.com

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 24, 2023 at 12:32 PM

Hi Abel
Received and now holding the apartment for you it will go to in contract status on StreetEasy
[Quoted text hidden]
--
<http://mns.com/docusign/oh>

Jermaine Phillips | Licensed Real Estate Salesperson
O: 718.222.0211 x 111
C: 631.965.3622
E: jbp@mns.com
W: <https://www.mns.com/agent/jphillips>

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Tue, Jan 24, 2023 at 8:03 PM

Hi Jermaine,

Please find attached Adolph's documents. Let me know if you need anything else.
[Quoted text hidden]

13 attachments

 **downloadfile(3).PDF**
7K

 **downloadfile(7).PDF**
8K

 **downloadfile(6).PDF**
8K

 **downloadfile(5).PDF**
8K

downloadfile(4).PDF



8K



downloadfile(8).PDF

8K



downloadfile(9).PDF

8K



downloadfile(1).PDF

7K



Statements (1).pdf

107K



Statements (2).pdf

79K



2020 KRISTUNAS AL Form 1040 Individual Tax Return_Records.pdf

353K



~2021 KRISTUNAS A Form 1040 Individual Tax Return_Records.pdf

480K



Statements.pdf

84K

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 24, 2023 at 8:07 PM

Received, thank you.
Missing photo ID

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Tue, Jan 24, 2023 at 8:10 PM

See attached



[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Tue, Jan 24, 2023 at 8:13 PM

Received

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Wed, Jan 25, 2023 at 7:38 AM

Hi Abel
Wanted to confirm we've sent the application for approval
We'll have word later today

Jermaine Phillips | Licensed Real Estate Salesperson

O: [718.222.0211](tel:718.222.0211) x 111

C: [631.965.3622](tel:631.965.3622)

E: jbp@mns.com

W: [jphillips](#)



[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Wed, Jan 25, 2023 at 9:58 AM

Thanks. What are the rules for moving? Are weekends allowed for moving?

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Wed, Jan 25, 2023 at 4:33 PM

Hi Jermaine,

Any status update on the application? I just want to provide my landlord with ample notice.

Many thanks,

Abel Landazuri

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Wed, Jan 25, 2023 at 4:43 PM

Hi Abel
We're expecting approval over the next businesses day

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>

Wed, Jan 25, 2023 at 4:45 PM

To: Jermaine Phillips <jbp@mns.com>

OK! Your email earlier said you'd have word later today. I will be on the lookout. Thanks!

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Wed, Jan 25, 2023 at 4:47 PM

Hey Abel
Yes we should have approval today

[Quoted text hidden]

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Wed, Jan 25, 2023 at 5:33 PM

We are now approved!

[Quoted text hidden]

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Wed, Jan 25, 2023 at 5:40 PM

Appreciate it, Jermaine. There were a few items I noted when I walked the apartment, i.e. border along the island was chipped/missing a piece, the radiators looked like they were being replaced and a fresh paint job was needed throughout the apartment. Can you please ensure this is complete prior to move in.

Is the next step to receive a lease package for us to review? Lastly, I'm not sure if you received my email regarding move in policies. Please let me know what they are, if any.

Thanks for all your assistance.

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Thu, Jan 26, 2023 at 1:04 AM

Hi Abel and Al
Answers to questions below

few items I noted when I walked the apartment, i.e. border along the island was chipped/missing a piece, the radiators looked like they were being replaced and a fresh paint job was needed throughout the apartment. Can you please ensure this is complete prior to move in.

These will be done before move in

Is the next step to receive a lease package for us to review? Lastly, I'm not sure if you received my email regarding move in policies. Please let me know what they are, if any.

The lease will go out for review later today . Move-in is only allowed Monday - Friday . I can see if a exception can be made for a weekend. What do you have in mind ?

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Sat, Jan 28, 2023 at 11:34 AM

Hi Abel

Wanted to make sure you received the lease agreement and also check in to see if you have any questions

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>

Sat, Jan 28, 2023 at 1:39 PM

Hi Jermaine - I am in receipt of the lease package and still reviewing it. Can I give you a call in a couple of hours?

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>

Sat, Jan 28, 2023 at 2:46 PM

Yes, that would be fine.

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 9:26 AM

Hi Abel and Al

hope you had a great weekend , Wanted to fo follow up on lease signing , ownership is following up with us

[Quoted text hidden]

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 10:06 AM

Hi Jermaine,

I'm signing it today, I was traveling and just got back. It's my understanding that Al already signed. One thing on the lease rider, there were specific terrace policies which the lease mentions. Is there a rider? Also want to confirm that our outdoor furniture won't violate the lease agreement. I am attaching pictures of our storage bins and furniture. Just want to confirm because the way the lease reads, I wouldn't be able to put the storage bins on the terrace.





[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 10:16 AM

Hey Abel
Thanks for following up
The language is only for liability reason and is not enforced. Also - believe Al hasn't yet fully sign the contract. Please make sure each page has a yellow check mark .

Also - how would you like to pay 1st rent and broker fee . We can send wire instructions with only a \$15 wire fee

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 10:19 AM

Ok just wanted to confirm. Al and I will sign shortly. Can I use the same payment method as the deposit?

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 10:22 AM

Yes, that's fine.

[Quoted text hidden]

Abel Landazuri <adlt11373@gmail.com>
To: Jermaine Phillips <jbp@mns.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 2:05 PM

Jermaine,

Al and I signed the lease. Should I be using the same payment instructions? When is the earliest we can get keys to the apartment? We are scheduling movers for 2/17, does that work for management? Our movers will need the information requested below.

Location - Drop Off Address

The certificate holder of this location/address	
Who is the additional Insured	
Exact address of location which requires COI	37-14 36th Street , New York, 11101
Move date	02/17/2023
Piece of Cake Job Reference Number	320864

[Quoted text hidden]

Jermaine Phillips <jbp@mns.com>
To: Abel Landazuri <adlt11373@gmail.com>
Cc: Al Kristunas <akristunas94@gmail.com>

Mon, Jan 30, 2023 at 2:14 PM

Hi Abel

Received thanks

Yes - please use the same instructions

Make 2 separate payments , one as a deposit and the other as a broker fee

You'd be given keys on the lease start date will have management send this over

[Quoted text hidden]

Merchant Receipt - Transaction Approved - Authcode #283515

1 message

deployment@newtekone.com <deployment@newtekone.com>
To: xpresspay@mns.com

Tue, Jan 31, 2023 at 12:12 PM

MNS

Receipt of Payment

Total Payment Amount 5,009.40

((Payment Amount)) 4840

((Technology Fee)) 169.40

Credit Card Information

Card Holder	Abel landazuri
Credit Card #	xxxx xxxx xxxx 5004
AVS Result	No AVS response (Typically no AVS data sent or swiped transaction)
CVC Result	Match

Detail Information

Date	01/31/23 09:11 am
Reference #	3340612295
Transaction Key	7db263v0z7drkmt3
Authorization #	283515
Invoice	
Payment Type	Broker Fees
Customer Name	ABEL LANDAZURI
Agent Name	JERMAINE PHILLIPS
RETX #	278
Apartment Address	3714 36 STREET, APT. 9G
Comments/Notes	BROKER FEE
PO#	
Merchant	MNS
Type	Credit Card Sale
Source	M.N.S Real Estate NYC

User
Line Items

(auto)