



360 | COMMUNITY
MANAGEMENT

Peachtree Lane Improvement Association Inc.

Accounting Manager's Report

April 2022 Financials:

Revenue generated during April was **\$14,077.22**. This breaks down as follows:

Assessment Income:	\$10,075.00
Operating Interest Income:	\$ 2.22
Work Order Income:	\$ 4,000.00

Operating Expenses for the month of April are **\$9,617.13**.

Operating Net Income (Loss):	\$4,460.09
Reserves Interest Income:	\$ 18.84
Received From Operating:	\$1,008.33
Reserve Expenses:	<u>\$ 0.00</u>
Net Income (Loss):	<u>\$5,487.26</u>

Bank Balances:

Account balances at the end of April 2022:

Operating Balance:	\$ 50,114.78
Reserve Balance:	<u>\$153,674.17</u>
Total Assets:	<u>\$203,788.95</u>

***Notes to Financial Statements**

- Peachtree Lane Improvement is using the hybrid accounting method for income received. The balance sheet reflects the Prepaid Assessments in account 2100 in the amount of \$4,727.52 as of April 30, 2022, according to the Prepaid Report as of that same date.
- Peachtree Lane paid the following additional expenses in April 2022: Butler Hansen \$250.00 for annual tax preparation, Shaughnessy Contracting \$950.00 for roof repairs, 360 Community Management \$705.00 for pool equipment, and Arizona Department of Revenue \$50.00 for annual taxes. For additional details and copies of the invoices see the AP Distribution Package.

Peachtree Lane Improvement Association Inc.

Balance Sheet

4/30/2022

Assets

Bank Accounts

1000 - Operating Checking

\$50,114.78

1500 - Reserve Checking

\$153,674.17

Bank Accounts Total

\$203,788.95

Assets Total

\$203,788.95

Liabilities and Equity

Current Liabilities

2100 - Prepaid Assessments

\$4,727.52

Current Liabilities Total

\$4,727.52

Equity

3500 - Reserve Equity - General

\$130,206.77

Equity Total

\$130,206.77

Retained Earnings

\$55,063.28

Net Income

\$13,791.38

Liabilities & Equity Total

\$203,788.95

Peachtree Lane Improvement Association Inc.
Budget Comparison Report
4/1/2022 - 4/30/2022

	4/1/2022 - 4/30/2022			1/1/2022 - 4/30/2022			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Income</u>							
4100 - Assessments	\$10,075.00	\$10,075.00	\$0.00	\$40,950.00	\$40,300.00	\$650.00	\$120,900.00
4102 - Insurance Assessments	\$0.00	\$732.17	(\$732.17)	\$0.00	\$2,928.68	(\$2,928.68)	\$8,786.00
4107 - Certified Mail	\$0.00	\$0.00	\$0.00	\$5.36	\$0.00	\$5.36	\$0.00
4111 - Interest Income-Operating	\$2.22	\$0.00	\$2.22	\$7.86	\$0.00	\$7.86	\$0.00
4112 - Late/Demand Fee	\$0.00	\$0.00	\$0.00	\$135.00	\$0.00	\$135.00	\$0.00
4118 - Pool Key	\$0.00	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00	\$0.00
4121 - Statement/Rebill Fee	\$0.00	\$0.00	\$0.00	\$30.00	\$0.00	\$30.00	\$0.00
4124 - Work Order	\$4,000.00	\$0.00	\$4,000.00	\$4,000.00	\$0.00	\$4,000.00	\$0.00
4127 - Disclosure Fee Income	\$0.00	\$0.00	\$0.00	\$400.00	\$0.00	\$400.00	\$0.00
<u>Total Income</u>	\$14,077.22	\$10,807.17	\$3,270.05	\$45,553.22	\$43,228.68	\$2,324.54	\$129,686.00
Total Income	\$14,077.22	\$10,807.17	\$3,270.05	\$45,553.22	\$43,228.68	\$2,324.54	\$129,686.00
Expense							
<u>Administrative Expense</u>							
5001 - Administrative Expense	\$0.00	\$7.50	\$7.50	\$0.00	\$30.00	\$30.00	\$90.00
5004 - Collection Fee	\$160.00	\$2.08	(\$157.92)	\$160.00	\$8.32	(\$151.68)	\$25.00
5007 - Corporate Documents & Filing Fees	\$0.00	\$5.83	\$5.83	\$400.00	\$23.32	(\$376.68)	\$70.00
5009 - Election / Ballots	\$93.00	\$17.44	(\$75.56)	\$93.00	\$69.76	(\$23.24)	\$209.25
5011 - Owners Delinquency Letters	\$6.00	\$1.25	(\$4.75)	\$21.00	\$5.00	(\$16.00)	\$15.00
5013 - Legal Fees-General	\$1,080.00	\$41.67	(\$1,038.33)	\$1,080.00	\$166.68	(\$913.32)	\$500.00
5016 - Management Fees	\$545.00	\$545.00	\$0.00	\$2,180.00	\$2,180.00	\$0.00	\$6,540.00
5019 - Office Supplies	\$0.00	\$13.33	\$13.33	\$160.00	\$53.32	(\$106.68)	\$160.00
5020 - Postage	\$12.89	\$5.00	(\$7.89)	\$23.07	\$20.00	(\$3.07)	\$60.00
5021 - Audit/Tax Preparation Fees	\$250.00	\$58.33	(\$191.67)	\$350.00	\$233.32	(\$116.68)	\$700.00
5022 - Collection Rebill Fees	\$20.00	\$0.00	(\$20.00)	\$40.00	\$0.00	(\$40.00)	\$0.00
5025 - Statements Billing	\$52.05	\$45.83	(\$6.22)	\$208.20	\$183.32	(\$24.88)	\$550.00
5027 - Reserve Transfer	\$1,008.33	\$1,008.33	\$0.00	\$4,033.32	\$4,033.32	\$0.00	\$12,100.00
5028 - Violation Letters	\$0.00	\$0.75	\$0.75	\$0.00	\$3.00	\$3.00	\$9.00
5030 - Mailings/Letters	\$6.00	\$10.25	\$4.25	\$21.00	\$41.00	\$20.00	\$123.00
<u>Total Administrative Expense</u>	\$3,233.27	\$1,762.59	(\$1,470.68)	\$8,769.59	\$7,050.36	(\$1,719.23)	\$21,151.25
<u>Insurance Expense</u>							
7201 - Directors and Officers	\$0.00	\$82.92	\$82.92	\$0.00	\$331.68	\$331.68	\$995.00
7202 - General Liability Policy	(\$524.00)	\$732.17	\$1,256.17	\$1,799.00	\$2,928.68	\$1,129.68	\$8,786.00
<u>Total Insurance Expense</u>	(\$524.00)	\$815.09	\$1,339.09	\$1,799.00	\$3,260.36	\$1,461.36	\$9,781.00
<u>Landscape Expense</u>							
6004 - Flowers and Shrubs	\$0.00	\$25.00	\$25.00	\$0.00	\$100.00	\$100.00	\$300.00
6005 - Irrigation & Sprinkler Repairs	\$0.00	\$16.67	\$16.67	\$0.00	\$66.68	\$66.68	\$200.00
6006 - Landscape Contract	\$2,125.00	\$1,105.00	(\$1,020.00)	\$4,165.00	\$4,420.00	\$255.00	\$13,260.00
6007 - Palm Tree Skinning/Trim	\$0.00	\$41.67	\$41.67	\$0.00	\$166.68	\$166.68	\$500.00
6011 - Tree Installation	\$0.00	\$16.67	\$16.67	\$0.00	\$66.68	\$66.68	\$200.00
6012 - Tree Removal	\$0.00	\$16.67	\$16.67	\$0.00	\$66.68	\$66.68	\$200.00
6013 - Tree Trimming	\$0.00	\$16.67	\$16.67	\$0.00	\$66.68	\$66.68	\$200.00
6014 - Weed Control/Emergent	\$0.00	\$25.00	\$25.00	\$0.00	\$100.00	\$100.00	\$300.00
<u>Total Landscape Expense</u>	\$2,125.00	\$1,263.35	(\$861.65)	\$4,165.00	\$5,053.40	\$888.40	\$15,160.00

Peachtree Lane Improvement Association Inc.

Budget Comparison Report

4/1/2022 - 4/30/2022

	4/1/2022 - 4/30/2022			1/1/2022 - 4/30/2022			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
<u>Maintenance Expense</u>							
6503 - Common Area Lighting	\$0.00	\$25.00	\$25.00	\$0.00	\$100.00	\$100.00	\$300.00
6506 - Electrical Repairs/Installation	\$0.00	\$12.50	\$12.50	\$0.00	\$50.00	\$50.00	\$150.00
6514 - Maintenance Supplies	\$0.00	\$8.33	\$8.33	\$0.00	\$33.32	\$33.32	\$100.00
6515 - Monument Repairs/Maintenance	\$0.00	\$83.33	\$83.33	\$0.00	\$333.32	\$333.32	\$1,000.00
6518 - Pest Control	\$125.00	\$120.00	(\$5.00)	\$485.00	\$480.00	(\$5.00)	\$1,440.00
6520 - Roof Repairs	\$950.00	\$208.33	(\$741.67)	\$950.00	\$833.32	(\$116.68)	\$2,500.00
6527 - Unit Repairs	\$0.00	\$125.00	\$125.00	\$850.00	\$500.00	(\$350.00)	\$1,500.00
6530 - Termite Control	\$0.00	\$29.17	\$29.17	\$0.00	\$116.68	\$116.68	\$350.00
<u>Total Maintenance Expense</u>	\$1,075.00	\$611.66	(\$463.34)	\$2,285.00	\$2,446.64	\$161.64	\$7,340.00
<u>Pool/Spa Expense</u>							
6701 - Deck Repairs	\$0.00	\$291.67	\$291.67	\$0.00	\$1,166.68	\$1,166.68	\$3,500.00
6702 - Pool Chemicals	\$0.00	\$20.83	\$20.83	\$0.00	\$83.32	\$83.32	\$250.00
6703 - Pool Maintenance Contract	\$0.00	\$425.00	\$425.00	\$1,050.00	\$1,700.00	\$650.00	\$5,100.00
6704 - Pool Equipment	\$705.00	\$208.33	(\$496.67)	\$705.00	\$833.32	\$128.32	\$2,500.00
6705 - Pool Permits	\$0.00	\$41.25	\$41.25	\$0.00	\$165.00	\$165.00	\$495.00
6707 - Fountain	\$0.00	\$20.83	\$20.83	\$0.00	\$83.32	\$83.32	\$250.00
6708 - Pool Keys	\$0.00	\$0.00	\$0.00	\$25.00	\$0.00	(\$25.00)	\$0.00
6713 - Pool Repairs	\$0.00	\$125.00	\$125.00	\$1,404.00	\$500.00	(\$904.00)	\$1,500.00
<u>Total Pool/Spa Expense</u>	\$705.00	\$1,132.91	\$427.91	\$3,184.00	\$4,531.64	\$1,347.64	\$13,595.00
<u>Tax Expense</u>							
7301 - Income Taxes	\$50.00	\$4.17	(\$45.83)	\$50.00	\$16.68	(\$33.32)	\$50.00
7302 - FHA Review	\$0.00	\$70.83	\$70.83	\$0.00	\$283.32	\$283.32	\$850.00
<u>Total Tax Expense</u>	\$50.00	\$75.00	\$25.00	\$50.00	\$300.00	\$250.00	\$900.00
<u>Utilities Expense</u>							
7001 - Electric	\$415.00	\$429.17	\$14.17	\$1,607.52	\$1,716.68	\$109.16	\$5,150.00
7002 - Gas	\$306.23	\$166.67	(\$139.56)	\$1,271.98	\$666.68	(\$605.30)	\$2,000.00
7004 - Water	\$171.85	\$167.40	(\$4.45)	\$491.24	\$669.60	\$178.36	\$2,008.75
7005 - Cable TV	\$2,059.78	\$2,208.33	\$148.55	\$8,246.42	\$8,833.32	\$586.90	\$26,500.00
<u>Total Utilities Expense</u>	\$2,952.86	\$2,971.57	\$18.71	\$11,617.16	\$11,886.28	\$269.12	\$35,658.75
Total Expense	\$9,617.13	\$8,632.17	(\$984.96)	\$31,869.75	\$34,528.68	\$2,658.93	\$103,586.00
Operating Net Income	\$4,460.09	\$2,175.00	\$2,285.09	\$13,683.47	\$8,700.00	\$4,983.47	\$26,100.00
Reserve Income							
<u>Reserve Income</u>							
4301 - Reserve Interest Income	\$18.84	\$0.00	\$18.84	\$74.59	\$0.00	\$74.59	\$0.00
4303 - Received from Operating	\$1,008.33	\$0.00	\$1,008.33	\$4,033.32	\$0.00	\$4,033.32	\$0.00
<u>Total Reserve Income</u>	\$1,027.17	\$0.00	\$1,027.17	\$4,107.91	\$0.00	\$4,107.91	\$0.00
Total Reserve Income	\$1,027.17	\$0.00	\$1,027.17	\$4,107.91	\$0.00	\$4,107.91	\$0.00
Reserve Expense							
<u>Reserve Expense</u>							
9000 - Reserve Expenses	\$0.00	\$0.00	\$0.00	\$4,000.00	\$0.00	(\$4,000.00)	\$0.00

Peachtree Lane Improvement Association Inc.
Budget Comparison Report
4/1/2022 - 4/30/2022

	4/1/2022 - 4/30/2022			1/1/2022 - 4/30/2022			
	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
9002 - Capital Improvement Project	\$0.00	\$2,175.00	\$2,175.00	\$0.00	\$8,700.00	\$8,700.00	\$26,100.00
<u>Total Reserve Expense</u>	\$0.00	\$2,175.00	\$2,175.00	\$4,000.00	\$8,700.00	\$4,700.00	\$26,100.00
Total Reserve Expense	\$0.00	\$2,175.00	\$2,175.00	\$4,000.00	\$8,700.00	\$4,700.00	\$26,100.00
Reserve Net Income	\$1,027.17	(\$2,175.00)	\$3,202.17	\$107.91	(\$8,700.00)	\$8,807.91	(\$26,100.00)
Net Income	\$5,487.26	\$0.00	\$5,487.26	\$13,791.38	\$0.00	\$13,791.38	\$0.00

Peachtree Lane Improvement Association Inc.

Income Statement

1/1/2022 - 4/30/2022

	Jan 2022	Feb 2022	Mar 2022	Apr 2022	YTD
Income					
<u>Income</u>					
4100 - Assessments	\$10,400.00	\$9,425.00	\$11,050.00	\$10,075.00	\$40,950.00
4107 - Certified Mail	\$5.36	\$0.00	\$0.00	\$0.00	\$5.36
4111 - Interest Income- Operating	\$1.92	\$1.76	\$1.96	\$2.22	\$7.86
4112 - Late/Demand Fee	\$60.00	\$0.00	\$75.00	\$0.00	\$135.00
4118 - Pool Key	\$0.00	\$25.00	\$0.00	\$0.00	\$25.00
4121 - Statement/Rebill Fee	\$10.00	\$0.00	\$20.00	\$0.00	\$30.00
4124 - Work Order	\$0.00	\$0.00	\$0.00	\$4,000.00	\$4,000.00
4127 - Disclosure Fee Income	\$0.00	\$400.00	\$0.00	\$0.00	\$400.00
<u>Total Income</u>	\$10,477.28	\$9,851.76	\$11,146.96	\$14,077.22	\$45,553.22
<i>Total Income</i>	\$10,477.28	\$9,851.76	\$11,146.96	\$14,077.22	\$45,553.22
Expense					
<u>Administrative Expense</u>					
5001 - Administrative Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
5004 - Collection Fee	\$0.00	\$0.00	\$0.00	\$160.00	\$160.00
5007 - Corporate Documents & Filing Fees	\$0.00	\$0.00	\$400.00	\$0.00	\$400.00
5009 - Election / Ballots	\$0.00	\$0.00	\$0.00	\$93.00	\$93.00
5011 - Owners Delinquency Letters	\$3.00	\$3.00	\$9.00	\$6.00	\$21.00
5013 - Legal Fees- General	\$0.00	\$0.00	\$0.00	\$1,080.00	\$1,080.00
5016 - Management Fees	\$545.00	\$545.00	\$545.00	\$545.00	\$2,180.00
5019 - Office Supplies	\$160.00	\$0.00	\$0.00	\$0.00	\$160.00
5020 - Postage	\$3.08	\$2.59	\$4.51	\$12.89	\$23.07
5021 - Audit/Tax Preparation Fees	\$0.00	\$0.00	\$100.00	\$250.00	\$350.00
5022 - Collection Rebill Fees	\$10.00	\$0.00	\$10.00	\$20.00	\$40.00
5025 - Statements Billing	\$52.05	\$52.05	\$52.05	\$52.05	\$208.20
5027 - Reserve Transfer	\$1,008.33	\$1,008.33	\$1,008.33	\$1,008.33	\$4,033.32
5030 - Mailings/Letters	\$3.00	\$6.00	\$6.00	\$6.00	\$21.00
<u>Total Administrative Expense</u>	\$1,784.46	\$1,616.97	\$2,134.89	\$3,233.27	\$8,769.59
<u>Insurance Expense</u>					
7202 - General Liability Policy	\$1,058.00	\$524.00	\$741.00	(\$524.00)	\$1,799.00
<u>Total Insurance Expense</u>	\$1,058.00	\$524.00	\$741.00	(\$524.00)	\$1,799.00
<u>Landscape Expense</u>					
6006 - Landscape Contract	\$0.00	\$1,020.00	\$1,020.00	\$2,125.00	\$4,165.00
<u>Total Landscape Expense</u>	\$0.00	\$1,020.00	\$1,020.00	\$2,125.00	\$4,165.00

Peachtree Lane Improvement Association Inc.

Income Statement

1/1/2022 - 4/30/2022

	Jan 2022	Feb 2022	Mar 2022	Apr 2022	YTD
Maintenance Expense					
6518 - Pest Control	\$120.00	\$120.00	\$120.00	\$125.00	\$485.00
6520 - Roof Repairs	\$0.00	\$0.00	\$0.00	\$950.00	\$950.00
6527 - Unit Repairs	\$850.00	\$0.00	\$0.00	\$0.00	\$850.00
<u>Total Maintenance Expense</u>	\$970.00	\$120.00	\$120.00	\$1,075.00	\$2,285.00
Pool/Spa Expense					
6703 - Pool Maintenance Contract	\$350.00	\$350.00	\$350.00	\$0.00	\$1,050.00
6704 - Pool Equipment	\$0.00	\$0.00	\$0.00	\$705.00	\$705.00
6708 - Pool Keys	\$0.00	\$0.00	\$25.00	\$0.00	\$25.00
6713 - Pool Repairs	\$0.00	\$1,404.00	\$0.00	\$0.00	\$1,404.00
<u>Total Pool/Spa Expense</u>	\$350.00	\$1,754.00	\$375.00	\$705.00	\$3,184.00
Tax Expense					
7301 - Income Taxes	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00
<u>Total Tax Expense</u>	\$0.00	\$0.00	\$0.00	\$50.00	\$50.00
Utilities Expense					
7001 - Electric	\$421.63	\$0.00	\$770.89	\$415.00	\$1,607.52
7002 - Gas	\$305.12	\$294.52	\$366.11	\$306.23	\$1,271.98
7004 - Water	\$89.73	\$94.02	\$135.64	\$171.85	\$491.24
7005 - Cable TV	\$0.00	\$4,126.86	\$2,059.78	\$2,059.78	\$8,246.42
<u>Total Utilities Expense</u>	\$816.48	\$4,515.40	\$3,332.42	\$2,952.86	\$11,617.16
Total Expense	\$4,978.94	\$9,550.37	\$7,723.31	\$9,617.13	\$31,869.75
Operating Net Income	\$5,498.34	\$301.39	\$3,423.65	\$4,460.09	\$13,683.47
Reserve Income					
<u>Reserve Income</u>					
4301 - Reserve Interest Income	\$19.06	\$17.35	\$19.34	\$18.84	\$74.59
4303 - Received from Operating	\$1,008.33	\$1,008.33	\$1,008.33	\$1,008.33	\$4,033.32
<u>Total Reserve Income</u>	\$1,027.39	\$1,025.68	\$1,027.67	\$1,027.17	\$4,107.91
Total Reserve Income	\$1,027.39	\$1,025.68	\$1,027.67	\$1,027.17	\$4,107.91
Reserve Expense					
<u>Reserve Expense</u>					
9000 - Reserve Expenses	\$0.00	\$4,000.00	\$0.00	\$0.00	\$4,000.00
<u>Total Reserve Expense</u>	\$0.00	\$4,000.00	\$0.00	\$0.00	\$4,000.00
Total Reserve Expense	\$0.00	\$4,000.00	\$0.00	\$0.00	\$4,000.00
Reserve Net Income	\$1,027.39	(\$2,974.32)	\$1,027.67	\$1,027.17	\$107.91
Net Income	\$6,525.73	(\$2,672.93)	\$4,451.32	\$5,487.26	\$13,791.38



PO Box 64084
 Phoenix, AZ 85082
 866.800.4656 (toll free)

Primary Account Number Ending In
 Statement Date

7259
 Apr 30, 2022
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999-00000-000000

360 PROPERTY MANAGEMENT AGENT FOR
 PEACHTREE LANE IMPROVEMENT ASSOCIATION I
 4130 E VAN BUREN ST STE 360
 PHOENIX AZ 85008-6983

*******7259 - CAB INTEREST CHECKING**

Beginning Balance	\$45,535.43	Average Daily Balance	\$53,965.56
Total Deposits	\$16,979.00	Year-To-Date Interest Paid	\$7.86
Total Withdrawals	\$10,586.93	Days in Statement Period	30
Interest Paid	\$2.22	Annual Percentage Yield Earned	0.05%
Ending Balance	\$51,929.72		

TRANSACTION DETAIL

DEPOSITS/CREDITS

Date	Description	Amount
04/01	PEACHTREE LANE I HOA DUES 860506196	\$3,900.00
	-SETT-A228SFTP5	
04/01	LOCKBOX DEPOSIT	\$975.00
04/01	PAYLEASE.COM CREDIT 360 COMMUNITY MANAGEME #####913	\$325.00
04/04	PEACHTREE LANE I HOA DUES 860506196	\$4,000.00
	-SETT-A228SFTP5	
04/04	LOCKBOX DEPOSIT	\$325.00
04/05	LOCKBOX DEPOSIT	\$325.00
04/06	PAYLEASE.COM CREDIT 360 COMMUNITY MANAGEME #####976	\$650.00
04/07	IMAGE DEPOSIT	\$1,340.00
04/07	LOCKBOX DEPOSIT	\$325.00
04/11	LOCKBOX DEPOSIT	\$487.50
04/13	IMAGE DEPOSIT	\$325.00
04/15	IMAGE DEPOSIT	\$1,015.00
04/25	IMAGE DEPOSIT	\$524.00

DEPOSITS/CREDITS

Date	Description	Amount
04/25	LOCKBOX DEPOSIT	\$162.50
04/27	LOCKBOX DEPOSIT	\$1,650.00
04/29	LOCKBOX DEPOSIT	\$650.00
04/29	INTEREST PYMT	\$2.22

WITHDRAWALS/DEBITS

Date	Description	Amount
04/01	APS ELECTRIC PMT PAYMENT PEACHTREE LANE IMPROVE #####1000	\$37.42
04/01	APS ELECTRIC PMT PAYMENT PEACHTREE LANE IMPROVE #####1000	\$364.76
04/05	COMMUNITY ASSOCI PAYMENTS CIT BANK 7908516	\$217.00
04/26	SOUTHWEST GAS BILLPAY PEACHTREE HOMEOWNERS A B#####9000436	\$306.23
04/27	WEB TFR TO 000050953796 MONTHLY RESERVE TRANSFER. 040358005723	\$1,008.33

CHECKS (IN NUMERIC ORDER)

Date	Check #	Amount	Date	Check #	Amount
04/01	1150	\$120.00	04/21	1159	\$450.00
04/14	1152 *	\$1,020.00	04/21	1160	\$200.00
04/08	1153	\$1,151.56	04/21	1161	\$250.00
04/19	1155 *	\$250.00	04/27	1163 *	\$125.00
04/14	1156	\$1,020.00	04/26	1164	\$171.85
04/21	1157	\$880.00	04/26	1165	\$2,059.78
04/21	1158	\$250.00	04/29	1166	\$705.00

* Skip in check sequence

Peachtree Lane Improvement Association Inc. CIT Bank 001150
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
March 25, 2022
PAY TO THE ORDER OF AZ PEET ELIMINATION \$120.00
ONE HUNDRED TWENTY AND 00/100 ***** DOLLARS
AZ Peet Elimination
P O Box 1032
Tolleson, AZ 85353
MEMO: Invoice # 52162-MAR
⑈001150⑈ ⑆101002894⑆ 50557259⑈

Ck #: 1150 04/01/2022 Amt: \$120.00

DEPOSIT SLIP
CHECK NUMBER 001150
DATE 04/01/2022
AMOUNT \$120.00
MEMO AZ PEET ELIMINATION

Ck #: 1150 04/01/2022 Amt: \$120.00

Peachtree Lane Improvement Association Inc. CIT Bank 001152
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
March 31, 2022
PAY TO THE ORDER OF MOW BETTER LANDSCAPING \$1,020.00
ONE THOUSAND TWENTY AND 00/100 ***** DOLLARS
Mow Better Landscaping
1776 N Scottsdale Rd #10214
Scottsdale, AZ 85271
MEMO: Invoice# 03502022-JAN - NO INV
⑈001152⑈ ⑆101002894⑆ 50557259⑈

Ck #: 1152 04/14/2022 Amt: \$1,020.00

DEPOSIT SLIP
CHECK NUMBER 001152
DATE 04/14/2022
AMOUNT \$1,020.00
MEMO MOW BETTER LANDSCAPING

Ck #: 1152 04/14/2022 Amt: \$1,020.00

Peachtree Lane Improvement Association Inc. CIT Bank 001153
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
March 31, 2022
PAY TO THE ORDER OF 360 COMMUNITY MANAGEMENT \$1,151.56
ONE THOUSAND ONE HUNDRED FIFTY ONE AND 56/100 ***** DOLLARS
360 Community Management
4130 E Van Buren St
Suite 360
Phoenix, AZ 85008
MEMO: Invoice# 4032-MAR
⑈001153⑈ ⑆101002894⑆ 50557259⑈

Ck #: 1153 04/08/2022 Amt: \$1,151.56

DEPOSIT SLIP
CHECK NUMBER 001153
DATE 04/08/2022
AMOUNT \$1,151.56
MEMO 360 COMMUNITY MANAGEMENT

Ck #: 1153 04/08/2022 Amt: \$1,151.56

Peachtree Lane Improvement Association Inc. CIT Bank 001155
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
April 11, 2022
PAY TO THE ORDER OF BUTLER HANSEN CPA \$250.00
TWO HUNDRED FIFTY AND 00/100 ***** DOLLARS
Butler Hansen CPA
1734 E Boston St., Suite 101
Gilbert, AZ 85295
MEMO: Invoice # 46822 - 2021 Tax Prep
⑈001155⑈ ⑆101002894⑆ 50557259⑈

Ck #: 1155 04/19/2022 Amt: \$250.00

DEPOSIT SLIP
CHECK NUMBER 001155
DATE 04/19/2022
AMOUNT \$250.00
MEMO BUTLER HANSEN CPA

Ck #: 1155 04/19/2022 Amt: \$250.00

Peachtree Lane Improvement Association Inc. CIT Bank 001156
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
April 11, 2022
PAY TO THE ORDER OF MOW BETTER LANDSCAPING \$1,020.00
ONE THOUSAND TWENTY AND 00/100 ***** DOLLARS
Mow Better Landscaping
1776 N Scottsdale Rd #10214
Scottsdale, AZ 85271
MEMO: Invoice # 6929-FEB
⑈001156⑈ ⑆101002894⑆ 50557259⑈

Ck #: 1156 04/14/2022 Amt: \$1,020.00

DEPOSIT SLIP
CHECK NUMBER 001156
DATE 04/14/2022
AMOUNT \$1,020.00
MEMO MOW BETTER LANDSCAPING

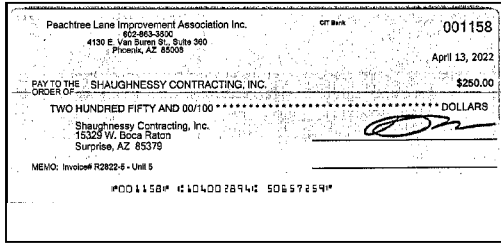
Ck #: 1156 04/14/2022 Amt: \$1,020.00

Peachtree Lane Improvement Association Inc. CIT Bank 001157
4130 E. Van Buren St., Suite 360
Phoenix, AZ 85008
April 13, 2022
PAY TO THE ORDER OF CARPENTER, HAZLEWOOD, DELGADO & BOLEN PLC \$880.00
EIGHT HUNDRED EIGHTY AND 00/100 ***** DOLLARS
Carpenter, Hazlewood, Delgado & Bolen Plc
1400 E. Southern Ave Suite 400
Tempe, AZ 85282
MEMO: Invoice# 312008-FEB
⑈001157⑈ ⑆101002894⑆ 50557259⑈

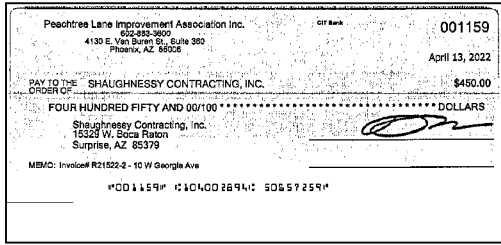
Ck #: 1157 04/21/2022 Amt: \$880.00

DEPOSIT SLIP
CHECK NUMBER 001157
DATE 04/21/2022
AMOUNT \$880.00
MEMO CARPENTER, HAZLEWOOD, DELGADO & BOLEN PLC

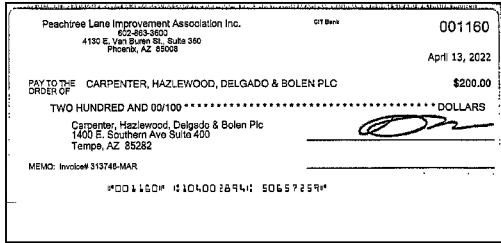
Ck #: 1157 04/21/2022 Amt: \$880.00



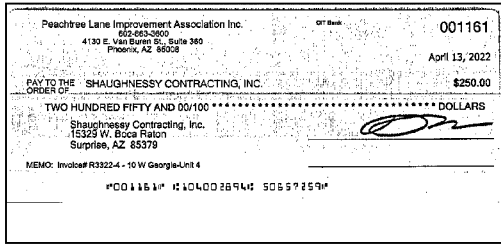
Ck #: 1158 04/21/2022 Amt: \$250.00



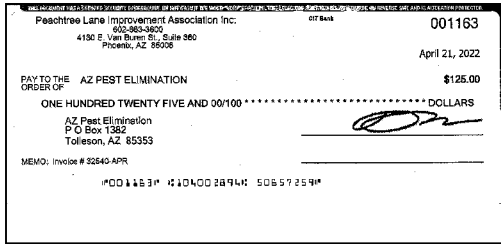
Ck #: 1159 04/21/2022 Amt: \$450.00



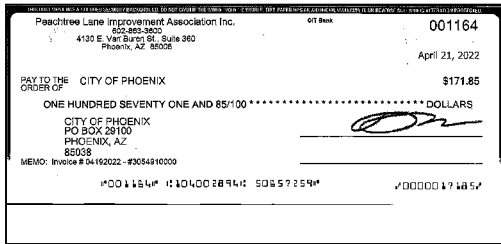
Ck #: 1160 04/21/2022 Amt: \$200.00



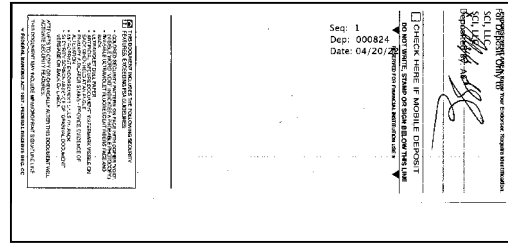
Ck #: 1161 04/21/2022 Amt: \$250.00



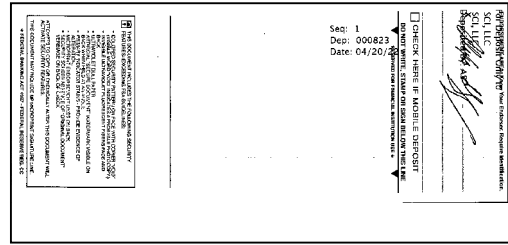
Ck #: 1163 04/27/2022 Amt: \$125.00



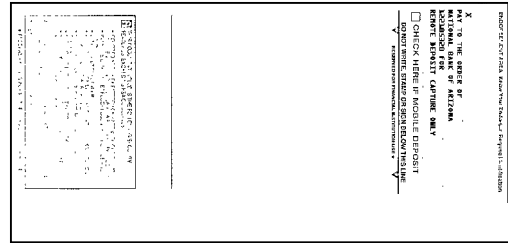
Ck #: 1164 04/26/2022 Amt: \$171.85



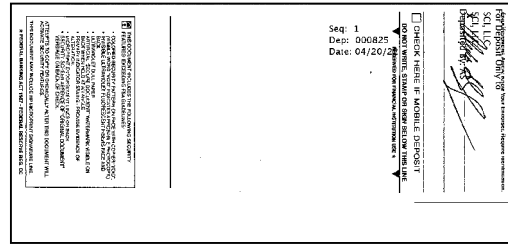
Ck #: 1158 04/21/2022 Amt: \$250.00



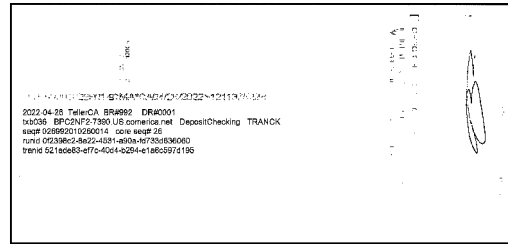
Ck #: 1159 04/21/2022 Amt: \$450.00



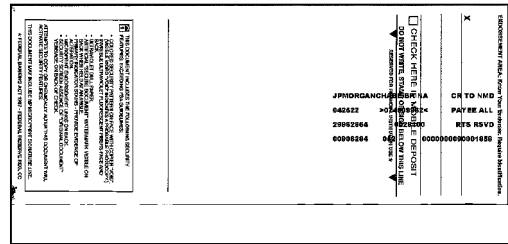
Ck #: 1160 04/21/2022 Amt: \$200.00



Ck #: 1161 04/21/2022 Amt: \$250.00



Ck #: 1163 04/27/2022 Amt: \$125.00



Ck #: 1164 04/26/2022 Amt: \$171.85

Peachtree Lane Improvement Association Inc.
4130 E Van Buren St, Suite 380
Phoenix, AZ 85008
CIT Bank 001165
April 21, 2022
PAY TO THE ORDER OF COX \$2,059.78
TWO THOUSAND FIFTY NINE AND 78/100 ***** DOLLARS
COX
P.O. Box 53249
Phoenix, AZ 85072
MEMO: Invoice #04172022-#041660301
⑈001165⑈ ⑆1404002894⑆ 50957259⑆ ⑆0000205978⑆

Ck #: 1165 04/26/2022 Amt: \$2,059.78

⑈001165⑈ ⑆1404002894⑆ 50957259⑆ ⑆0000205978⑆
JPMORGAN CHASE BANK
042822 2896289 0096286
CIT BANK
CR TO NMD
PAYEE ALL
RTS REV'D
00000001142866
⑈001165⑈ ⑆1404002894⑆ 50957259⑆ ⑆0000205978⑆

Ck #: 1165 04/26/2022 Amt: \$2,059.78

Peachtree Lane Improvement Association Inc.
4130 E Van Buren St, Suite 380
Phoenix, AZ 85008
CIT Bank 001168
April 27, 2022
PAY TO THE ORDER OF 360 COMMUNITY MANAGEMENT \$705.00
SEVEN HUNDRED FIVE AND 00/100 ***** DOLLARS
360 Community Management
4130 E Van Buren St
Suite 360
Phoenix, AZ 85008
MEMO: Invoice#
⑈001165⑈ ⑆1404002894⑆ 50957259⑆

Ck #: 1166 04/29/2022 Amt: \$705.00

⑈001165⑈ ⑆1404002894⑆ 50957259⑆ ⑆0000205978⑆
For Deposit Only - JPMC
⑈001165⑈ ⑆1404002894⑆ 50957259⑆ ⑆0000205978⑆

Ck #: 1166 04/29/2022 Amt: \$705.00



Peachtree Lane Improvement Association
Reconciliation Report

CIT Bank - Operating Checking-1000
Statement Date: 4/30/2022

Statement Balance: \$51,929.72
GL Balance: \$50,114.78
Last Statement Balance: \$45,535.43
Outstanding Checks: \$2,464.94
Outstanding Deposits: \$650.00
Calculated Balance: \$51,929.72
GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
	Payment: AZ Pest Elimination, Check #: 1150, Invoice #: 32162-MAR	3/25/2022	1150	-\$120.00
	Payment: CAU INS., On-Line Payment, Invoice #: 04052022-APR-Last Pmt	3/25/2022	On-Line	-\$217.00
	Payment: APS, Manual Payment, Invoice #: 03302022	3/30/2022	3302022	-\$402.18
	Payment: Mow Better Landscaping, Check #: 1152, Invoice #: 03302022-JAN - NO INV	3/31/2022	1152	-\$1,020.00
	Payment: 360 Community Management, Check #: 1153, Invoice #: 4032-MAR	3/31/2022	1153	-\$1,151.56
	Payment: Butler Hansen CPA, Check #: 1155, Invoice #: 45622 - 2021 Tax Prep	4/11/2022	1155	-\$250.00
	Payment: Mow Better Landscaping, Check #: 1156, Invoice #: 6926-FEB	4/11/2022	1156	-\$1,020.00
	Payment: Carpenter, Hazlewood, Delgado & Bolen Plc, Check #: 1157, Invoice #: 312008-FEB	4/13/2022	1157	-\$880.00
	Payment: Shaughnessy Contracting, Inc., Check #: 1158, Invoice #: R2822-5 - Unit 5	4/13/2022	1158	-\$250.00
	Payment: Shaughnessy Contracting, Inc., Check #: 1159, Invoice #: R21522-2 - 10 W Georgia Ave	4/13/2022	1159	-\$450.00
	Payment: Carpenter, Hazlewood, Delgado & Bolen Plc, Check #: 1160, Invoice #: 313748-MAR	4/13/2022	1160	-\$200.00
	Payment: Shaughnessy Contracting, Inc., Check #: 1161, Invoice #: R3322-4 - 10 W Georgia-Unit 4	4/13/2022	1161	-\$250.00
	Payment: AZ Pest Elimination, Check #: 1163, Invoice #: 32540-APR	4/21/2022	1163	-\$125.00
	Payment: CITY OF PHOENIX, Check #: 1164, Invoice #: 04192022 - #3054910000	4/21/2022	1164	-\$171.85
	Payment: COX, Check #: 1165, Invoice #: 04172022 - #041850301	4/21/2022	1165	-\$2,059.78
	Payment: Southwest Gas, Manual Payment, Invoice #: 04252022 - #2002526	4/25/2022	4252022	-\$306.23
	Monthly reserve transfer.	4/27/2022		-\$1,008.33
	Payment: 360 Community Management, Check #: 1166, Invoice #:	4/27/2022	1166	-\$705.00
			Total Cleared Checks:	\$10,586.93

Deposits	Description	Date	Amount
	Payment-Lawyers Title 01981512-003 A3N Current Balance	3/23/2022	\$690.00
	Payment-Lawyers Title 01981512-003 A3N April Dues	3/23/2022	\$325.00
	Payment-First American Title 296-6204098 Current Balance	3/28/2022	\$1,015.00
	Payment--First American Title 296-6204098 April Dues	3/28/2022	\$325.00
	Payment-Thank You	3/29/2022	\$325.00
	Payment-Thank You	4/1/2022	\$325.00
	Payment-Thank You	4/1/2022	\$325.00
	ACH Payment - Thank You.	4/1/2022	\$3,900.00
	Payment-Thank You	4/1/2022	\$975.00
	ACH Payment - Thank You.	4/4/2022	\$4,000.00
	Payment-Thank You	4/4/2022	\$325.00
	Payment-Thank You	4/5/2022	\$325.00



Peachtree Lane Improvement Association
Reconciliation Report

CIT Bank - Operating Checking-1000
Statement Date: 4/30/2022

Statement Balance: \$51,929.72
GL Balance: \$50,114.78
Last Statement Balance: \$45,535.43
Outstanding Checks: \$2,464.94
Outstanding Deposits: \$650.00
Calculated Balance: \$51,929.72
GL vs. Balance Difference: \$0.00

Payment-Thank You	4/7/2022	\$325.00
Payment-Thank You	4/11/2022	\$487.50
Payment-Thank You	4/13/2022	\$325.00
Other Deposit from: CAU Insurance - Refund of overpayment on account.	4/25/2022	\$524.00
Payment-Thank You	4/25/2022	\$162.50
Payment-Thank You	4/27/2022	\$1,650.00
Payment-Thank You	4/29/2022	\$650.00
4111 - Interest Income-Operating	4/30/2022	\$2.22
Total Cleared Deposits:		\$16,981.22

Outstanding

Checks	Description	Date	Check #	Amount
	Payment: Arizona Department of Revenue, Check #: 1154, Invoice #: 86-0506196 Tax 2021	4/7/2022	1154	-\$50.00
	Payment: Mow Better Landscaping, Check #: 1162, Invoice #: 7014-MAR	4/13/2022	1162	-\$1,105.00
	Payment: APS, Manual Payment, Invoice #: 04292022	4/29/2022	4292022	-\$415.00
	Payment: 360 Community Management, Check #: 1167, Invoice #: 4113-APR	4/30/2022	1167	-\$894.94
Total Outstanding Checks:				\$2,464.94
Deposits	Description	Date		Amount
	Payment-Thank You	4/29/2022		\$325.00
	Payment-Thank You	4/29/2022		\$325.00
Total Outstanding Deposits:				\$650.00



PO Box 64084
 Phoenix, AZ 85082
 866.800.4656 (toll free)

Primary Account Number Ending In 3796
 Statement Date Apr 30, 2022
 999-00000-000000 Page 1 of 2

360 PROPERTY MANAGEMENT AGENT FOR
 PEACHTREE LANE IMPROVEMENT ASSOCIATION I
 RESERVE
 4130 E VAN BUREN ST STE 360
 PHOENIX AZ 85008-6983

*******3796 - CAB MONEY MARKET**

Beginning Balance	\$152,647.00	Average Daily Balance	\$152,781.44
Total Deposits	\$1,008.33	Year-To-Date Interest Paid	\$74.59
Total Withdrawals	\$0.00	Days in Statement Period	30
Interest Paid	\$18.84	Annual Percentage Yield Earned	0.15%
Ending Balance	\$153,674.17		

TRANSACTION DETAIL

DEPOSITS/CREDITS

Date	Description	Amount
04/27	WEB TFR FR 000050657259 MONTHLY RESERVE TRANSFER. 040358005723	\$1,008.33
04/29	INTEREST PYMT	\$18.84



Peachtree Lane Improvement Association
Reconciliation Report

CIT Bank - Reserve Checking-1500
Statement Date: 4/30/2022

Statement Balance: \$153,674.17
 GL Balance: \$153,674.17
 Last Statement Balance: \$152,647.00
 Outstanding Checks: \$0.00
 Outstanding Deposits: \$0.00
 Calculated Balance: \$153,674.17
 GL vs. Balance Difference: \$0.00

Cleared

Checks	Description	Date	Check #	Amount
Total Cleared Checks:				\$0.00

Deposits	Description	Date	Amount
	Monthly reserve transfer.	4/27/2022	\$1,008.33
	4301 - Reserve Interest Income	4/30/2022	\$18.84
Total Cleared Deposits:			\$1,027.17

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00

Deposits	Description	Date	Amount
Total Outstanding Deposits:			\$0.00

Peachtree Lane Improvement Association Inc.
Deposit Listing - 1000 - Operating Checking
4/1/2022-4/30/2022

GLID	Unit	Received From	Date Received	Ref Number	Amount	Total
546302	19	Edyta Pedlowska	4/1/2022	282521343	\$325.00	
546304	10	Kyle Hamilton	4/1/2022	282525827	\$325.00	
546712	12	Maureen D. Thelen	4/1/2022		\$325.00	
546712	16	Nora E Mackenzie	4/1/2022		\$325.00	
546712	17	William F. Auther and Allison H. Wiener	4/1/2022		\$325.00	
546712	18	James F Krafka	4/1/2022		\$325.00	
546712	20	Maria Pupillo	4/1/2022		\$325.00	
546712	21	Joel D and Theresa R Hooper	4/1/2022		\$325.00	
546712	22	Lloyd D and Jane L Howard	4/1/2022		\$325.00	
546712	23	Michael R and Sandra M Fox	4/1/2022		\$325.00	
546712	26	JBR LLC	4/1/2022		\$325.00	
546712	30	Carol A Bedner	4/1/2022		\$325.00	
546712	6	Karen A Smith	4/1/2022		\$325.00	
546712	8	Betty M Omelia	4/1/2022		\$325.00	
547096	13	Enrique J	4/1/2022	000000777777	\$325.00	
547096	29	Robert L. and JoDee B. Janson	4/1/2022	000000777777	\$325.00	
547096	4	S Craig Hanson	4/1/2022	000000008652	\$325.00	
						\$5,525.00
547470	17	William F. Auther and Allison H. Wiener	4/4/2022		\$4,000.00	
547714	27	Walter A Roman	4/4/2022	000756884235	\$325.00	
						\$4,325.00
548087	2	Alan M Lefcourt and Pauline A Sieverding	4/5/2022	000000777777	\$325.00	
						\$325.00
548985	25	Brioni F. Love	4/7/2022	000000777777	\$325.00	
						\$325.00
549665	11	Meredith J Orr	4/11/2022	000000777777	\$162.50	
549665	7	Maria and Elaine Fraiz	4/11/2022	000000001148	\$325.00	
						\$487.50
550092	3	Joshua Paul Barelli	4/13/2022	9010	\$325.00	
						\$325.00
552741		CAU Insurance	4/25/2022	6406	\$524.00	
552867	11	Meredith J Orr	4/25/2022	000000777777	\$162.50	
						\$686.50
553587	15	Michelle Voss	4/27/2022	000000002650	\$325.00	
553587	24	John Grogan Living Trust	4/27/2022	000000777777	\$1,000.00	
553587	28	Price Living Trust	4/27/2022	000000000263	\$325.00	
						\$1,650.00
554021	31	Peter and Nina Blick	4/29/2022	286951762	\$325.00	
554025	14	Emma Wieck	4/29/2022	286954920	\$325.00	
554367	27	Walter A Roman	4/29/2022	000760119691	\$325.00	
554367	5	Holly W. Basteyns	4/29/2022	000000777777	\$325.00	
						\$1,300.00
						Total: \$14,949.00

Peachtree Lane Improvement Association Inc.
Check Register
4/1/2022 - 4/30/2022

Account #	Check #	Check Date Invoice	Vendor or Payee Line Item	Check Amt	Expense Account	Invoice	Paid
1000	1154	4/7/2022 86-0506196 Tax 2021	Arizona Department of Revenue 86-0506196 Tax 2021	\$50.00	7301 Income Taxes	\$50.00	\$50.00
1000	1155	4/11/2022 45622 - 2021 Tax Prep	Butler Hansen CPA 2021 Tax Prep Federal & State Returns YR ending 12-31-2021	\$250.00	5021 Audit/Tax Preparation Fees	\$250.00	\$250.00
1000	1156	4/11/2022 6926-FEB	Mow Better Landscaping FEB 2022 - Landscaping - overpaid 85.00 for JAN	\$1,020.00	6006 Landscape Contract	\$1,020.00	\$1,020.00
1000	1157	4/13/2022 312008-FEB	Carpenter, Hazlewood, Delgado & Bolen Plc General Business thru JAN 31 2022	\$880.00	5013 Legal Fees-General	\$880.00	\$880.00
1000	1158	4/13/2022 R2822-5 - Unit 5	Shaughnessy Contracting, Inc. Unit 5 - Caulked penetrations & reinstall flashing on 1-13-22	\$250.00	6520 Roof Repairs	\$250.00	\$250.00
1000	1159	4/13/2022 R21522-2 - 10 W Georgia Ave	Shaughnessy Contracting, Inc. 10 W Georgia Ave -Unit 2 - Coating Repairs-cut out blisters one 1-5-22	\$450.00	6520 Roof Repairs	\$450.00	\$450.00
1000	1160	4/13/2022 313748-MAR	Carpenter, Hazlewood, Delgado & Bolen Plc General Business thru FEB 28 2022	\$200.00	5013 Legal Fees-General	\$200.00	\$200.00
1000	1161	4/13/2022 R3322-4 - 10 W Georgia-Unit 4	Shaughnessy Contracting, Inc. 3 Course repairs to Scupper & touchup to parapet metal cap - 2-28-2022	\$250.00	6520 Roof Repairs	\$250.00	\$250.00
1000	1162	4/13/2022 7014-MAR	Mow Better Landscaping MAR 2022 - Landscaping - overpaid 85.00 for JAN	\$1,105.00	6006 Landscape Contract	\$1,105.00	\$1,105.00
1000	1163	4/21/2022 32540-APR	AZ Pest Elimination APR 2022 Pest Control	\$125.00	6518 Pest Control	\$125.00	\$125.00
1000	1164	4/21/2022 04192022 - #3054910000	CITY OF PHOENIX 3054910000 - FEB 27 - MAR 29 2022	\$171.85	7004 Water	\$171.85	\$171.85
1000	1165	4/21/2022 04172022 - #041850301	COX 041850301 Chgs: MAR 23 - APR 22 2022	\$2,059.78	7005 Cable TV	\$2,059.78	\$2,059.78
1000	4252022	4/25/2022 04252022 - #2002526	Southwest Gas 910002002526 Billing: MAR 3 - MAR 31 2022	\$306.23	7002 Gas	\$306.23	\$306.23
1000	1166	4/27/2022	360 Community Management Pool Items	\$705.00	6704 Pool Equipment	\$705.00	\$705.00
1000	4292022	4/29/2022 04292022 04292022	APS 9501761000 - Reg Elec 6411921000 Dusk 2 Dawn + Reg Elec Bill date: APR 8 2022	\$415.00	7001 Electric 7001 Electric	\$39.98 \$375.02	\$39.98 \$375.02
1000	1167	4/30/2022 4113-APR 4113-APR 4113-APR 4113-APR	360 Community Management Owner's Delinquency Letter General Owner Mailing Postage Owner's Delinquency Rebill Fee	\$894.94	5011 Owners Delinquency Letters 5030 Mailings/Letters 5020 Postage 5022 Collection Rebill Fees	\$6.00 \$6.00 \$12.89 \$20.00	\$6.00 \$6.00 \$12.89 \$20.00

4113-APR	{CREDIT} Misc Administrative Time Outside of Contract Limits	5001 Administrative Expense	(\$45.00)	(\$45.00)
4113-APR	Misc Administrative Time Outside of Contract Limits - Bylaws Amendment Research/Doc	5001 Administrative Expense	\$45.00	\$45.00
4113-APR	APR -Owners' Billing Stmtns (mailed and emailed)	5025 Statements Billing	\$52.05	\$52.05
4113-APR	Annual Meeting Notice/Call for Candidates	5009 Election / Ballots	\$93.00	\$93.00
4113-APR	Collection-Lots' 9 and 14 Demand Process and Certified Mail Delivery	5004 Collection Fee	\$160.00	\$160.00
4113-APR	APR -Base Management Contract Services	5016 Management Fees	\$545.00	\$545.00
Total:				<u>\$9,132.80</u>

Peachtree Lane Improvement Association Inc.
Prepaid Report
Period Through: 4/30/2022

Unit	Account Number	Homeowner	Address	Balance
5	106500050	Holly W. Basteys	10 W Georgia Ave.	\$362.38
11	106500110	Meredith J Orr	10 W Georgia Ave.	\$862.14
14	106500142	Emma Wieck	10 W Georgia Ave.	\$325.00
15	106500150	Michelle Voss	10 W Georgia Ave.	\$325.00
24	106500240	John Grogan Living Trust	10 W Georgia Ave.	\$1,878.00
27	106500270	Walter A Roman	10 W Georgia Ave.	\$325.00
28	106500280	Price Living Trust	10 W Georgia Ave.	\$325.00
31	106500311	Peter and Nina Blick	10 W Georgia Ave.	\$325.00
Totals:				\$4,727.52

Peachtree Lane Improvement Association Inc.
Cash Application Report
4/1/2022 - 4/30/2022

Unit	Account Number	Owner	Date	CreditPayment	Income Account	Applied Amount	Application Date
1	106500010	Richard F and Kathleen A Albosta	3/30/2022	(\$325.00)	2100 - Prepaid Assessments 4100 - Assessments	(\$325.00) \$325.00	4/1/2022 4/1/2022
10	106500100	Kyle Hamilton	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
11	106500110	Meredith J Orr	1/18/2022	(\$162.50)	2100 - Prepaid Assessments 4100 - Assessments	(\$49.64) \$49.64	4/1/2022 4/1/2022
			1/31/2022	(\$162.50)	2100 - Prepaid Assessments 4100 - Assessments	(\$162.50) \$162.50	4/1/2022 4/1/2022
			2/14/2022	(\$162.50)	2100 - Prepaid Assessments 4100 - Assessments	(\$112.86) \$112.86	4/1/2022 4/1/2022
			4/11/2022	(\$162.50)	2100 - Prepaid Assessments	\$162.50	4/11/2022
			4/25/2022	(\$162.50)	2100 - Prepaid Assessments	\$162.50	4/25/2022
12	106500120	Maureen D. Thelen	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
13	106500130	Enrique J	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
14	106500142	Emma Wieck	3/28/2022	(\$325.00)	2100 - Prepaid Assessments 4100 - Assessments	(\$325.00) \$325.00	4/1/2022 4/1/2022
			4/29/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/29/2022
15	106500150	Michelle Voss	3/28/2022	(\$325.00)	2100 - Prepaid Assessments 4100 - Assessments	(\$325.00) \$325.00	4/1/2022 4/1/2022
			4/27/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/27/2022
16	106500160	Nora E Mackenzie	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
17	106500170	William F. Auther and Allison H. Wiener	4/1/2022 4/4/2022	(\$325.00) (\$4,000.00)	4100 - Assessments 4124 - Work Order	\$325.00 \$4,000.00	4/1/2022 4/4/2022
18	106500180	James F Krafka	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
19	106500190	Edyta Pedlowska	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
2	106500020	Alan M Lefcourt and Pauline A Sieverding	4/5/2022	(\$325.00)	4100 - Assessments	\$325.00	4/5/2022
20	106500200	Maria Pupillo	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
21	106500210	Joel D and Theresa R Hooper	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
22	106500220	Lloyd D and Jane L Howard	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
23	106500230	Michael R and Sandra M Fox	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
24	106500240	John Grogan Living Trust	1/27/2022 4/27/2022	(\$400.00) (\$1,000.00)	2100 - Prepaid Assessments 4100 - Assessments 2100 - Prepaid Assessments	(\$325.00) \$325.00 \$1,000.00	4/1/2022 4/1/2022 4/27/2022
25	106500250	Brioni F. Love	4/7/2022	(\$325.00)	4100 - Assessments	\$325.00	4/7/2022
26	106500260	JBR LLC	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
27	106500270	Walter A Roman	4/4/2022	(\$325.00)	4100 - Assessments	\$325.00	4/4/2022

Peachtree Lane Improvement Association Inc.
Cash Application Report
4/1/2022 - 4/30/2022

Unit	Account Number	Owner	Date	CreditPayment	Income Account	Applied Amount	Application Date
			4/29/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/29/2022
28	106500280	Price Living Trust	3/24/2022	(\$325.00)	2100 - Prepaid Assessments	(\$325.00)	4/1/2022
					4100 - Assessments	\$325.00	4/1/2022
			4/27/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/27/2022
29	106500291	Robert L. and JoDee B. Janson	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
3	106500030	Joshua Paul Barelli	4/13/2022	(\$325.00)	4100 - Assessments	\$325.00	4/13/2022
30	106500300	Carol A Bedner	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
31	106500311	Peter and Nina Blick	3/29/2022	(\$325.00)	2100 - Prepaid Assessments	(\$325.00)	4/1/2022
					4100 - Assessments	\$325.00	4/1/2022
			4/29/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/29/2022
4	106500040	S Craig Hanson	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
5	106500050	Holly W. Basteyns	3/1/2022	(\$350.00)	2100 - Prepaid Assessments	(\$37.38)	4/1/2022
					4100 - Assessments	\$37.38	4/1/2022
			3/31/2022	(\$325.00)	2100 - Prepaid Assessments	(\$287.62)	4/1/2022
					4100 - Assessments	\$287.62	4/1/2022
			4/29/2022	(\$325.00)	2100 - Prepaid Assessments	\$325.00	4/29/2022
6	106500060	Karen A Smith	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
7	106500070	Maria and Elaine Fraiz	4/11/2022	(\$325.00)	4100 - Assessments	\$325.00	4/11/2022
8	106500080	Betty M Omelia	4/1/2022	(\$325.00)	4100 - Assessments	\$325.00	4/1/2022
9	106500092	Jeffrey D. and Christine M. Avery	3/23/2022	(\$325.00)	2100 - Prepaid Assessments	(\$325.00)	4/1/2022
					4100 - Assessments	\$325.00	4/1/2022

Account Number	Account Name	Payment Total	Credit Total
2100	Prepaid Assessments	\$350.00	\$0.00
4100	Assessments	\$10,075.00	\$0.00
4124	Work Order	\$4,000.00	\$0.00
		\$14,425.00	\$0.00

**Peachtree Lane Improvement Association Inc.
Homeowner Resale Report
Escrow Date: 4/1/2022-4/30/2022**

5/5/2022

New Account #	New Owner	Unit Address 1	Lot #	Previous Owner	Process Date	Escrow Date
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