

Windemere Court Homeowners Association
BALANCE SHEET
for the period ending January 31, 2020

ASSETS		
101	CB&T Operating Account	28,682.01
109	CB&T Reserve Account	114,127.57
114	Accounts Receivable	-7,825.52
	Total Assets	\$134,984.06
FUNDS		
310	Capital	131,686.06
---	Net since 01/01/20	3,298.00
	Total Funds	\$134,984.06

Prepared on March 3, 2020 by Management.
Unaudited Statement; Assessments are Accrued; Expenses are Cash Basis.

Windemere Court Homeowners Association
INCOME STATEMENT
for the period January 1, 2020 to January 31, 2020

REVENUE		
402	Dues Assessed	7,105.00
425	Parking Space Rents	100.00
815	Interest Income	0.44
825	Late Fees, Misc. Income	74.00
	Total Revenue	\$7,279.44
EXPENDITURES		
684	Exterminator	36.00
804	Gardening-Landscaping	350.00
693	Gas & Electric	827.72
692	Janitorial	300.00
716	Management Fees	600.00
725	Office Expense	46.32
754	Repairs & Maintenance	970.00
765	Supplies	13.05
730	Taxes, Licenses, Fees	35.00
782	Telephone	553.34
789	Trash	250.01
	Total Expenditures	\$3,981.44
	NET to RESERVES	\$3,298.00

Prepared on March 3, 2020 by Management.
Unaudited Statement; Assessments are Accrued; Expenses are Cash Basis.

Windemere Court Homeowners Association
 BUDGET COMPARISON
 for the period March 1, 2019 to January 31, 2020

	Actual	Budget	Variance
REVENUE			
402	Dues Assessed	78,155	85,260
425	Parking Space Rents	1,025	1,500
428	Laundry Commissions	2,006	2,600
815	Interest Income	254	276
825	Late Fees, Misc. Income	1,632	0
	Total Revenue	\$83,072	\$89,636
EXPENDITURES			
686	Camera Monitoring	877	0
696	Janitorial Extras	109	300 64% better
G&E	DO NOT USE	733	7,050 90% better
684	Exterminator	396	432 8% better
685	Fire Maintenance	1,743	750 132% worse
804	Gardening-Landscaping	3,850	4,200 8% better
805	Gardening Extras	0	100 100% better
693	Gas & Electric	6,684	0
702	Insurance	11,020	11,200 2% better
692	Janitorial	3,300	3,600 8% better
712	Legal and Professional	4,316	2,000 116% worse
716	Management Fees	6,600	8,300 20% better
717	Elevator	3,240	1,860 74% worse
725	Office Expense	1,100	0
754	Repairs & Maintenance	22,375	15,000 49% worse
765	Supplies	117	0
730	Taxes, Licenses, Fees	35	255 86% better
782	Telephone	5,742	3,300 74% worse
789	Trash	2,269	3,000 24% better
797	Water and Sewer	9,365	9,500 1% better
	Total Expenditures	\$83,873	\$70,847 18% worse
RESERVE FUND EXPENSES			
331	Reserve Expenses	41,485	0
	NET TAKEN from RESERVES	\$42,286	\$18,789

Prepared on March 3, 2020 by Management.
 Unaudited Statement; Assessments are Accrued; Expenses are Cash Basis.

WINDEMERE COURT HOA
Accounts Receivable Aging Report
as of 01/31/20

Account	>90	>60	>30	<=30	Total	Name
Accounts with Balances Owed:						
40X	1,932.93				1,932.93	Golden
207	122.00	245.00	-255.00	24.50	136.50	Zekri
213	294.50			-245.00	49.50	Jaconette
210	306.50			-270.00	36.50	Cavanaugh
102	365.00	-100.00		-245.00	20.00	Olson
					<u>2,175.43</u>	
Accounts with Credit Balances:						
204	194.91	-30.00	-30.00	-300.00	-165.09	Santoro
105			245.00	-490.00	-245.00	Doig
106				-245.00	-245.00	& Rossana
205		245.00		-490.00	-245.00	Norman
209		245.00	-245.00	-245.00	-245.00	Newmeyer
104	-145.50	245.00	245.00	-785.50	-441.00	Ghassemi
203	-1,508.10	245.00	245.00		-1,018.10	Wolsey
113	-1,715.00	245.00	245.00		-1,225.00	Salinas
114	-3,086.76	245.00	245.00		-2,596.76	Molesko
109	-245.00	245.00	245.00	-2,940.00	-2,695.00	Pacheco
215	-245.00	245.00	245.00	-2,940.00	-2,695.00	Pacheco
					<u>-11,815.95</u>	
Totals:	<u>-3,729.52</u>	<u>2,075.00</u>	<u>1,185.00</u>	<u>-9,171.00</u>	<u><u>-9,640.52</u></u>	

LEDGER ACCOUNT for WINDEMERE COURT HOMEOWNERS ASSOCIATION
for the period 01/01/20 to 01/31/20; prepared 03/03/20; page 1

Date	Description	Folio	Check	Contra	Amount
101 CB&T Operating Account					
12/31/19	balance forward				20944.01
01/01/20	ceosd.net	11838	126	725	-656.37
01/03/20	Secretary Of State	11840	128	730	-20.00
01/03/20	Secretary of State	11841	129	730	-15.00
01/06/20	Deposit	11842		114	2524.00
01/06/20	Deposit	11843		114	5880.00
01/08/20	ATT	11844	130	782	-58.85
01/08/20	BS Venture	11845	131	754	-195.00
01/14/20	Deposit	11846		114	2745.00
01/15/20	Vic N Ivan's Cleaning	11848	132	692	-300.00
01/15/20	Deposit	11849		114	270.00
01/15/20	Deposit	11850		114	300.00
01/15/20	Centurion Pest Control	11853	133	684	-36.00
01/15/20	Gus Curiel	11854	134	754	-275.00
01/15/20	ATT	11896		782	-211.64
01/16/20	SDGE	11897		693	-10.47
01/16/20	SDGE	11898		693	-817.25
01/22/20	ATT	11855	135	782	-282.85
01/22/20	Christian Landscape	11856	136	804	-350.00
01/22/20	Gus Curiel	11857	137	754	-500.00
01/22/20	Republic Services	11858	138	789	-250.01
01/31/20	Paper Stmt Fee	11899		650	-3.00
01/31/20	01/20 Interest	11900		815	0.44
	Total for Account 101	(7738.00	since	01/01)	28682.01



CALIFORNIA BANK
TRUST

P.O. Box 489, Lawndale, CA 90260-0489

Statement of Accounts

Page 1 of 6
This Statement: January 31, 2020
Last Statement: December 31, 2019

Account 0800815901

DIRECT INQUIRIES TO:
Customer Service 1 (800) 400-6080

P28774 05-0000-CBT-PG0023-00017

0028746 01 SP 0.500 **SNGLP H 4032 92163

WINDEMERE COURT HOA
C/O CEOSDNET
PO BOX 34398-612
SAN DIEGO CA 92163



Hillcrest
3737 Fifth Avenue
San Diego, CA 92103-4217
(619) 299-9700

Notice of Amendment to Deposit Account Agreement

On 01/01/2020, we updated Section 7 of our Deposit Account Agreement (DAA) to clarify and provide additional information on how we calculate the balance in your checking account when determining whether a debit transaction, for example, a check you have written or an ATM withdrawal or a purchase you have made with your debit card, will cause your account to incur an insufficient funds fee.

You will find the complete DAA, including revised Section 7, in the "Agreement Center" section of our California Bank & Trust website or at any California Bank & Trust branch. If you have questions, please contact our Customer Care Center, Monday to Friday 7 AM - 7 PM Saturday from 9 AM - 5 PM toll-free at (800) 400-6080 or visit your local California Bank & Trust branch.

SUMMARY OF ACCOUNT BALANCE

Account Type	Account Number	Checking/Savings Ending Balance	Outstanding Balances Owed
Business Interest Checking	0800815901	\$28,717.01	

BUSINESS INTEREST CHECKING 0800815901

208 17

Previous Balance	Deposits/Credits	Charges/Debits	Checks Processed	Ending Balance
21,044.01	11,719.44	1,042.36	3,004.08	28,717.01

6 DEPOSITS/CREDITS

Date	Amount	Description
01/06	2,524.00	DEPOSIT 5353138259
01/06	5,880.00	DEPOSIT 5353138217
01/14	2,745.00	DEPOSIT 5353044819
01/16	270.00	DEPOSIT 5353023609
01/16	300.00	DEPOSIT 5353023574
01/31	0.44	INTEREST PAYMENT 0002761993

4 CHARGES/DEBITS

Date	Amount	Description
01/15	211.64	ATT Payment *****12EPAYREF # 020014010096539 1108028177
01/16	10.47	SD GAS ELEC PAID SDGE REF # 020016001433189 1108534732
01/16	817.25	SD GAS ELEC PAID SDGE REF # 020016001433188 1108534731
01/31	3.00	PAPER STATEMENT FEE 0000101532





12 CHECKS PROCESSED

Number.....	Date.....	Amount	Number.....	Date.....	Amount	Number.....	Date.....	Amount
6116	01/17	50.00	6131	01/13	195.00	6135	01/28	282.85
6119*	01/21	50.00	6132	01/21	300.00	6136	01/28	350.00
6126*	01/02	656.37	6133	01/28	36.00	6137	01/24	500.00
6130*	01/14	58.85	6134	01/17	275.00	6138	01/27	250.01

* Not in check sequence

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

To learn more about our other products and services that may lower the cost of managing account overdrafts or to discuss removing overdraft coverage from your account, please contact Customer Service or visit your local branch.

DAILY BALANCES

Date.....	Balance	Date.....	Balance	Date.....	Balance
01/02	20,387.64	01/15	31,071.15	01/24	29,638.43
01/06	28,791.64	01/16	30,813.43	01/27	29,388.42
01/13	28,596.64	01/17	30,488.43	01/28	28,719.57
01/14	31,282.79	01/21	30,138.43	01/31	28,717.01

INTEREST

Interest Earned This Interest Period	\$0.44	Number Of Days This Interest Period	31
Interest Paid Year-To-Date 2020	\$0.44	Annual Percentage Yield Earned	0.02%

Please retain this statement. Interest paid on your account in 2019 was 9.64.



Bank Reconciliation

January 31, 2020

612 Windemere Court Association

CA Bank & Trust - Operating

Bank Ending Balance 01/31/20 28,717.01

Outstanding Checks 35.00

<u>Check #</u>	<u>Pay To</u>	<u>Date</u>	<u>Amt</u>
6128	Secretary of State	3-Jan	\$20.00
6129	Secretary of State	3-Jan	\$15.00

Outstanding Deposits/Corrections 0.00

<u>Folio #</u>	<u>Date</u>	<u>Amt</u>
----------------	-------------	------------

Adjusted Bank Balance 1/31/20 28,682.01

Ledger Balance 1/31/20 28,682.01

Difference Between Ledger & Bank 1/31/20 0.00

GENERAL LEDGER for WINDEMERE COURT HOMEOWNERS ASSOCIATION
for the period 01/01/20 to 01/31/20; prepared 03/03/20; page 1

Date	Description	Folio	Check	Contra	Amount
101 CB&T Operating Account					
12/31/19	balance forward				20944.01
01/01/20	ceosd.net	11838	126	725	-656.37
01/03/20	Secretary Of State	11840	128	730	-20.00
01/03/20	Secretary of State	11841	129	730	-15.00
01/06/20	Deposit	11842		114	2524.00
01/06/20	Deposit	11843		114	5880.00
01/08/20	ATT	11844	130	782	-58.85
01/08/20	BS Venture	11845	131	754	-195.00
01/14/20	Deposit	11846		114	2745.00
01/15/20	Vic N Ivan's Cleaning	11848	132	692	-300.00
01/15/20	Deposit	11849		114	270.00
01/15/20	Deposit	11850		114	300.00
01/15/20	Centurion Pest Control	11853	133	684	-36.00
01/15/20	Gus Curiel	11854	134	754	-275.00
01/15/20	ATT	11896		782	-211.64
01/16/20	SDGE	11897		693	-10.47
01/16/20	SDGE	11898		693	-817.25
01/22/20	ATT	11855	135	782	-282.85
01/22/20	Christian Landscape	11856	136	804	-350.00
01/22/20	Gus Curiel	11857	137	754	-500.00
01/22/20	Republic Services	11858	138	789	-250.01
01/31/20	Paper Stmt Fee	11899		650	-3.00
01/31/20	01/20 Interest	11900		815	0.44
	Total for Account 101	(7738.00	since 01/01)		28682.01
109 CB&T Reserve Account					
12/31/19	balance forward				114127.57
	Total for Account 109				114127.57
114 Accounts Receivable					
12/31/19	balance forward				-3385.52
01/01/20	A/R Recurring Jrnl	11830		402	7105.00
01/01/20	A/R Recurring Jrnl	11830		425	100.00
01/01/20	A/R Recurring Jrnl	11830		825	25.00
01/06/20	A/R Payments Rcvd	11842		101	-2524.00
01/06/20	A/R Payments Rcvd	11843		101	-5880.00
01/14/20	A/R Payments Rcvd	11846		101	-2745.00
01/15/20	A/R Payments Rcvd	11849		101	-270.00
01/15/20	A/R Payments Rcvd	11850		101	-300.00
01/15/20	01/20 Late Fee	11851		825	24.50
01/15/20	01/20 Late Fee	11852		825	24.50
	Total for Account 114	(-4440.00	since 01/01)		-7825.52
310 Capital					
12/31/19	balance forward				-5800.00
	Total for Account 310				-5800.00
402 Dues Assessed					
01/01/20	A/R Recurring Jrnl	11830		114	-7105.00
	Total for Account 402				-7105.00

GENERAL LEDGER for WINDEMERE COURT HOMEOWNERS ASSOCIATION
for the period 01/01/20 to 01/31/20; prepared 03/03/20; page 2

Date	Description	Folio	Check	Contra	Amount
425	Parking Space Rents				
01/01/20	A/R Recurring Jrnl	11830		114	-100.00
	Total for Account 425				-100.00
650	Bank Charges				
01/31/20	Paper Stmt Fee	11899		101	3.00
	Total for Account 650				3.00
684	Exterminator				
01/15/20	Centurion Pest Control	11853	133	101	36.00
	Total for Account 684				36.00
692	Janitorial				
01/15/20	Vic N Ivan's Cleaning	11848	132	101	300.00
	Total for Account 692				300.00
693	Gas & Electric				
01/16/20	SDGE	11897		101	10.47
01/16/20	SDGE	11898		101	817.25
	Total for Account 693				827.72
716	Management Fees				
01/01/20	01/20 Mgmt Fee	11838	126	101	600.00
	Total for Account 716				600.00
725	Office Expense				
12/31/19	balance fwd since /		Acc	650	1382.15
12/31/19	balance fwd since /		Acc	718	6764.45
12/31/19	balance fwd since /		Acc	744	7531.55
12/31/19	balance fwd since /		Acc	745	9898.35
12/31/19	balance fwd since /		Acc	746	57.20
01/01/20	01/20 Website Hosting	11838	126	101	5.00
01/31/20	Bank Charges		Acc	650	3.00
01/31/20	Postage		Acc	744	21.00
01/31/20	Printing and Copies		Acc	745	17.32
	Total for Account 725 (46.32 since 01/01)				25680.02
730	Taxes, Licenses, Fees				
01/03/20	SI-100	11840	128	101	20.00
01/03/20	SI-CID	11841	129	101	15.00
	Total for Account 730				35.00
744	Postage				
01/01/20	12/19 Postage	11838	126	101	21.00
	Total for Account 744				21.00
745	Printing and Copies				
01/01/20	12/19 Printing	11838	126	101	17.32
	Total for Account 745				17.32

GENERAL LEDGER for WINDEMERE COURT HOMEOWNERS ASSOCIATION
for the period 01/01/20 to 01/31/20; prepared 03/03/20; page 3

Date	Description	Folio	Check	Contra	Amount
754 Repairs & Maintenance					
01/08/20	J7283 Intercome	11845	131	101	195.00
01/15/20	J7284 Drywall U203-U204	11854	134	101	275.00
01/22/20	J7282 Dry Wall Repair	11857	137	101	500.00
Total for Account 754					970.00
765 Supplies					
01/01/20	01/20 Supplies	11838	126	101	13.05
Total for Account 765					13.05
782 Telephone					
01/08/20	ATT	11844	130	101	58.85
01/15/20	ATT	11896		101	211.64
01/22/20	ATT	11855	135	101	282.85
Total for Account 782					553.34
789 Trash					
01/22/20	Republic Services	11858	138	101	250.01
Total for Account 789					250.01
804 Gardening-Landscaping					
01/22/20	Christian Landscape	11856	136	101	350.00
Total for Account 804					350.00
815 Interest Income					
01/31/20	01/20 Interest	11900		101	-0.44
Total for Account 815					-0.44
825 Late Fees, Misc. Income					
01/01/20	A/R Recurring Jrnl	11830		114	-25.00
01/15/20	01/20 Late Fee	11851		114	-24.50
01/15/20	01/20 Late Fee	11852		114	-24.50
Total for Account 825					-74.00
G&E DO NOT USE					
12/31/19	balance fwd since /		Acc	694	54489.90
12/31/19	balance fwd since /		Acc	695	940.23
Total for Account G&E					55430.13