

**Meadow Woods Homeowners Association, LLC**  
**Monthly Expense Detail**

Cash Basis

February 2018

Date	Num	Name	Memo	Split	Paid Amount
<b>Ordinary Income/Expense</b>					
<b>Expense</b>					
<b>OPERATING EXPENSES</b>					
<b>ADMINISTRATIVE</b>					
<b>Admin - Reserve Study</b>					
<b>Bank Fees</b>					
02/01/2018	1355	Quality Property Management	Positive pay banking	QPM Trust Account - N...	50.00
02/05/2018			Bill pay fee	Banner Bank - Const. 0...	4.00
		Total Bank Fees			54.00
<b>Business Licenses and Permits</b>					
02/13/2018	1361	Corporate Division	Business registration	QPM Trust Account - N...	50.00
		Total Business Licenses and Permits			50.00
<b>Website</b>					
02/13/2018	1363	Quality Property Management	Website update of HOA material	QPM Trust Account - N...	75.00
		Total Website			75.00
		Total Admin - Reserve Study			179.00
<b>Insurance Expense</b>					
02/15/2018		Hanover Insurance	Commercial policy	QPM Trust Account - N...	1,278.75
02/15/2018		Hanover Insurance	Umbrella policy	QPM Trust Account - N...	172.92
		Total Insurance Expense			1,451.67
<b>Accounting Services</b>					
02/07/2018	1359	Aspire Accounting		QPM Trust Account - N...	117.50
		Total Accounting Services			117.50
<b>Legal</b>					
02/19/2018	136...	Vial Fotheringham LLP		QPM Trust Account - N...	220.50
		Total Legal			220.50
<b>Management Fees</b>					
02/01/2018	1355	Quality Property Management	February management fee	QPM Trust Account - N...	600.00
		Total Management Fees			600.00
		Total ADMINISTRATIVE			2,568.67
<b>UTILITIES</b>					
<b>Electricity Services</b>					
02/12/2018	1353	Pacific Power		QPM Trust Account - N...	131.51
02/12/2018	1352	Pacific Power		QPM Trust Account - N...	240.16
		Total Electricity Services			371.67
<b>Garbage Services</b>					
02/05/2018	1356	Rogue Disposal		QPM Trust Account - N...	2,061.02
		Total Garbage Services			2,061.02
<b>Water Services</b>					
02/01/2018	1351	Medford Water		QPM Trust Account - N...	281.80
02/12/2018	1350	Medford Water		QPM Trust Account - N...	374.74
		Total Water Services			656.54
		Total UTILITIES			3,089.23
<b>GROUNDS</b>					
<b>Irrigation-Flowers-Fertilizer</b>					
<b>Irrigation Repairs</b>					
02/13/2018	1365	Quality Property Management	Repair pipe leaks	QPM Trust Account - N...	189.00
		Total Irrigation Repairs			189.00

**Meadow Woods Homeowners Association, LLC**  
**Monthly Expense Detail**

February 2018

Cash Basis

Date	Num	Name	Memo	Split	Paid Amount
		Total Irrigation-Flowers-Fertilizer			189.00
		Total GROUNDS			189.00
		<b>POOL</b>			
		<b>Pool Upkeep and Supplies</b>			
02/13/2018	1362	Clearwater Oasis	Pool service	QPM Trust Account - N...	210.00
02/15/2018	1366	Quality Property Management	Markup - Bi-weekly pool service	QPM Trust Account - N...	10.50
		Total Pool Upkeep and Supplies			220.50
		Total POOL			220.50
		<b>COMMON AREA / ONSITE</b>			
		<b>Common Area-Building Mtce</b>			
		<b>Building Maintenance</b>			
02/15/2018	1364	Quality Property Management	Carpet cleaning - reimb by homeowner	QPM Trust Account - N...	75.00
		Total Building Maintenance			75.00
		<b>Common Area Cleanup</b>			
02/12/2018	1360	Father & Daughter Clean-up ...	Monthly cleanup service	QPM Trust Account - N...	350.00
		Total Common Area Cleanup			350.00
		<b>Common Area Maintenance</b>			
02/12/2018	1354	Quality Property Management	Parking bumper demo / replacement	QPM Trust Account - N...	1,376.50
02/13/2018	1365	Quality Property Management	Install parking # decals / signs	QPM Trust Account - N...	362.75
		Total Common Area Maintenance			1,739.25
		Total Common Area-Building Mtce			2,164.25
		<b>Security</b>			
02/01/2018	1348	Advanced Security-Recovery	Patrol of Meadow Wood	QPM Trust Account - N...	175.00
		Total Security			175.00
		Total COMMON AREA / ONSITE			2,339.25
		<b>GUTTERS-ROOF-WINDOWS</b>			
		<b>Gutters</b>			
02/13/2018	1368	Quality Property Management	Gutter cleaning (\$37/unit)	QPM Trust Account - N...	3,145.00
		Total Gutters			3,145.00
		Total GUTTERS-ROOF-WINDOWS			3,145.00
		<b>LIGHTING &amp; ELECTRICAL REPAIRS</b>			
02/13/2018	1368	Quality Property Management	Replace light fixture	QPM Trust Account - N...	73.50
		Total LIGHTING & ELECTRICAL REPAIRS			73.50
		Total OPERATING EXPENSES			11,625.15
		Total Expense			11,625.15
		Net Ordinary Income			-11,625.15
		<b>Other Income/Expense</b>			
		<b>Other Expense</b>			
		<b>CONSTRUCTION DEFECT FUND</b>			
		<b>Interest Expense (W.A.)</b>			
02/27/2018		Western Alliance Loan Pmt	Interest only	Banner Bank - Const. 0...	223.92
		Total Interest Expense (W.A.)			223.92
		Total CONSTRUCTION DEFECT FUND			223.92
		Total Other Expense			223.92
		Net Other Income			-223.92

**Meadow Woods Homeowners Association, LLC**  
**Monthly Expense Detail**

Cash Basis

February 2018

---

Date	Num	Name	Memo	Split	Paid Amount
Net Income					<u>-11,849.07</u>