

Meadow Woods Homeowners Association, LLC

Monthly Expense Detail

April 2017

Cash Basis

Date	Num	Name	Memo	Split	Paid Amount
Ordinary Income/Expense					
Expense					
OPERATING EXPENSES					
ADMINISTRATIVE					
Admin - Reserve Study					
Bank Fees					
04/03/2017	1170	Quality Property Management	Positive Pay Banking	QPM Trust Account - NEW	50.00
		Total Bank Fees			50.00
Postage					
04/03/2017	1170	Quality Property Management	Postage/Processing New Foundations vote letters	QPM Trust Account - NEW	35.00
		Total Postage			35.00
		Total Admin - Reserve Study			85.00
Accounting Services					
04/20/2017	1134	Aspire Accounting		QPM Trust Account - NEW	597.50
		Total Accounting Services			597.50
Legal					
04/20/2017	1139	Robert Good	Legal fees for NFPM Case	QPM Trust Account - NEW	1,618.00
04/20/2017	1141	Vial Fotheringham LLP	Legal fees for HOA collections	QPM Trust Account - NEW	66.27
		Total Legal			1,684.27
Management Fees					
04/03/2017	1170	Quality Property Management	April Management fee	QPM Trust Account - NEW	500.00
		Total Management Fees			500.00
		Total ADMINISTRATIVE			2,866.77
UTILITIES					
Electricity Services					
04/03/2017	1169	Pacific Power		QPM Trust Account - NEW	130.75
04/03/2017	1168	Pacific Power		QPM Trust Account - NEW	194.10
04/20/2017	1136	Pacific Power		QPM Trust Account - NEW	77.26
		Total Electricity Services			402.11
Garbage Services					
04/20/2017	1140	Rogue Disposal		QPM Trust Account - NEW	1,988.60
		Total Garbage Services			1,988.60
Sewer Services					
04/03/2017	1164	City of Medford		QPM Trust Account - NEW	2,941.18
04/03/2017	1163	City of Medford		QPM Trust Account - NEW	5,028.98
		Total Sewer Services			7,970.16
Water Services					
04/03/2017	1166	Medford Water		QPM Trust Account - NEW	523.91
04/03/2017	1167	Medford Water		QPM Trust Account - NEW	380.41
		Total Water Services			904.32
		Total UTILITIES			11,265.19
GROUNDS					
Irrigation-Flowers-Fertilizer					
Irrigation Repairs					
04/20/2017	1138	Quality Property Management	Replce broken backflow device/irrigation repairs	QPM Trust Account - NEW	873.50
		Total Irrigation Repairs			873.50
		Total Irrigation-Flowers-Fertilizer			873.50
Yard Care					
04/20/2017	1142	Quality Property Management	Treat wasp nets	QPM Trust Account - NEW	96.25
04/20/2017	1137	Pro Lawn Services, Inc.	Monthly Landscape Service	QPM Trust Account - NEW	1,300.00
		Total Yard Care			1,396.25
		Total GROUNDS			2,269.75

Meadow Woods Homeowners Association, LLC

Monthly Expense Detail

April 2017

Cash Basis

Date	Num	Name	Memo	Split	Paid Amount
POOL					
Pool Upkeep and Supplies					
04/20/2017	1135	Clearwater Oasis	Pool service	QPM Trust Account - NEW	190.00
Total Pool Upkeep and Supplies					190.00
Total POOL					190.00
COMMON AREA / ONSITE					
Common Area-Building Mtce					
Building Maintenance					
04/20/2017	1138	Quality Property Management	Pest guard on dryer vents	QPM Trust Account - NEW	105.25
Total Building Maintenance					105.25
Common Area Maintenance					
04/20/2017	1142	Quality Property Management	Repair torn open fencing	QPM Trust Account - NEW	111.25
04/25/2017	1172	Father & Daughter Clean-up Ser...	Clean up Service	QPM Trust Account - NEW	380.00
04/28/2017	1144	Quality Property Management	Replace bolt lock FFL gate	QPM Trust Account - NEW	253.50
Total Common Area Maintenance					744.75
Total Common Area-Building Mtce					850.00
Total COMMON AREA / ONSITE					850.00
GUTTERS-ROOF-WINDOWS					
Gutters					
04/03/2017	1171	Quality Property Management	Clear gutter/downspout	QPM Trust Account - NEW	135.00
04/20/2017	1138	Quality Property Management	Replace downspouts	QPM Trust Account - NEW	127.75
Total Gutters					262.75
Total GUTTERS-ROOF-WINDOWS					262.75
Total OPERATING EXPENSES					17,704.46
Total Expense					17,704.46
Net Ordinary Income					-17,704.46
Other Income/Expense					
Other Expense					
CONSTRUCTION DEFECT FUND					
Interest Expense (W.A.)					
04/27/2017		Western Alliance Loan Pmt	Interest only	America West - Const. 0050	210.76
Total Interest Expense (W.A.)					210.76
Total CONSTRUCTION DEFECT FUND					210.76
Total Other Expense					210.76
Net Other Income					-210.76
Net Income					-17,915.22