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## ABOUT

Emet Realty is a property management and real estate investment company that oversees a diverse portfolio of residential and commercial properties across New Jersey. The company is committed to maintaining well managed buildings, supporting efficient operations, and ensuring quality living environments for its tenants. Emet Realty prioritizes tenant satisfaction, property upkeep, and reliable service for both property owners and residents.



## Why Internal Controls Matter

1. Prevent errors in financial records
2. Ensure accountability and transparency
3. Support accurate rent and vendor payment tracking
4. Protect company assets
5. Strengthen audit readiness
6. Reduce opportunities for fraud or hidden mistakes

## Examples of Internal Controls

1. Segregation of Duties
2. Supporting Documentation
3. Authorization Controls
4. Monthly Reconciliation
5. Audit Review

## The Problem: Lack of Internal Controls

- Errors could not be traced back to a specific employee
- Both interns were entering payments and invoices
- No accountability for mistakes
- Risk of errors being overlooked or hidden
- Confusion over who completed which tasks

## The Solution: Segregation of Duties

- Accounts Receivable and Accounts Payable assigned to different employees
- Clear responsibility for each task
- Errors become easy to trace and correct
- Reduced duplicate entries
- Improved accuracy and workflow efficiency



Creating Solutions  
For Community Development

