



WASHINGTON ALLIANCE CAPITAL, LLC
REAL ESTATE INVESTMENT MANAGERS

WASHINGTON ALLIANCE CAPITAL FUND I, LLC

As of December 31, 2022

BEAVER COUNTY EMPLOYEES RETIREMENT

STATEMENT OF PARTNER'S CAPITAL ACTIVITY

	Quarter to Date	Year to Date	Life to Date
Beginning Capital	\$ 8,087,123	\$ 7,861,151	\$ -
Capital Contributions/(Distributions)			
Contribution	-	-	5,148,780
Distribution - Tier I - Preferred Returns	(164,634)	(332,317)	(2,811,405)
Distribution - Tier II - Return of Capital	-	-	(621,754)
Distribution - Tier III - Residual	-	-	(247,350)
Transfer of Interest	-	-	-
Syndication costs	-	-	(60,673)
Net Capital Contributions/(Distributions)	(164,634)	(332,317)	1,407,598
Income/(Loss) Allocation			
Investment gain/(loss)	86,838	319,611	2,714,621
Realized gain/(loss)	-	-	260,058
Unrealized gain/(loss)	(942,828)	(781,946)	2,684,221
Total Income/(Loss)	(855,990)	(462,335)	5,658,900
Ending Capital	\$ 7,066,499	\$ 7,066,499	\$ 7,066,499
Commitment Summary			
Commitment			\$ 5,000,000
Less: Cumulative Contributions			(4,485,365)
Remaining Capital Commitment			\$ 514,635

This capital account statement has not been audited and contains information that has been provided by sources not affiliated with Washington Alliance Capital, LLC. For full disclaimer, please refer to the offering documents of your fund.

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