

Las Torres Homeowners Association
Balance Sheet
 As of December 31, 2019

	Dec 31, 19
ASSETS	
Current Assets	
Checking/Savings	
NBAZ-Checking	10,655.80
NBAZ-Ops Reserve	14,575.20
NBAZ-R&R Reserve	148,642.74
Total Checking/Savings	173,873.74
Accounts Receivable	
Accts Receivable - Assessments	-329.00
Total Accounts Receivable	-329.00
Other Current Assets	
Utility Deposit	1,980.00
Total Other Current Assets	1,980.00
Total Current Assets	175,524.74
TOTAL ASSETS	175,524.74
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	2,267.41
Total Accounts Payable	2,267.41
Other Current Liabilities	
Prepaid Assessments	45.00
Total Other Current Liabilities	45.00
Total Current Liabilities	2,312.41
Total Liabilities	2,312.41
Equity	
Opening Balance Equity	9,825.59
Reserves	
Operating Reserve	
Ops Reserve Fund Contribution	21,575.20
Ops Reserve Fund Expense	-7,000.00
Total Operating Reserve	14,575.20
Repair and Replace Reserve	
R & R Reserve Fund Contribut...	165,890.17
R & R Reserve Fund Expense	-17,247.43
Total Repair and Replace Reserve	148,642.74
Total Reserves	163,217.94
Retained Earnings	-4,255.34
Net Income	4,424.14
Total Equity	173,212.33
TOTAL LIABILITIES & EQUITY	175,524.74

Las Torres Homeowners Association
Income and Expense Report
December 2019

	Dec 19
Ordinary Income/Expense	
Income	
HOA Assessment	6,525.00
R&R Contribution Assessment	1,300.00
Ops Rsv Contribution Assessment	400.00
Total Income	8,225.00
Gross Profit	8,225.00
Expense	
Reserve Account Contributions	
Ops Reserve (move to resv acct)	400.00
R&R Reserve (move to resv acct)	1,300.00
Total Reserve Account Contributio...	1,700.00
Administrative	
Legal Services	1,741.50 ¹
Total Administrative	1,741.50
Landscape	
Landscape Service	1,800.00
Total Landscape	1,800.00
Maintenance	
Maintenance/Repair General	31.23
Pest/Termite	
Rodent/Pest Control	89.00
Total Pest/Termite	89.00
Total Maintenance	120.23
Pool	
Pool Service	353.00
Pool Maintenance/Supplies	610.90 ²
Total Pool	963.90
Utilities	
Electric	695.53
Gas	400.21
Trash Disposal	260.00
Water	
Hum	356.08
Pool	502.26
Sundance	601.99
Total Water	1,460.33
Total Utilities	2,816.07
Total Expense	9,141.70
Net Ordinary Income	-916.70
Net Income	-916.70

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Accrual Basis

Las Torres Homeowners Association
Income and Expense Report
December 2019

1. Legal opinions

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2. Replace spa light

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01/08/20

Las Torres Homeowners Association
Check Detail
December 2019

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Check		12/27/2019	Lowes		NBAZ-Checking		-31.23
					Maintenance/Rep...	-31.23	31.23
TOTAL						-31.23	31.23
Bill Pmt -Check	Bill ...	12/10/2019	Carpenter Hazelwood		NBAZ-Checking		-990.00
Bill	255482	11/10/2019			Legal Services	-990.00	990.00
TOTAL						-990.00	990.00
Bill Pmt -Check	Bill ...	12/10/2019	Sexton Pest Control Inc.		NBAZ-Checking		-89.00
Bill	1389...	11/12/2019			Rodent/Pest Cont...	-89.00	89.00
TOTAL						-89.00	89.00
Bill Pmt -Check	Bill ...	12/16/2019	Carefree Water		NBAZ-Checking		-690.64
Bill		12/01/2019			Pool	-235.44	235.44
					Sundance	-288.18	288.18
					Hum	-167.02	167.02
TOTAL						-690.64	690.64
Bill Pmt -Check	Bill ...	12/20/2019	Carpenter Hazelwood		NBAZ-Checking		-1,741.50
Bill	257906	12/10/2019			Legal Services	-1,741.50	1,741.50
TOTAL						-1,741.50	1,741.50
Bill Pmt -Check	Bill ...	12/20/2019	Desert Sparkle		NBAZ-Checking		-184.45
Bill		12/01/2019			Pool Service	-175.00	175.00
					Pool Maintenanc...	-9.45	9.45
TOTAL						-184.45	184.45
Bill Pmt -Check	Bill ...	12/20/2019	Lawns By Les LLC		NBAZ-Checking		-1,800.00
Bill		12/05/2019			Landscape Service	-1,800.00	1,800.00
TOTAL						-1,800.00	1,800.00
Bill Pmt -Check	Bill ...	12/20/2019	Republic Services #753		NBAZ-Checking		-260.00
Bill		12/01/2019			Trash Disposal	-260.00	260.00
TOTAL						-260.00	260.00
Bill Pmt -Check	Bill ...	12/20/2019	Sexton Pest Control Inc.		NBAZ-Checking		-89.00
Bill		12/10/2019			Rodent/Pest Cont...	-89.00	89.00
TOTAL						-89.00	89.00

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Las Torres Homeowners Association Check Detail December 2019

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check	Debit	12/02/2019	SW Gas		NBAZ-Checking		-498.18
Bill		11/18/2019		Gas		-498.18	498.18
TOTAL						-498.18	498.18
Bill Pmt -Check	Debit	12/09/2019	APS		NBAZ-Checking		-377.47
Bill		12/01/2019		Electric		-44.98	44.98
				Electric		-332.49	332.49
TOTAL						-377.47	377.47
Bill Pmt -Check	1057	12/18/2019	Maricopa County Treasurer		NBAZ-Checking		-3.00
Bill		10/15/2019		Taxes		-3.00	3.00
TOTAL						-3.00	3.00

Las Torres Homeowners Association General Ledger As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
NBAZ-Checking							11,543.27
Bill Pmt -C...	12/02/20	Debit	SW Gas		Account...	-498.18	11,045.09
Deposit	12/03/20			Deposit	-SPLIT-	3,290.00	14,335.09
Bill Pmt -C...	12/09/20	Debit	APS		Account...	-377.47	13,957.62
Bill Pmt -C...	12/10/20	Bill ...	Carpenter H...		Account...	-990.00	12,967.62
Bill Pmt -C...	12/10/20	Bill ...	Sexton Pest...		Account...	-89.00	12,878.62
Deposit	12/10/20			Deposit	-SPLIT-	2,961.00	15,839.62
Deposit	12/16/20			Deposit	-SPLIT-	1,316.00	17,155.62
Bill Pmt -C...	12/16/20	Bill ...	Carefree W...		Account...	-690.64	16,464.98
Bill Pmt -C...	12/18/20	1057	Maricopa C...		Account...	-3.00	16,461.98
Bill Pmt -C...	12/20/20	Bill ...	Carpenter H...		Account...	-1,741.50	14,720.48
Bill Pmt -C...	12/20/20	Bill ...	Desert Spar...		Account...	-184.45	14,536.03
Bill Pmt -C...	12/20/20	Bill ...	Lawns By L...		Account...	-1,800.00	12,736.03
Bill Pmt -C...	12/20/20	Bill ...	Republic Se...		Account...	-260.00	12,476.03
Bill Pmt -C...	12/20/20	Bill ...	Sexton Pest...		Account...	-89.00	12,387.03
Transfer	12/27/20			Funds T...	NBAZ-R...	-1,300.00	11,087.03
Transfer	12/27/20			Funds T...	NBAZ-O...	-400.00	10,687.03
Check	12/27/20		Lowes	Spray p...	Mainten...	-31.23	10,655.80
Total NBAZ-Checking						-887.47	10,655.80
NBAZ-Ops Reserve							14,174.96
Transfer	12/27/20			Funds T...	NBAZ-C...	400.00	14,574.96
Transfer	12/31/20			Funds T...	Ops Res...	0.24	14,575.20
Total NBAZ-Ops Reserve						400.24	14,575.20
NBAZ-R&R Reserve							147,340.15
Transfer	12/27/20			Funds T...	NBAZ-C...	1,300.00	148,640.15
Transfer	12/31/20			Funds T...	R & R R...	2.59	148,642.74
Total NBAZ-R&R Reserve						1,302.59	148,642.74
Parkway-Checking							0.00
Total Parkway-Checking							0.00
Parkway - Ops Reserve							0.00
Total Parkway - Ops Reserve							0.00
Accts Receivable - Assessments							-329.00
Invoice	12/01/20	282	52501		-SPLIT-	329.00	0.00
Invoice	12/01/20	283	52503		-SPLIT-	329.00	329.00
Invoice	12/01/20	284	52504		-SPLIT-	329.00	658.00
Invoice	12/01/20	285	52505		-SPLIT-	329.00	987.00
Invoice	12/01/20	286	52506		-SPLIT-	329.00	1,316.00
Invoice	12/01/20	287	52507		-SPLIT-	329.00	1,645.00
Invoice	12/01/20	288	52508		-SPLIT-	329.00	1,974.00
Invoice	12/01/20	289	52509		-SPLIT-	329.00	2,303.00
Invoice	12/01/20	290	52510		-SPLIT-	329.00	2,632.00
Invoice	12/01/20	291	52511		-SPLIT-	329.00	2,961.00
Invoice	12/01/20	292	52512		-SPLIT-	329.00	3,290.00
Invoice	12/01/20	293	52513		-SPLIT-	329.00	3,619.00
Invoice	12/01/20	294	52514		-SPLIT-	329.00	3,948.00
Invoice	12/01/20	295	52515		-SPLIT-	329.00	4,277.00
Invoice	12/01/20	296	52516		-SPLIT-	329.00	4,606.00
Invoice	12/01/20	297	52517		-SPLIT-	329.00	4,935.00
Invoice	12/01/20	298	52518		-SPLIT-	329.00	5,264.00
Invoice	12/01/20	299	52519		-SPLIT-	329.00	5,593.00
Invoice	12/01/20	300	52520		-SPLIT-	329.00	5,922.00
Invoice	12/01/20	301	52521		-SPLIT-	329.00	6,251.00
Invoice	12/01/20	302	52522		-SPLIT-	329.00	6,580.00
Invoice	12/01/20	303	52523		-SPLIT-	329.00	6,909.00
Invoice	12/01/20	304	52524		-SPLIT-	329.00	7,238.00
Invoice	12/01/20	305	52525		-SPLIT-	329.00	7,567.00
Invoice	12/01/20	306	52526		-SPLIT-	329.00	7,896.00
Payment	12/01/20	1900	52501		Undepos...	-329.00	7,567.00
Payment	12/01/20	645...	52511		Undepos...	-329.00	7,238.00
Payment	12/01/20	821...	52510		Undepos...	-329.00	6,909.00
Payment	12/01/20	824...	52504		Undepos...	-329.00	6,580.00
Payment	12/01/20	837...	52509		Undepos...	-329.00	6,251.00

Las Torres Homeowners Association

General Ledger

As of December 31, 2019

01/08/20

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Payment	12/01/20	4860	52522		Undepos...	-329.00	5,922.00
Payment	12/01/20	556	52513		Undepos...	-329.00	5,593.00
Payment	12/01/20	2863	52520		Undepos...	-329.00	5,264.00
Payment	12/03/20	395	52508		Undepos...	-329.00	4,935.00
Payment	12/03/20	2563	52515		Undepos...	-329.00	4,606.00
Payment	12/09/20	179...	52521		Undepos...	-329.00	4,277.00
Payment	12/09/20	2340	52517		Undepos...	-329.00	3,948.00
Payment	12/09/20	2372	52525		Undepos...	-329.00	3,619.00
Payment	12/09/20	904...	52506		Undepos...	-329.00	3,290.00
Payment	12/09/20	646...	52516		Undepos...	-329.00	2,961.00
Payment	12/09/20	647...	52524		Undepos...	-329.00	2,632.00
Payment	12/09/20	255...	52514		Undepos...	-329.00	2,303.00
Payment	12/09/20	526...	52518		Undepos...	-329.00	1,974.00
Payment	12/09/20	008...	52519		Undepos...	-329.00	1,645.00
Payment	12/15/20		52505		Undepos...	-329.00	1,316.00
Payment	12/15/20	2472	52523		Undepos...	-329.00	987.00
Payment	12/15/20	453...	52503		Undepos...	-329.00	658.00
Payment	12/15/20	004...	52507		Undepos...	-329.00	329.00
General Jo...	12/27/20		Prepaid	52502: ...	Prepaid ...	-329.00	0.00
General Jo...	12/27/20		Prepaid	52526: ...	Prepaid ...	-329.00	-329.00
Total Accts Receivable - Assessments						0.00	-329.00
Undeposited Funds							0.00
Payment	12/01/20	1900	52501		Accts Re...	329.00	329.00
Payment	12/01/20	645...	52511		Accts Re...	329.00	658.00
Payment	12/01/20	821...	52510		Accts Re...	329.00	987.00
Payment	12/01/20	824...	52504		Accts Re...	329.00	1,316.00
Payment	12/01/20	837...	52509		Accts Re...	329.00	1,645.00
Payment	12/01/20	4860	52522		Accts Re...	329.00	1,974.00
Payment	12/01/20	556	52513		Accts Re...	329.00	2,303.00
Payment	12/01/20	2863	52520		Accts Re...	329.00	2,632.00
Payment	12/03/20	395	52508		Accts Re...	329.00	2,961.00
Payment	12/03/20	2563	52515		Accts Re...	329.00	3,290.00
Deposit	12/03/20	1900	52501	Deposit	NBAZ-C...	-329.00	2,961.00
Deposit	12/03/20	645...	52511	Deposit	NBAZ-C...	-329.00	2,632.00
Deposit	12/03/20	821...	52510	Deposit	NBAZ-C...	-329.00	2,303.00
Deposit	12/03/20	824...	52504	Deposit	NBAZ-C...	-329.00	1,974.00
Deposit	12/03/20	837...	52509	Deposit	NBAZ-C...	-329.00	1,645.00
Deposit	12/03/20	4860	52522	Deposit	NBAZ-C...	-329.00	1,316.00
Deposit	12/03/20	556	52513	Deposit	NBAZ-C...	-329.00	987.00
Deposit	12/03/20	2863	52520	Deposit	NBAZ-C...	-329.00	658.00
Deposit	12/03/20	395	52508	Deposit	NBAZ-C...	-329.00	329.00
Deposit	12/03/20	2563	52515	Deposit	NBAZ-C...	-329.00	0.00
Payment	12/09/20	179...	52521		Accts Re...	329.00	329.00
Payment	12/09/20	2340	52517		Accts Re...	329.00	658.00
Payment	12/09/20	2372	52525		Accts Re...	329.00	987.00
Payment	12/09/20	904...	52506		Accts Re...	329.00	1,316.00
Payment	12/09/20	646...	52516		Accts Re...	329.00	1,645.00
Payment	12/09/20	647...	52524		Accts Re...	329.00	1,974.00
Payment	12/09/20	255...	52514		Accts Re...	329.00	2,303.00
Payment	12/09/20	526...	52518		Accts Re...	329.00	2,632.00
Payment	12/09/20	008...	52519		Accts Re...	329.00	2,961.00
Deposit	12/10/20	179...	52521	Deposit	NBAZ-C...	-329.00	2,632.00
Deposit	12/10/20	2340	52517	Deposit	NBAZ-C...	-329.00	2,303.00
Deposit	12/10/20	2372	52525	Deposit	NBAZ-C...	-329.00	1,974.00
Deposit	12/10/20	904...	52506	Deposit	NBAZ-C...	-329.00	1,645.00
Deposit	12/10/20	646...	52516	Deposit	NBAZ-C...	-329.00	1,316.00
Deposit	12/10/20	647...	52524	Deposit	NBAZ-C...	-329.00	987.00
Deposit	12/10/20	255...	52514	Deposit	NBAZ-C...	-329.00	658.00
Deposit	12/10/20	526...	52518	Deposit	NBAZ-C...	-329.00	329.00
Deposit	12/10/20	008...	52519	Deposit	NBAZ-C...	-329.00	0.00
Payment	12/15/20		52505		Accts Re...	329.00	329.00
Payment	12/15/20	2472	52523		Accts Re...	329.00	658.00
Payment	12/15/20	453...	52503		Accts Re...	329.00	987.00
Payment	12/15/20	004...	52507		Accts Re...	329.00	1,316.00
Deposit	12/16/20		52505	Deposit	NBAZ-C...	-329.00	987.00
Deposit	12/16/20	2472	52523	Deposit	NBAZ-C...	-329.00	658.00

Las Torres Homeowners Association

01/08/20

General Ledger

Accrual Basis

As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
Deposit	12/16/20	453...	52503	Deposit	NBAZ-C...	-329.00	329.00
Deposit	12/16/20	004...	52507	Deposit	NBAZ-C...	-329.00	0.00
Total Undeposited Funds						0.00	0.00
Inventory Asset							0.00
Total Inventory Asset							0.00
Utility Deposit							1,980.00
Total Utility Deposit							1,980.00
Accumulated Depreciation							0.00
Total Accumulated Depreciation							0.00
Accounts Payable							-1,580.18
Bill	12/01/20		Carefree W...		-SPLIT-	-690.64	-2,270.82
Bill	12/01/20		Republic Se...		Trash Di...	-260.00	-2,530.82
Bill	12/01/20		Desert Spar...		-SPLIT-	-184.45	-2,715.27
Bill	12/01/20		APS		-SPLIT-	-377.47	-3,092.74
Bill Pmt -C...	12/02/20	Debit	SW Gas		NBAZ-C...	498.18	-2,594.56
Bill	12/05/20		Lawns By L...		Landsca...	-1,800.00	-4,394.56
Bill Pmt -C...	12/09/20	Debit	APS		NBAZ-C...	377.47	-4,017.09
Bill	12/10/20		Sexton Pest...		Rodent/...	-89.00	-4,106.09
Bill Pmt -C...	12/10/20	Bill ...	Carpenter H...		NBAZ-C...	990.00	-3,116.09
Bill Pmt -C...	12/10/20	Bill ...	Sexton Pest...		NBAZ-C...	89.00	-3,027.09
Bill	12/10/20	257...	Carpenter H...		Legal Se...	-1,741.50	-4,768.59
Bill	12/13/20		SW Gas		Gas	-400.21	-5,168.80
Bill Pmt -C...	12/16/20	Bill ...	Carefree W...		NBAZ-C...	690.64	-4,478.16
Bill Pmt -C...	12/18/20	1057	Maricopa C...		NBAZ-C...	3.00	-4,475.16
Bill Pmt -C...	12/20/20	Bill ...	Carpenter H...		NBAZ-C...	1,741.50	-2,733.66
Bill Pmt -C...	12/20/20	Bill ...	Desert Spar...		NBAZ-C...	184.45	-2,549.21
Bill Pmt -C...	12/20/20	Bill ...	Lawns By L...		NBAZ-C...	1,800.00	-749.21
Bill Pmt -C...	12/20/20	Bill ...	Republic Se...		NBAZ-C...	260.00	-489.21
Bill Pmt -C...	12/20/20	Bill ...	Sexton Pest...		NBAZ-C...	89.00	-400.21
Bill	12/23/20		APS		-SPLIT-	-318.06	-718.27
Bill	12/31/20		Carefree W...		-SPLIT-	-769.69	-1,487.96
Bill	12/31/20		Desert Spar...		-SPLIT-	-779.45	-2,267.41
Total Accounts Payable						-687.23	-2,267.41
Payroll Liabilities							0.00
Total Payroll Liabilities							0.00
Prepaid Assessments							-703.00
General Jo...	12/27/20			52502: ...	-SPLIT-	329.00	-374.00
General Jo...	12/27/20			52526: ...	Accts Re...	329.00	-45.00
Total Prepaid Assessments						658.00	-45.00
Tenant Security Deposits Held							0.00
Total Tenant Security Deposits Held							0.00
Capital Stock							0.00
Total Capital Stock							0.00
Dividends Paid							0.00
Total Dividends Paid							0.00
Opening Balance Equity							-9,825.59
Total Opening Balance Equity							-9,825.59
Reserves							-161,515.11
Operating Reserve							-14,174.96
Ops Reserve Fund Contribution							-21,174.96
General Jo...	12/01/20			DEC2019	Ops Res...	-400.00	-21,574.96
Transfer	12/31/20			Funds T...	NBAZ-O...	-0.24	-21,575.20
Total Ops Reserve Fund Contribution						-400.24	-21,575.20

Las Torres Homeowners Association

General Ledger

As of December 31, 2019

01/08/20

Accrual Basis

Type	Date	Num	Name	Memo	Split	Amount	Balance
Ops Reserve Fund Expense							7,000.00
Total Ops Reserve Fund Expense							7,000.00
Operating Reserve - Other							0.00
Total Operating Reserve - Other							0.00
Total Operating Reserve						-400.24	-14,575.20
Repair and Replace Reserve							-147,340.15
R & R Reserve Fund Contribution							-164,587.58
General Jo...	12/01/20			DEC2019	R&R Re...	-1,300.00	-165,887.58
Transfer	12/31/20			Funds T...	NBAZ-R...	-2.59	-165,890.17
Total R & R Reserve Fund Contribution						-1,302.59	-165,890.17
R & R Reserve Fund Expense							17,247.43
Total R & R Reserve Fund Expense							17,247.43
Repair and Replace Reserve - Other							0.00
Total Repair and Replace Reserve - Other							0.00
Total Repair and Replace Reserve						-1,302.59	-148,642.74
Reserves - Other							0.00
Total Reserves - Other							0.00
Total Reserves						-1,702.83	-163,217.94
Retained Earnings							4,255.34
Total Retained Earnings							4,255.34
Uncategorized Income							0.00
Total Uncategorized Income							0.00
HOA Assessment							-71,775.00
Invoice	12/01/20	282	52501	HOA As...	Accts Re...	-261.00	-72,036.00
Invoice	12/01/20	283	52503	HOA As...	Accts Re...	-261.00	-72,297.00
Invoice	12/01/20	284	52504	HOA As...	Accts Re...	-261.00	-72,558.00
Invoice	12/01/20	285	52505	HOA As...	Accts Re...	-261.00	-72,819.00
Invoice	12/01/20	286	52506	HOA As...	Accts Re...	-261.00	-73,080.00
Invoice	12/01/20	287	52507	HOA As...	Accts Re...	-261.00	-73,341.00
Invoice	12/01/20	288	52508	HOA As...	Accts Re...	-261.00	-73,602.00
Invoice	12/01/20	289	52509	HOA As...	Accts Re...	-261.00	-73,863.00
Invoice	12/01/20	290	52510	HOA As...	Accts Re...	-261.00	-74,124.00
Invoice	12/01/20	291	52511	HOA As...	Accts Re...	-261.00	-74,385.00
Invoice	12/01/20	292	52512	HOA As...	Accts Re...	-261.00	-74,646.00
Invoice	12/01/20	293	52513	HOA As...	Accts Re...	-261.00	-74,907.00
Invoice	12/01/20	294	52514	HOA As...	Accts Re...	-261.00	-75,168.00
Invoice	12/01/20	295	52515	HOA As...	Accts Re...	-261.00	-75,429.00
Invoice	12/01/20	296	52516	HOA As...	Accts Re...	-261.00	-75,690.00
Invoice	12/01/20	297	52517	HOA As...	Accts Re...	-261.00	-75,951.00
Invoice	12/01/20	298	52518	HOA As...	Accts Re...	-261.00	-76,212.00
Invoice	12/01/20	299	52519	HOA As...	Accts Re...	-261.00	-76,473.00
Invoice	12/01/20	300	52520	HOA As...	Accts Re...	-261.00	-76,734.00
Invoice	12/01/20	301	52521	HOA As...	Accts Re...	-261.00	-76,995.00
Invoice	12/01/20	302	52522	HOA As...	Accts Re...	-261.00	-77,256.00
Invoice	12/01/20	303	52523	HOA As...	Accts Re...	-261.00	-77,517.00
Invoice	12/01/20	304	52524	HOA As...	Accts Re...	-261.00	-77,778.00
Invoice	12/01/20	305	52525	HOA As...	Accts Re...	-261.00	-78,039.00
Invoice	12/01/20	306	52526	HOA As...	Accts Re...	-261.00	-78,300.00
Total HOA Assessment						-6,525.00	-78,300.00

Las Torres Homeowners Association

General Ledger

As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
R&R Contribution Assessment							-14,300.00
Invoice	12/01/20	282	52501	R&R Re...	Accts Re...	-52.00	-14,352.00
Invoice	12/01/20	283	52503	R&R Re...	Accts Re...	-52.00	-14,404.00
Invoice	12/01/20	284	52504	R&R Re...	Accts Re...	-52.00	-14,456.00
Invoice	12/01/20	285	52505	R&R Re...	Accts Re...	-52.00	-14,508.00
Invoice	12/01/20	286	52506	R&R Re...	Accts Re...	-52.00	-14,560.00
Invoice	12/01/20	287	52507	R&R Re...	Accts Re...	-52.00	-14,612.00
Invoice	12/01/20	288	52508	R&R Re...	Accts Re...	-52.00	-14,664.00
Invoice	12/01/20	289	52509	R&R Re...	Accts Re...	-52.00	-14,716.00
Invoice	12/01/20	290	52510	R&R Re...	Accts Re...	-52.00	-14,768.00
Invoice	12/01/20	291	52511	R&R Re...	Accts Re...	-52.00	-14,820.00
Invoice	12/01/20	292	52512	R&R Re...	Accts Re...	-52.00	-14,872.00
Invoice	12/01/20	293	52513	R&R Re...	Accts Re...	-52.00	-14,924.00
Invoice	12/01/20	294	52514	R&R Re...	Accts Re...	-52.00	-14,976.00
Invoice	12/01/20	295	52515	R&R Re...	Accts Re...	-52.00	-15,028.00
Invoice	12/01/20	296	52516	R&R Re...	Accts Re...	-52.00	-15,080.00
Invoice	12/01/20	297	52517	R&R Re...	Accts Re...	-52.00	-15,132.00
Invoice	12/01/20	298	52518	R&R Re...	Accts Re...	-52.00	-15,184.00
Invoice	12/01/20	299	52519	R&R Re...	Accts Re...	-52.00	-15,236.00
Invoice	12/01/20	300	52520	R&R Re...	Accts Re...	-52.00	-15,288.00
Invoice	12/01/20	301	52521	R&R Re...	Accts Re...	-52.00	-15,340.00
Invoice	12/01/20	302	52522	R&R Re...	Accts Re...	-52.00	-15,392.00
Invoice	12/01/20	303	52523	R&R Re...	Accts Re...	-52.00	-15,444.00
Invoice	12/01/20	304	52524	R&R Re...	Accts Re...	-52.00	-15,496.00
Invoice	12/01/20	305	52525	R&R Re...	Accts Re...	-52.00	-15,548.00
Invoice	12/01/20	306	52526	R&R Re...	Accts Re...	-52.00	-15,600.00
Total R&R Contribution Assessment						-1,300.00	-15,600.00
Ops Rsv Contribution Assessment							-4,400.00
Invoice	12/01/20	282	52501	Operati...	Accts Re...	-16.00	-4,416.00
Invoice	12/01/20	283	52503	Operati...	Accts Re...	-16.00	-4,432.00
Invoice	12/01/20	284	52504	Operati...	Accts Re...	-16.00	-4,448.00
Invoice	12/01/20	285	52505	Operati...	Accts Re...	-16.00	-4,464.00
Invoice	12/01/20	286	52506	Operati...	Accts Re...	-16.00	-4,480.00
Invoice	12/01/20	287	52507	Operati...	Accts Re...	-16.00	-4,496.00
Invoice	12/01/20	288	52508	Operati...	Accts Re...	-16.00	-4,512.00
Invoice	12/01/20	289	52509	Operati...	Accts Re...	-16.00	-4,528.00
Invoice	12/01/20	290	52510	Operati...	Accts Re...	-16.00	-4,544.00
Invoice	12/01/20	291	52511	Operati...	Accts Re...	-16.00	-4,560.00
Invoice	12/01/20	292	52512	Operati...	Accts Re...	-16.00	-4,576.00
Invoice	12/01/20	293	52513	Operati...	Accts Re...	-16.00	-4,592.00
Invoice	12/01/20	294	52514	Operati...	Accts Re...	-16.00	-4,608.00
Invoice	12/01/20	295	52515	Operati...	Accts Re...	-16.00	-4,624.00
Invoice	12/01/20	296	52516	Operati...	Accts Re...	-16.00	-4,640.00
Invoice	12/01/20	297	52517	Operati...	Accts Re...	-16.00	-4,656.00
Invoice	12/01/20	298	52518	Operati...	Accts Re...	-16.00	-4,672.00
Invoice	12/01/20	299	52519	Operati...	Accts Re...	-16.00	-4,688.00
Invoice	12/01/20	300	52520	Operati...	Accts Re...	-16.00	-4,704.00
Invoice	12/01/20	301	52521	Operati...	Accts Re...	-16.00	-4,720.00
Invoice	12/01/20	302	52522	Operati...	Accts Re...	-16.00	-4,736.00
Invoice	12/01/20	303	52523	Operati...	Accts Re...	-16.00	-4,752.00
Invoice	12/01/20	304	52524	Operati...	Accts Re...	-16.00	-4,768.00
Invoice	12/01/20	305	52525	Operati...	Accts Re...	-16.00	-4,784.00
Invoice	12/01/20	306	52526	Operati...	Accts Re...	-16.00	-4,800.00
Total Ops Rsv Contribution Assessment						-400.00	-4,800.00
Late Fees							65.00
Total Late Fees							65.00
Other Fees							-360.00
Total Other Fees							-360.00
Interest							-129.21
Total Interest							-129.21
Cost of Goods Sold							0.00
Total Cost of Goods Sold							0.00

Las Torres Homeowners Association
General Ledger
 As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
Uncategorized							0.00
Total Uncategorized							0.00
Reserve Account Contributions							18,700.00
Ops Reserve (move to resv acct)							4,400.00
General Jo...	12/01/20			DEC2019	Ops Res...	400.00	4,800.00
Total Ops Reserve (move to resv acct)						400.00	4,800.00
R&R Reserve (move to resv acct)							14,300.00
General Jo...	12/01/20			DEC2019	R & R R...	1,300.00	15,600.00
Total R&R Reserve (move to resv acct)						1,300.00	15,600.00
Reserve Account Contributions - Other							0.00
Total Reserve Account Contributions - Other							0.00
Total Reserve Account Contributions						1,700.00	20,400.00
Administrative							12,338.36
Misc							135.76
Total Misc							135.76
Website							407.85
Total Website							407.85
Accounting Services							1,100.00
Total Accounting Services							1,100.00
Legal Services							3,683.00
Bill	12/10/20	257...	Carpenter H...		Account...	1,741.50	5,424.50
Total Legal Services						1,741.50	5,424.50
Insurance							5,596.00
Total Insurance							5,596.00
Office							682.80
Meetings							0.00
Total Meetings							0.00
Office-General							0.00
Total Office-General							0.00
Bank Charges							-53.80
Total Bank Charges							-53.80
PO Box Rental							228.00
Total PO Box Rental							228.00
Postage							90.56
Total Postage							90.56
Office - Other							418.04
Total Office - Other							418.04
Total Office							682.80
Permits/Licenses/Fees							505.00
Total Permits/Licenses/Fees							505.00
Taxes							56.08
Total Taxes							56.08
Reserve Study							0.00
Total Reserve Study							0.00
FHA Certification							0.00
Total FHA Certification							0.00

Las Torres Homeowners Association
General Ledger
 As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
Administrative - Other							171.87
Total Administrative - Other							171.87
Total Administrative						1,741.50	14,079.86
Landscape							28,162.90
Landscape Service							19,800.00
Bill	12/05/20		Lawns By L...		Account...	1,800.00	21,600.00
Total Landscape Service						1,800.00	21,600.00
Landscape Improvements							2,096.17
Total Landscape Improvements							2,096.17
Landscape Maintenance							35.79
Total Landscape Maintenance							35.79
Tree Maintenance							5,205.40
Total Tree Maintenance							5,205.40
Irrigation							1,025.54
Total Irrigation							1,025.54
Landscape - Other							0.00
Total Landscape - Other							0.00
Total Landscape						1,800.00	29,962.90
Maintenance							4,736.92
Maintenance/Repair General							653.92
Check	12/27/20		Lowes	Spray p...	NBAZ-C...	31.23	685.15
Total Maintenance/Repair General						31.23	685.15
Pest/Termite							3,777.00
Termite Treatment/Warranty							2,225.00
Total Termite Treatment/Warranty							2,225.00
Rodent/Pest Control							1,552.00
Bill	12/10/20		Sexton Pest...		Account...	89.00	1,641.00
Total Rodent/Pest Control						89.00	1,641.00
Pest/Termite - Other							0.00
Total Pest/Termite - Other							0.00
Total Pest/Termite						89.00	3,866.00
Roof Maintenance							306.00
Total Roof Maintenance							306.00
Sewer Maintenance							0.00
Total Sewer Maintenance							0.00
Maintenance - Other							0.00
Total Maintenance - Other							0.00
Total Maintenance						120.23	4,857.15
Payroll Expenses							0.00
Total Payroll Expenses							0.00
Pool							4,012.61
Pool Service							2,820.00
Bill	12/01/20		Desert Spar...		Account...	175.00	2,995.00
Bill	12/31/20		Desert Spar...		Account...	178.00	3,173.00
Total Pool Service						353.00	3,173.00

Las Torres Homeowners Association
General Ledger
 As of December 31, 2019

Type	Date	Num	Name	Memo	Split	Amount	Balance
Pool Maintenance/Supplies							1,192.61
Bill	12/01/20		Desert Spar...		Account...	9.45	1,202.06
Bill	12/31/20		Desert Spar...	Replace...	Account...	601.45	1,803.51
Total Pool Maintenance/Supplies						610.90	1,803.51
Pool - Other							0.00
Total Pool - Other							0.00
Total Pool						963.90	4,976.51
Utilities							17,607.58
Electric							4,484.04
Bill	12/01/20		APS		Account...	44.98	4,529.02
Bill	12/01/20		APS		Account...	332.49	4,861.51
Bill	12/23/20		APS		Account...	43.83	4,905.34
Bill	12/23/20		APS		Account...	274.23	5,179.57
Total Electric						695.53	5,179.57
Gas							2,031.19
Bill	12/13/20		SW Gas		Account...	400.21	2,431.40
Total Gas						400.21	2,431.40
Trash Disposal							3,180.00
Bill	12/01/20		Republic Se...		Account...	260.00	3,440.00
Total Trash Disposal						260.00	3,440.00
Water							7,912.35
Hum							1,545.72
Bill	12/01/20		Carefree W...		Account...	167.02	1,712.74
Bill	12/31/20		Carefree W...		Account...	189.06	1,901.80
Total Hum						356.08	1,901.80
Pool							2,280.78
Bill	12/01/20		Carefree W...		Account...	235.44	2,516.22
Bill	12/31/20		Carefree W...		Account...	266.82	2,783.04
Total Pool						502.26	2,783.04
Sundance							4,085.85
Bill	12/01/20		Carefree W...		Account...	288.18	4,374.03
Bill	12/31/20		Carefree W...		Account...	313.81	4,687.84
Total Sundance						601.99	4,687.84
Water - Other							0.00
Total Water - Other							0.00
Total Water						1,460.33	9,372.68
Utilities - Other							0.00
Total Utilities - Other							0.00
Total Utilities						2,816.07	20,423.65
Depreciation Expense							0.00
Total Depreciation Expense							0.00
Ask My Accountant							0.00
Total Ask My Accountant							0.00
No acctnt							0.00
Total no acctnt							0.00
TOTAL						0.00	0.00

12:45 PM

01/08/20

Las Torres Homeowners Association
Check Detail
May 2019

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Check		05/31/2019	Office Max		NBAZ-Checking		-47.56
					Office	-47.56	47.56
TOTAL						-47.56	47.56
Bill Pmt -Check	Bill ...	05/13/2019	Lawns By Les LLC		NBAZ-Checking		-1,800.00
Bill	8014	05/01/2019			Landscape Service	-1,800.00	1,800.00
TOTAL						-1,800.00	1,800.00
Bill Pmt -Check	Bill ...	05/13/2019	Sexton Pest Control Inc.		NBAZ-Checking		-267.00
Bill		05/03/2019			Rodent/Pest Cont...	-267.00	267.00
TOTAL						-267.00	267.00
Bill Pmt -Check	BP	05/13/2019	Desert Sparkle		NBAZ-Checking		-316.45
Bill	113803	05/01/2019			Pool Service	-300.00	300.00
					Pool Maintenanc...	-16.45	16.45
TOTAL						-316.45	316.45
Check	Debit	05/03/2019	Ewing Irrigation		NBAZ-Checking		-152.96
					Irrigation	-152.96	152.96
TOTAL						-152.96	152.96
Bill Pmt -Check	Debit	05/06/2019	SW Gas		NBAZ-Checking		-599.19
Bill		04/20/2019			Gas	-599.19	599.19
TOTAL						-599.19	599.19
Bill Pmt -Check	Debit	05/06/2019	APS		NBAZ-Checking		-399.83
Bill		05/01/2019			Electric	-399.83	399.83
TOTAL						-399.83	399.83
Check	Debit	05/13/2019	Home Depot		NBAZ-Checking		-14.10
					Maintenance/Rep...	-14.10	14.10
TOTAL						-14.10	14.10
Bill Pmt -Check	Debit	05/15/2019	Carefree Water		NBAZ-Checking		-1,149.23
Bill		05/01/2019			Hum	-211.27	211.27
					Sundance	-538.44	538.44
					Pool	-399.52	399.52
TOTAL						-1,149.23	1,149.23

Primary Account **5790264195**

0050931 1801-06-0000-NBA-PG0030-00000
LAS TORRES HOA
PO BOX 2806
CAREFREE AZ 85377-2806

DIRECT INQUIRIES TO:
1 (800) 497-8168
WWW.NBARIZONA.COM
Carefree
(800) 497-8168
7202 E Carefree Dr, P.o. Box 5288
Carefree, AZ 85377-0000

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SUMMARY OF ACCOUNT BALANCE

Account Type	Account Number	Checking/Savings Ending Balance	Outstanding Balances Owed
Business Inspire Checking	5790264195	\$10,840.25	

BUSINESS INSPIRE CHECKING 5790264195

151 0

Previous Balance	Deposits/Credits	Charges/Debits	Checks Processed	Ending Balance
11,543.27	7,567.00	8,089.02	181.00	10,840.25

3 DEPOSITS/CREDITS

Date	Amount	Description
12/03	3,290.00	DEPOSIT 7878012107
12/10	2,961.00	DEPOSIT 7878019346
12/19	1,316.00	DEPOSIT 7878013160

13 CHARGES/DEBITS

Date	Amount	Description
12/02	498.18	SOUTHWEST GAS APP *****475001REF # 019333008721222 1108114473
12/09	44.98	APS electric pmt PAYMEN *****000 REF # 019340004555712 1108606507
12/09	332.49	APS electric pmt PAYMEN *****000 REF # 019340004556009 1108606800
12/12	990.00	BILLPAY CARPENTER,HAZEL ZRA687989423POSREF # 019345007197653 1107904786
12/16	167.02	CAREFREE WATER C CBSW B **** REF # 019347009130948 1109006737
12/16	235.44	CAREFREE WATER C CBSW B **** REF # 019347009130947 1109006736
12/16	288.18	CAREFREE WATER C CBSW B **** REF # 019347009130949 1109006738
12/20	260.00	BILLPAY REPUBLIC SERVIC ZRA687989423POSREF # 019354003714766 1107729879
12/24	1,741.50	BILLPAY CARPENTER,HAZEL ZRA687989423POSREF # 019357004768254 1105810857
12/24	1,800.00	BILLPAY LAWNS BY LES LL ZRA687989423POSREF # 019357004769524 1105810868
12/27	31.23	2469216B82XEM6VZF 9636 LOWES #02683* CAREFREE AZ 1207501924
12/27	400.00	ONLINE XFER TO SAV ***7196 ID: 000007088 2307600261
12/27	1,300.00	ONLINE XFER TO SAV LAS TORR039B ID: 000001709 2307600259

3 CHECKS PROCESSED

Number	Date	Amount	Number	Date	Amount	Number	Date	Amount
1057	12/20	3.00	5033*	12/17	89.00	5038*	12/30	89.00

* Not in check sequence

11:06 AM

01/01/20

Las Torres Homeowners Association
Reconciliation Detail
NBAZ-Checking, Period Ending 12/31/2019

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						11,543.27
Cleared Transactions						
Checks and Payments - 13 items						
Bill Pmt -Check	12/02/2019	Debit	SW Gas	X	-498.18	-498.18
Bill Pmt -Check	12/09/2019	Debit	APS	X	-377.47	-875.65
Bill Pmt -Check	12/10/2019	Bill Pay	Carpenter Hazel...	X	-990.00	-1,865.65
Bill Pmt -Check	12/10/2019	Bill Pay	Sexton Pest Cont...	X	-89.00	-1,954.65
Bill Pmt -Check	12/16/2019	Bill Pay	Carefree Water	X	-690.64	-2,645.29
Bill Pmt -Check	12/18/2019	1057	Maricopa County ...	X	-3.00	-2,648.29
Bill Pmt -Check	12/20/2019	Bill Pay	Lawns By Les LLC	X	-1,800.00	-4,448.29
Bill Pmt -Check	12/20/2019	Bill Pay	Carpenter Hazel...	X	-1,741.50	-6,189.79
Bill Pmt -Check	12/20/2019	Bill Pay	Republic Service...	X	-260.00	-6,449.79
Bill Pmt -Check	12/20/2019	Bill Pay	Sexton Pest Cont...	X	-89.00	-6,538.79
Transfer	12/27/2019			X	-1,300.00	-7,838.79
Transfer	12/27/2019			X	-400.00	-8,238.79
Check	12/27/2019		Lowes	X	-31.23	-8,270.02
Total Checks and Payments					-8,270.02	-8,270.02
Deposits and Credits - 3 items						
Deposit	12/03/2019			X	3,290.00	3,290.00
Deposit	12/10/2019			X	2,961.00	6,251.00
Deposit	12/16/2019			X	1,316.00	7,567.00
Total Deposits and Credits					7,567.00	7,567.00
Total Cleared Transactions					-703.02	-703.02
Cleared Balance					-703.02	10,840.25
Uncleared Transactions						
Checks and Payments - 1 item						
Bill Pmt -Check	12/20/2019	Bill Pay	Desert Sparkle		-184.45	-184.45
Total Checks and Payments					-184.45	-184.45
Total Uncleared Transactions					-184.45	-184.45
Register Balance as of 12/31/2019					-887.47	10,655.80
Ending Balance					-887.47	10,655.80

Statement of Accounts

Page 1 of 2
 This Statement: December 31, 2019
 Last Statement: November 30, 2019

Primary Account **5795317196**

0061947 1801-06-0000-NBA-PG0030-00000
 LAS TORRES HOA
 PO BOX 2806
 CAREFREE AZ 85377-2806

DIRECT INQUIRIES TO:
 1 (800) 497-8168
 WWW.NBARIZONA.COM
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 (800) 497-8168
 7202 E Carefree Dr, P.o. Box 5288
 Carefree, AZ 85377-0000

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SUMMARY OF ACCOUNT BALANCE

Account Type	Account Number	Checking/Savings Ending Balance	Outstanding Balances Owed
Business Savings	5795317196	\$14,575.20	

BUSINESS SAVINGS 5795317196

845

Previous Balance	Deposits/Credits	Withdrawals/Charges	Ending Balance
14,174.96	400.24	0.00	14,575.20

2 DEPOSITS/CREDITS

Date	Amount	Description
12/27	400.00	ONLINE XFER FROM DDA ***4195 ID: 000007088 2307600260
12/31	0.24	INTEREST PAYMENT 0001423947

0 WITHDRAWALS/CHARGES

There were no transactions this period.

AGGREGATE OVERDRAFT AND RETURNED ITEM FEES

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

DAILY BALANCES

Date	Balance	Date	Balance
12/27	14,574.96	12/31	14,575.20

INTEREST

Interest Earned This Interest Period	\$0.24	Number Of Days This Interest Period	31
Interest Paid Year-To-Date 2019	\$2.85	Annual Percentage Yield Earned	0.02%

11:55 AM

01/01/20

Las Torres Homeowners Association
Reconciliation Detail
NBAZ-Ops Reserve, Period Ending 12/31/2019

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						14,174.96
Cleared Transactions						
Deposits and Credits - 2 items						
Transfer	12/27/2019			X	400.00	400.00
Transfer	12/31/2019			X	0.24	400.24
Total Deposits and Credits					400.24	400.24
Total Cleared Transactions					400.24	400.24
Cleared Balance					400.24	14,575.20
Register Balance as of 12/31/2019					400.24	14,575.20
Ending Balance					400.24	14,575.20

Statement of Accounts

Page 1 of 2
This Statement: December 31, 2019
Last Statement: November 29, 2019

Primary Account **0398000835**

0040384 1801-06-0000-NBA-PC0030-00000
LAS TORRES HOMEOWNERS ASSOCIATION
C/O P. **0398000835**
PO BOX 2806
CAREFREE AZ 85377-2806

DIRECT INQUIRIES TO:
1 (800) 497-8168
WWW.NBARIZONA.COM
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(800) 497-8168
7202 E. Carefree Dr, P.o. Box 5288
Carefree, AZ 85377-0000

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SUMMARY OF ACCOUNT BALANCE

Account Type	Account Number	Checking/Savings Ending Balance	Outstanding Balances Owed
Business Savings	0398000835	\$148,642.74	

BUSINESS SAVINGS 0398000835

845

Previous Balance	Deposits/Credits	Withdrawals/Charges	Ending Balance
147,340.15	1,302.59	0.00	148,642.74

2 DEPOSITS/CREDITS

Date	Amount	Description
12/27	1,300.00	ONLINE XFER FROM DDA LAS TORRES H ID: 000001709 2307600258
12/31	2.59	INTEREST PAYMENT 0014754327

0 WITHDRAWALS/CHARGES

There were no transactions this period.

AGGREGATE OVERDRAFT AND RETURNED ITEM FEES

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

DAILY BALANCES

Date.....	Balance	Date.....	Balance
12/27	148,640.15	12/31	148,642.74

INTEREST

Interest Earned This Interest Period	\$2.59	Number Of Days This Interest Period	32
Interest Paid Year-To-Date 2019	\$28.96	Annual Percentage Yield Earned	0.02%

10:54 AM

01/01/20

Las Torres Homeowners Association
Reconciliation Detail
NBAZ-R&R Reserve, Period Ending 12/31/2019

<u>Type</u>	<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Clr</u>	<u>Amount</u>	<u>Balance</u>
Beginning Balance						147,340.15
Cleared Transactions						
Deposits and Credits - 2 items						
Transfer	12/27/2019			X	1,300.00	1,300.00
Transfer	12/31/2019			X	2.59	1,302.59
Total Deposits and Credits					1,302.59	1,302.59
Total Cleared Transactions					1,302.59	1,302.59
Cleared Balance					1,302.59	148,642.74
Register Balance as of 12/31/2019					1,302.59	148,642.74
Ending Balance					1,302.59	148,642.74