

# Pinehurst Place HOA

## Balance Sheet

12/31/2021

### Assets

#### Bank Accounts

Pinehurst Place Operating Account (1650)

50,572.92

Pinehurst Place Reserve Account (2317)

69,786.81

#### TOTAL Bank Accounts

120,359.73

Accounts Receivable

3,770.00

#### Total Assets

124,129.73

### Liabilities

Prepaid Accounts Receivable

2,150.00

#### Total Liabilities

2,150.00

### Net Worth

Retained Earnings

113,725.73

Net Income

8,254.00

#### Total Net Worth

121,979.73

#### Total Net Worth and Liabilities

124,129.73

**Pinehurst Place HOA**  
**Revenues and Expenses Statement**  
From 12/01/2021 to 12/31/2021

	Actual Current Period	Actual Current Year
<b><u>Revenues</u></b>		
<b>Fee Income</b>		
HOA Fees		51,150.00
Late Fees/Fines		325.00
Reinvestment Fees	500.00	2,000.00
Setup Fees	150.00	600.00
Maintenance & Repairs		365.00
Collection Fees		527.20
<b>TOTAL Fee Income</b>	650.00	54,967.20
<b>Other Income</b>		
Interest Income	0.58	6.56
<b>TOTAL Other Income</b>	0.58	6.56

<b>Total Revenue</b>	<b>650.58</b>	<b>54,973.76</b>
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<b><u>Expenses</u></b>		
<b>Administrative Expenses</b>		
Management Fee	730.00	8,840.00
Software/Postage	55.00	1,105.00
Professional Services	50.00	5,224.45
Insurance		1,344.00
Setup Fees	150.00	600.00
Bank Fees		21.50
<b>TOTAL Administrative Expenses</b>	985.00	17,134.95
<b>Operating Expenses</b>		
Common Area Maintenance		573.88
Landscape Maintenance	775.88	9,262.93
Landscape Extras		1,877.00
Irrigation Repairs	91.77	1,294.53
<b>TOTAL Operating Expenses</b>	867.65	13,008.34
<b>Pool Expenses</b>		
Pool Maintenance		9,744.56

**Pinehurst Place HOA**  
**Revenues and Expenses Statement**

From 12/01/2021 to 12/31/2021

	Actual Current Period	Actual Current Year
<b>TOTAL Pool Expenses</b>		9,744.56
<b>Utilities</b>		
Electricity		1,688.37
Gas	7.46	1,077.54
Water/Sewer	161.85	4,066.00
<b>TOTAL Utilities</b>	169.31	6,831.91

<b>Total Expense</b>	2,021.96	46,719.76
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<b>Net Income</b>	(1,371.38)	8,254.00
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# Pinehurst Place HOA

## Income and Expense Comparative Statement

From 12/01/2021 to 12/31/2021

	<u>December 2021</u>		<u>January to December</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
<b><u>Revenues</u></b>							
<b>Fee Income</b>							
HOA Fees		4,250	51,150	51,000	(150)	51,000	50,400
Late Fees/Fines			325		(325)		
Reinvestment Fees	500	133	2,000	1,600	(400)	1,600	1,600
Setup Fees	150		600		(600)		
Maintenance & Repairs			365		(365)		
Collection Fees			527		(527)		
<b>TOTAL Fee Income</b>	<b>650</b>	<b>4,383</b>	<b>54,967</b>	<b>52,600</b>	<b>(2,367)</b>	<b>52,600</b>	<b>52,000</b>
<b>Other Income</b>							
Interest Income	1		7		(7)		
<b>TOTAL Other Income</b>	<b>1</b>	<b>0</b>	<b>7</b>	<b>0</b>	<b>(7)</b>	<b>0</b>	<b>0</b>
<b>Total Revenues</b>	<b>651</b>	<b>4,383</b>	<b>54,974</b>	<b>52,600</b>	<b>(2,374)</b>	<b>52,600</b>	<b>52,000</b>
<b><u>Expenses</u></b>							
<b>Reserve Transfers</b>							
Reserve Funding		425		5,100	5,100	5,100	6,640
<b>TOTAL Reserve Transfers</b>	<b>0</b>	<b>425</b>	<b>0</b>	<b>5,100</b>	<b>5,100</b>	<b>5,100</b>	<b>6,640</b>
<b>Administrative Expenses</b>							
Activities/Annual Meeting		83		1,000	1,000	1,000	1,000
Management Fee	730	765	8,840	9,180	340	9,180	9,064
Software/Postage	55	70	1,105	835	(270)	835	600
Professional Services	50	100	5,224	1,200	(4,024)	1,200	800
Insurance		117	1,344	1,400	56	1,400	1,600
Setup Fees	150		600		(600)		
Bank Fees			22		(22)		
<b>TOTAL Administrative Expenses</b>	<b>985</b>	<b>1,135</b>	<b>17,135</b>	<b>13,615</b>	<b>(3,520)</b>	<b>13,615</b>	<b>13,064</b>
<b>Operating Expenses</b>							
Common Area Maintenance		300	574	3,600	3,026	3,600	600
Landscape Maintenance	776	533	9,263	6,400	(2,863)	6,400	5,600

	<u>December 2021</u>		<u>January to December</u>			<u>Yearly Budgets</u>	
	<u>Actual</u>	<u>Budget</u>	<u>Actual</u>	<u>Budget</u>	<u>Var. \$</u>	<u>Current</u>	<u>Last Year</u>
Landscape Extras		192	1,877	2,300	423	2,300	2,400
Irrigation Repairs	92	100	1,295	1,200	(95)	1,200	600
<b>TOTAL Operating Expenses</b>	<b>868</b>	<b>1,125</b>	<b>13,009</b>	<b>13,500</b>	<b>491</b>	<b>13,500</b>	<b>9,200</b>
<b>Pool Expenses</b>							
Pool Maintenance		883	9,745	10,600	855	10,600	7,000
Pool Chemicals							2,400
Pool Supplies							1,200
<b>TOTAL Pool Expenses</b>	<b>0</b>	<b>883</b>	<b>9,745</b>	<b>10,600</b>	<b>855</b>	<b>10,600</b>	<b>10,600</b>
<b>Utilities</b>							
Electricity		200	1,688	2,400	712	2,400	2,400
Gas	7	132	1,078	1,585	507	1,585	2,400
Cable/Internet/Telephone		67		800	800	800	800
Water/Sewer	162	417	4,066	5,000	934	5,000	3,600
<b>TOTAL Utilities</b>	<b>169</b>	<b>816</b>	<b>6,832</b>	<b>9,785</b>	<b>2,953</b>	<b>9,785</b>	<b>9,200</b>
<b>Total Expenses</b>	<b>2,022</b>	<b>4,384</b>	<b>46,721</b>	<b>52,600</b>	<b>5,879</b>	<b>52,600</b>	<b>48,704</b>
<b>Net Income</b>	<b>(1,371)</b>	<b>(1)</b>	<b>8,253</b>	<b>0</b>	<b>8,253</b>	<b>0</b>	<b>3,296</b>

**Pinehurst Place HOA**  
**Aged Accounts Receivable**

As of : 12/31/2021

Account	Name	Unit	Address	Current	31-60	61-90	Over 90	Total
1.00	Ryan Albert	20/1658	1658 W. 150 N.					325.00
			Regular assessment				300.00	
			Late fees				25.00	
				0,00	0,00	0,00	325,00	
3.00	Nick & Melissa Auton	37/1690	1690 W. 250 N.					450.00
			Late fees		25.00	25.00	100.00	
			Regular assessment				300.00	
				0,00	25,00	25,00	400,00	
11.00	Ryan & Amanda Carroll	217/393	393 N. Blue Spruce Dr				PREPAID	(150.00)
			Regular assessment				(150.00)	
				0,00	0,00	0,00	(150,00)	
14.00	Taylor & Diana Dearden	19/1638	1638 W. 150 N.				PREPAID	(150.00)
			Other	(150.00)				
				(150,00)	0,00	0,00	0,00	
19.00	Ron & Camille Frasure	10/1636	1636 W. 75 N.				PREPAID	(300.00)
			Other				(300.00)	
				0,00	0,00	0,00	(300,00)	
22.00	Dean & Elaine Hamilton	9/1620	1620 W. 75 N.					75.00
			Regular assessment				75.00	
				0,00	0,00	0,00	75,00	
23.00	Scott & Rebecca Harris	24/1601	1601 West 200 North				PREPAID	(175.00)
			Other	(175.00)				
				(175,00)	0,00	0,00	0,00	
25.00	Kelly & Teresa Howell	6/1583	1583 W. 75 N.				PREPAID	(150.00)
			Regular assessment				150.00	
			Other			(300.00)		
				0,00	0,00	(300,00)	150,00	
28.00	Jacob & Brittany Jensen	234/1638	1638 W. 425 N.				PREPAID	(150.00)
			Other	(150.00)				
				(150,00)	0,00	0,00	0,00	
30.00	Jeremy & Sheryl Kartchner	12/1655	1655 W. 150 N.					150.00
			Regular assessment				150.00	
				0,00	0,00	0,00	150,00	
31.00	John Kelly	35/1646	1646 West 250 North					150.00
			Regular assessment				150.00	
				0,00	0,00	0,00	150,00	
32.00	Brandon & Jessica Kunz	205/1672	1672 W. Pine Cone Circle					150.00
			Regular assessment				150.00	
				0,00	0,00	0,00	150,00	
38.00	Jeffrey & Marci Low	7/1584	1584 W. 75 N.				PREPAID	(150.00)
			Other				(150.00)	
				0,00	0,00	0,00	(150,00)	
42.00	Jonathan & Jennifer Moulton	235/1620	1620 W. 425 N.				PREPAID	(150.00)

Account	Name	Unit	Address	Current	31-60	61-90	Over 90	Total
		Other		(150.00)				
				(150.00)	0,00	0,00	0,00	
44.00	Hans & Janae Nielsen	11/1654	1654 W. 75 N.				PREPAID	(50.00)
		Other					(50.00)	
				0,00	0,00	0,00	(50,00)	
45.00	Brent & Lalani Nielson	44/123	123 N. 1675 W.					50.00
		Regular assessment					50.00	
				0,00	0,00	0,00	50,00	
46.00	Kyle & Brooke Norseth	13/1639	1639 W. 150 N.					150.00
		Regular assessment					150.00	
				0,00	0,00	0,00	150,00	
47.00	Adrian & Jennifer Oberholz	16/1594	1594 West 150 North					325.00
		Late fees					25.00	
		Regular assessment					300.00	
				0,00	0,00	0,00	325,00	
50.00	Pappadakis, Mike & Mandi	45/103	103 N. 1675 W.					25.00
		Regular assessment					25.00	
				0,00	0,00	0,00	25,00	
52.00	Richard & Laurie Pike	30/1605	1605 W. 250 N.				PREPAID	(50.00)
		Other		(50.00)				
				(50,00)	0,00	0,00	0,00	
54.00	Nathan & Shannon Rees	202/1661	1661 W. Pinecone Circle				PREPAID	(175.00)
		Other					(175.00)	
				0,00	0,00	0,00	(175,00)	
55.00	Cody & Haylee Rhoades	8/1608	1608 W. 75 N.					150.00
		Regular assessment					150.00	
				0,00	0,00	0,00	150,00	
58.00	Logan Sandlund	214/1605	1605 W. Pine Cone Circle					120.00
		Regular assessment					150.00	
		Other				(30.00)		
				0,00	0,00	(30,00)	150,00	
66.00	David & Toree Valentine	236/1604	1604 W. 425 N.					325.00
		Late fees					25.00	
		Regular assessment					300.00	
				0,00	0,00	0,00	325,00	
68.00	Jeremy Warath	15/1603	1603 W. 150 N.					325.00
		Regular assessment					300.00	
		Late fees					25.00	
				0,00	0,00	0,00	325,00	
74.00	Michael Doxstader	38/237	237 N. 1675 W.					150.00
		Regular assessment					150.00	
				0,00	0,00	0,00	150,00	
471.00	Dennis & Cristen Hurst	471	471 N Blue Spruce Dr					50.00
		Regular assessment					50.00	
				0,00	0,00	0,00	50,00	
474.00	John & Kathryn Burton	1595	1595 W. Pine Cone Circle				PREPAID	(350.00)
		Other			(175.00)		(175.00)	
				0,00	(175,00)	0,00	(175,00)	

Account	Name	Unit	Address	Current	31-60	61-90	Over 90	Total	
475.00	Jordan & Courtney Harris	216/304	304 N. Blue Spruce Dr.				PREPAID	(150.00)	
		Other		(150.00)					
				<u>(150.00)</u>	0,00	0,00	0,00		
1596.00	Michael & Patricia Sheehan	1596	1596 West 425 North					150.00	
		Regular assessment					150.00		
				<u>0,00</u>	0,00	0,00	150,00		
1610.00	Reed & Annie Massey	204/1682	1682 W. Pine Cone Circle					500.00	
		Regular assessment		500.00					
				<u>500,00</u>	0,00	0,00	0,00		
1685.00	Sean & Angela Gove	1685	1685 W. 75 N.					150.00	
		Regular assessment					150.00		
				<u>0,00</u>	0,00	0,00	150,00		
<b>Totals</b>				<b>32</b>	(325.00)	(150.00)	(305.00)	2,400.00	1,620.00



# Pinehurst Place HOA

## Detailed CC & R Violation History

From 12/01/2021 to 12/31/2021

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**Unit:**

**Account:**

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**CC&R #:**

Created on:

**Category:**

Description:

Action Taken :

**Number of violations:**

# Pinehurst Place HOA

## List of deposits

From : 12/01/2021 to : 12/31/2021

Bank Account			100000.00 - Pinehurst Place Operating Account (1650)		xxx1650	
Trx #	Date	Description	Deposit #	Amount		
1365	12/30/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	133	150.00		
1364	12/29/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	132	500.00		
1375	12/28/2021	Internet Payments Deposit	137	150.00		
1363	12/28/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	131	150.00		
1342	12/22/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	130	400.00		
1377	12/21/2021	Internet Payments Deposit	138	150.00		
1320	12/06/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	129	300.00		
1313	12/06/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650)	128	300.00		

Number of items:	8	Total :	2,100.00
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## Pinehurst Place HOA

### Check Register With Invoices Paid - for account : 100000.00 - Pinehurst Place Operating Account (1650) (xxx1650)

From : 12/01/2021 to : 12/31/2021

Type	Numbers	Trx #	Dates	Names : Beneficiary of the check, Counterpart account posted to and Description	Void ?	Invoice	Amount
Elect. P.	DP-118	1367	12/31/2021	Layton City Inv. 12/31/21 6070401		66.45	66.45
Invoice	12/31/21 607040	1366	12/31/2021	Layton City		66.45	
Elect. P.	DP-117	1358	12/31/2021	Layton City Inv. 12/31/21 6067101		27.95	27.95
Invoice	12/31/21 606710	1349	12/31/2021	Layton City		27.95	
Elect. P.	DP-116	1357	12/31/2021	Layton City Inv. 12/31/21 6067001		21.80	21.80
Invoice	12/31/21 606700	1348	12/31/2021	Layton City		21.80	
Elect. P.	DP-115	1356	12/31/2021	Layton City Inv. 12/31/21 6066801		21.80	21.80
Invoice	12/31/21 606680	1347	12/31/2021	Layton City		21.80	
Elect. P.	DP-114	1355	12/31/2021	Layton City Inv. 12/31/21 6062801		23.85	23.85
Invoice	12/31/21 606280	1350	12/31/2021	Layton City		23.85	
Check	1275	1354	12/20/2021	Dominion Energy Inv. 01/04/21 3670437995		7.46	7.46
Invoice	01/04/21 3670437	1351	12/20/2021	Dominion Energy		7.46	
Check	1274	1353	12/15/2021	Tuxedo Inv. 47679		867.65	867.65
Invoice	47679	1352	12/15/2021	Tuxedo, Tuxedo		867.65	
Check	1273	1345	12/31/2021	Western Management Associates Inv. 3090		835.00	835.00
Invoice	3090	1344	12/31/2021	Western Management Associates, Western Management Associates, Western Management Associates		835.00	
Check	1272	1315	12/07/2021	Western Management Associates Inv. 3131		150.00	150.00
Invoice	3131	1314	12/07/2021	Western Management Associates		150.00	
Check	1271	1307	12/06/2021	Luke & Amy Lambert		0.00	150.00
<b>10</b> Number of payments						2,021.96	2,171.96



Thank you for your patronage. Your prompt payment assists us in providing our customers with high-quality natural gas service.

**Account Summary** as of 12/13/2021

Previous Balance Due - 12/02/21	7.46
Payments Received - 12/07/21	-7.46
<b>Current Charges - Gas Service</b>	<b>7.46</b>
<b>Total Amount Due Upon Receipt</b>	<b>\$7.46</b>

1.0% monthly interest (12% annually) charged on balance on or after 01/04/2022.

**Service Address: 1639 W 250 N, Layton, UT 84041**

15.401271 0.000000 936.330000 779.000000

**Residential Gas Service**

Service Agreement: 3670437805

Comparison	Last Year	This Year
Decatherms/Day	N/A	N/A
Dollars/Day	\$0.00	\$0.00

**Service from 11/11/2021 - 12/13/2021**  
**Rate - GS**

Basic Service Fee Total	6.75
Utah Sales Tax (4.4%)	0.30
Municipal Energy Tax (6%)(Layton City)	0.41
<b>Current Gas Billing</b>	<b>7.46</b>

*Penetration*



Meter ID	Current Meter Read		Previous Meter Read		Days	Dial Difference	Volume Multiplier	Billed DTH
	Date	Reading	Date	Reading				
759005017	12/13/2021	354	11/10/2021	354	33	0 CCF	0.000000	0

Questions, comments or mailing address corrections?

Call Dominion Energy weekdays 7am-6pm (see back of page for details) or visit our website: [dominionenergy.com](http://dominionenergy.com)

Account Number	Current Charges Past Due After	Total Amount Due	Amount Enclosed
3670437995	01/04/2022	\$7.46	

Dominion Energy  
PO Box 27031  
Richmond, VA 23261-7031

# 0030104

I=000100



30104 1 AB 0.458



SYMPHONY HOMES  
4252 S HIGHLAND DR STE 105  
SALT LAKE CITY UT 84124-2696

0/001 462518/3948122 0030104 1 I=0001000000

367043799510000000746000000074600000007467



**Consider going paperless with eBill!**  
**To enroll, call us today or log in to your account.**

For customer service, please call 1-800-323-5517.  
 Para servicio de atención al cliente, llame al 1-800-323-5517.

To email Dominion Energy, please visit [DominionEnergy.com](http://DominionEnergy.com).

Written correspondence (not payments) can be mailed to:  
 Dominion Energy, P.O. Box 45360, Salt Lake City, UT 84145-0360

**Payment**

Dominion Energy Utah, Dominion Energy Wyoming and  
 Dominion Energy Idaho residential customers can visit  
**[DominionEnergy.com](http://DominionEnergy.com)** to view payment options.

Payment should be mailed to:

**Dominion Energy**  
**P.O. Box 27031**  
**Richmond, VA 23261-7031**

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**Understanding Your Gas Bill**

The following definitions are provided to help you better understand your gas bill. Your bill may not include all of the items listed below.

**Adjustments:** These are refunds or additional charges related to your account.

**Basic Service Fee:** A charge to cover the cost associated with meter reading and billing, return on investment, property tax and depreciation for meters, regulators, and service lines.

**Budget Plan Amount:** An estimate based on a customer's annual gas usage, divided into 12 monthly payments.

**Budget Plan Balance:** A "credit" balance occurs when the cumulative billings, based on actual gas usage, are lower than the total budget amounts paid. A "debit" balance occurs when the cumulative billings, based on actual gas usage, are higher than the total budget amounts paid. Upon cancellation of service, the full debit balance will be due.

**CCF:** A unit of measurement equal to 100 cubic feet.

**Charitable Contributions:** A voluntary donation that helps disabled and elderly customers with low income pay a portion of their gas bill. These funds are distributed through Utah's REACH program and Energy Share of Wyoming—100 percent of all donations help those in need. (To sign up, contact Dominion Energy.)

**Dekatherm (Dth):** A standard measurement for heat, which is equal to 1 million Btu (British Thermal Units).

**DPA (Deferred Payment Agreement):** A payment arrangement where a past-due balance can be divided into smaller amounts and paid over a specified period of time.

**Electronic Check Conversion:** Paying by check authorizes us to use the information from your check to make a one-time electronic funds transfer from your account. The funds may be withdrawn as early as the date we receive your payment, and you will not receive your check back from your financial institution.

**Energy-Assistance Fund:** A fee Dominion Energy is required to collect from all Utah customers to help assist people with low income pay a portion of their gas bill. Utah HEAT offices administer these funds.

**MCF:** A unit of measurement equal to 1,000 cubic feet.

**Rate Code:** This indicates the rate schedule used for billing. The current rate schedules are available at [DominionEnergy.com](http://DominionEnergy.com).

**Volume Multiplier:** This is a factor used to convert gas volume into dekatherms. Included in the factor are a number of values including Btu, regulator pressure, elevation, etc.

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**Invoice: 47679**

2462 E 6600 S  
South Ogden , UT 84405  
801-540-4713 | 801-317-4544 (fax)

**Date** 11/30/2021  
**Terms** Due on receipt  
**PO Number**  
**Account #**

**Bill To**

Pinehurst Place HOA  
1646 W 250 N  
Layton, UT 84040

**Property Address**

Pinehurst Place HOA  
1646 W 250 N  
Layton, UT 84040

<b>Date/Time</b>	<b>Description</b>	<b>Total</b>
11/1/2021	Lawn cut, Trim, Edge, Blow off the walks	193.97
11/8/2021	Lawn cut, Trim, Edge, Blow off the walks	193.97
11/10/2021	Loyalty Irrigation Labor. Removed backflows and covered open pipes with plastic sheeting	91.77
11/15/2021	Lawn cut, Trim, Edge, Blow off the walks	193.97
11/22/2021	Lawn cut, Trim, Edge, Blow off the walks	193.97

<b>Subtotal:</b>	867.65
<b>Invoice Total:</b>	\$867.65

**PAYMENT COUPON**

**Tuxedo Yard Care**  
2462 E 6600 S  
South Ogden , UT 84405  
801-540-4713 | 801-317-4544 (fax)

Pinehurst Place HOA  
1646 W 250 N  
Layton, UT 84040

**Terms** Due on receipt  
**Account #**  
**PO Number**

**Invoice #** 47679  
**Invoice Date** 11/30/2021  
**Invoice Balance** \$867.65  
**Amount Enclosed**

Western Management Assoc.  
P.O. Box 9375  
Salt Lake City, UT 84109 US  
801.278.5060  
richie@westernmanagement.net  
www.westernmanagement.net



# INVOICE

## BILL TO

Pinehurst Place HOA  
4252 South Highland Drive,  
Suite 105  
Holladay, Utah 84124

INVOICE # 3090

DATE 12/01/2021

DUE DATE 12/31/2021

TERMS Net 30

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DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	<b>Management Fee</b>		1	730.00	730.00
	<b>Office &amp; Software Expense</b>		1	55.00	55.00
	<b>Miscellaneous</b>	Enforcement	1	50.00	50.00

---

BALANCE DUE

**\$835.00**



**COTTONWOOD  
TITLE**

**Zions First National Bank  
1 South Main  
Salt Lake City, UT 84101**

**NO. 332391**

31-5/13340

477 01640 6  
Account Number

149688-WHP

**Trust Account**

1996 East 6400 South, Suite 120  
Salt Lake City UT 84121  
1 888 430 6225

Date	Amount
October 08, 2021	\$150.00

**PAY** --One Hundred Fifty and 00/100 ----- Dollars

TO THE  
ORDER OF Pinehurst Place HOA  
PO Box 9375  
Millcreek, UT 84109

Memo: HOA Transfer Fee

VOID AFTER 180 DAYS

*Kim Crandall*

*[Signature]*

TWO SIGNATURES REQUIRED

SAFEGUARD S.E.C.

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE. RED IMAGE DISAPPEARS WITH HEAT.

⑈ 332391⑈ ⑆ 124000054⑆ 477 01640 6⑈

**Cottonwood Title Insurance Agency, Inc.**

332391

Buyer/Borrower: Reed J. Massey and Annie M. Massey  
Seller: Luke S. Lambert and Amy J. Lambert  
Settlement Date: October 7, 2021  
Lender: InterCap Lending, Inc.  
Property: 1682 West Pine Cone Circle/Layton  
Check Amount: \$150.00  
Pay To: Pinehurst Place HOA  
For: HOA Transfer Fee

Disbursement Date: October 8, 2021

File ID.: 149688-WHP

HOA Transfer Fee (K.05) \$150.00 Buyer's share \$0.00, 0 Days of 0, Per diem , Plus \$0.00 From Buyer for

*Setup fee: \$150.00*





437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

Payment must be RECEIVED, not postmarked by the due date to avoid a late payment charge.

Account Number		
6066801		
Current Charges due	12/31/2021	Autopay Active

**RETURN THIS PORTION WITH YOUR PAYMENT. DO NOT SEND CASH.**

PINEHURST HOA  
PO BOX 9375  
SLC UT 84109-0375



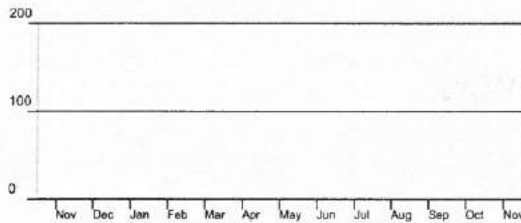
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437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

### Utility Service Bill

**AUTO PAY ACTIVE - DO NOT PAY**



Account Number	6066801
Bill Date	11/30/2021
Read Date	11/01/2021
Service Address	1665 W 250 N SPRINKLER
Past Due Balance	\$0.00
Current Charges	\$21.80
Total Account Balance	\$21.80

Service	Prior Reading	Current Reading	Consumption	Charges
Previous Balance				\$21.80
Payments Received				\$21.80CR
Past Due Balance				\$0.00
Commercial Water	324	324	0	\$21.80
For billing inquiries please call 801-336-3860 between 8:00 A.M. and 5:00 P.M Monday - Friday. Pay Online @ laytoncity.org or on Layton City App.		<b>Current Charges Due By</b>	<b>12/31/2021</b>	<b>\$21.80</b>
		<b>Total Amount Due</b>	<b>Autopay Active</b>	<b>\$21.80</b>

**CITY MESSAGES:**

\*\*\*NON-PAY SHUT OFFS. A bill is sent every month that is due on the 5th of the next month. Accounts with PAST DUE CHARGES/Pay Immediately\* are subject to shut off, including a \$50 fee, on JANUARY 4TH, 2022. PAYMENT IN FULL IS REQUIRED BY JANUARY 3RD, to avoid shut off on JANUARY 4TH.



437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

Payment must be RECEIVED, not postmarked by the due date to avoid a late payment charge.

Account Number		
6067001		
Current Charges due	12/31/2021	Autopay Active

**RETURN THIS PORTION WITH YOUR PAYMENT. DO NOT SEND CASH.**

PINEHURST HOA  
PO BOX 9375  
SLC UT 84109-0375



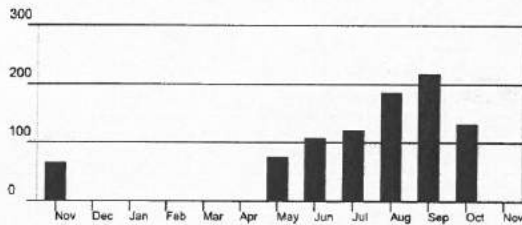
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437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

### Utility Service Bill

**AUTO PAY ACTIVE - DO NOT PAY**



Account Number	6067001
Bill Date	11/30/2021
Read Date	11/01/2021
Service Address	248 N 1675 W SPRINKLER
Past Due Balance	\$0.00
Current Charges	\$21.80
Total Account Balance	\$21.80

Service	Prior Reading	Current Reading	Consumption	Charges
Previous Balance				\$280.10
Payments Received				\$280.10CR
Past Due Balance				\$0.00
Commercial Water	5648	5648	0	\$21.80
For billing inquiries please call 801-336-3860 between 8:00 A.M. and 5:00 P.M Monday - Friday. Pay Online @ laytoncity.org or on Layton City App.		<b>Current Charges Due By</b>	<b>12/31/2021</b>	<b>\$21.80</b>
		<b>Total Amount Due</b>	<b>Autopay Active</b>	<b>\$21.80</b>

**CITY MESSAGES:**

\*\*\*NON-PAY SHUT OFFS. A bill is sent every month that is due on the 5th of the next month. Accounts with PAST DUE CHARGES/Pay Immediately\* are subject to shut off, including a \$50 fee, on JANUARY 4TH, 2022. PAYMENT IN FULL IS REQUIRED BY JANUARY 3RD, to avoid shut off on JANUARY 4TH.



437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

Payment must be RECEIVED, not postmarked by the due date to avoid a late payment charge.

Account Number		
6067101		
Current Charges due	12/31/2021	Autopay Active

**RETURN THIS PORTION WITH YOUR PAYMENT. DO NOT SEND CASH.**

PINEHURST HOA  
PO BOX 9375  
SLC UT 84109-0375



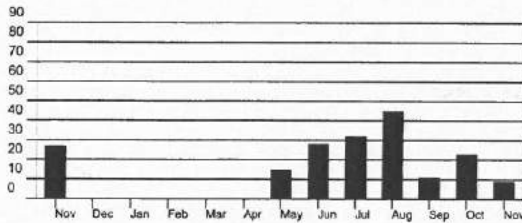
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437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

### Utility Service Bill

**AUTO PAY ACTIVE - DO NOT PAY**



Account Number	6067101
Bill Date	11/30/2021
Read Date	11/01/2021
Service Address	93 N 1675 W SPRINKLER
Past Due Balance	\$0.00
Current Charges	\$27.95
Total Account Balance	\$27.95

Service	Prior Reading	Current Reading	Consumption	Charges
Previous Balance				\$56.65
Payments Received				\$56.65CR
Past Due Balance				\$0.00
Commercial Water	4001	4010	9	\$27.95
For billing inquiries please call 801-336-3860 between 8.00 A.M. and 5.00 P.M Monday - Friday. Pay Online @ laytoncity.org or on Layton City App.		<b>Current Charges Due By</b>	<b>12/31/2021</b>	<b>\$27.95</b>
		<b>Total Amount Due</b>	<b>Autopay Active</b>	<b>\$27.95</b>

**CITY MESSAGES:**

\*\*\*NON-PAY SHUT OFFS. A bill is sent every month that is due on the 5th of the next month. Accounts with PAST DUE CHARGES/Pay Immediately\* are subject to shut off, including a \$50 fee, on JANUARY 4TH, 2022. PAYMENT IN FULL IS REQUIRED BY JANUARY 3RD, to avoid shut off on JANUARY 4TH.



437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

Payment must be RECEIVED, not postmarked by the due date to avoid a late payment charge.

Account Number		
6062801		
Current Charges due	12/31/2021	Autopay Active

**RETURN THIS PORTION WITH YOUR PAYMENT. DO NOT SEND CASH.**

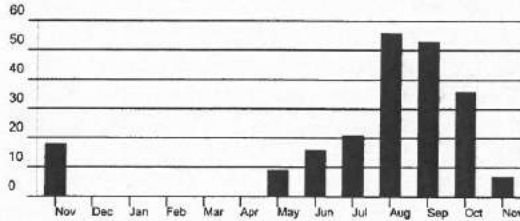
PINEHURST PLACE HOA  
PO BOX 9375  
SLC UT 84109-0375



000606280100023854



437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860



### Utility Service Bill

**AUTO PAY ACTIVE - DO NOT PAY**

Account Number	6062801
Bill Date	11/30/2021
Read Date	11/01/2021
Service Address	1625 W GENTILE ST SPRINKLER
Past Due Balance	\$0.00
Current Charges	\$23.85
Total Account Balance	\$23.85

Service	Prior Reading	Current Reading	Consumption	Charges
Previous Balance				\$83.30
Payments Received				\$83.30CR
Past Due Balance				\$0.00
Commercial Water	2910	2917	7	\$23.85
For billing inquiries please call 801-336-3860 between 8:00 A.M. and 5:00 P.M Monday - Friday. Pay Online @ laytoncity.org or on Layton City App.		<b>Current Charges Due By</b>	<b>12/31/2021</b>	<b>\$23.85</b>
		<b>Total Amount Due</b>	<b>Autopay Active</b>	<b>\$23.85</b>

**CITY MESSAGES:**

\*\*\*NON-PAY SHUT OFFS. A bill is sent every month that is due on the 5th of the next month. Accounts with PAST DUE CHARGES/Pay Immediately\* are subject to shut off, including a \$50 fee, on JANUARY 4TH, 2022. PAYMENT IN FULL IS REQUIRED BY JANUARY 3RD, to avoid shut off on JANUARY 4TH.



437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

Payment must be RECEIVED, not postmarked by the due date to avoid a late payment charge.

Account Number		
6070401		
Current Charges due	12/31/2021	Autopay Active

**RETURN THIS PORTION WITH YOUR PAYMENT. DO NOT SEND CASH.**

PINEHURST PLACE HOA  
PO BOX 9375  
SLC UT 84109-0375



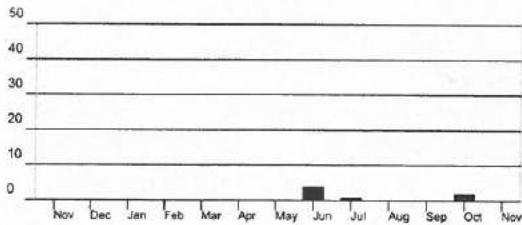
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437 N. Wasatch Dr.  
Layton, UT 84041-3254  
801-336-3860

### Utility Service Bill

**AUTO PAY ACTIVE - DO NOT PAY**



Account Number	6070401
Bill Date	11/30/2021
Read Date	11/01/2021
Service Address	1639 W 250 N SPRINKLER
Past Due Balance	\$0.00
Current Charges	\$66.45
Total Account Balance	\$66.45

Service	Prior Reading	Current Reading	Consumption	Charges
Previous Balance				\$66.45
Payments Received				\$66.45CR
Past Due Balance				\$0.00
Commercial Water	874	874	0	\$21.80
Commercial Sewer				\$29.45
Commercial Storm Sewer				\$15.20
For billing inquiries please call 801-336-3860 between 8:00 A.M. and 5:00 P.M Monday - Friday. Pay Online @ <a href="http://laytoncity.org">laytoncity.org</a> or on Layton City App.		<b>Current Charges Due By</b>	<b>12/31/2021</b>	<b>\$66.45</b>
		<b>Total Amount Due</b>	<b>Autopay Active</b>	<b>\$66.45</b>

**CITY MESSAGES:**

\*\*\*NON-PAY SHUT OFFS. A bill is sent every month that is due on the 5th of the next month. Accounts with PAST DUE CHARGES/Pay Immediately\* are subject to shut off, including a \$50 fee, on JANUARY 4TH, 2022. PAYMENT IN FULL IS REQUIRED BY JANUARY 3RD, to avoid shut off on JANUARY 4TH.

# Pinehurst Place HOA

## Bank Reconciliation : 12/31/2021

Wells Fargo - P.O. Box 6995, Portland 100000.00 - Pinehurst Place Operating Account (1650)	#	xxx1650
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Balance on the bank statement as of 12/31/2021:	54,925.33	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	0.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	-4,352.41	
Adjusted bank account balance as of the same date	50,572.92	
Balance of the account in our books as of the same date	50,572.92	
<b>Difference:</b>	<b>0.00</b>	

### Deposits and checks that have cleared in current period

Date	Ch. #	Trx	Check	Deposits	Description
11/12/2021	1266	1272	1,291.44		Check - Tuxedo Inv. 46785
11/12/2021	1267	1284	10.74		Check - Rocky Mountain Power Inv. 11/22/21 0012
11/19/2021	1270	1296	7.46		Check - Dominion Energy Inv. 12/02/21 3670437995
11/19/2021	1267	1285		10.74	Reverse trx 1284, 11/12/21 Check - Rocky Mountain Power Inv. 11/22/21
11/30/2021	1269	1294	835.00		Check - Western Management Associates Inv. 2952
12/06/2021	Dep. # 128	1313		300.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/06/2021	Dep. # 129	1320		300.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/07/2021	1272	1315	150.00		Check - Western Management Associates
12/21/2021	Dep. # 138	1377		150.00	Internet Payments Deposit
12/22/2021	Dep. # 130	1342		400.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/28/2021	Dep. # 131	1363		150.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/28/2021	Dep. # 137	1375		150.00	Internet Payments Deposit
12/29/2021	Dep. # 132	1364		500.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/30/2021		1343	425.00		December 2021 Reserve Transfer
12/30/2021	Dep. # 133	1365		150.00	Deposit 100000.00 - Pinehurst Place Operating Account (1650)
12/31/2021	DP-118	1367	66.45		Direct payment - Layton City Inv. 12/31/21 6070401
12/31/2021	DP-117	1358	27.95		Direct payment - Layton City Inv. 12/31/21 6067101
12/31/2021	DP-114	1355	23.85		Direct payment - Layton City Inv. 12/31/21 6062801
12/31/2021	DP-115	1356	21.80		Direct payment - Layton City Inv. 12/31/21 6066801
12/31/2021	DP-116	1357	21.80		Direct payment - Layton City Inv. 12/31/21 6067001

<b>Totals</b>	<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
	<b>2 881.49</b>	<b>2 110.74</b>	<b>20</b>

# Pinehurst Place HOA

## Bank Reconciliation : 12/31/2021

Wells Fargo - P.O. Box 6995, Portland	#	xxx1650
100000.00 - Pinehurst Place Operating Account (1650)		

### Checks and Deposits still outstanding (not cleared at the bank yet)

Date	Ch. #	Trx	Check	Deposits	Description
10/15/2020	DP-44	453	702.57		Direct payment - Colonial Flag Inv. 0173012 50% DEPOSIT
12/24/2020	DP-51	571	89.73		Check - Comcast
12/06/2021	1271	1307	150.00		Refund
12/15/2021	1274	1353	867.65		Check - Tuxedo Inv. 47679
12/20/2021	1275	1354	7.46		Check - Dominion Energy Inv. 01/04/21 3670437995
12/31/2021		1346	1,700.00		Bank transfer from 100000.00 to 100001.00
12/31/2021	1273	1345	835.00		Check - Western Management Associates Inv. 3090

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>4 352.41</b>	<b>0.00</b>	<b>7</b>

# Commercial Basic Checking

December 31, 2021 ■ Page 1 of 4



PINEHURST PLACE HOA, INC  
111 S FRONTAGE RD  
CENTERVILLE UT 84014-2108

## Questions?

Call your Customer Service Officer or Client Services

1-800-AT WELLS (1-800-289-3557)

5:00 AM TO 6:00 PM Pacific Time Monday - Friday

**Online:** wells Fargo.com

**Write:** Wells Fargo Bank, N.A. (119)  
P.O. Box 6995  
Portland, OR 97228-6995

## Your Business and Wells Fargo

Visit wells Fargo.com/digitalbusinessresources to explore tours, articles, infographics, and other resources on the topics of money movement, account management and monitoring, security and fraud prevention, and more.

## Account options

*A check mark in the box indicates you have these convenient services with your account(s). Go to wells Fargo.com/biz or call the number above if you have questions or if you would like to add new services.*

Business Online Banking	<input checked="" type="checkbox"/>
Online Statements	<input checked="" type="checkbox"/>
Business Bill Pay	<input type="checkbox"/>
Business Spending Report	<input checked="" type="checkbox"/>
Overdraft Protection	<input type="checkbox"/>

## Statement period activity summary

Beginning balance on 12/1	\$55,696.08
Deposits/Credits	2,100.00
Withdrawals/Debits	- 2,870.75
Ending balance on 12/31	\$54,925.33

Account number: 9499751650

PINEHURST PLACE HOA, INC

*Utah account terms and conditions apply*

For Direct Deposit use

Routing Number (RTN): 124002971

For Wire Transfers use

Routing Number (RTN): 121000248

## Overdraft Protection

This account is not currently covered by Overdraft Protection. If you would like more information regarding Overdraft Protection and eligibility requirements please call the number listed on your statement or visit your Wells Fargo branch.





Transaction history

Date	Check Number	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
12/1	1266	Check		1,291.44	54,404.64
12/7		Secure Instant P Instantpay Pinehurst Place	300.00		
12/7	1270	Check		7.46	54,697.18
12/8	1272	Check		150.00	54,547.18
12/10		eDeposit IN Branch/Store 12/10/21 03:12:40 PM 3885 S Wasatch Blvd Salt Lake City UT	300.00		
12/10	1269	Check		835.00	54,012.18
12/22		5/3 Bankcard Sys Deposit 122221 4445040621831 5/3 Bankcard VISA/Mc Dep 4445040621831	150.00		54,162.18
12/23		eDeposit IN Branch/Store 12/23/21 04:22:52 PM 4711 S Highland Dr Salt Lake City UT	400.00		54,562.18
12/29		Secure Instant P Instantpay Pinehurst Place	150.00		
12/29		5/3 Bankcard Sys Deposit 122921 4445040621831 5/3 Bankcard VISA/Mc Dep 4445040621831	150.00		54,862.18
12/30		Secure Instant P Instantpay Pinehurst Place	500.00		
12/30		Online Transfer to Pinehurst Place Hoa, Inc Ref #Ib0D832TDS Business Market Rate Saving Reserve Transfer		425.00	54,937.18
12/31		Secure Instant P Instantpay Pinehurst Place	150.00		
12/31		Layton City Corp Laytoncity 6066801 Pinehurst Hoa		21.80	
12/31		Layton City Corp Laytoncity 6067001 Pinehurst Hoa		21.80	
12/31		Layton City Corp Laytoncity 6062801 Pinehurst Place Hoa		23.85	
12/31		Layton City Corp Laytoncity 6067101 Pinehurst Hoa		27.95	
12/31		Layton City Corp Laytoncity 6070401 Pinehurst Place Hoa		66.45	54,925.33
Ending balance on 12/31					54,925.33
Totals			\$2,100.00	\$2,870.75	

The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.

Summary of checks written (checks listed are also displayed in the preceding Transaction history)

Number	Date	Amount	Number	Date	Amount	Number	Date	Amount
1266	12/1	1,291.44	1270	12/7	7.46	1272 *	12/8	150.00
1269 *	12/10	835.00						

\* Gap in check sequence.

Monthly service fee summary

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to [wellsfargo.com/feefaq](https://wellsfargo.com/feefaq) for a link to these documents, and answers to common monthly service fee questions.

Fee period 12/01/2021 - 12/31/2021	Standard monthly service fee \$10.00	You paid \$0.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Average ledger balance	\$500.00	\$54,343.00 <input type="checkbox"/>




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**Account transaction fees summary**

<i>Service charge description</i>	<i>Units used</i>	<i>Units included</i>	<i>Excess units</i>	<i>Service charge per excess units (\$)</i>	<i>Total service charge (\$)</i>
Cash Deposited (\$)	0	3,000	0	0.0030	0.00
Transactions	16	50	0	0.50	0.00
<b>Total service charges</b>					<b>\$0.00</b>



## IMPORTANT ACCOUNT INFORMATION

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Periodically, it is necessary to update selected sections of the disclosures you received when you opened your account. These updates provide you with the most up to date account information and are very important; so please review this information carefully and feel free to contact us with any questions or concerns.

We are updating the Deposit Account Agreement ("Account Agreement") dated October 15, 2021. Effective February 15, 2022, the following applies to wire transfers transactions: the section titled "Funds Transfer Services" has revisions to the introductory paragraph, we added subsections titled "Funds Transfer Security Procedure" and "Rejecting a Funds Transfer Request", and the subsection titled "Your duty to report unauthorized or erroneous funds transfers" has been revised.

If you are enrolled in Wells Fargo Online®, Wells Fargo Business Online®, Wells Fargo Mobile®, or Wells Fargo Advisors® online services, you reviewed and accepted our Online Access Agreement ("OAA") when you enrolled in those services. We have added a new section 15(c) Transfers Security Procedures (Business Customers and Online Wire Transfers) to the OAA to provide more clarity regarding the security procedures that apply to certain online transactions and the various addenda agreements. The updated version of the OAA will go into effect on February 15, 2022.

No, you don't need to take any action. This notice is simply to let you know that certain terms in the Account Agreement and the OAA have been updated. Your continued use of your account and, if enrolled, in the above online services will be your acceptance to these updated terms. Please review the Account Agreement and OAA, and only continue to use the above online services if you agree to all terms.

For more details, please access the Consumer Account Addenda at [www.wellsfargo.com/online-banking/consumer-account-fees/](http://www.wellsfargo.com/online-banking/consumer-account-fees/) or the complete OAA at [www.wellsfargo.com/online-banking/online-access-agreement/upcoming](http://www.wellsfargo.com/online-banking/online-access-agreement/upcoming).



# Pinehurst Place HOA

## List of deposits

From : 12/01/2021 to : 12/31/2021

<b>Bank Account</b> 100001.00 - Pinehurst Place Reserve Account (2317)			xxx2317	
Trx #	Date	Description	Deposit #	Amount

Number of items:

**Total :**

# Pinehurst Place HOA

## Check Register With Invoices Paid - for account : 100001.00 - Pinehurst Place Reserve Account (2317) (xxx2317)

From : 12/01/2021 to : 12/31/2021

Type	Numbers	Trx #	Dates	Names : Beneficiary of the check, Counterpart account posted to and Description	Void ?	Invoice	Amount
	Number of payments						

# Pinehurst Place HOA

## Bank Reconciliation : 12/31/2021

Wells Fargo - P.O. Box 6995, Portland 100001.00 - Pinehurst Place Reserve Account (2317)	#	xxx2317
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Balance on the bank statement as of 12/31/2021:	68,086.81	
<b>PLUS:</b> Deposits not yet cleared at the bank as of this date	1,700.00	
<b>MINUS:</b> Checks not yet cleared at the bank as of this date	0.00	
Adjusted bank account balance as of the same date	69,786.81	
Balance of the account in our books as of the same date	69,786.81	
<b>Difference:</b>	<b>0.00</b>	

<b>Deposits and checks that have cleared in current period</b>
--

Date	Ch. #	Trx	Check	Deposits	Description
12/30/2021		1343		425.00	December 2021 Reserve Transfer
12/31/2021		1359		0.58	Interest 100001.00 - Pinehurst Place Reserve Account (2317)

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>0.00</b>	<b>425.58</b>	<b>2</b>

# Pinehurst Place HOA

## Bank Reconciliation : 12/31/2021

Wells Fargo - P.O. Box 6995, Portland	#	xxx2317
100001.00 - Pinehurst Place Reserve Account (2317)		

<b>Checks and Deposits still outstanding (not cleared at the bank yet)</b>
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Date	Ch. #	Trx	Check	Deposits	Description
12/31/2021		1346		1,700.00	Bank transfer from 100000.00 to 100001.00

<b>Totals</b>		<b>Checks</b>	<b>Deposits</b>	<b>Number</b>
		<b>0.00</b>	<b>1 700.00</b>	<b>1</b>

# Business Market Rate Savings

December 31, 2021 ■ Page 1 of 4



PINEHURST PLACE HOA, INC  
111 S FRONTAGE RD  
CENTERVILLE UT 84014-2108

## Questions?

**Available by phone 24 hours a day, 7 days a week:**

We accept all relay calls, including 711

1-800-CALL-WELLS (1-800-225-5935)

**En español:** 1-877-337-7454

**Online:** wells Fargo.com/biz

**Write:** Wells Fargo Bank, N.A. (119)  
P.O. Box 6995  
Portland, OR 97228-6995

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## Your Business and Wells Fargo

Visit [wellsfargo.com/digitalbusinessresources](https://wellsfargo.com/digitalbusinessresources) to explore tours, articles, infographics, and other resources on the topics of money movement, account management and monitoring, security and fraud prevention, and more.

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### Statement period activity summary

Beginning balance on 12/1	\$67,661.23
Deposits/Credits	425.58
Withdrawals/Debits	- 0.00
Ending balance on 12/31	\$68,086.81

Account number: 6837672317

PINEHURST PLACE HOA, INC

**Utah account terms and conditions apply**

For Direct Deposit use

Routing Number (RTN): 124002971

For Wire Transfers use

Routing Number (RTN): 121000248

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### Interest summary

Interest paid this statement	\$0.58
Average collected balance	\$67,688.64
Annual percentage yield earned	0.01%
Interest earned this statement period	\$0.58
Interest paid this year	\$6.56





## Transaction history

Date	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
12/30	Online Transfer From Pinehurst Place Hoa, Inc Ref #1b0D832TDS Commercial Basic Checking Reserve Transfer	425.00		68,086.23
12/31	Interest Payment	0.58		68,086.81
Ending balance on 12/31				68,086.81
Totals		\$425.58	\$0.00	

*The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.*

## Monthly service fee summary

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to [wellsfargo.com/feefaq](https://wellsfargo.com/feefaq) for a link to these documents, and answers to common monthly service fee questions.

Fee period 12/01/2021 - 12/31/2021	Standard monthly service fee \$5.00	You paid \$0.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Minimum daily balance	\$300.00	\$67,661.23 <input checked="" type="checkbox"/>
• Total automatic transfers from an eligible Wells Fargo business checking account	\$25.00	\$0.00 <input type="checkbox"/>

YC/YC

## Account transaction fees summary

Service charge description	Units used	Units included	Excess units	Service charge per excess units (\$)	Total service charge (\$)
Deposited Items	0	20	0	0.50	0.00
Cash Deposited (\$)	0	5,000	0	0.0030	0.00
Total service charges					\$0.00

## Other Wells Fargo Benefits

Our National Business Banking Center customer service number 1-800-CALL-WELLS (1-800-225-5935) hours of operation have temporarily changed to 7:00 a.m. to 11:00 p.m. Eastern Time, Monday through Saturday and Sunday 9:00 a.m. to 10:00 p.m. Eastern Time. Access to our automated banking system, the ability to report a fraud claim on your business credit or debit card, and access to report a lost or stolen business card will continue to be available 24 hours a day, 7 days per week. Thank you for banking with Wells Fargo. We appreciate your business.



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 **IMPORTANT ACCOUNT INFORMATION**

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Periodically, it is necessary to update selected sections of the disclosures you received when you opened your account. These updates provide you with the most up to date account information and are very important; so please review this information carefully and feel free to contact us with any questions or concerns.

We are updating the Deposit Account Agreement ("Account Agreement") dated October 15, 2021. Effective February 15, 2022, the following applies to wire transfers transactions: the section titled "Funds Transfer Services" has revisions to the introductory paragraph, we added subsections titled "Funds Transfer Security Procedure" and "Rejecting a Funds Transfer Request", and the subsection titled "Your duty to report unauthorized or erroneous funds transfers" has been revised.

If you are enrolled in Wells Fargo Online®, Wells Fargo Business Online®, Wells Fargo Mobile®, or Wells Fargo Advisors® online services, you reviewed and accepted our Online Access Agreement ("OAA") when you enrolled in those services. We have added a new section 15(c) Transfers Security Procedures (Business Customers and Online Wire Transfers) to the OAA to provide more clarity regarding the security procedures that apply to certain online transactions and the various addenda agreements. The updated version of the OAA will go into effect on February 15, 2022.

No, you don't need to take any action. This notice is simply to let you know that certain terms in the Account Agreement and the OAA have been updated. Your continued use of your account and, if enrolled, in the above online services will be your acceptance to these updated terms. Please review the Account Agreement and OAA, and only continue to use the above online services if you agree to all terms.

For more details, please access the Consumer Account Addenda at [www.wellsfargo.com/online-banking/consumer-account-fees/](http://www.wellsfargo.com/online-banking/consumer-account-fees/) or the complete OAA at [www.wellsfargo.com/online-banking/online-access-agreement/upcoming](http://www.wellsfargo.com/online-banking/online-access-agreement/upcoming).



# Pinehurst Place HOA

## Work Order Summary

From 12/01/2021 to 12/31/2021

No	Unit	Work Address	Vendor	Request on Request by	Target	Status Completed on

	= Number of Items
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# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						
<b>1.00 Ryan Albert</b>				<b>Beginning Balance</b>		<b>325.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>325.00</b>
<b>3.00 Nick &amp; Melissa Auton</b>				<b>Beginning Balance</b>		<b>450.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>450.00</b>
<b>11.00 Ryan &amp; Amanda Carroll</b>				<b>Beginning Balance</b>		<b>150.00</b>
12/21/2021	Received by cc CC Visa (3660) xxxx from Ryan & Amanda Carroll. Thank	707	1376		150.00	0.00
12/22/2021	Received by ch. 1069. Thank you	707	1338		150.00	(150.00)
<b>Totals</b>				<b>0.00</b>	<b>300.00</b>	<b>(150.00)</b>
<b>14.00 Taylor &amp; Diana Dearden</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/28/2021	Received by ch. AutoPay 12/28. Thank you	892	1360		150.00	(150.00)
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>(150.00)</b>
<b>19.00 Ron &amp; Camille Frasure</b>				<b>Beginning Balance</b>		<b>(300.00)</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(300.00)</b>
<b>22.00 Dean &amp; Elaine Hamilton</b>				<b>Beginning Balance</b>		<b>75.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>75.00</b>
<b>23.00 Scott &amp; Rebecca Harris</b>				<b>Beginning Balance</b>		<b>325.00</b>
12/29/2021	Received by ch. AutoPay 12/29. Thank you	576,717,693,893	1361		500.00	(175.00)
<b>Totals</b>				<b>0.00</b>	<b>500.00</b>	<b>(175.00)</b>
<b>25.00 Kelly &amp; Teresa Howell</b>				<b>Beginning Balance</b>		<b>(150.00)</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(150.00)</b>
<b>28.00 Jacob &amp; Brittany Jensen</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/06/2021	Received by ch. Auto 12/06/21. Thank you	789	1318		150.00	(150.00)
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>(150.00)</b>
<b>30.00 Jeremy &amp; Sheryl Kartchner</b>				<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>31.00 John Kelly</b>				<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>32.00 Brandon &amp; Jessica Kunz</b>				<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>35.00 Luke &amp; Amy Lambert</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/06/2021	Property Sold 10/08/21 # 35.00	728	1306		150.00	(150.00)
12/06/2021	Refund	785	1307	150.00		0.00
<b>Totals</b>				<b>150.00</b>	<b>150.00</b>	<b>0.00</b>
<b>38.00 Jeffrey &amp; Marci Low</b>				<b>Beginning Balance</b>		<b>(150.00)</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(150.00)</b>
<b>42.00 Jonathan &amp; Jennifer Moulton</b>				<b>Beginning Balance</b>		<b>0.00</b>
12/28/2021	Received by cc CC Visa (5838) xxxx from Jonathan & Jennifer Moulton.	895	1374		150.00	(150.00)
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>(150.00)</b>
<b>44.00 Hans &amp; Janae Nielsen</b>				<b>Beginning Balance</b>		<b>(50.00)</b>

# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(50.00)</b>
<b>45.00</b>	<b>Brent &amp; Lalani Nielson</b>			<b>Beginning Balance</b>		<b>100.00</b>
12/22/2021	Received by ch. 0058196780. Thank you	737	1339		50.00	50.00
<b>Totals</b>				<b>0.00</b>	<b>50.00</b>	<b>50.00</b>
<b>46.00</b>	<b>Kyle &amp; Brooke Norseth</b>			<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>47.00</b>	<b>Adrian &amp; Jennifer Oberholz</b>			<b>Beginning Balance</b>		<b>325.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>325.00</b>
<b>50.00</b>	<b>Pappadakis, Mike &amp; Mandi</b>			<b>Beginning Balance</b>		<b>25.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>25.00</b>
<b>52.00</b>	<b>Richard &amp; Laurie Pike</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/22/2021	Received by ch. 0000995300. Thank you	891	1340		50.00	(50.00)
<b>Totals</b>				<b>0.00</b>	<b>50.00</b>	<b>(50.00)</b>
<b>54.00</b>	<b>Nathan &amp; Shannon Rees</b>			<b>Beginning Balance</b>		<b>(175.00)</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(175.00)</b>
<b>55.00</b>	<b>Cody &amp; Haylee Rhoades</b>			<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>58.00</b>	<b>Logan Sandlund</b>			<b>Beginning Balance</b>		<b>120.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>120.00</b>
<b>65.00</b>	<b>Carlos &amp; Valerie Valencia</b>			<b>Beginning Balance</b>		<b>150.00</b>
12/22/2021	Received by ch. 1309. Thank you	757	1341		150.00	0.00
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>0.00</b>
<b>66.00</b>	<b>David &amp; Toree Valentine</b>			<b>Beginning Balance</b>		<b>325.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>325.00</b>
<b>67.00</b>	<b>Jesse Vaughan</b>			<b>Beginning Balance</b>		<b>150.00</b>
12/06/2021	Received by ch. Auto 12/06/21. Thank you	759	1319		150.00	0.00
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>0.00</b>
<b>68.00</b>	<b>Jeremy Warath</b>			<b>Beginning Balance</b>		<b>325.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>325.00</b>
<b>74.00</b>	<b>Michael Doxstader</b>			<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>471.00</b>	<b>Dennis &amp; Cristen Hurst</b>			<b>Beginning Balance</b>		<b>50.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>50.00</b>
<b>474.00</b>	<b>John &amp; Kathryn Burton</b>			<b>Beginning Balance</b>		<b>(350.00)</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>(350.00)</b>
<b>475.00</b>	<b>Jordan &amp; Courtney Harris</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/30/2021	Received by ch. AutoPay 12/30. Thank you	894	1362		150.00	(150.00)
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>(150.00)</b>
<b>1596.00</b>	<b>Michael &amp; Patricia Sheehan</b>			<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>

# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
<b>1610.00</b>	<b>Reed &amp; Annie Massey</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/06/2021	Common Charges - October 2021, November 2021, December 2021	786	1308	150.00		150.00
12/06/2021	Setup Fees	787	1309	150.00		300.00
12/06/2021	Reinvestment Fees	788	1310	500.00		800.00
12/06/2021	Received by ch. 332391/Title. Thank you	786	1311		150.00	650.00
12/06/2021	Received by ch. 012433/Title. Thank you	787	1312		150.00	500.00
<b>Totals</b>				<b>800.00</b>	<b>300.00</b>	<b>500.00</b>
<b>1685.00</b>	<b>Sean &amp; Angela Gove</b>			<b>Beginning Balance</b>		<b>150.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>150.00</b>
<b>100000.0</b>	<b>Pinehurst Place Operating Account (1650)</b>			<b>Beginning Balance</b>		<b>52,769.88</b>
12/06/2021	Refund ch. # 1271		1307		150.00	52,619.88
12/06/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 128		1313	300.00		52,919.88
12/06/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 129		1320	300.00		53,219.88
12/07/2021	Check - Western Management Associates ch. # 1272	3131	1315		150.00	53,069.88
12/15/2021	Check - Tuxedo Inv. 47679 ch. # 1274	47679	1353		867.65	52,202.23
12/20/2021	Check - Dominion Energy Inv. 01/04/21 3670437995 ch. # 1275	01/04/21 3670437995	1354		7.46	52,194.77
12/21/2021	Internet Payments Deposit		1377	150.00		52,344.77
12/22/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 130		1342	400.00		52,744.77
12/28/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 131		1363	150.00		52,894.77
12/28/2021	Internet Payments Deposit		1375	150.00		53,044.77
12/29/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 132		1364	500.00		53,544.77
12/30/2021	December 2021 Reserve Transfer		1343		425.00	53,119.77
12/30/2021	Deposit 100000.00 - Pinehurst Place Operating Account (1650) Dep. # 133		1365	150.00		53,269.77
12/31/2021	Check - Western Management Associates Inv. 3090 ch. # 1273	3090	1345		835.00	52,434.77
12/31/2021	Bank transfer from 100000.00 to 100001.00		1346		1,700.00	50,734.77
12/31/2021	Direct payment - Layton City Inv. 12/31/21 6062801	12/31/21 6062801	1355		23.85	50,710.92
12/31/2021	Direct payment - Layton City Inv. 12/31/21 6066801	12/31/21 6066801	1356		21.80	50,689.12
12/31/2021	Direct payment - Layton City Inv. 12/31/21 6067001	12/31/21 6067001	1357		21.80	50,667.32
12/31/2021	Direct payment - Layton City Inv. 12/31/21 6067101	12/31/21 6067101	1358		27.95	50,639.37
12/31/2021	Direct payment - Layton City Inv. 12/31/21 6070401	12/31/21 6070401	1367		66.45	50,572.92
<b>Totals</b>				<b>2,100.00</b>	<b>4,296.96</b>	<b>50,572.92</b>
<b>100001.0</b>	<b>Pinehurst Place Reserve Account (2317)</b>			<b>Beginning Balance</b>		<b>67,661.23</b>
12/30/2021	December 2021 Reserve Transfer		1343	425.00		68,086.23
12/31/2021	Bank transfer from 100000.00 to 100001.00		1346	1,700.00		69,786.23
12/31/2021	Interest 100001.00 - Pinehurst Place Reserve Account (2317)		1359	0.58		69,786.81
<b>Totals</b>				<b>2,125.58</b>	<b>0.00</b>	<b>69,786.81</b>
<b>100100.0</b>	<b>Deposit Clearing</b>			<b>Beginning Balance</b>		<b>0.00</b>

# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account Trx Date	Description	Invoice Date & No	Trx	Debit	Credit	Balance
12/31/2021	Total of transactions			2,100.00	2,100.00	
<b>Totals</b>				<b>2,100.00</b>	<b>2,100.00</b>	<b>0.00</b>
<b>250180.0</b>	<b>Dominion Energy</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/20/2021	Dominion Energy	01/04/21 3670437995	1351		7.46	7.46
12/20/2021	Paid ch.# 1275 Inv. 01/04/21 3670437995	01/04/21 3670437995	1354	7.46		0.00
<b>Totals</b>				<b>7.46</b>	<b>7.46</b>	<b>0.00</b>
<b>250280.0</b>	<b>Layton City</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/31/2021	Layton City	12/31/21 6066801	1347		21.80	21.80
12/31/2021	Layton City	12/31/21 6067001	1348		21.80	43.60
12/31/2021	Layton City	12/31/21 6067101	1349		27.95	71.55
12/31/2021	Layton City	12/31/21 6062801	1350		23.85	95.40
12/31/2021	Paid Direct Payment Inv. 12/31/21 6062801	12/31/21 6062801	1355	23.85		71.55
12/31/2021	Paid Direct Payment Inv. 12/31/21 6066801	12/31/21 6066801	1356	21.80		49.75
12/31/2021	Paid Direct Payment Inv. 12/31/21 6067001	12/31/21 6067001	1357	21.80		27.95
12/31/2021	Paid Direct Payment Inv. 12/31/21 6067101	12/31/21 6067101	1358	27.95		0.00
12/31/2021	Layton City	12/31/21 6070401	1366		66.45	66.45
12/31/2021	Paid Direct Payment Inv. 12/31/21 6070401	12/31/21 6070401	1367	66.45		0.00
<b>Totals</b>				<b>161.85</b>	<b>161.85</b>	<b>0.00</b>
<b>250430.0</b>	<b>Western Management Associates</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/07/2021	Western Management Associates	3131	1314		150.00	150.00
12/07/2021	Paid ch.# 1272 Inv. 3131	3131	1315	150.00		0.00
12/31/2021	Western Management Associates	3090	1344		835.00	835.00
12/31/2021	Paid ch.# 1273 Inv. 3090	3090	1345	835.00		0.00
<b>Totals</b>				<b>985.00</b>	<b>985.00</b>	<b>0.00</b>
<b>250437.0</b>	<b>Tuxedo</b>			<b>Beginning Balance</b>		<b>0.00</b>
12/15/2021	Tuxedo	47679	1352		867.65	867.65
12/15/2021	Paid ch.# 1274 Inv. 47679	47679	1353	867.65		0.00
<b>Totals</b>				<b>867.65</b>	<b>867.65</b>	<b>0.00</b>
<b>300000.0</b>	<b>HOA Fees</b>			<b>Beginning Balance</b>		<b>51,150.00</b>
12/06/2021	Property Sold 10/08/21		1306	150.00		51,000.00
12/06/2021	1610, unit 204/1682, inv. 786;1 Common Charges - October 2021, Novemb	786	1308		150.00	51,150.00
<b>Totals</b>				<b>150.00</b>	<b>150.00</b>	<b>51,150.00</b>
<b>300300.0</b>	<b>Late Fees/Fines</b>			<b>Beginning Balance</b>		<b>325.00</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>325.00</b>
<b>300400.0</b>	<b>Reinvestment Fees</b>			<b>Beginning Balance</b>		<b>1,500.00</b>
12/06/2021	1610, unit 204/1682, inv. 788;1 Reinvestment Fees, charged to Reed	788	1310		500.00	2,000.00
<b>Totals</b>				<b>0.00</b>	<b>500.00</b>	<b>2,000.00</b>
<b>300500.0</b>	<b>Setup Fees</b>			<b>Beginning Balance</b>		<b>450.00</b>
12/06/2021	1610, unit 204/1682, inv. 787;1 Setup Fees, charged to Reed & Annie	787	1309		150.00	600.00
<b>Totals</b>				<b>0.00</b>	<b>150.00</b>	<b>600.00</b>



# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance	
Trx Date							
<b>300800.0</b>	<b>Maintenance &amp; Repairs</b>					<b>Beginning Balance</b>	<b>365.00</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>365.00</b>
<b>301000.0</b>	<b>Collection Fees</b>					<b>Beginning Balance</b>	<b>527.20</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>527.20</b>
<b>304000.0</b>	<b>Interest Income</b>					<b>Beginning Balance</b>	<b>5.98</b>
12/31/2021	Interest 100001.00 - Pinehurst Place Reserve Account (2317)		1359		0.58		6.56
			<b>Totals</b>	<b>0.00</b>	<b>0.58</b>		<b>6.56</b>
<b>400200.0</b>	<b>Bank Fees</b>					<b>Beginning Balance</b>	<b>21.50</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>21.50</b>
<b>400300.0</b>	<b>Common Area Maintenance</b>					<b>Beginning Balance</b>	<b>573.88</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>573.88</b>
<b>400400.0</b>	<b>Electricity</b>					<b>Beginning Balance</b>	<b>1,688.37</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>1,688.37</b>
<b>400500.0</b>	<b>Gas</b>					<b>Beginning Balance</b>	<b>1,070.08</b>
12/20/2021	Dominion Energy (250180.00 - Dominion Energy)	12-20-2021 01/04/21 3670437995	1351	7.46			1,077.54
			<b>Totals</b>	<b>7.46</b>	<b>0.00</b>		<b>1,077.54</b>
<b>400600.0</b>	<b>Insurance</b>					<b>Beginning Balance</b>	<b>1,344.00</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>1,344.00</b>
<b>400700.0</b>	<b>Landscape Extras</b>					<b>Beginning Balance</b>	<b>1,877.00</b>
			<b>Totals</b>	<b>0.00</b>	<b>0.00</b>		<b>1,877.00</b>
<b>400800.0</b>	<b>Landscape Maintenance</b>					<b>Beginning Balance</b>	<b>8,487.05</b>
12/15/2021	Tuxedo (250437.00 - Tuxedo)	12-15-2021 47679	1352	775.88			9,262.93
			<b>Totals</b>	<b>775.88</b>	<b>0.00</b>		<b>9,262.93</b>
<b>400900.0</b>	<b>Management Fee</b>					<b>Beginning Balance</b>	<b>8,110.00</b>
12/31/2021	Western Management Associates (250430.00 - Western Management Associates)	12-31-2021 3090	1344	730.00			8,840.00
			<b>Totals</b>	<b>730.00</b>	<b>0.00</b>		<b>8,840.00</b>
<b>401100.0</b>	<b>Software/Postage</b>					<b>Beginning Balance</b>	<b>1,050.00</b>
12/31/2021	Western Management Associates (250430.00 - Western Management Associates)	12-31-2021 3090	1344	55.00			1,105.00
			<b>Totals</b>	<b>55.00</b>	<b>0.00</b>		<b>1,105.00</b>
<b>401200.0</b>	<b>Professional Services</b>					<b>Beginning Balance</b>	<b>5,174.45</b>
12/31/2021	Western Management Associates (250430.00 - Western Management Associates)	12-31-2021 3090	1344	50.00			5,224.45
			<b>Totals</b>	<b>50.00</b>	<b>0.00</b>		<b>5,224.45</b>
<b>401600.0</b>	<b>Setup Fees</b>					<b>Beginning Balance</b>	<b>450.00</b>
12/07/2021	Western Management Associates (250430.00 - Western Management Associates)	12-07-2021 3131	1314	150.00			600.00
			<b>Totals</b>	<b>150.00</b>	<b>0.00</b>		<b>600.00</b>
<b>401900.0</b>	<b>Water/Sewer</b>					<b>Beginning Balance</b>	<b>3,904.15</b>
12/31/2021	Layton City (250280.00 - Layton City)	12-31-2021 12/31/21 6066801	1347	21.80			3,925.95
12/31/2021	Layton City (250280.00 - Layton City)	12-31-2021 12/31/21 6067001	1348	21.80			3,947.75

# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						
12/31/2021	Layton City (250280.00 - Layton City)	12-31-2021 12/31/21 6067101	1349	27.95		3,975.70
12/31/2021	Layton City (250280.00 - Layton City)	12-31-2021 12/31/21 6062801	1350	23.85		3,999.55
12/31/2021	Layton City (250280.00 - Layton City)	12-31-2021 12/31/21 6070401	1366	66.45		4,066.00
<b>Totals</b>				<b>161.85</b>	<b>0.00</b>	<b>4,066.00</b>
<b>402100.0 Irrigation Repairs</b>				<b>Beginning Balance</b>		<b>1,202.76</b>
12/15/2021	Tuxedo (250437.00 - Tuxedo)	12-15-2021 47679	1352	91.77		1,294.53
<b>Totals</b>				<b>91.77</b>	<b>0.00</b>	<b>1,294.53</b>
<b>402500.0 Pool Maintenance</b>				<b>Beginning Balance</b>		<b>9,744.56</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>9,744.56</b>
<b>600000.0 Retained Earnings</b>				<b>Beginning Balance</b>		<b>113,725.73</b>
<b>Totals</b>				<b>0.00</b>	<b>0.00</b>	<b>113,725.73</b>

# Pinehurst Place HOA

## Detailed General Ledger

From 12/01/2021 to 12/31/2021

Account	Description	Invoice Date & No	Trx	Debit	Credit	Balance
Trx Date						

### Transaction Totals

Total Debits	<u>11,469.50</u>
Total Credits	<u>11,469.50</u>
Difference	<u>0.00</u>
Total Assets	<u>121,979.73</u>
Total Liabilities	<u>0.00</u>
Total Equity	<u>113,725.73</u>
Total Income	<u>54,973.76</u>
Total Expense	<u>46,719.76</u>

### Ledger Totals

Beginning Debits	<u>169,223.91</u>
Beginning Credits	<u>169,223.91</u>
Difference	<u>0.00</u>
Ending Debits	<u>180,693.41</u>
Ending Credits	<u>180,693.41</u>
Difference	<u>0.00</u>