

Meadow Woods Homeowners Association, LLC
Monthly Expense Detail
July 2018

Cash Basis

Date	Num	Name	Memo	Split	Paid Amount
Ordinary Income/Expense					
Expense					
OPERATING EXPENSES					
ADMINISTRATIVE					
Admin - Reserve Study					
Bank Fees					
07/03/2018				Banner Bank - Const. 00...	4.00
07/18/2018	1487	Quality Property Management	Positive Banking Fee	QPM Trust Account - NEW	50.00
		Total Bank Fees			54.00
Common Area/Clubhouse Supplies					
07/18/2018	1479	Charter Communications	Internet for clubhouse	QPM Trust Account - NEW	79.97
		Total Common Area/Clubhouse Supplies			79.97
Office Supplies					
07/09/2018		Sherms Food 4 Less	Zip ties for haning signs	Banner Bank - Operating ...	6.98
		Total Office Supplies			6.98
		Total Admin - Reserve Study			140.95
Insurance Expense					
07/16/2018		Hanover Insurance	Commercial policy	QPM Trust Account - NEW	1,366.25
07/16/2018		Hanover Insurance	Umbrella policy	QPM Trust Account - NEW	172.92
		Total Insurance Expense			1,539.17
Legal					
07/18/2018	1489	Vial Fotheringham LLP	Inv #373970 6/11/18	QPM Trust Account - NEW	3,168.00
		Total Legal			3,168.00
Management Fees					
07/18/2018	1487	Quality Property Management	July Management fee	QPM Trust Account - NEW	600.00
		Total Management Fees			600.00
		Total ADMINISTRATIVE			5,448.12
UTILITIES					
Electricity Services					
07/18/2018	1485	Pacific Power		QPM Trust Account - NEW	138.41
07/18/2018	1484	Pacific Power		QPM Trust Account - NEW	158.71
		Total Electricity Services			297.12

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Garbage Services					
07/18/2018	1488	Rogue Disposal		QPM Trust Account - NEW	2,115.67
Total Garbage Services					2,115.67
Sewer Services					
07/18/2018	1481	City of Medford		QPM Trust Account - NEW	990.58
07/18/2018	1480	City of Medford		QPM Trust Account - NEW	2,755.34
07/30/2018	1490	City of Medford		QPM Trust Account - NEW	4,975.61
07/30/2018	1491	City of Medford		QPM Trust Account - NEW	2,977.94
Total Sewer Services					11,699.47
Total UTILITIES					14,112.26
GROUNDS					
Irrigation-Flowers-Fertilizer					
Fertilizer					
07/30/2018	1493	Pro Lawn Services, Inc.	Apply fungicide to hedge by pool	QPM Trust Account - NEW	95.00
Total Fertilizer					95.00
Flowers					
07/30/2018	1495	Quality Property Management	Markup - Fungicide treatment	QPM Trust Account - NEW	4.75
Total Flowers					4.75
Irrigation Repairs					
07/30/2018	1493	Pro Lawn Services, Inc.	Replace broken irrigation head	QPM Trust Account - NEW	65.00
07/30/2018	1493	Pro Lawn Services, Inc.	Replace broken irrigation line/sprinklers	QPM Trust Account - NEW	185.00
07/30/2018	1495	Quality Property Management	Markup - Irrigation repairs	QPM Trust Account - NEW	3.25
07/30/2018	1495	Quality Property Management	Markup - Pool services	QPM Trust Account - NEW	10.50
07/30/2018	1495	Quality Property Management	Markup - Pool services	QPM Trust Account - NEW	30.00
07/30/2018	1495	Quality Property Management	Markup - Irrigation repairs	QPM Trust Account - NEW	9.25
Total Irrigation Repairs					303.00
Total Irrigation-Flowers-Fertilizer					402.75
Pest Control					
07/30/2018	1494	Quality Property Management	Wasp/Bee treatment	QPM Trust Account - NEW	240.75
Total Pest Control					240.75
Yard Care					
07/30/2018	1493	Pro Lawn Services, Inc.	Monthly landscape maintenance	QPM Trust Account - NEW	1,300.00
Total Yard Care					1,300.00
Total GROUND					1,943.50

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POOL					
Pool Upkeep and Supplies					
07/09/2018		In-n-Out Burger	Appreciation gift cards for pool cleaning	Banner Bank - Operating ...	30.00
07/18/2018	1487	Quality Property Management	Markup - Pool services	QPM Trust Account - NEW	30.00
07/18/2018	1482	Clearwater Oasis	May prorated service	QPM Trust Account - NEW	300.00
07/30/2018	1492	Clearwater Oasis	April services	QPM Trust Account - NEW	210.00
07/30/2018	1492	Clearwater Oasis	June Bi-Weekly services	QPM Trust Account - NEW	600.00
Total Pool Upkeep and Supplies					1,170.00
Total POOL					1,170.00
COMMON AREA / ONSITE					
Common Area-Building Mtce					
Building Maintenance					
07/18/2018	1486	Quality Property Management	Cut concrete - locate leak and repair	QPM Trust Account - NEW	50.00
Total Building Maintenance					50.00
Common Area Maintenance					
07/18/2018	1487	Quality Property Management	Markup - Sign maker charges	QPM Trust Account - NEW	14.20
07/30/2018	1494	Quality Property Management	Install pool signs	QPM Trust Account - NEW	90.00
Total Common Area Maintenance					104.20
Total Common Area-Building Mtce					154.20
Security					
07/18/2018	1478	Advanced Security-Recovery	2 payments - Patrol of Meadow Wood	QPM Trust Account - NEW	175.00
07/27/2018	5237	Gary Walsh	SD Cards for security cameras	Banner Bank - Operating ...	25.76
Total Security					200.76
Total COMMON AREA / ONSITE					354.96
Total OPERATING EXPENSES					23,028.84
Total Expense					23,028.84
Net Ordinary Income					-23,028.84
Other Income/Expense					
Other Expense					
CONSTRUCTION DEFECT FUND					
Interest Expense (W.A.)					
07/27/2018		Western Alliance Loan Pmt		Banner Bank - Const. 00...	441.07
Total Interest Expense (W.A.)					441.07
Total CONSTRUCTION DEFECT FUND					441.07

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Date	Num	Name	Memo	Split	Paid Amount
		Total Other Expense			441.07
		Net Other Income			-441.07
		Net Income			<u>-23,469.91</u>