

# Financial Statement

Properties: Lakeview COA

Dates from 11/1/2015 to 11/30/2015 (cash basis)

## ASSETS

Bank	
1092 Lakeview Condo Owners Association	17,878.55
1111 Reserve Account	
1093 Lakeview Condo Reserve	3,205.54
1111 Total Reserve Account	<u>3,205.54</u>
Total Bank	<u>21,084.09</u>
<b>TOTAL ASSETS</b>	<b><u>21,084.09</u></b>

## LIABILITIES & EQUITY

### Equity

Equity	
3001 Retained Earnings	10,873.50
3040 Reserve Account Equity	<u>3,205.54</u>
Total Equity	14,079.04
<b>Net Income (1/1/2015 - 10/31/2015)</b>	-7,943.69

### Income

4000 HOA Dues	2,340.75
4050 Reserve Income	<u>16,377.14</u>
Total Income	18,717.89

### Expense

5000 Association Expenses	
5010 Management Fees	350.00
5020 Postage / Copies	<u>4.35</u>
5000 Total Association Expenses	354.35
5100 Repairs & Maintenance	100.00
5200 Utilities	
5210 Electric	15.54
5240 Sewer	481.00
5260 Garbage	<u>276.38</u>
5200 Total Utilities	772.92
5400 Landscaping	
5410 Landscaping Contract	216.80
5420 Landscaping Improvements	703.90
5400 Other Landscaping	<u>400.00</u>
5400 Total Landscaping	1,320.70
5600 Insurance	
5610 Insurance	<u>339.16</u>
5600 Total Insurance	339.16
6700 Reserve Contribution	<u>882.02</u>
Total Expense	3,769.15

**Net Income (11/1/2015 - 11/30/2015)** 14,948.74

**Total Equity** 21,084.09

**TOTAL LIABILITIES & EQUITY** **21,084.09**



# General Ledger

Properties: Lakeview COA  
Detail From 11/1/2015 to 11/30/2015 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance	
4000 HOA Dues (Income)						29,295.27	
11/01/2015	PPALOC	476	Kathy McClung #8 Prepay from previous period	44.89		29,250.38	
11/01/2015	PPALOC	3979	Robert Sonnes #4 Prepay from previous period	42.97		29,207.41	
11/01/2015	PPALOC	4026	Robert Sonnes #4 Prepay from previous period	0.86		29,206.55	
11/01/2015	PPALOC	2188	Debra Blizzard #7 Prepay from previous period	44.89		29,161.66	
11/02/2015	CHPAID	23647	Daniel & Heather #5 Alloc to 'HOADUE' Ch date		144.10	29,305.76	
11/02/2015	CHPAID	230	David & Jana Har #3 Alloc to 'HOADUE' Ch date		144.10	29,449.86	
11/02/2015	CHPAID	230	David & Jana Har #10 Alloc to 'HOADUE' Ch date		147.60	29,597.46	
11/02/2015	CHPAID	230	David & Jana Har #12 Alloc to 'HOADUE' Ch date		147.60	29,745.06	
11/02/2015	CHPAID	98109111	Matthew Cook #17 Alloc to 'HOADUE' Ch date		118.50	29,863.56	
11/02/2015	CHPAID	2399282668	Jared Benedict #1 Alloc to 'HOADUE' Ch date		144.10	30,007.66	
11/02/2015	PPALOC	96532988	Davovia Marith #6 Payment prealloc: HOADUE		187.93	30,195.59	
11/05/2015	PPALOC	4076	Robert Sonnes #4 Payment prealloc: HOADUE		262.93	30,458.52	
11/10/2015	CHPAID	155092534	Juan Piedra #18 Alloc to 'HOADUE' Ch date		153.21	30,611.73	
11/10/2015	CHPAID	39882954	Rhodes Investme #16 Alloc to 'HOADUE' Ch date		122.54	30,734.27	
11/10/2015	CHPAID	39882954	Rhodes Investme #19 Alloc to 'HOADUE' Ch date		151.64	30,885.91	
11/10/2015	CHPAID	99922049	Ed & Denny LLC #21 Alloc to 'HOADUE' Ch date		161.28	31,047.19	
11/10/2015	CHPAID	99922048	Ed & Denny LLC #20 Alloc to 'HOADUE' Ch date		152.86	31,200.05	
11/10/2015	CHPAID	411092267	Heonia Chaschin #2 Alloc to 'HOADUE' Ch date		144.10	31,344.15	
11/10/2015	CHPAID	2291	Israel Moshkovits #14 Alloc to 'HOADUE' Ch date		144.27	31,488.42	
11/10/2015	CHPAID	2291	Joseph Stockmar #11 Alloc to 'HOADUE' Ch date		147.60	31,636.02	
<b>Totals for HOA Dues</b>			<b>Beg Bal: 29,295.27</b>	<b>Activity: 2,340.75</b>	<b>133.61</b>	<b>2,474.36</b>	<b>31,636.02</b>
4050 Reserve Income (Income)						8,537.39	
11/01/2015	PYALOC	476	Kathy McClung #8 Payment from previous period		44.89	8,582.28	
11/01/2015	PYALOC	3979	Robert Sonnes #4 Payment from previous period		42.97	8,625.25	
11/01/2015	PYALOC	4026	Robert Sonnes #4 Payment from previous period		0.86	8,626.11	
11/01/2015	PYALOC	2188	Debra Blizzard #7 Payment from previous period		44.89	8,671.00	
11/02/2015	CHPAID	23647	Daniel & Heather #5 Alloc to 'RI' Ch date: 10/1/		43.83	8,714.83	
11/02/2015	CHPAID	230	David & Jana Har #3 Alloc to 'RI' Ch date: 11/1/		43.83	8,758.66	
11/02/2015	CHPAID	230	David & Jana Har #10 Alloc to 'RI' Ch date: 11/1/		44.89	8,803.55	
11/02/2015	CHPAID	230	David & Jana Har #12 Alloc to 'RI' Ch date: 11/1/		44.89	8,848.44	
11/02/2015	CHPAID	98109111	Matthew Cook #17 Alloc to 'RI' Ch date: 11/1/		36.04	8,884.48	
11/02/2015	CHPAID	2399282668	Jared Benedict #1 Alloc to 'RI' Ch date: 10/1/		0.94	8,885.42	
11/02/2015	CHPAID	2399282668	Jared Benedict #1 Alloc to 'RI' Ch date: 11/1/		42.42	8,927.84	
11/10/2015	CHPAID	155092534	Juan Piedra #18 Alloc to 'RI' Ch date: 11/1/		46.60	8,974.44	
11/10/2015	CHPAID	39882954	Rhodes Investme #16 Alloc to 'RI' Ch date: 11/1/		37.27	9,011.71	
11/10/2015	CHPAID	39882954	Rhodes Investme #19 Alloc to 'RI' Ch date: 10/1/		46.12	9,057.83	
11/10/2015	CHPAID	99922049	Ed & Denny LLC #21 Alloc to 'RI' Ch date: 11/1/		49.05	9,106.88	
11/10/2015	CHPAID	99922048	Ed & Denny LLC #20 Alloc to 'RI' Ch date: 11/1/		46.49	9,153.37	
11/10/2015	CHPAID	411092267	Heonia Chaschin #2 Alloc to 'RI' Ch date: 11/1/		43.83	9,197.20	
11/10/2015	CHPAID	2291	Israel Moshkovits #14 Alloc to 'RI' Ch date: 11/1/		43.88	9,241.08	
11/10/2015	CHPAID	2291	Joseph Stockmar #11 Alloc to 'RI' Ch date: 11/1/		44.89	9,285.97	
11/23/2015	JOURNL	J2948	transfer from reserve per board		15,628.56	24,914.53	
<b>Totals for Reserve Income</b>			<b>Beg Bal: 8,537.39</b>	<b>Activity: 16,377.14</b>	<b>0.00</b>	<b>16,377.14</b>	<b>24,914.53</b>
4200 Income : 4210 Late Fees (Income)						550.00	
No activity in the period						550.00	
<b>Totals for Late Fees</b>			<b>Beg Bal: 550.00</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>550.00</b>
4200 Income : 4232 Delinquent Collections Income (Income)						25.00	
No activity in the period						25.00	
<b>Totals for Delinquent Collections Incc</b>			<b>Beg Bal: 25.00</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>25.00</b>

Date	Type	Reference	Description	Debit	Credit	Balance
4200 Income : 4250 Violation Fees Income			(Income)			1,177.46
			No activity in the period			1,177.46
<b>Totals for Violation Fees Income</b>		<b>Beg Bal: 1,177.46</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>1,177.46</b>
4200 Income : 4320 Garage Income			(Income)			450.00
			No activity in the period			450.00
<b>Totals for Garage Income</b>		<b>Beg Bal: 450.00</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>450.00</b>
5000 Association Expenses : 5005 Association Operations			(Expense)			66.60
			No activity in the period			66.60
<b>Totals for Association Operations</b>		<b>Beg Bal: 66.60</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>66.60</b>
5000 Association Expenses : 5010 Management Fees			(Expense)			3,500.00
11/02/2015 CHECK 469			RPM Services Inc, Monthly Management Fee	350.00		3,850.00
<b>Totals for Management Fees</b>		<b>Beg Bal: 3,500.00</b>	<b>Activity: 350.00</b>	<b>350.00</b>	<b>0.00</b>	<b>3,850.00</b>
5000 Association Expenses : 5015 Misc. Management Services			(Expense)			14.95
			No activity in the period			14.95
<b>Totals for Misc. Management Services</b>		<b>Beg Bal: 14.95</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>14.95</b>
5000 Association Expenses : 5020 Postage / Copies			(Expense)			13.86
11/02/2015 CHECK 469			RPM Services Inc, mailing of delinquent statements	4.35		18.21
<b>Totals for Postage / Copies</b>		<b>Beg Bal: 13.86</b>	<b>Activity: 4.35</b>	<b>4.35</b>	<b>0.00</b>	<b>18.21</b>
5100 Repairs & Maintenance			(Expense)			596.91
11/18/2015 CHECK 472			Terri Piedra paint small fence by nw driveway	100.00		696.91
<b>Totals for Repairs &amp; Maintenance</b>		<b>Beg Bal: 596.91</b>	<b>Activity: 100.00</b>	<b>100.00</b>	<b>0.00</b>	<b>696.91</b>
5100 Repairs & Maintenance : 5130 Fence			(Expense)			993.87
			No activity in the period			993.87
<b>Totals for Fence</b>		<b>Beg Bal: 993.87</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>993.87</b>
5100 Repairs & Maintenance : 5143 Painting			(Expense)			15,628.18
			No activity in the period			15,628.18
<b>Totals for Painting</b>		<b>Beg Bal: 15,628.18</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>15,628.18</b>
5100 Repairs & Maintenance : 5190 Misc. Building Maint.			(Expense)			2,421.46
			No activity in the period			2,421.46
<b>Totals for Misc. Building Maint.</b>		<b>Beg Bal: 2,421.46</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>2,421.46</b>
5200 Utilities : 5210 Electric			(Expense)			168.39
11/18/2015 CHECK 474			Clark Public Utilities Monthly Electricity Acct# 7236-175	15.54		183.93
<b>Totals for Electric</b>		<b>Beg Bal: 168.39</b>	<b>Activity: 15.54</b>	<b>15.54</b>	<b>0.00</b>	<b>183.93</b>
5200 Utilities : 5240 Sewer			(Expense)			4,797.00
11/18/2015 CHECK 475			Clark Regional Wastewater District Monthly Sewer Acct	481.00		5,278.00
<b>Totals for Sewer</b>		<b>Beg Bal: 4,797.00</b>	<b>Activity: 481.00</b>	<b>481.00</b>	<b>0.00</b>	<b>5,278.00</b>
5200 Utilities : 5260 Garbage			(Expense)			2,763.20
11/18/2015 CHECK 477			Waste Connections Monthly Garbage 2010-976517	276.38		3,039.58
<b>Totals for Garbage</b>		<b>Beg Bal: 2,763.20</b>	<b>Activity: 276.38</b>	<b>276.38</b>	<b>0.00</b>	<b>3,039.58</b>
5300 General Expenses : 5305 Legal			(Expense)			252.00
			No activity in the period			252.00

Date	Type	Reference	Description	Debit	Credit	Balance	
<b>Totals for Legal</b>			<b>Beg Bal: 252.00</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>252.00</b>
5300 General Expenses : 5315 State Filing Fee (Expense)							10.00
No activity in the period							10.00
<b>Totals for State Filing Fee</b>			<b>Beg Bal: 10.00</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>10.00</b>
5400 Landscaping (Expense)							0.00
11/18/2015	CHECK	472	Terri Piedra reimb lay river rock/plant new plants bldg 3	400.00		400.00	400.00
<b>Totals for Landscaping</b>			<b>Beg Bal: 0.00</b>	<b>Activity: 400.00</b>	<b>400.00</b>	<b>0.00</b>	<b>400.00</b>
5400 Landscaping : 5410 Landscaping Contract (Expense)							2,168.00
11/18/2015	CHECK	476	Simple Lawns, LLC. Monthly Landscaping	216.80		2,384.80	2,384.80
<b>Totals for Landscaping Contract</b>			<b>Beg Bal: 2,168.00</b>	<b>Activity: 216.80</b>	<b>216.80</b>	<b>0.00</b>	<b>2,384.80</b>
5400 Landscaping : 5420 Landscaping Improvements (Expense)							0.00
11/03/2015	CHECK	471	Dennis Huston plants/rock/blue fescue	703.90		703.90	703.90
<b>Totals for Landscaping Improvement:</b>			<b>Beg Bal: 0.00</b>	<b>Activity: 703.90</b>	<b>703.90</b>	<b>0.00</b>	<b>703.90</b>
5600 Insurance : 5610 Insurance (Expense)							3,358.18
11/18/2015	CHECK	473	American Family Insurance Policy #019-860-226-37	339.16		3,697.34	3,697.34
<b>Totals for Insurance</b>			<b>Beg Bal: 3,358.18</b>	<b>Activity: 339.16</b>	<b>339.16</b>	<b>0.00</b>	<b>3,697.34</b>
6500 Unbudgeted Expense (Expense)							2,406.01
No activity in the period							2,406.01
<b>Totals for Unbudgeted Expense</b>			<b>Beg Bal: 2,406.01</b>	<b>Activity: 0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>2,406.01</b>
6700 Reserve Contribution (Expense)							8,820.20
11/02/2015	CHECK	470	Lakeview COA Monthly Reserve Contribution	882.02		9,702.22	9,702.22
<b>Totals for Reserve Contribution</b>			<b>Beg Bal: 8,820.20</b>	<b>Activity: 882.02</b>	<b>882.02</b>	<b>0.00</b>	<b>9,702.22</b>
				<b>Totals:</b>	<b>3,902.76</b>	<b>18,851.50</b>	

# Budget Comparison

Properties: Lakeview COA

Comparison Periods: 11/1/15 - 11/30/15 and 1/1/15 - 11/30/15 (cash basis)

	Actual 11/1/15 - 11/30/15	Budget 11/15	\$ Change	% Change	Actual YTD 1/1/15 - 11/30/15	Budget YTD 1/15 - 11/15	\$ Change	% Change
<b>INCOME</b>								
4000 HOA Dues	2,340.75	2,900.00	-559.25	-19.3%	31,636.02	31,900.00	-263.98	-0.8%
4050 Reserve Income	16,377.14	882.02	15,495.12	1756.8%	24,914.53	9,702.22	15,212.31	156.8%
4200 Income								
4210 Late Fees	0.00	0.00	0.00	0.0%	550.00	0.00	550.00	
4232 Delinquent Collections Income	0.00	0.00	0.00	0.0%	25.00	0.00	25.00	
4250 Violation Fees Income	0.00	0.00	0.00	0.0%	1,177.46	0.00	1,177.46	
4320 Garage Income	0.00	75.00	-75.00	-100.0%	450.00	825.00	-375.00	-45.5%
4200 Total Income	0.00	75.00	-75.00	-100.0%	2,202.46	825.00	1,377.46	167.0%
<b>TOTAL INCOME</b>	<b>18,717.89</b>	<b>3,857.02</b>	<b>14,860.87</b>	<b>385.3%</b>	<b>58,753.01</b>	<b>42,427.22</b>	<b>16,325.79</b>	<b>38.5%</b>
<b>EXPENSE</b>								
5000 Association Expenses								
5005 Association Operations	0.00	25.00	-25.00	-100.0%	66.60	275.00	-208.40	-75.8%
5010 Management Fees	350.00	416.67	-66.67	-16.0%	3,850.00	4,583.33	-733.33	-16.0%
5015 Misc. Management Services	0.00	0.00	0.00	0.0%	14.95	0.00	14.95	
5020 Postage / Copies	4.35	0.00	4.35		18.21	0.00	18.21	
5000 Total Association Expenses	354.35	441.67	-87.32	-19.8%	3,949.76	4,858.33	-908.57	-18.7%
5100 Repairs & Maintenance								
5130 Fence	0.00	0.00	0.00	0.0%	993.87	0.00	993.87	
5143 Painting	0.00	0.00	0.00	0.0%	15,628.18	0.00	15,628.18	
5190 Misc. Building Maint.	0.00	525.00	-525.00	-100.0%	2,421.46	5,775.00	-3,353.54	-58.1%
5100 Other Repairs & Maintenance	100.00	0.00	100.00		696.91	0.00	696.91	
5100 Total Repairs & Maintenance	100.00	525.00	-425.00	-81.0%	19,740.42	5,775.00	13,965.42	241.8%
5200 Utilities								
5210 Electric	15.54	20.83	-5.29	-25.4%	183.93	229.17	-45.24	-19.7%
5240 Sewer	481.00	475.00	6.00	1.3%	5,278.00	5,225.00	53.00	1.0%
5260 Garbage	276.38	291.67	-15.29	-5.2%	3,039.58	3,208.33	-168.75	-5.3%
5200 Total Utilities	772.92	787.50	-14.58	-1.9%	8,501.51	8,662.50	-160.99	-1.9%
5300 General Expenses								
5305 Legal	0.00	83.33	-83.33	-100.0%	252.00	916.67	-664.67	-72.5%
5310 Taxes	0.00	16.67	-16.67	-100.0%	0.00	183.33	-183.33	-100.0%
5315 State Filing Fee	0.00	0.83	-0.83	-100.0%	10.00	9.17	0.83	9.1%
5300 Total General Expenses	0.00	100.83	-100.83	-100.0%	262.00	1,109.17	-847.17	-76.4%
5400 Landscaping								
5410 Landscaping Contract	216.80	250.00	-33.20	-13.3%	-2,384.80	2,750.00	-365.20	-13.3%

	Actual 11/1/15 - 11/30/15	Budget 11/15	\$ Change	% Change	Actual YTD 1/1/15 - 11/30/15	Budget YTD 1/15 - 11/15	\$ Change	% Change
5420 Landscaping Improvements	703.90	0.00	703.90		703.90	0.00	703.90	
5400 Other Landscaping	400.00	0.00	400.00		400.00	0.00	400.00	
5400 Total Landscaping	1,320.70	250.00	1,070.70	428.3%	3,488.70	2,750.00	738.70	26.9%
5600 Insurance								
5610 Insurance	339.16	291.67	47.49	16.3%	3,697.34	3,208.33	489.01	15.2%
5600 Total Insurance	339.16	291.67	47.49	16.3%	3,697.34	3,208.33	489.01	15.2%
6400 Delinquent Contingency	0.00	161.67	-161.67	-100.0%	0.00	1,778.33	-1,778.33	-100.0%
6500 Unbudgeted Expense	0.00	416.67	-416.67	-100.0%	2,406.01	4,583.33	-2,177.32	-47.5%
6700 Reserve Contribution	882.02	882.02	0.00	0.0%	9,702.22	9,702.22	0.00	0.0%
<b>TOTAL EXPENSE</b>	<b>3,769.15</b>	<b>3,857.03</b>	<b>-87.88</b>	<b>-2.3%</b>	<b>51,747.96</b>	<b>42,427.21</b>	<b>9,320.75</b>	<b>22.0%</b>
<b>NET INCOME</b>	<b>14,948.74</b>	<b>-0.01</b>	<b>14,948.75</b>	<b>149487500.0%</b>	<b>7,005.05</b>	<b>0.01</b>	<b>7,005.04</b>	<b>70050400.0%</b>
<b>NET INCOME SUMMARY</b>								
Income	18,717.89	3,857.02	14,860.87	385.3%	58,753.01	42,427.22	16,325.79	38.5%
Expense	-3,769.15	-3,857.03	87.88	-2.3%	-51,747.96	-42,427.21	-9,320.75	22.0%
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
<b>NET INCOME</b>	<b>14,948.74</b>	<b>-0.01</b>	<b>14,948.75</b>	<b>-149487500.0%</b>	<b>7,005.05</b>	<b>0.01</b>	<b>7,005.04</b>	<b>70050400.0%</b>

# Profit & Loss 12 Month Recap

Properties: Lakeview COA

Monthly recap 1/1/2015-11/30/2015 (cash basis)

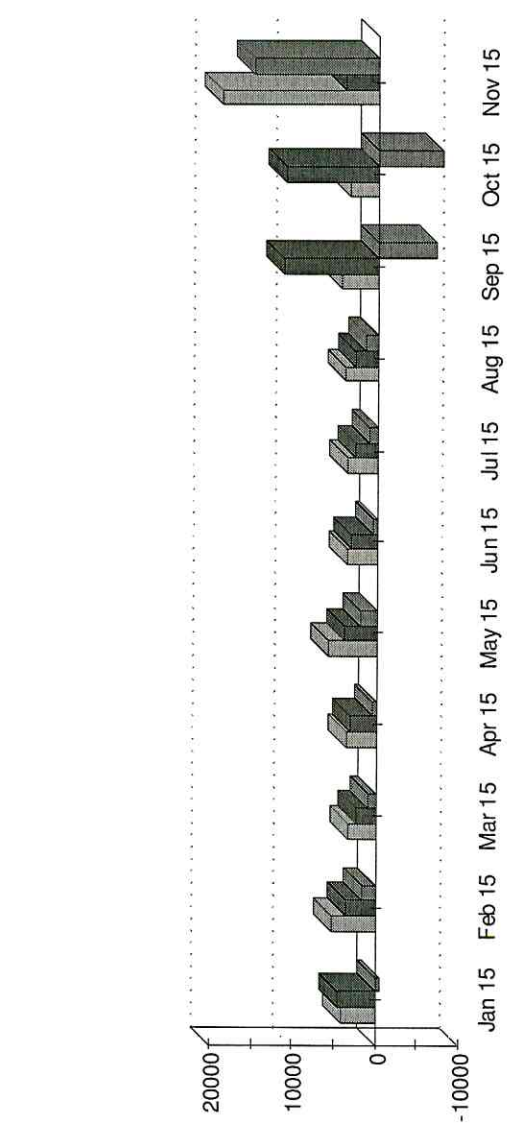
	JAN 15	FEB 15	MAR 15	APR 15	MAY 15	JUN 15	JUL 15	AUG 15	SEP 15	OCT 15	NOV 15	TOTAL
<b>INCOME</b>												
4000 HOA Dues	2,959.24	3,978.70	2,370.55	2,457.80	4,529.45	2,558.88	2,681.90	2,803.38	2,472.56	2,482.81	2,340.75	31,636.02
4050 Reserve Income	819.15	1,034.61	836.71	749.05	1,044.80	880.37	792.41	704.75	971.97	703.57	16,377.14	24,914.53
4200 Income												
4210 Late Fees	50.00	100.00	25.00	75.00	175.00	25.00	0.00	0.00	100.00	0.00	0.00	550.00
4232 Delinquent Collections Income	0.00	0.00	0.00	0.00	0.00	25.00	0.00	0.00	0.00	0.00	0.00	25.00
4250 Violation Fees Income	17.55	1.17	1.17	1.17	1.17	1.17	1.17	377.03	675.86	100.00	0.00	1,177.46
4320 Garage Income	75.00	75.00	150.00	150.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	450.00
4200 Total Income	142.55	176.17	176.17	226.17	176.17	51.17	1.17	377.03	775.86	100.00	0.00	2,202.46
<b>TOTAL INCOME</b>	<b>3,920.94</b>	<b>5,189.48</b>	<b>3,383.43</b>	<b>3,433.02</b>	<b>5,750.42</b>	<b>3,490.42</b>	<b>3,475.48</b>	<b>3,885.16</b>	<b>4,220.39</b>	<b>3,286.38</b>	<b>18,717.89</b>	<b>58,753.01</b>
<b>EXPENSE</b>												
5000 Association Expenses												
5005 Association Operations	0.00	38.88	0.00	15.40	12.32	0.00	0.00	0.00	0.00	0.00	0.00	66.60
5010 Management Fees	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	350.00	3,850.00
5015 Misc. Management Services	0.00	0.00	0.00	0.00	0.00	0.00	0.00	14.95	0.00	0.00	0.00	14.95
5020 Postage / Copies	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	13.86	4.35	18.21
5000 Total Association Expenses	350.00	388.88	350.00	365.40	362.32	350.00	350.00	364.95	350.00	363.86	354.35	3,949.76
5100 Repairs & Maintenance												
5130 Fence	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	496.94	496.93	0.00	993.87
5143 Painting	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,536.62	8,091.56	0.00	15,628.18
5190 Misc. Building Maint.	0.00	1,000.00	317.00	317.00	387.46	400.00	0.00	0.00	0.00	0.00	0.00	2,421.46
5100 Other Repairs & Maintenance	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	596.91	0.00	100.00	696.91
5100 Total Repairs & Maintenance	0.00	1,000.00	317.00	317.00	387.46	400.00	0.00	0.00	8,630.47	8,588.49	100.00	19,740.42
5200 Utilities												
5210 Electric	20.04	19.23	16.83	21.65	18.43	15.21	14.41	13.61	14.41	14.57	15.54	183.93
5240 Sewer	468.00	481.00	481.00	481.00	481.00	481.00	481.00	481.00	481.00	481.00	481.00	5,278.00
5260 Garbage	275.78	276.38	276.38	276.38	276.38	276.38	276.38	276.38	276.38	276.38	276.38	3,039.58
5200 Total Utilities	763.82	776.61	774.21	779.03	775.81	772.59	771.79	770.99	771.79	771.95	772.92	8,501.51
5300 General Expenses												
5305 Legal	0.00	0.00	84.00	168.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	252.00
5315 State Filing Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10.00	0.00	0.00	10.00
5300 Total General Expenses	0.00	0.00	84.00	168.00	0.00	0.00	0.00	0.00	10.00	0.00	0.00	262.00
5400 Landscaping												
5410 Landscaping Contract	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	2,384.80
5420 Landscaping Improvements	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	703.90
5400 Other Landscaping	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	400.00	400.00
5400 Total Landscaping	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	216.80	1,320.70	3,488.70
5600 Insurance												
5610 Insurance	333.91	333.91	333.91	333.91	333.91	331.91	339.24	339.16	339.16	339.16	339.16	3,697.34



	JAN 15	FEB 15	MAR 15	APR 15	MAY 15	JUN 15	JUL 15	AUG 15	SEP 15	OCT 15	NOV 15	TOTAL
5600 Total Insurance	333.91	333.91	333.91	333.91	333.91	331.91	339.24	339.16	339.16	339.16	339.16	3,697.34
6500 Unbudgeted Expense	1,880.00	0.00	354.40	0.00	0.00	171.61	0.00	0.00	0.00	0.00	0.00	2,406.01
6700 Reserve Contribution	882.02	882.02	0.00	882.02	1,764.04	882.02	882.02	882.02	882.02	882.02	882.02	9,702.22
<b>TOTAL EXPENSE</b>	<b>4,426.55</b>	<b>3,598.22</b>	<b>2,430.32</b>	<b>3,062.16</b>	<b>3,840.34</b>	<b>3,124.93</b>	<b>2,559.85</b>	<b>2,573.92</b>	<b>11,200.24</b>	<b>11,162.28</b>	<b>3,769.15</b>	<b>51,747.96</b>

NET INCOME	JAN 15	FEB 15	MAR 15	APR 15	MAY 15	JUN 15	JUL 15	AUG 15	SEP 15	OCT 15	NOV 15	TOTAL
	-505.61	1,591.26	953.11	370.86	1,910.08	365.49	915.63	1,311.24	-6,979.85	-7,875.90	14,948.74	7,005.05

NET INCOME SUMMARY	JAN 15	FEB 15	MAR 15	APR 15	MAY 15	JUN 15	JUL 15	AUG 15	SEP 15	OCT 15	NOV 15	TOTAL
Income	3,920.94	5,189.48	3,383.43	3,433.02	5,750.42	3,490.42	3,475.48	3,885.16	4,220.39	3,286.38	18,717.89	58,753.01
Expense	-4,426.55	-3,598.22	-2,430.32	-3,062.16	-3,840.34	-3,124.93	-2,559.85	-2,573.92	-11,200.24	-11,162.28	-3,769.15	-51,747.96
Other Inc/Exp	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>NET INCOME</b>	<b>-505.61</b>	<b>1,591.26</b>	<b>953.11</b>	<b>370.86</b>	<b>1,910.08</b>	<b>365.49</b>	<b>915.63</b>	<b>1,311.24</b>	<b>-6,979.85</b>	<b>-7,875.90</b>	<b>14,948.74</b>	<b>7,005.05</b>



# Delinquency (Summary)

Properties: Lakeview COA

As Of Monday November 30, 2015

\* indicates a past customer

Customer Name	Account	Unit	Unit Type	Phone	Address	Amount
<b>Lakeview COA</b>						
Benedict, Jared	1912	#1	CONDO/HOA		2102 NW Kelly Dr. Unit #1	1.41
Dickau, Daniel & Heather	1916	#5	CONDO/HOA		2102 NW Kelly Dr. Unit #5	4,121.33
Hammett, Michael	1920	#9	CONDO/HOA		2102 NW Kelly Dr. Unit #9	434.98
King, Bobbi *	1925	#15	CONDO/HOA		2102 NW Kelly Dr. Unit #15	17,401.42
King, Bobbi	2053	#15	CONDO/HOA		2102 NW Kelly Dr. Unit #15	4,003.25
Marith, Davovia	1917	#6	CONDO/HOA		2102 NW Kelly Dr. Unit #6	43.83
Rhodes Investments	1929	#19	CONDO/HOA		2102 NW Kelly Dr. Unit #19	100.00
<b>Total delinquent for property:</b>						<b>26,106.22</b>

## Report Summary

Customers: 7  
Percent Delinquent: 33.33%  
Delinquent Amount: 26,106.22

# Checks By Account

Properties: Lakeview COA  
Checks between 11/1/2015 and 11/30/2015

<u>Vendor</u>	<u>Check Date</u>	<u>Reference</u>	<u>Memo</u>	<u>Bill Date</u>	<u>Bill Reference</u>	<u>Property</u>	<u>Amount</u>
<b>5000 Association Expenses : 5010 Management Fees</b>							
RPM Services Inc,	11/2/2015	469	Monthly Management	12/7/2015	November	Lakev	350.00
							<u>350.00</u>
<b>5000 Association Expenses : 5020 Postage / Copies</b>							
RPM Services Inc,	11/2/2015	469	mailing of delinquent	11/2/2015	Nov Postage	Lakev	4.35
							<u>4.35</u>
<b>5100 Repairs &amp; Maintenance</b>							
Terri Piedra	11/18/2015	472	paint small fence by nw	11/18/2015	11052015	Lakev	100.00
							<u>100.00</u>
<b>5200 Utilities : 5210 Electric</b>							
Clark Public Utilities	11/18/2015	474	Monthly Electricity Acct#	11/21/2015	7236-175-1	Lakev	15.54
							<u>15.54</u>
<b>5200 Utilities : 5240 Sewer</b>							
Clark Regional	11/18/2015	475	Monthly Sewer	11/21/2015	016125-000	Lakev	481.00
							<u>481.00</u>
<b>5200 Utilities : 5260 Garbage</b>							
Waste Connections	11/18/2015	477	Monthly Garbage	11/21/2015	2010-976517	Lakev	276.38
							<u>276.38</u>
<b>5400 Landscaping</b>							
Terri Piedra	11/18/2015	472	reimb lay river	11/18/2015	11052015	Lakev	400.00
							<u>400.00</u>
<b>5400 Landscaping : 5410 Landscaping Contract</b>							
Simple Lawns, LLC.	11/18/2015	476	Monthly Landscaping	10/7/2015	2772	Lakev	216.80
							<u>216.80</u>
<b>5400 Landscaping : 5420 Landscaping Improvements</b>							
Dennis Huston	11/3/2015	471	plants/rock/blue fescue	11/3/2015	Reimb	Lakev	703.90
							<u>703.90</u>
<b>5600 Insurance : 5610 Insurance</b>							
American Family	11/18/2015	473	Policy #019-860-226-37	11/21/2015	019-860-226-37	Lakev	339.16
							<u>339.16</u>
<b>6700 Reserve Contribution</b>							
Lakeview COA	11/2/2015	470	Monthly Reserve	12/28/2015	November	Lakev	882.02
							<u>882.02</u>
						<b>Total Amount:</b>	<b>3,769.15</b>

# Bank Reconciliation Report

Lakeview Condo Owners Association

Reconcile Date: 12/7/2015

## Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
11/5/2015	D5346	Bank deposit Deposit	1,553.70
11/13/2015	D5390	Bank deposit Deposit	1,535.63
11/23/2015	J2948	Journal : transfer from reserve per boa	15,628.56
			<b>18,717.89</b>

## Payments

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
11/2/2015	469	RPM Services Inc,	354.35
11/2/2015	470	Lakeview COA	882.02
11/3/2015	471	Dennis Huston	703.90
11/18/2015	473	American Family Insurance	339.16
11/18/2015	474	Clark Public Utilities	15.54
11/18/2015	475	Clark Regional Wastewater District	481.00
11/18/2015	476	Simple Lawns, LLC.	216.80
11/18/2015	477	Waste Connections	276.38
			<b>3,269.15</b>

## Outstanding Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
12/3/2015	D5447	Bank deposit Deposit	1,136.23
			<b>1,136.23</b>

## Outstanding Payments

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
11/18/2015	472	Terri Piedra	500.00
12/2/2015	478	Vial Fotheringham LLP	1,290.00
12/2/2015	479	Lakeview COA	882.02
12/2/2015	480	RPM Services Inc,	350.00
12/7/2015	481	American Family Insurance	500.00
			<b>3,522.02</b>

## Summary

Previous Cleared Balance:	2,929.81
Selected Payments:	3,269.15
Selected Deposits:	18,717.89
<b>Reconciled Balance:</b>	<b>18,378.55</b>
Goal:	18,378.55
Difference:	0.00

<b>Reconciled Balance</b>	18,378.55
<b>+ Uncleared Deposits</b>	1,136.23
<b>- Outstanding Checks</b>	<b>3,522.02</b>
<b>Register Balance</b>	15,992.76



# UMPQUA

## B · A · N · K

Page: 1 of 2  
Acct# 9805844488



LAKEVIEW CONDO ASSOCIATION UB  
C/O R P M  
5620 NE GHER RD SUITE H  
VANCOUVER WA 98662-6164

Customer inquiries:  
866-486-7782

Umpqua Bank  
Vancouver Orchards Store  
10705 NE 4th Plain Blvd  
Vancouver, WA 98662

Relationship Manager:  
ORCHARDS

Last statement: October 31, 2015  
This statement: November 30, 2015

See how Umpqua associates give back at [umpquabank.com/connect](http://umpquabank.com/connect)

### BUSINESS FREE CHECKING

Account number	9805844488	Beginning balance	\$2,929.81
Low balance	\$2,543.24	Deposits/Additions	\$18,717.89
Average balance	\$7,558.09	Withdrawals/Subtractions	\$3,269.15
Interest earned	\$0.00	Ending balance	\$18,378.55

### Other Deposits/ Additions

Date	Description	Additions
11-05	Remote Capture Dep	1,553.70
11-13	Remote Capture Dep	1,535.63
11-23	Cash Mgmt Trsfr Cr Ref 32711111 Funds Transfer Frm Dep 9800551419 From Per Board	15,628.56

**Total Other Deposits/ Additions** **\$18,717.89**

### Daily Balances

Date	Amount	Date	Amount	Date	Amount
10-31	2,929.81	11-09	2,543.24	11-24	18,871.73
11-05	4,483.51	11-13	4,078.87	11-27	18,378.55
11-06	3,247.14	11-23	19,707.43	11-30	18,378.55

### Overdraft Fee Summary

	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00



# Bank Reconciliation Report

Lakeview Condo Reserve

Reconcile Date: 12/7/2015

## Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
11/6/2015	J2901	Journal : Nov Reserve Contribution	882.02
			<u>882.02</u>

## Payments

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
11/23/2015	J2948	Journal : transfer from reserve per boa	15,628.56
			<u>15,628.56</u>

## Outstanding Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
12/3/2015	J2964	Journal : December Reserve Contribut	882.02
			<u>882.02</u>

## Summary

Previous Cleared Balance:	17,952.08
Selected Payments:	15,628.56
Selected Deposits:	882.02
<u>Reconciled Balance:</u>	<u>3,205.54</u>
Goal:	3,205.54
Difference:	0.00

Reconciled Balance	3,205.54
+ Uncleared Deposits	882.02
- Outstanding Checks	0.00
<u>Register Balance</u>	<u>4,087.56</u>



# UMPQUA

## B · A · N · K

Page: 1 of 2  
Acct# 9800551419

LAKEVIEW CONDO ASSOCIATION UB  
C/O R P M  
5620 NE GHER RD SUITE H  
VANCOUVER WA 98662-6164

Customer inquiries:  
866-486-7782

Umpqua Bank  
Vancouver Orchards Store  
10705 NE 4th Plain Blvd  
Vancouver, WA 98662

Relationship Manager:  
ORCHARDS

Last statement: October 31, 2015  
This statement: November 30, 2015

See how Umpqua associates give back at [umpquabank.com/connect](http://umpquabank.com/connect)

### BUSINESS FREE CHECKING

Account number	9800551419	Beginning balance	\$17,952.08
Low balance	\$3,205.54	Deposits/Additions	\$882.02
Average balance	\$14,519.48	Withdrawals/Subtractions	\$15,628.56
Interest earned	\$0.00	Ending balance	\$3,205.54

### Other Deposits/ Additions

Date	Description	Additions
11-06	Remote Capture Dep	882.02
<b>Total Other Deposits/ Additions</b>		<b>\$882.02</b>

### Other Withdrawals/Subtractions

Date	Description	Subtractions
11-23	Cash Mgmt Trsfr Dr Ref 32711111 Funds Transfer To Dep 9805844488 From Per Board	15,628.56
<b>Total Other Withdrawals/Subtractions</b>		<b>\$15,628.56</b>

### Daily Balances

Date	Amount	Date	Amount	Date	Amount
10-31	17,952.08	11-06	18,834.10	11-23	3,205.54
				11-30	3,205.54



**Overdraft Fee Summary**

	<b>Total For This Period</b>	<b>Total Year-to-Date</b>
<b>Total Overdraft Fees</b>	\$0.00	\$0.00
<b>Total Returned Item Fees</b>	\$0.00	\$0.00

**Checks**

Ck#                      Amount                      Date  
Total Checks paid: 0 for \$0.00  
(\* Skip in check sequence, R-Check has been returned, + Electronified check)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## Transfer Confirmation

The request below has been transmitted successfully.

---

Confirmation:	2083489696
Approval status:	1 of 1 received
Transmitted:	11/23/2015 12:11:31 PM (ET)
Transmitted by:	CINDY

### Details

---

From account:	*1419 - Lakeview Res 1419 - Available \$18,834.10 (Balance as of: 11/23/2015 12:04:03 PM (ET) Not a guarantee of available funds.)
To account:	*4488 - Lakeview 4488 - Available \$4,078.87 (Balance as of: 11/23/2015 12:04:04 PM (ET) Not a guarantee of available funds.)
Amount:	\$15,628.56
Description:	per board
Send on:	11/23/2015 (today)

---

Suzy Mahugh

Lakeview

for Cindy

**From:** Juan n Terri Piedra <pedra970@hotmail.com>  
**Sent:** Sunday, November 15, 2015 11:15 AM  
**To:** Suzy Mahugh  
**Cc:** zz debra kelly rd; zz Denny kelly rd Huston  
**Subject:** Fwd: Lakeview Oct 2015 Financials

Suzy/Cindy

Please see the below emails approving the transfer of reserve funds to the operating account to pay our bills!

Thanks!

Juan

Sent from my iPhone

15,628.96

Begin forwarded message:

ok  
Juan

**From:** Dennis Huston <jdthuston@aol.com>  
**Date:** November 15, 2015 at 8:13:47 AM PST  
**To:** Juan n Terri Piedra <pedra970@hotmail.com>  
**Subject:** Re: Lakeview Oct 2015 Financials

Do it

Sent from my iPhone

On Nov 14, 2015, at 11:04 AM, Juan n Terri Piedra <pedra970@hotmail.com> wrote:

Denny,

We are just waiting on your approval to me the money.

Sent from my iPhone

Begin forwarded message:

**From:** DBliz10403@aol.com  
**Date:** November 14, 2015 at 10:55:34 AM PST  
**To:** pedra970@hotmail.com  
**Subject:** Re: Lakeview Oct 2015 Financials

approve

In a message dated 11/13/2015 5:42:27 P.M. Pacific Standard Time, [pedra970@hotmail.com](mailto:pedra970@hotmail.com) writes:

Guys we need your votes to move over the painting charges to our operating fund,, i have not seen any yes votes from either one of you, if you sent it to RPM i didn't get CC, but our Operating fund is down to \$2000 we can probably get by with this, but it sure is scary when taking in account that we have a rain gutter cleaning bill, Terri getting refunded \$400, Denny getting refunded \$700 this month. plus our normal expenses and lets pray no emergencies happen.

Can you please approve the moving of the funds \$15,628.56 from the reserve account to the operating fund soon

Thanks

---

From: [rpms@pacifier.com](mailto:rpms@pacifier.com)  
To: [piedra970@hotmail.com](mailto:piedra970@hotmail.com)  
Subject: RE: Lakeview Oct 2015 Financials  
Date: Thu, 12 Nov 2015 14:32:54 -0800

I see the amount of \$15,628.56 - just need confirmation and approval from rest of the board.

**From:** Juan n Terri Piedra [<mailto:piedra970@hotmail.com>]  
**Sent:** Thursday, November 12, 2015 1:33 PM  
**To:** zz kelly rd management co; zz debra kelly rd; zz Denny kelly rd Huston  
**Subject:** RE: Lakeview Oct 2015 Financials

Hi Cindy,

Both of the charges by five star for the painting of building 2 should of came out of the reserve account, our reserve study calls out for painting building #2 in 2013, which it never got done. So we are playing catch up and it just got done this year. If you can move that money from the reserve account to the operating fund it will help our operating fund. Since we will probably need funds to fight the litigation against unit #5.

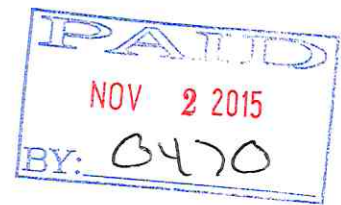
---

From: [rpms@pacifier.com](mailto:rpms@pacifier.com)  
To: [dbliz10403@aol.com](mailto:dbliz10403@aol.com); [jdthuston@aol.com](mailto:jdthuston@aol.com); [piedra970@hotmail.com](mailto:piedra970@hotmail.com)  
Subject: Lakeview Oct 2015 Financials  
Date: Wed, 11 Nov 2015 13:29:32 -0800

*Thank you,*

**Lakeview Condo Owners Association  
2015 Reserve Contribution  
Monthly \$882.02**

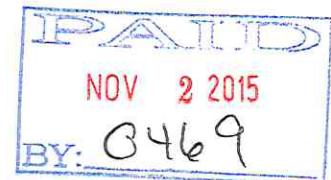
**November**



**Lakeview Condo Owners Association  
2015 Management Fee  
Monthly \$350.00**

**Pay To RPM Services, Inc.  
5620 NE Gher Rd. Suite H  
Vancouver, WA 98662**

**NOVEMBER 2015**



**INVOICE  
RPM SERVICES  
5620 NE GHER RD. SUITE H  
VANCOUVER, WA. 98662  
360-693-6260**

**October 16, 2015**

**To: Lakeview**

**Postage Invoice – Statements that are Delinquent**

Copies:

$\$.15 \text{ per page} \times 11 = \$1.65$

Envelopes:

$\$.14 \text{ ea} \times 4 = \$.56$

Postage:

$\$.48 \times 3 = \$1.44$

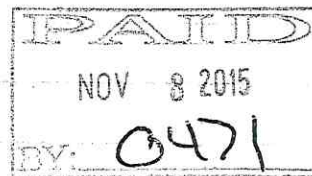
$\$.70 \times 1 = \$.70$



***TOTAL: \$4.35***

Lakeview

Lowes	Barberry	7@	4.99-	113.74
Lowes	Azaleas	7@	2.99-	22.69
Shorty's	Blue Fescue	16@	8.99-	155.92
Rock	7 yds @			292.35
	plus delivery	total		<u>411.55</u>
				703.90

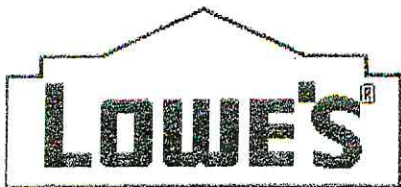


Please pay:

Dennis Huston  
1061 42nd St  
Washougal WA 98671

360-835-2950





LOWE'S HOME CENTERS, LLC  
11413 N.E. 76TH STREET  
VANCOUVER, WA 98662 (360) 260-2120

- SALE -

#: S1632DE1 1899640 TRANS#: 19986292 10-27-15

14517 3.58-GAL BARBERRY RYAL BR 104.93  
7 @ 14.99

SUBTOTAL: 104.93

TAX: 8.81

INVOICE 19101 TOTAL: 113.74

AMEX: 113.74

XXXXXXXXXXXX3011 AMOUNT:113.74 AUTHCD:820286

CHIP REFID:163219111004 10/27/15 15:51:16

APL: AMERICAN EXPRESS TUR: 0000000000

AID: A000000025010801 TSI: F800

ORE: 1632 TERMINAL: 19 10/27/15 15:53:32

IF ITEMS PURCHASED: 7

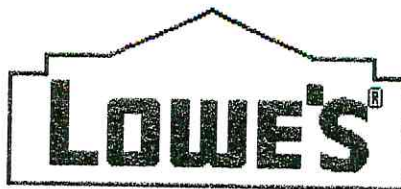
EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.  
SEE REVERSE SIDE FOR RETURN POLICY.  
STORE MANAGER: RICK PARKER

WE HAVE THE LOWEST PRICES, GUARANTEED!  
IF YOU FIND A LOWER PRICE, WE WILL BEAT IT BY 10%.  
SEE STORE FOR DETAILS.

\*\*\*\*\*  
YOUR OPINIONS COUNT! \*  
REGISTER FOR A CHANCE TO WIN A \*  
\$5,000 LOWE'S GIFT CARD! \*  
REGISTRESE PARA TENER LA OPORTUNIDAD DE GANAR UNA \*  
TARJETA DE REGALO DE LOWE'S DE \$5000! \*  
REGISTER BY COMPLETING A GUEST SATISFACTION SURVEY \*  
WITHIN ONE WEEK AT: www.loves.com/survey \*  
\*\*\*\*\*



LOWE'S HOME CENTERS, LLC  
18801 SE MILL PLAIN BLVD  
VANCOUVER, WA 98683 (360) 514-9660

- SALE -

SALES#: S2954VD1 1726477 TRANS#: 19983994 10-27-15

385698 2.87-QT AZALEA 20.93  
7 @ 2.99

SUBTOTAL: 20.93

TAX: 1.76

INVOICE 19917 TOTAL: 22.69

AMEX: 22.69

AMEX:XXXXXXXXXXXX3011 AMOUNT:22.69 AUTHCD:588044

SWIPED REFID:983998295419 10/27/15 15:13:18

STORE: 2954 TERMINAL: 19 10/27/15 15:13:18

# OF ITEMS PURCHASED: 7

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOWE'S.  
SEE REVERSE SIDE FOR RETURN POLICY.  
STORE MANAGER: GEOFF QUALLEY

WE HAVE THE LOWEST PRICES, GUARANTEED!  
IF YOU FIND A LOWER PRICE, WE WILL BEAT IT BY 10%.  
SEE STORE FOR DETAILS.

\*\*\*\*\*  
YOUR OPINIONS COUNT! \*  
REGISTER FOR A CHANCE TO WIN A \*  
\$5,000 LOWE'S GIFT CARD! \*  
REGISTRESE PARA TENER LA OPORTUNIDAD DE GANAR UNA \*  
TARJETA DE REGALO DE LOWE'S DE \$5000! \*  
REGISTER BY COMPLETING A GUEST SATISFACTION SURVEY \*  
WITHIN ONE WEEK AT: www.loves.com/survey \*  
YOUR ID # 19917 2954 300 \*  
NO PURCHASE NECESSARY TO ENTER OR WIN. \*  
VOID WHERE PROHIBITED, MUST BE 18 OR OLDER TO ENTER. \*  
OFFICIAL RULES & WINNERS AT: www.loves.com/survey \*  
\*\*\*\*\*

STORE: 2954 TERMINAL: 19 10/27/15 15:13:18

Shorty's Vancouver

www.ShortysGardenandHome.com  
Vancouver, WA 98664  
360-892-7880  
YOUR GARDENING SUCCESS  
IS OUR PRIORITY!

Ticket #1-1388081 Use  
Station:15 Sales Re  
10/27/2015 4:19:35 PM

Item Description	Qty	Price
1-0016085 Grass 9.99	16	8.99
*** Compare at \$9.99 You saved \$1.		

Subtotal -----  
Tax -----  
Total =====

Tender:  
AMEX  
XXXXXXXXXXXX3011  
Swiped Auth: 578215

*[Handwritten Signature]*

Number of items purchased:16  
\*\*\* Total discount \$16.00  
Points earned  
Points balance

JOAN HUSTON  
3608352950

All Returns must have receipt and be in new condition within 14 days for refund or Exchange or Store Credit within 30 days. No Return on Annuals, Perennials, Herbs, Plants, Tropicals, or Highly Perishable.



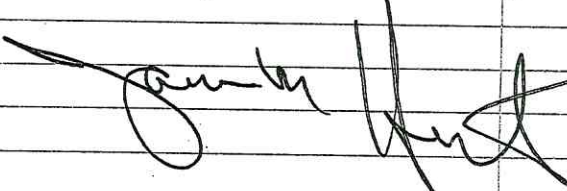
\* 1 0 5 3 0 0 6 7 1 9 6 5 \*

286355

Invoice

SOLD TO Dennis Houston	SHIP TO Troy Marshall
ADDRESS 2102 NW Kelly Dr	ADDRESS 3-Way Trucking Inc
CITY, STATE, ZIP Vane WA	CITY, STATE, ZIP (360) 980-4418

CUSTOMER ORDER NO.	SOLD BY 10/30/15	TERMS	F.O.B.	DATE
--------------------	---------------------	-------	--------	------

9.78	ton 1"-3" Delivery				304 65
					75 00
			Subtotal		379 65
			Tax		31 90
			Total		411 55
	ck 3029				
					

Cindy Hammond

Lakeview

approve?

From: jdthuston@aol.com  
Sent: Friday, October 30, 2015 4:18 PM  
To: rpms@pacifier.com  
Subject: Receipts

11/2/15  
waiting for  
more approval.

I dropped receipts for river rock and plants that will be used for landscaping at the Lakeview Condos. I put them in the mail drop at 3:30 on Friday. I will email the other board embers to approve the reimbursement of the costs.

Denny Huston

711.04

~~approved~~  
email 10/30  
JD Huston

Debrigen 11/3  
Jean



# Billing Statement

amfam.com | 1-800-MY AMFAM (692-6326)

**Thanks for your business! We're here to serve you...**

**For policy questions or service, contact:**

Agent: Dan True  
 Phone: (360) 823-5555  
 Email: dtru1@amfam.com

**For billing questions, call:**

1-800-MYAMFAM, option 2  
 (1-800-692-6326)  
 24 hours a day, 7 days a week



F0300 001001 009102 0000 000000

**Itemized Bill Detail for Account Number: 019-860-226-37**

Billed Item Description	Policy Term Policy Status	Minimum Due	Current Balance
Policy: 46X2-6104-02-76-CLDO-WA Directors & Officers American Family Mutual Insurance Company	08/01/2015 to 08/01/2016 Active	\$34.50	\$276.00
Policy: 46X2-6104-03-74-CLBP-WA Businessowner Policy American Family Mutual Insurance Company	08/01/2015 to 08/01/2016 Active	\$302.66	\$2,421.28
Administration Fee Charged for paying less than the account balance		\$2.00	\$0.00
<b>TOTALS</b>		<b>\$339.16</b>	<b>\$2,697.28</b>

Payment is due by **12/01/2015**. To pay now, visit [www.amfam.com](http://www.amfam.com) or call **1-866-424-8002**.

PAID  
NOV 18 2015  
 BY: 0423

Please see the following page(s) for additional account information.

Detach on the perforation and return the stub with your payment.

Please do not paper clip or staple your payment to the stub.

Printed on 50% recycled paper





LAKEVIEW CONDO ASSOC  
 2102 NW KELLY DR  
 VANCOUVER, WA 98665  
 ACCOUNT NUMBER 7236-175-1

**Your Electricity Use**

Residential electric service meter 501493  
 In 29 days you used 44 kwh  
 Present reading - 11/03/15 10906  
 Previous reading - 10/05/15 - 10862  
**Total electric usage 44**  
 Your charge for 44 kwh is:  
 Basic service \$12.00  
 44 kwh @ 8.16 cents each 3.59  
 REP Credit @ 0.119 cents/kwh\* -0.05  
 Total electric service \$15.54  
**Your average daily cost was \$0.54**

**Total Cost This Billing**

Total electric service \$15.54  
**Total charges this billing \$15.54**

\* Residential Exchange Program Credit via BPA  
 If you have a backup generator, make sure it is installed and used safely! If operated incorrectly, it can jeopardize your safety as well as the safety of our linecrews. Visit our website for more information.

**Account Summary**

Previous balance \$14.57  
 Payments - thank you  
 October 21 14.57CR  
 Balance forward 0.00  
 Current charges 15.54  
**Current balance \$15.54**

**Compare Your Use**

ELECTRIC METER 501493			
SERVICE TO	DAYS	KWH USED	KWH/DAY
11/03/15	29	44	2
10/05/15	33	32	1
09/02/15	28	30	1
08/05/15	30	20	1
07/06/15	33	30	1
06/03/15	29	40	1
05/05/15	32	80	3
04/03/15	30	120	4
03/04/15	28	60	2
02/04/15	29	90	3
01/06/15	34	100	3
12/03/14	28	100	4
11/05/14	33	90	3
11/05/13	33	170	5

**PAID**  
 NOV 18 2015  
 BY: 0474



P.O. Box 8955  
 Vancouver, WA 98668-8955  
 (360) 750-5876  
 (360) 993-8800 SelfPay  
 www.crwwd.com

# Billing Statement

LAKEVIEW CONDOS LLC  
 c/o RPM SERVICES  
 5620 NE GHER RD STE H  
 VANCOUVER, WA 98662

## ACCOUNT INFORMATION

**ACCOUNT:** 016125-000  
**SERVICE ADDRESS:** 2102 NW KELLY DR  
**SERVICE PERIOD:** 10/1/2015 To 10/31/2015  
**BILLING DATE:** 10/30/2015  
  
**DUE DATE:** 11/30/2015

## SPECIAL MESSAGE

Go Green! Receive your bill by email! Go to [www.crwwd.com](http://www.crwwd.com) to sign up.

## CURRENT CHARGES

SEWER SERVICE 481.00

**TOTAL CURRENT CHARGES 481.00**

## BILL SUMMARY

PREVIOUS BALANCE	481.00
PAYMENTS	-481.00
ADJUSTMENTS	0.00
MISCELLANEOUS	0.00
FINANCE CHARGE	0.00
LIEN INTEREST	0.00
CURRENT CHARGES	481.00
<b>TOTAL AMOUNT DUE</b>	<b>481.00</b>

PAYED  
 NOV 18 2015  
 BY: 0475

Simple Lawns, LLC  
9915 SE OLD TOWN CT  
HAPPY VALLEY, OR 97086  
360-314-6947

**SimpleLAWNS, LLC**  
Professional Landscape Maintenance  
and Landscaping

Lakeview Condos  
5620 NE Gher Road  
Suite H  
Vancouver, WA 98662

PO #  
Invoice # 2772  
Invoice Date 10/31/2015

**Amount Due \$216.80**

Email: [vitaly@simplelawnguy.com](mailto:vitaly@simplelawnguy.com)  
Website: <http://www.simplelawnguy.com/>

Date	Description	Total
10/1/2015	October 2015 Invoice	200.00
<b>Terms</b>	Payment due in 15 days	
<b>For</b>	2102 NW Kelly Dr., Vancouver WA 98665	
	<b>Subtotal</b>	200.00
	<b>Sales Tax</b>	16.80
	<b>Total</b>	216.80
	<b>Amount Due</b>	<b>\$216.80</b>

Simple Lawns Thanks you for your Business!  
If you have any questions or concerns, please email us at: [info@simplelawnguy.com](mailto:info@simplelawnguy.com).

For your convenience you can pay online through our website at : [simplelawnguy.com](http://simplelawnguy.com)





WASTE CONNECTIONS  
 VANCOUVER DISTRICT  
 12115 NE 99TH ST STE 1830  
 VANCOUVER WA 98682-2329  
 DISTRICT NO - 2010

ACCOUNT NO. 2010-976517  
 INVOICE NO. 12504153  
 STATEMENT DATE 11/01/15  
 DUE DATE 11/25/15  
 BILLING PERIOD 10/01/15 - 10/31/15

LAKEVIEW CONDOS LLC  
 RPM SERVICIES  
 5620 NE GHER RD  
 VANCOUVER WA 98662

FOR ASSISTANCE  
 Office (360) 892-5370  
 Toll Free (866) 892-9269  
 One Time Payments (855) 569-2719

**INVOICE STATEMENT**

Date	Description	Amount
	<b>Previous Balance</b>	\$ 276.38
10/14/15	Payment Thank You!	\$ -276.38
	<b>Total Payments And Credits</b>	\$ -276.38
	<b>Service Location</b>	
	<b>Acct #976517</b>	
	<b>Lakeview Condos Llc</b>	
	<b>2102 Nw Kelley Dr</b>	
10/31/15	4Yd Cont 1X Weekly 10/01/15-10/31/15	\$ 211.39
10/31/15	Multi-Family Recycle 10/01/15-10/31/15	\$ 39.24
10/31/15	Perm Cont Rent 4Yd 10/01/15-10/31/15	\$ 16.73
	Refuse Tax 3.6%	\$ 7.61
	State Sales Tax 8.4%	\$ 1.41
	<b>Current Charges And Fees</b>	\$ 276.38
	<b>Total Due</b>	\$ 276.38

Lakeview Condos Llc  
 2102 Nw Kelley Dr  
 1 Each @ \$211.39  
 12 Each @ \$3.27  
 1 Each @ \$16.73

PAID  
 NOV 18 2015  
 BY: 0477

Please remit to the address below and return your remit stub with your payment or look on the reverse side to learn about on-line bill pay.







WASTE CONNECTIONS  
VANCOUVER DISTRICT  
12115 NE 99TH ST STE 1830  
VANCOUVER WA 98682-2329  
DISTRICT NO - 2010

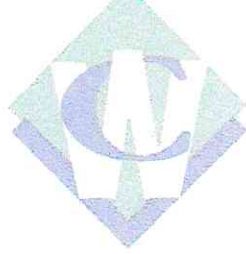
ACCOUNT NO. 2010-976517  
INVOICE NO. 12504153  
STATEMENT DATE 11/01/15  
DUE DATE 11/25/15  
BILLING PERIOD 10/01/15 - 10/31/15

LAKEVIEW CONDOS LLC  
RPM SERVICES  
5620 NE GHER RD  
VANCOUVER WA 98662

GOING GREEN IS NOW EASIER THAN EVER!

- \* Access your account 24/7 \* Make payments \* Set up recurring payments \*
- \*Go paperless \* View Statements \*

Go to <http://www.wcicustomer.com> and follow the online bill pay prompts to enroll today!



PAYED  
NOV 18 2015  
BY: \_\_\_\_\_





Terri Tangalin-Piedra dba Mi Gente Enterprises

Receipt for Services Rendered

To: Juan Zamora

Date of Service: October 31-November 1, 2015

Fecha del servicio : 01 de octubre 31 de noviembre, 2015

RE: Spread river rock on and plant miscellaneous plants in front of 2102 NW Kelly Dr. Building 3, Vancouver, WA 98665 for the sum of \$400.00.

RE : Corre río roca en plantas y plantas diversas frente a 2102 NW Kelly Dr. Edificio 3 , Vancouver, WA 98665 por la suma de \$ 400,00 .

Terri Tangalin paid Juan Zamora \$400.00 cash for services rendered as noted above on November 3, 2015.

Terri Tangalin pagó Juan Zamora \$ 400.00 en efectivo por los servicios prestados como se señaló anteriormente el 3 de noviembre de 2015.

JUAN ZAMORA

Juan Mendoza (Firma)

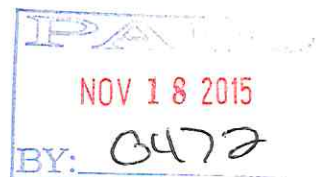
Fecha

Terri Tangalin-Piedra

Terri Tangalin-Piedra

11/3/15

Date



## Cindy Hammond

---

**From:** Juan n Terri Piedra <piedra970@hotmail.com>  
**Sent:** Thursday, November 05, 2015 8:51 AM  
**To:** zz kelly rd management co  
**Cc:** zz debra kelly rd; zz Denny kelly rd Huston  
**Subject:** November 5 2015 - Request for Reimbursement -Landscaping Services & Labor to Paint Fence  
**Attachments:** Invoice Demand for Payment LVC HOA - Landscaping Invoice - November 5 2015.pdf; Receipt for Juan Zamora Landscaper Paid in Full LVC - November 2015.pdf  
**Importance:** High

Good Morning!

Please find attached the invoice and receipt for services for the request payment for the following:

1. Labor for painting small fence bordering driveway on northwest side of property - \$100.00
2. Reimbursement for payment made for landscaping services - lay river rock and plant new plants in front of 2102 NW Kelly Dr. Building 3 - \$400.00

Total Due: \$500.00

Please remit payment to:

Terri Tangalin-Piedra  
101 NE 150th St.  
Vancouver WA 98685

Thank you!

Terri

approved  
✓ Dennis Hester  
email  
11/5/15  
✓ Juan 11/5/15

