

Financial Statement

Properties: Lakeview COA
Dates from 4/1/2017 to 4/30/2017 (cash basis)

ASSETS

Bank	
1092 Lakeview Condo Owners Association	25,897.91
1111 Reserve Account	
1093 Lakeview Condo Reserve	19,234.21
1111 Total Reserve Account	19,234.21
Total Bank	45,132.12

TOTAL ASSETS 45,132.12

LIABILITIES & EQUITY

Equity

Equity	
3001 Retained Earnings	18,419.34
3040 Reserve Account Equity	19,234.21
Total Equity	37,653.55
Net Income (1/1/2017 - 3/31/2017)	7,073.81

Income

4000 HOA Dues	1,803.75
4050 Reserve Income	795.17
4200 Income	
4250 Violation Fees Income	500.00
4200 Total Income	500.00
Total Income	3,098.92

Expense

5000 Association Expenses	
5010 Management Fees	420.00
5000 Total Association Expenses	420.00
5200 Utilities	
5210 Electric	19.08
5240 Sewer	494.00
5260 Garbage	275.42
5200 Total Utilities	788.50
5400 Landscaping	
5410 Landscaping Contract	243.90
5400 Total Landscaping	243.90
5600 Insurance	
5610 Insurance	359.74
5600 Total Insurance	359.74
6700 Reserve Contribution	882.02
Total Expense	2,694.16
Net Income (4/1/2017 - 4/30/2017)	404.76

Total Equity 45,132.12

TOTAL LIABILITIES & EQUITY 45,132.12

General Ledger

Properties: Lakeview COA
Detail From 4/1/2017 to 4/30/2017 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance		
4000 HOA Dues (Income)						10,333.52		
04/01/2017	PPALOC	26634	Daniel & Heather #5	25.74		10,307.78		
04/01/2017	PPALOC	26813	Daniel & Heather #5	474.26		9,833.52		
04/01/2017	PPALOC	26800	Jared Benedict #1	37.25		9,796.27		
04/01/2017	PPALOC	2448973910	Jared Benedict #1	6.58		9,789.69		
04/03/2017	CHPAID	74555769	Davovia Marith #6		144.10	9,933.79		
04/03/2017	CHPAID	164621195	Juan Piedra #18		153.21	10,087.00		
04/03/2017	CHPAID	75718665	Matthew Cook #17		118.50	10,205.50		
04/10/2017	CHPAID	251	David & Jana Har #3		144.10	10,349.60		
04/10/2017	CHPAID	251	David & Jana Har #10		147.60	10,497.20		
04/10/2017	CHPAID	251	David & Jana Har #12		147.60	10,644.80		
04/10/2017	CHPAID	77662316	Ed & Denny LLC #20		152.86	10,797.66		
04/10/2017	CHPAID	77662317	Ed & Denny LLC #21		161.28	10,958.94		
04/10/2017	CHPAID	14825731	Rhodes Investme #16		122.54	11,081.48		
04/10/2017	CHPAID	4831	Robert Sonnes #4		69.10	11,150.58		
04/10/2017	CHPAID	4740	Israel Moshkovits #14		144.27	11,294.85		
04/10/2017	CHPAID	4740	Joseph Stockmar #11		147.60	11,442.45		
04/10/2017	CHPAID	497603055	Heonia Chaschin #2		144.10	11,586.55		
04/10/2017	CHPAID	14825731	Rhodes Investme #19		105.52	11,692.07		
04/10/2017	PPALOC	2223	Debra Blizzard #7		295.20	11,987.27		
04/10/2017	PPALOC	4831	Robert Sonnes #4		150.00	12,137.27		
Totals for HOA Dues				Beg Bal: 10,333.52	Activity: 1,803.75	543.83	2,347.58	12,137.27

4050 Reserve Income (Income)						2,936.75		
04/01/2017	PYALOC	26800	Jared Benedict #1		37.25	2,974.00		
04/01/2017	PYALOC	2448973910	Jared Benedict #1		6.58	2,980.58		
04/03/2017	CHPAID	74555769	Davovia Marith #6		43.83	3,024.41		
04/03/2017	CHPAID	164621195	Juan Piedra #18		46.60	3,071.01		
04/03/2017	CHPAID	75718665	Matthew Cook #17		36.04	3,107.05		
04/10/2017	CHPAID	251	David & Jana Har #3		43.83	3,150.88		
04/10/2017	CHPAID	251	David & Jana Har #10		44.89	3,195.77		
04/10/2017	CHPAID	251	David & Jana Har #12		44.89	3,240.66		
04/10/2017	CHPAID	77662316	Ed & Denny LLC #20		46.49	3,287.15		
04/10/2017	CHPAID	77662317	Ed & Denny LLC #21		49.05	3,336.20		
04/10/2017	CHPAID	14825731	Rhodes Investme #16		37.27	3,373.47		
04/10/2017	CHPAID	4831	Robert Sonnes #4		43.83	3,417.30		
04/10/2017	CHPAID	4740	Israel Moshkovits #14		43.88	3,461.18		
04/10/2017	CHPAID	4740	Joseph Stockmar #11		44.89	3,506.07		
04/10/2017	CHPAID	497603055	Heonia Chaschin #2		43.83	3,549.90		
04/10/2017	CHPAID	14825731	Rhodes Investme #19		46.12	3,596.02		
04/10/2017	PPALOC	2223	Debra Blizzard #7		89.78	3,685.80		
04/10/2017	PPALOC	14825731	Rhodes Investme #19		46.12	3,731.92		
Totals for Reserve Income				Beg Bal: 2,936.75	Activity: 795.17	0.00	795.17	3,731.92

4200 Income : 4210 Late Fees (Income)						75.00		
No activity in the period						75.00		
Totals for Late Fees				Beg Bal: 75.00	Activity: 0.00	0.00	0.00	75.00

4200 Income : 4232 Delinquent Collections Income (Income)						25.00		
No activity in the period						25.00		
Totals for Delinquent Collections Incc				Beg Bal: 25.00	Activity: 0.00	0.00	0.00	25.00

4200 Income : 4250 Violation Fees Income (Income)						1,700.00
04/01/2017	PYALOC	26634	Daniel & Heather #5		25.74	1,725.74

<u>Date</u>	<u>Type</u>	<u>Reference</u>	<u>Description</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
04/01/2017	PYALOC	26813	Daniel & Heather #5 Payment from previous pe		474.26	2,200.00
Totals for Violation Fees Income			Beg Bal: 1,700.00	Activity: 500.00	0.00	500.00
4200 Income : 4310 Maintenance & Repairs (Income)						40.00
No activity in the period						40.00
Totals for Maintenance & Repairs			Beg Bal: 40.00	Activity: 0.00	0.00	40.00
4200 Income : 4320 Garage Income (Income)						75.00
No activity in the period						75.00
Totals for Garage Income			Beg Bal: 75.00	Activity: 0.00	0.00	75.00
5000 Association Expenses : 5010 Management Fees (Expense)						1,240.00
04/03/2017	CHECK	609	RPM Services Inc, Monthly Management Fee - march ε	420.00		1,660.00
Totals for Management Fees			Beg Bal: 1,240.00	Activity: 420.00	420.00	0.00
5000 Association Expenses : 5020 Postage / Copies (Expense)						60.35
No activity in the period						60.35
Totals for Postage / Copies			Beg Bal: 60.35	Activity: 0.00	0.00	60.35
5200 Utilities : 5210 Electric (Expense)						45.27
04/11/2017	CHECK	613	Clark Public Utilities Monthly Electricity Acct# 7236-175	19.08		64.35
Totals for Electric			Beg Bal: 45.27	Activity: 19.08	19.08	0.00
5200 Utilities : 5240 Sewer (Expense)						1,482.00
04/11/2017	CHECK	612	Clark Regional Wastewater District Monthly Sewer Acct	494.00		1,976.00
Totals for Sewer			Beg Bal: 1,482.00	Activity: 494.00	494.00	0.00
5200 Utilities : 5260 Garbage (Expense)						826.86
04/11/2017	CHECK	610	Waste Connections Monthly Garbage 2010-976517	275.42		1,102.28
Totals for Garbage			Beg Bal: 826.86	Activity: 275.42	275.42	0.00
5400 Landscaping : 5410 Landscaping Contract (Expense)						731.70
04/11/2017	CHECK	611	Simple Lawns, LLC. Monthly Landscaping	243.90		975.60
Totals for Landscaping Contract			Beg Bal: 731.70	Activity: 243.90	243.90	0.00
5600 Insurance : 5610 Insurance (Expense)						1,079.22
04/11/2017	CHECK	614	American Family Insurance Policy #019-860-226-37	359.74		1,438.96
Totals for Insurance			Beg Bal: 1,079.22	Activity: 359.74	359.74	0.00
6700 Reserve Contribution (Expense)						2,646.06
04/03/2017	CHECK	608	Lakeview COA Monthly Reserve Contribution	882.02		3,528.08
Totals for Reserve Contribution			Beg Bal: 2,646.06	Activity: 882.02	882.02	0.00
Totals:				3,237.99	3,642.75	

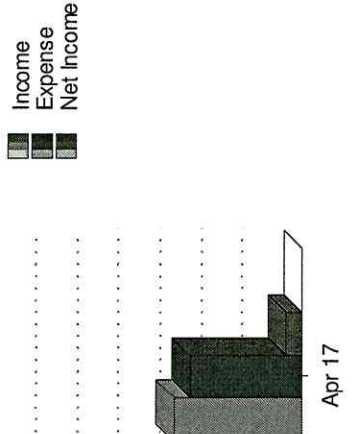
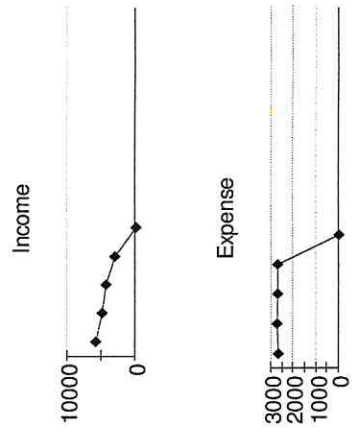
Profit & Loss 12 Month Recap

Properties: Lakeview COA

Monthly recap 1/1/2017-4/30/2017 (cash basis)

	JAN 17	FEB 17	MAR 17	APR 17	TOTAL
INCOME					
4000 HOA Dues	3,920.71	3,317.19	3,095.62	1,803.75	12,137.27
4050 Reserve Income	1,215.57	927.08	794.10	795.17	3,731.92
4200 Income					
4210 Late Fees	0.00	75.00	0.00	0.00	75.00
4232 Delinquent Collections Income	0.00	25.00	0.00	0.00	25.00
4250 Violation Fees Income	600.00	600.00	500.00	500.00	2,200.00
4310 Maintenance & Repairs	40.00	0.00	0.00	0.00	40.00
4320 Garage Income	75.00	0.00	0.00	0.00	75.00
4200 Total Income	715.00	700.00	500.00	500.00	2,415.00
TOTAL INCOME	5,851.28	4,944.27	4,389.72	3,098.92	18,284.19
EXPENSE					
5000 Association Expenses					
5010 Management Fees	400.00	400.00	440.00	420.00	1,660.00
5020 Postage / Copies	0.00	60.35	0.00	0.00	60.35
5000 Total Association Expenses	400.00	460.35	440.00	420.00	1,720.35
5200 Utilities					
5210 Electric	17.47	16.02	11.78	19.08	64.35
5240 Sewer	494.00	494.00	494.00	494.00	1,976.00
5280 Garbage	276.02	275.42	275.42	275.42	1,102.28
5200 Total Utilities	787.49	785.44	781.20	788.50	3,142.63
5400 Landscaping					
5410 Landscaping Contract	243.90	243.90	243.90	243.90	975.60
5400 Total Landscaping	243.90	243.90	243.90	243.90	975.60
5600 Insurance					
5610 Insurance	359.74	359.74	359.74	359.74	1,438.96
5600 Total Insurance	359.74	359.74	359.74	359.74	1,438.96
6700 Reserve Contribution	882.02	882.02	882.02	882.02	3,528.08
TOTAL EXPENSE	2,673.15	2,731.45	2,706.86	2,694.16	10,805.62
NET INCOME	3,178.13	2,212.82	1,682.86	404.76	7,478.57

	JAN 17	FEB 17	MAR 17	APR 17	TOTAL
NET INCOME SUMMARY					
Income	5,851.28	4,944.27	4,389.72	3,098.92	18,284.19
Expense	-2,673.15	-2,731.45	-2,706.86	-2,694.16	-10,805.62
Other Inc/Exp	0.00	0.00	0.00	0.00	0.00
NET INCOME	3,178.13	2,212.82	1,682.86	404.76	7,478.57



Budget Comparison

Properties: Lakeview COA

Comparison Periods: 4/1/17 - 4/30/17 and 1/1/17 - 12/31/17 (cash basis)

	Actual 4/1/17 - 4/30/17	Budget 4/17	\$ Change	% Change	Actual YTD 1/1/17 - 12/31/17	Budget YTD 1/17 - 12/17	\$ Change	% Change
INCOME								
4000 HOA Dues	1,803.75	2,900.00	-1,096.25	-37.8%	13,831.82	34,800.00	-20,968.18	-60.3%
4050 Reserve Income	795.17	882.00	-86.83	-9.8%	4,281.03	10,584.00	-6,302.97	-59.6%
4200 Income								
4210 Late Fees	0.00	0.00	0.00		75.00	0.00	75.00	
4232 Delinquent Collections Income	0.00	0.00	0.00		25.00	0.00	25.00	
4250 Violation Fees Income	500.00	0.00	500.00		2,851.64	0.00	2,851.64	
4310 Maintenance & Repairs	0.00	0.00	0.00		40.00	0.00	40.00	
4320 Garage Income	0.00	75.00	-75.00	-100.0%	75.00	900.00	-825.00	-91.7%
4200 Total Income	500.00	75.00	425.00	566.7%	3,066.64	900.00	2,166.64	240.7%
TOTAL INCOME	3,098.92	3,857.00	-758.08	-19.7%	21,179.49	46,284.00	-25,104.51	-54.2%
EXPENSE								
5000 Association Expenses								
5005 Association Operations	0.00	25.00	-25.00	-100.0%	0.00	300.00	-300.00	-100.0%
5010 Management Fees	420.00	420.00	0.00	0.0%	2,080.00	5,040.00	-2,960.00	-58.7%
5015 Misc. Management Services	0.00	8.33	-8.33	-100.0%	0.00	100.00	-100.00	-100.0%
5020 Postage / Copies	0.00	0.00	0.00		60.35	0.00	60.35	
5000 Total Association Expenses	420.00	453.33	-33.33	-7.4%	2,140.35	5,440.00	-3,299.65	-60.7%
5100 Repairs & Maintenance								
5190 Misc. Building Maint.	0.00	416.67	-416.67	-100.0%	0.00	5,000.00	-5,000.00	-100.0%
5100 Other Repairs & Maintenance	0.00	0.00	0.00		1,716.10	0.00	1,716.10	
5100 Total Repairs & Maintenance	0.00	416.67	-416.67	-100.0%	1,716.10	5,000.00	-3,283.90	-65.7%
5200 Utilities								
5210 Electric	19.08	20.83	-1.75	-8.4%	82.62	250.00	-167.38	-67.0%
5240 Sewer	494.00	433.33	60.67	14.0%	2,470.00	5,200.00	-2,730.00	-52.5%
5260 Garbage	275.42	300.00	-24.58	-8.2%	1,377.70	3,600.00	-2,222.30	-61.7%
5200 Total Utilities	788.50	754.16	34.34	4.6%	3,930.32	9,050.00	-5,119.68	-56.6%
5300 General Expenses								
5305 Legal	0.00	83.33	-83.33	-100.0%	0.00	1,000.00	-1,000.00	-100.0%
5310 Taxes	0.00	16.67	-16.67	-100.0%	0.00	200.00	-200.00	-100.0%
5315 State Filing Fee	0.00	0.83	-0.83	-100.0%	0.00	10.00	-10.00	-100.0%
5300 Total General Expenses	0.00	100.83	-100.83	-100.0%	0.00	1,210.00	-1,210.00	-100.0%
5400 Landscaping								
5410 Landscaping Contract	243.90	250.00	-6.10	-2.4%	1,219.50	3,000.00	-1,780.50	-59.4%
5400 Total Landscaping	243.90	250.00	-6.10	-2.4%	1,219.50	3,000.00	-1,780.50	-59.4%

	Actual 4/1/17 - 4/30/17	Budget 4/17	\$ Change	% Change	Actual YTD 1/1/17 - 12/31/17	Budget YTD 1/17 - 12/17	\$ Change	% Change
5600 Insurance								
5610 Insurance	359.74	291.67	68.07	23.3%	1,438.96	3,500.00	-2,061.04	-58.9%
5600 Total Insurance	359.74	291.67	68.07	23.3%	1,438.96	3,500.00	-2,061.04	-58.9%
6400 Delinquent Contingency	0.00	41.67	-41.67	-100.0%	0.00	500.00	-500.00	-100.0%
6500 Unbudgeted Expense	0.00	208.33	-208.33	-100.0%	0.00	2,500.00	-2,500.00	-100.0%
6700 Reserve Contribution	882.02	1,360.33	-478.31	-35.2%	4,410.10	16,324.00	-11,913.90	-73.0%
TOTAL EXPENSE	2,694.16	3,876.99	-1,182.83	-30.5%	14,855.33	46,524.00	-31,668.67	-68.1%
NET INCOME	404.76	-19.99	424.75	2124.8%	6,324.16	-240.00	6,564.16	2735.1%
NET INCOME SUMMARY								
Income	3,098.92	3,857.00	-758.08	-19.7%	21,179.49	46,284.00	-25,104.51	-54.2%
Expense	-2,694.16	-3,876.99	1,182.83	-30.5%	-14,855.33	-46,524.00	31,668.67	-68.1%
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	404.76	-19.99	424.75	-2124.8%	6,324.16	-240.00	6,564.16	-2735.1%

Delinquency (Summary)

Properties: Lakeview COA

As Of Sunday April 30, 2017

* indicates a past customer

Customer Name	Account	Unit	Unit Type	Phone	Address	Amount
Lakeview COA						
Chaschin, Heonia	1913	#2	CONDO/HOA		2102 NW Kelly Dr. Unit #2	40.00
* Dickau, Daniel & Heather	1916	#5	CONDO/HOA		2102 NW Kelly Dr. Unit #5	563.79
Hammett, Michael	1920	#9	CONDO/HOA		2102 NW Kelly Dr. Unit #9	634.98
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	7,731.50
McClung, Kathy	1919	#8	CONDO/HOA		2102 NW Kelly Dr. Unit #8	200.00
Rhodes Investments	1929	#19	CONDO/HOA		2102 NW Kelly Dr. Unit #19	500.00
Total delinquent for property:						27,071.69

Report Summary

Customers: 7
 Percent Delinquent: 33.33%
 Delinquent Amount: 27,071.69

* - #5
 garage - final payment posted 5/1
 hoa dues are not late. payment from
 Premiere pending / check was lost & had
 to be re-issued.

Checks By Account

Properties: Lakeview COA
Checks between 4/1/2017 and 4/30/2017

<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>
5000 Association Expenses : 5010 Management Fees							
RPM Services Inc,	4/3/2017	609	Monthly Management	6/7/2017	April	Lakev	420.00
							<u>420.00</u>
5200 Utilities : 5210 Electric							
Clark Public Utilities	4/11/2017	613	Monthly Electricity Acct#	4/21/2017	7236-175-1	Lakev	19.08
							<u>19.08</u>
5200 Utilities : 5240 Sewer							
Clark Regional	4/11/2017	612	Monthly Sewer	4/21/2017	016125-000	Lakev	494.00
							<u>494.00</u>
5200 Utilities : 5260 Garbage							
Waste Connections	4/11/2017	610	Monthly Garbage	4/21/2017	2010-976517	Lakev	275.42
							<u>275.42</u>
5400 Landscaping : 5410 Landscaping Contract							
Simple Lawns, LLC.	4/11/2017	611	Monthly Landscaping	3/7/2017	5532	Lakev	243.90
							<u>243.90</u>
5600 Insurance : 5610 Insurance							
American Family	4/11/2017	614	Policy #019-860-226-37	4/21/2017	019-860-226-37	Lakev	359.74
							<u>359.74</u>
6700 Reserve Contribution							
Lakeview COA	4/3/2017	608	Monthly Reserve	6/28/2017	April	Lakev	882.02
							<u>882.02</u>
						Total Amount:	2,694.16

Bank Reconciliation Report

Lakeview Condo Owners Association

Reconcile Date: 5/12/2017

Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
4/5/2017	D7414	Bank deposit Deposit	542.28
4/12/2017	D7440	Bank deposit Deposit	2,556.64
			3,098.92

Payments

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
4/3/2017	608	Lakeview COA	882.02
4/3/2017	609	RPM Services Inc,	420.00
4/11/2017	610	Waste Connections	275.42
4/11/2017	611	Simple Lawns, LLC.	243.90
4/11/2017	612	Clark Regional Wastewater District	494.00
4/11/2017	613	Clark Public Utilities	19.08
4/11/2017	614	American Family Insurance	359.74
			2,694.16

Outstanding Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
5/3/2017	D7521	Bank deposit	1,229.74
			1,229.74

Outstanding Payments

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
5/1/2017	615	RPM Services Inc,	420.00
5/1/2017	616	Lakeview COA	882.02
5/2/2017	617	Dr. Roof, Inc.	1,716.10
5/12/2017	618	Simple Lawns, LLC.	243.90
5/12/2017	619	Clark Regional Wastewater District	494.00
5/12/2017	620	Clark Public Utilities	18.27
5/12/2017	621	Waste Connections	275.42
			4,049.71

Summary

Previous Cleared Balance:	25,493.15
Selected Payments:	2,694.16
Selected Deposits:	3,098.92
Reconciled Balance:	25,897.91
Goal:	25,897.91
Difference:	0.00

Reconciled Balance	25,897.91
+ Uncleared Deposits	1,229.74
- Outstanding Checks	4,049.71
Register Balance	23,077.94



Customer Service:
1-866-486-7782

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

Last statement: March 31, 2017
This statement: April 30, 2017

Get paid faster with next day funding and improve your cash flow with Umpqua Merchant Services. We have a full range of hardware and software available to fit your business needs. Visit our website to learn more about merchant services available through Umpqua Bank. Member FDIC.

BUSINESS FREE CHECKING

Account number	9805844488	Beginning balance	\$25,493.15
Low balance	\$24,611.13	Deposits/Additions	\$3,098.92
Average balance	\$25,818.17	Withdrawals/Subtractions	\$2,694.16
Interest earned	\$0.00	Ending balance	\$25,897.91

Other Deposits/ Additions

Date	Description	Additions
04-05	Remote Capture Dep	542.28
04-12	Remote Capture Dep	2,556.64
Total Other Deposits/ Additions		\$3,098.92

Daily Balances

Date	Amount	Date	Amount	Date	Amount
03-31	25,493.15	04-12	27,290.05	04-19	26,141.81
04-03	24,611.13	04-13	27,270.97	04-24	25,897.91
04-05	24,733.41	04-17	26,417.23	04-30	25,897.91

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

Checks

<u>Check #</u>	<u>Amount</u>	<u>Date</u>	<u>Check #</u>	<u>Amount</u>	<u>Date</u>
608	\$882.02	04-03	612	\$494.00	04-17
609	\$420.00	04-05	613	\$19.08	04-13
610	\$275.42	04-19	614	\$359.74	04-17
611	\$243.90	04-24			

(* Skip in check sequence, R-Check has been returned,+ Electronified check)

Total Checks paid: 7 for **-\$2,694.16**

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Bank Reconciliation Report

Lakeview Condo Reserve

Reconcile Date: 5/12/2017

Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
4/3/2017	J3791	Journal : April Reserve Contribution	882.02
			882.02

Outstanding Deposits

<u>Date</u>	<u>Ref #</u>	<u>Details</u>	<u>Amount</u>
5/1/2017	J3848	Journal : May Reserve contribution	882.02
			882.02

Summary

Previous Cleared Balance:	18,352.19
Selected Payments:	0.00
Selected Deposits:	882.02
Reconciled Balance:	19,234.21
Goal:	19,234.21
Difference:	0.00

Reconciled Balance	19,234.21
+ Uncleared Deposits	882.02
- Outstanding Checks	0.00
Register Balance	20,116.23



Customer Service:
1-866-486-7782



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

Last statement: March 31, 2017
This statement: April 30, 2017

Get paid faster with next day funding and improve your cash flow with Umpqua Merchant Services. We have a full range of hardware and software available to fit your business needs. Visit our website to learn more about merchant services available through Umpqua Bank. Member FDIC.

BUSINESS FREE CHECKING

Account number	9800551419	Beginning balance	\$18,352.19
Low balance	\$19,234.21	Deposits/Additions	\$882.02
Average balance	\$19,175.41	Withdrawals/Subtractions	\$0.00
Interest earned	\$0.00	Ending balance	\$19,234.21

Other Deposits/ Additions

<u>Date</u>	<u>Description</u>	<u>Additions</u>
04-03	Remote Capture Dep	882.02
Total Other Deposits/ Additions		\$882.02

Daily Balances

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
03-31	18,352.19	04-03	19,234.21	04-30	19,234.21

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

Checks

(* Skip in check sequence, R-Check has been returned,+ Electronified check)

Total Checks paid: 0 for **-\$0.00**

Lakeview Condo Owners Association

2017 Reserve Contribution

Monthly \$882.02

APRIL 2017



**Lakeview Condo Owners Association
2017 Management Fee**

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

Monthly \$420.00

APRIL 2017





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

ACCOUNT NO. 2010-976517
 INVOICE NO. 13721236
 STATEMENT DATE 04/01/17
 DUE DATE 04/25/17
 BILLING PERIOD 03/01/17 - 03/31/17

LAKEVIEW CONDOS LLC
 RPM SERVCIES
 5620 NE GHER RD
 VANCOUVER WA 98662-6166

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

INVOICE STATEMENT

Date	Description	Amount
	Previous Balance	\$ 275.42
03/16/17	Payment Thank You!	\$ -275.42
	Total Payments And Credits	\$ -275.42
	Service Location	
	Acct #976517	
03/31/17	4Yd Cont 1X Weekly 03/01/17-03/31/17	\$ 211.39
03/31/17	Multi-Family Recycle 03/01/17-03/31/17	\$ 38.28
03/31/17	Perm Cont Rent 4Yd 03/01/17-03/31/17	\$ 16.73
	Refuse Tax 3.6%	\$ 7.61
	State Sales Tax 8.4%	\$ 1.41
	Current Charges And Fees	\$ 275.42
	Total Due	\$ 275.42



Lakeview Condos Llc
 2102 Nw Kelley Dr

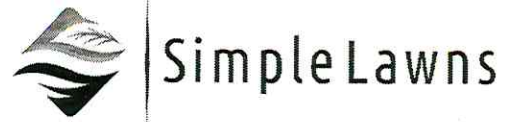
PAID
 APR 11 2017
 BY: G660

6

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.



Simple Lawns, LLC
9707 NE 54th St.
Vancouver, WA 98662
360-314-6947



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

PO #
Invoice # 5532
Invoice Date 3/30/2017
Amount Due \$243.90

Email: vitaly@simplelawnguy.com
Website: <http://www.simplelawnguy.com/>

Date	Description	Total
3/1/2017	March 2017 Invoice	225.00
Terms	Payment due in 15 days	Subtotal 225.00
For	2102 NW Kelly Dr., Vancouver WA 98665	Sales Tax 18.90
		Total 243.90
		Amount Due \$243.90

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





P.O. Box 8955
 Vancouver, WA 98668-8955
 (360) 750-5876
 (360) 993-8800 SelfPay
 (360) 750-7570 Fax
 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: 3/1/2017 To 3/31/2017
BILLING DATE: 3/31/2017

DUE DATE: 4/28/2017

SPECIAL MESSAGE

Go Green! Sign up to receive your billing statement by email by going to www.crwwd.com. Click on Pay Your Bill to register.

CURRENT CHARGES

SEWER SERVICE	494.00
TOTAL CURRENT CHARGES	494.00

BILL SUMMARY

PREVIOUS BALANCE	494.00
PAYMENTS	-494.00
ADJUSTMENTS	0.00
MISCELLANEOUS	0.00
FINANCE CHARGE	0.00
LIEN INTEREST	0.00
CURRENT CHARGES	494.00
TOTAL AMOUNT DUE	494.00

PAID
 APR 11 2017
 BY: *0612*





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

Your Electricity Use

Residential electric service meter 501493
 In 33 days you used 88 kwh
 Present reading - 04/05/17 11902
 Previous reading - 03/03/17 - 11814
Total electric usage 88
 Your charge for 88 kwh is:
 Basic service \$12.00
 88 kwh @ 8.16 cents each 7.18
 REP Credit @ 0.119 cents/kwh* -0.10
 Total electric service \$19.08
Your average daily cost was \$0.58

Total Cost This Billing

Total electric service \$19.08
Total charges this billing \$19.08

* Residential Exchange Program Credit via BPA
 Spring is a good time to take stock of your home's energy efficiency. Visit our website for some simple ways to cut energy waste and lower your bill.

Account Summary

Previous balance	\$11.78
Payments - thank you	
March 10	11.78CR
Balance forward	0.00
Current charges	19.08
Current balance	\$19.08

Compare Your Use

ELECTRIC METER 501493			
SERVICE TO	DAYS	KWH USED	KWH/DAY
04/05/17	33	88	3
03/03/17	28	47	2
02/03/17	29	50	2
01/05/17	31	68	2
12/05/16	32	61	2
11/03/16	29	59	2
10/05/16	29	56	2
09/06/16	34	49	1
08/03/16	28	45	2
07/06/16	33	82	2
06/03/16	30	62	2
05/04/16	29	77	3
04/05/16	33	47	1
04/03/15	30	120	4

PAID
 APR 11 2017
 BY: 0663



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-MY AMFAM
 (1-800-692-6326)
 24 hours a day, 7 days a week



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 <i>American Family Mutual Insurance Company</i>	08/01/2016 to 08/01/2017 Active	\$39.08	\$117.24
Policy: 46X2-6104-03-74-CLBP-WA Businessowner Policy <i>American Family Mutual Insurance Company</i>	08/01/2016 to 08/01/2017 Active	\$318.66	\$955.98
Administration Fee Charged for paying less than the account balance		\$2.00	\$0.00
TOTALS		\$359.74	\$1,073.22

Payment is due by **05/01/2017**. To pay now, visit www.amfam.com or call **1-866-424-8002**.

Printed on 30% recycled paper



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.

FOG00 001001 008993 0000 000000