

# Meadow Woods Homeowners Association, LLC

## Monthly Expense Detail

May 2017

Cash Basis

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>					
05/01/2017	1145	Quality Property Management	Positive Pay Banking	QPM Trust Account - NEW	50.00
05/02/2017			Garnishment Fee	America West - Reserve 5302	100.00
Total Bank Fees					150.00
Total Admin - Reserve Study					150.00
<b>Legal</b>					
05/01/2017	1146	Robert Good	Legal fees for NFPM Case	QPM Trust Account - NEW	744.00
05/01/2017	1147	Vial Fotheringham LLP	Legal fees for HOA collections	QPM Trust Account - NEW	1,390.26
Total Legal					2,134.26
<b>Management Fees</b>					
05/03/2017	1148	Quality Property Management	May management fee	QPM Trust Account - NEW	500.00
Total Management Fees					500.00
Total ADMINISTRATIVE					2,784.26
<b>UTILITIES</b>					
<b>Electricity Services</b>					
05/11/2017	1184	Pacific Power		QPM Trust Account - NEW	3.98
Total Electricity Services					3.98
<b>Garbage Services</b>					
05/11/2017	1186	Rogue Disposal		QPM Trust Account - NEW	1,988.60
Total Garbage Services					1,988.60
<b>Sewer Services</b>					
05/31/2017	1174	City of Medford		QPM Trust Account - NEW	35.00
Total Sewer Services					35.00
<b>Water Services</b>					
05/11/2017	1182	Medford Water		QPM Trust Account - NEW	38.75
05/11/2017	1183	Medford Water		QPM Trust Account - NEW	41.16
05/31/2017	1175	Medford Water		QPM Trust Account - NEW	393.12
05/31/2017	1176	Medford Water		QPM Trust Account - NEW	376.43
Total Water Services					849.46
Total UTILITIES					2,877.04
<b>GROUNDS</b>					
<b>Yard Care</b>					
05/31/2017	1177	Pro Lawn Services, Inc.	Monthly Landscape Service	QPM Trust Account - NEW	1,300.00
Total Yard Care					1,300.00
Total GROUNDS					1,300.00
<b>POOL</b>					
<b>Pool Upkeep and Supplies</b>					
05/11/2017	1180	Clearwater Oasis	Pool service	QPM Trust Account - NEW	190.00
Total Pool Upkeep and Supplies					190.00
Total POOL					190.00
<b>COMMON AREA / ONSITE</b>					
<b>Common Area-Building Mtce</b>					
<b>Common Area Maintenance</b>					
05/11/2017	1185	Quality Property Management	Clear dryer vent	QPM Trust Account - NEW	67.50
05/11/2017	1173	Father & Daughter Clean-up Ser...	Clean up Service	QPM Trust Account - NEW	480.00
05/31/2017	1178	Quality Property Management	Labor to replace back gate latch	QPM Trust Account - NEW	22.50
05/31/2017	1178	Quality Property Management	Materials for back-gate lock	QPM Trust Account - NEW	79.75
Total Common Area Maintenance					649.75
Total Common Area-Building Mtce					649.75
Total COMMON AREA / ONSITE					649.75
<b>PLUMBING</b>					

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Date	Num	Name	Memo	Split	Paid Amount
<b>Exterior Water Line Repair</b>					
05/31/2017	1178	Quality Property Management	Annual backflow testing	QPM Trust Account - NEW	75.00
		Total Exterior Water Line Repair			75.00
		Total PLUMBING			75.00
		Total OPERATING EXPENSES			7,876.05
		Total Expense			7,876.05
		Net Ordinary Income			-7,876.05
<b>Other Income/Expense</b>					
<b>Other Expense</b>					
<b>Legal Settlement</b>					
05/02/2017		New Foundations Property Mgmt		America West - Reserve 5302	21,343.58
		Total Legal Settlement			21,343.58
<b>CONSTRUCTION DEFECT FUND</b>					
<b>Interest Expense (W.A.)</b>					
05/30/2017		Western Alliance Loan Pmt	Interest only	America West - Const. 0050	203.96
		Total Interest Expense (W.A.)			203.96
		Total CONSTRUCTION DEFECT FUND			203.96
		Total Other Expense			21,547.54
		Net Other Income			-21,547.54
		<b>Net Income</b>			<b>-29,423.59</b>