

11:37 AM
04/06/15
Accrual Basis

ROSEBROOK HOA
Balance Sheet
As of March 31, 2015

	<u>Mar 31, 15</u>
ASSETS	
Current Assets	
Checking/Savings	
CNB - Operating	15,199.32
Total Checking/Savings	<u>15,199.32</u>
Accounts Receivable	
Accounts Receivable	5,441.99
Total Accounts Receivable	<u>5,441.99</u>
Total Current Assets	<u>20,641.31</u>
TOTAL ASSETS	<u>20,641.31</u>
LIABILITIES & EQUITY	
Equity	
Owners Contribution	1,940.04
Retained Earnings	7.19
Unrestricted Net Assets	3,788.73
Net Income	14,905.35
Total Equity	<u>20,641.31</u>
TOTAL LIABILITIES & EQUITY	<u>20,641.31</u>

11:37 AM
04/06/15
Accrual Basis

ROSEBROOK HOA
Profit & Loss
March 2015

	<u>Mar 15</u>
Ordinary Income/Expense	
Income	
Fee Income	
Collection Fees	60.00
Total Fee Income	<u>60.00</u>
Total Income	60.00
Expense	
Administrative Expense	
Office Supplies	16.40
Postage & Delivery	45.73
Printing & Reproduction	44.70
Total Administrative Expense	<u>106.83</u>
Professional Fees	
Collection Fees	15.00
Legal Fees	183.07
Management Fees	400.00
Total Professional Fees	<u>598.07</u>
Landscape Expenses	
Repair and Maintenance	216.50
Landscape Maintenance-Contract	622.44
Total Landscape Expenses	<u>838.94</u>
Utilities	
Electric	110.66
Water	39.27
Total Utilities	<u>149.93</u>
Total Expense	<u>1,693.77</u>
Net Ordinary Income	<u>-1,633.77</u>
Net Income	<u><u>-1,633.77</u></u>

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 04/06/15
 Accrual Basis

ROSEBROOK HOA
Profit & Loss YTD Comparison
March 2015

	Mar 15	Jan - Mar 15
Ordinary Income/Expense		
Income		
General Assessments	0.00	19,080.00
Fee Income		
Collection Fees	60.00	165.00
Total Fee Income	60.00	165.00
Total Income	60.00	19,245.00
Expense		
Administrative Expense		
Office Supplies	16.40	34.40
Postage & Delivery	45.73	68.52
Printing & Reproduction	44.70	87.45
Total Administrative Expense	106.83	190.37
Professional Fees		
Collection Fees	15.00	15.00
Accounting/Audit	0.00	275.00
Legal Fees	183.07	183.07
Management Fees	400.00	1,200.00
Total Professional Fees	598.07	1,673.07
Landscape Expenses		
Repair and Maintenance	216.50	216.50
Landscape Maintenance-Contract	622.44	1,867.32
Total Landscape Expenses	838.94	2,083.82
Utilities		
Electric	110.66	226.24
Water	39.27	166.15
Total Utilities	149.93	392.39
Total Expense	1,693.77	4,339.65
Net Ordinary Income	-1,633.77	14,905.35
Net Income	-1,633.77	14,905.35

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04/06/15

Accrual Basis

ROSEBROOK HOA
Profit & Loss Budget Performance
March 2015

	<u>Mar 15</u>	<u>Budget</u>	<u>Jan - Mar 15</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Ordinary Income/Expense					
Income					
General Assessments	0.00	0.00	19,080.00	20,880.00	20,880.00
Fee Income					
Collection Fees	60.00	41.00	165.00	123.00	500.00
Total Fee Income	<u>60.00</u>	<u>41.00</u>	<u>165.00</u>	<u>123.00</u>	<u>500.00</u>
Total Income	60.00	41.00	19,245.00	21,003.00	21,380.00
Expense					
Administrative Expense					
Office Supplies	16.40	34.00	34.40	102.00	400.00
Postage & Delivery	45.73	18.00	68.52	54.00	225.00
Printing & Reproduction	44.70	34.00	87.45	102.00	400.00
Total Administrative Expense	<u>106.83</u>	<u>86.00</u>	<u>190.37</u>	<u>258.00</u>	<u>1,025.00</u>
Professional Fees					
Collection Fees	15.00	41.00	15.00	123.00	500.00
Accounting/Audit	0.00	27.00	275.00	81.00	315.00
Legal Fees	183.07	16.00	183.07	48.00	200.00
Management Fees	400.00	400.00	1,200.00	1,200.00	4,800.00
Total Professional Fees	<u>598.07</u>	<u>484.00</u>	<u>1,673.07</u>	<u>1,452.00</u>	<u>5,815.00</u>
Landscape Expenses					
Repair and Maintenance	216.50		216.50		
Irrigation Repairs	0.00	41.00	0.00	123.00	500.00
Trees	0.00	9.00	0.00	26.00	100.00
Landscaping/Seasonal Colors	0.00	75.00	0.00	225.00	900.00
Landscape Maintenance-Contract	622.44	625.00	1,867.32	1,875.00	7,500.00
Total Landscape Expenses	<u>838.94</u>	<u>750.00</u>	<u>2,083.82</u>	<u>2,249.00</u>	<u>9,000.00</u>
Reserve Funds	0.00	0.00	0.00	1,340.00	1,340.00
Taxes					
Property Taxes	0.00	4.00	0.00	14.00	50.00
Total Taxes	<u>0.00</u>	<u>4.00</u>	<u>0.00</u>	<u>14.00</u>	<u>50.00</u>
Insurance					
Directors & Officers	0.00	59.00	0.00	177.00	700.00
Property/Liability Insurance	0.00	121.00	0.00	361.00	1,450.00
Total Insurance	<u>0.00</u>	<u>180.00</u>	<u>0.00</u>	<u>538.00</u>	<u>2,150.00</u>
Utilities					
Electric	110.66	59.00	226.24	177.00	700.00
Water	39.27	109.00	166.15	327.00	1,300.00
Total Utilities	<u>149.93</u>	<u>168.00</u>	<u>392.39</u>	<u>504.00</u>	<u>2,000.00</u>
Total Expense	<u>1,693.77</u>	<u>1,672.00</u>	<u>4,339.65</u>	<u>6,355.00</u>	<u>21,380.00</u>
Net Ordinary Income	<u>-1,633.77</u>	<u>-1,631.00</u>	<u>14,905.35</u>	<u>14,648.00</u>	<u>0.00</u>
Net Income	<u><u>-1,633.77</u></u>	<u><u>-1,631.00</u></u>	<u><u>14,905.35</u></u>	<u><u>14,648.00</u></u>	<u><u>0.00</u></u>



CITIZENS *National* BANK

PO Box 1009
Henderson, Texas 75653-1009
Return Service Requested

Account Number: 1191180002
Statement Date: 3/31/15
Page: 1 of 3

004381-3/31/15-3-C304

ROSEBROOK HOMEOWNERS ASSOCIATION INC
ROSE CITY PROPERTY MANAGEMENT INC
MANAGING AGENT
100 INDEPENDENCE PL STE 301
TYLER TX 75703-1328

Make check deposits from your desk with Quick Check Deposit!
Citizens National Bank's Quick Check Deposit is a convenient remote
deposit service that helps your business to save time and money.
www.cnbtxas.com

Member FDIC

BASIC BUSINESS CHECKING ROSEBROOK HOMEOWNERS ASSOCIATION INC Acct 1191180002
ROSE CITY PROPERTY MANAGEMENT INC
MANAGING AGENT

Beginning Balance	3/01/15	16,338.09
Deposits / Misc Credits	2	555.00
Withdrawals / Misc Debits	7	1,693.77
** Ending Balance	3/31/15	15,199.32 **
Service Charge		.00

Enclosures 9

MISCELLANEOUS DEBITS & CREDITS

Date	Activity Description	Deposits	Withdrawals
3/16	DEPOSIT	375.00	
3/20	DEPOSIT	180.00	

CHECKS POSTED

* indicates skip in check numbers

Date	Check No.	Amount	Date	Check No.	Amount	Date	Check No.	Amount
3/03	3612	57.65	3/11	3615	39.27	3/18	3617	304.90
3/16	3613	622.44	3/23	3616	53.01	3/30	3618	216.50
3/04	3614	400.00						



NOTICE: SEE REVERSE SIDE FOR ADDITIONAL INFORMATION



ROSEBROOK HOMEOWNERS ASSOCIATION INC

Account Number: 1191180002
Statement Date: 3/31/15

DAILY BALANCE SUMMARY

Date	Balance	Date	Balance	Date	Balance
3/03	16,280.44	3/16	15,593.73	3/23	15,415.82
3/04	15,880.44	3/18	15,288.83	3/30	15,199.32
3/11	15,841.17	3/20	15,468.83		

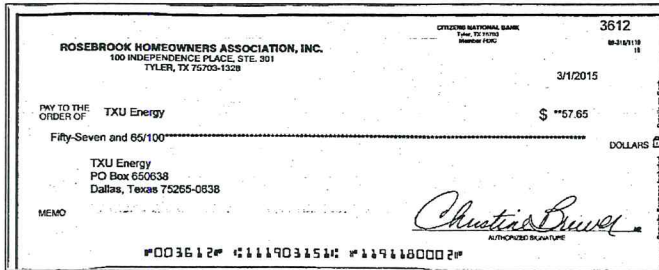




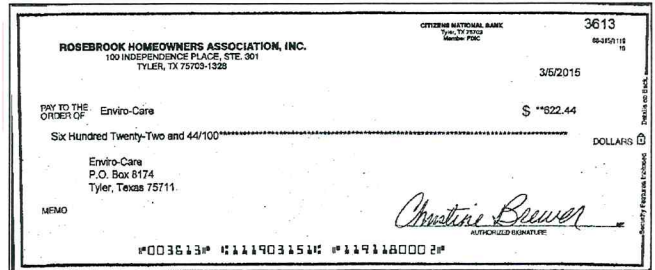
Amount \$375.00 Date 03/16/2015



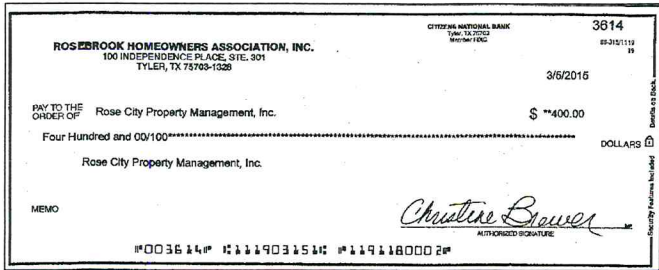
Amount \$180.00 Date 03/20/2015



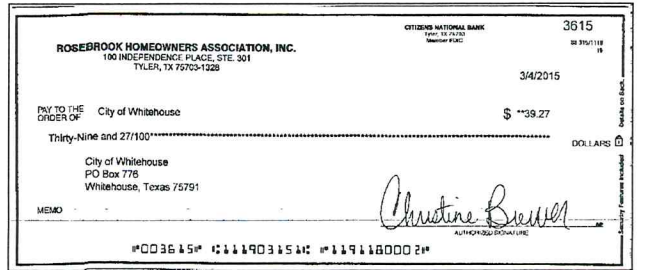
Check 3612 Amount \$57.65 Date 03/03/2015



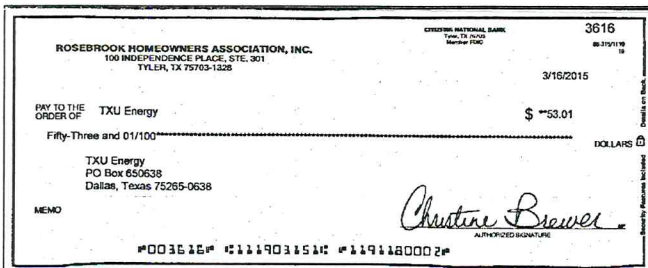
Check 3613 Amount \$622.44 Date 03/16/2015



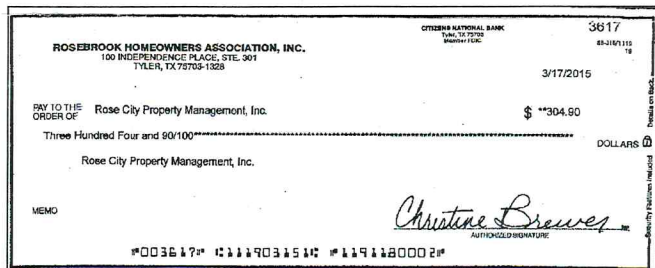
Check 3614 Amount \$400.00 Date 03/04/2015



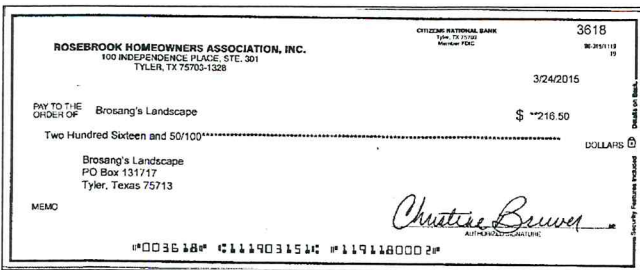
Check 3615 Amount \$39.27 Date 03/11/2015



Check 3616 Amount \$53.01 Date 03/23/2015



Check 3617 Amount \$304.90 Date 03/18/2015



Check 3618 Amount \$216.50 Date 03/30/2015



11:35 AM

04/06/15

ROSEBROOK HOA
Reconciliation Summary
CNB - Operating, Period Ending 03/31/2015

	<u>Mar 31, 15</u>
Beginning Balance	16,338.09
Cleared Transactions	
Checks and Payments - 7 items	-1,693.77
Deposits and Credits - 2 items	555.00
Total Cleared Transactions	<u>-1,138.77</u>
Cleared Balance	<u>15,199.32</u>
Register Balance as of 03/31/2015	15,199.32
New Transactions	
Checks and Payments - 2 items	<u>-439.27</u>
Total New Transactions	<u>-439.27</u>
Ending Balance	<u><u>14,760.05</u></u>

11:35 AM

04/06/15

ROSEBROOK HOA
Reconciliation Detail
CNB - Operating, Period Ending 03/31/2015

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						16,338.09
Cleared Transactions						
Checks and Payments - 7 items						
Bill Pmt -Check	03/01/2015	3612	TXU Energy	X	-57.65	-57.65
Bill Pmt -Check	03/04/2015	3615	City of Whitehouse	X	-39.27	-96.92
Bill Pmt -Check	03/05/2015	3613	Enviro-Care	X	-622.44	-719.36
Bill Pmt -Check	03/05/2015	3614	Rose City Property ...	X	-400.00	-1,119.36
Bill Pmt -Check	03/16/2015	3616	TXU Energy	X	-53.01	-1,172.37
Bill Pmt -Check	03/17/2015	3617	Rose City Property ...	X	-304.90	-1,477.27
Bill Pmt -Check	03/24/2015	3618	Brosang's Landscape	X	-216.50	-1,693.77
Total Checks and Payments					-1,693.77	-1,693.77
Deposits and Credits - 2 items						
Deposit	03/16/2015			X	375.00	375.00
Deposit	03/20/2015			X	180.00	555.00
Total Deposits and Credits					555.00	555.00
Total Cleared Transactions					-1,138.77	-1,138.77
Cleared Balance					-1,138.77	15,199.32
Register Balance as of 03/31/2015					-1,138.77	15,199.32
New Transactions						
Checks and Payments - 2 items						
Bill Pmt -Check	04/01/2015	3620	Rose City Property ...		-400.00	-400.00
Bill Pmt -Check	04/01/2015	3619	City of Whitehouse		-39.27	-439.27
Total Checks and Payments					-439.27	-439.27
Total New Transactions					-439.27	-439.27
Ending Balance					-1,578.04	14,760.05

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ROSEBROOK HOA
Deposit Detail
March 2015

<u>Type</u>	<u>Num</u>	<u>Date</u>	<u>Name</u>	<u>Account</u>	<u>Amount</u>
Deposit		03/16/2015		CNB - Operating	375.00
Payment	1150	03/16/2015	POST OAK COUR...	Undeposited Funds	-375.00
TOTAL					-375.00
Deposit		03/20/2015		CNB - Operating	180.00
Payment	2869	03/20/2015	PARK VIEW COUR...	Undeposited Funds	-180.00
TOTAL					-180.00

11:36 AM

04/06/15

ROSEBROOK HOA

Check Detail

March 2015

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check	3612	03/01/2015	TXU Energy		CNB - Operating		-57.65
Bill		03/01/2015			Electric	-57.65	57.65
TOTAL						-57.65	57.65
Bill Pmt -Check	3613	03/05/2015	Enviro-Care		CNB - Operating		-622.44
Bill		03/05/2015			Landscape Mainten...	-622.44	622.44
TOTAL						-622.44	622.44
Bill Pmt -Check	3614	03/05/2015	Rose City Propert...		CNB - Operating		-400.00
Bill		03/01/2015			Management Fees	-400.00	400.00
TOTAL						-400.00	400.00
Bill Pmt -Check	3615	03/04/2015	City of Whitehouse		CNB - Operating		-39.27
Bill		03/04/2015			Water	-39.27	39.27
TOTAL						-39.27	39.27
Bill Pmt -Check	3616	03/16/2015	TXU Energy		CNB - Operating		-53.01
Bill		03/16/2015			Electric	-53.01	53.01
TOTAL						-53.01	53.01
Bill Pmt -Check	3617	03/17/2015	Rose City Propert...		CNB - Operating		-304.90
Bill		03/17/2015			Legal Fees	-183.07	183.07
					Collection Fees	-15.00	15.00
					Office Supplies	-16.40	16.40
					Printing & Reprodu...	-44.70	44.70
					Postage & Delivery	-45.73	45.73
TOTAL						-304.90	304.90
Bill Pmt -Check	3618	03/24/2015	Brosang's Landsc...		CNB - Operating		-216.50
Bill		03/24/2015			Repair and Mainten...	-216.50	216.50
TOTAL						-216.50	216.50



Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054151542179
Invoice Date: 02/12/2015

Account Summary

Previous Balance	Credits/Payments	Balance Forward	Total Current Charges	Total Amount Due	Due Date
\$60.64	\$60.64 CR	\$0.00	\$57.65	\$57.65	03/02/2015

See remaining pages for invoice details.

Customer Communications

Saving on your winter electricity invoice starts with knowing the facts. Keep your workplace comfortable and on budget by managing winter heating costs. Visit txu.com/bizwinterfacts for tips that can help you be as energy efficient as possible.

How to Contact Us

Customer Service: 972-791-2830 or
1-888-399-5501 (7AM - 7PM M-F)

Power Outage Notification:
Oncor Electric Delivery - 1-888-313-4747

REP Certificate: #10004



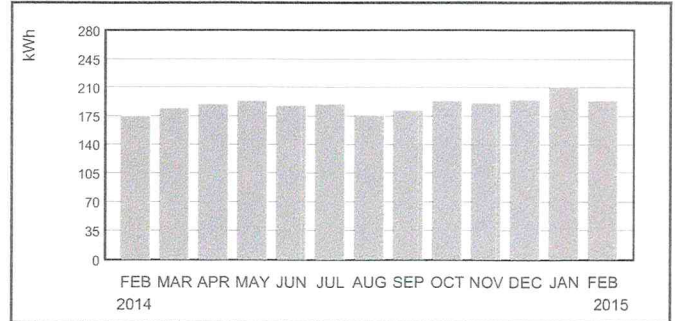
Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054151542179
Invoice Date: 02/12/2015

ESI ID Detail:

Service Address: 00000 @ROSEBROOK CIR
 WHITEHOUSE, TX 75791-0000

ESI ID 10176990007299000

Product: Business FlexSM



The average price you paid for electric service this month was 25.8 cents per kWh excluding taxes and non-recurring charges or credits.

Meter ID	Days	Read Type	Previous Read Date	Previous Meter Read	Current Read Date	Current Meter Read	Multiplier	Usage (kWh)	Actual kW/kVA	Billed kW/kVA
112885265LG	30	Actual	01/12/2015	8,823	02/10/2015	9,017	1.00	194	0	0
TOTAL								194		0

Electric Service Commercial

TXU Energy Business FlexSM

Base Charge	\$	7.90
Energy Charge	\$	27.55
Gross Receipts Reimb	\$	0.38
Sales Tax	\$	2.96

Electric Service Distribution

Service Period: 01/12/2015 to 02/10/2015

TDU Delivery Charges	\$	14.59
Gross Receipts Reimb	\$	0.16
Subtotal	\$	14.75
Sales Tax	\$	1.22

Commercial Charges for Period	\$	38.79
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Distribution Charges for Period	\$	15.97
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Total Current Charges	\$	57.65
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ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/1/2015

PAY TO THE ORDER OF TXU Energy

\$ **57.65

Fifty-Seven and 65/100*****

DOLLARS

TXU Energy
PO Box 650638
Dallas, Texas 75265-0638

MEMO

Christina Brewer
AUTHORIZED SIGNATURE

⑈003612⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3612

TXU Energy					3/1/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/1/2015	Bill		57.65	57.65		57.65
					Check Amount	57.65

CNB - Operating 57.65

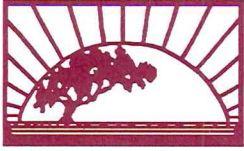
ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3612

TXU Energy					3/1/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/1/2015	Bill		57.65	57.65		57.65
					Check Amount	57.65

CNB - Operating

57.65



Enviro-Care
 "A name you've GROWN to trust"

Invoice

DATE	INVOICE
2/25/2015	61559

Mailing Address: **P.O. Box 8174 • Tyler, TX 75711**

BILL TO:

Rosebrook Sub.
 c/o Rose City Property Mangement, Inc.
 100 Independence Place, #301
 Tyler, TX 75703

P.O. NUMBER	TERMS	PROJECT

QUANTITY	DESCRIPTION	RATE	AMOUNT
	March Lawn Care	575.00	575.00T
	Sales Tax	8.25%	47.44

We Appreciate Your Business!
 * For proper credit please write your Invoice number on the check *

'PLEASE PAY UPON RECEIPT'
 Corp. Office 903-534-2800 Bookkeeping 903-876-4073

TOTAL

\$622.44

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/5/2015

PAY TO THE ORDER OF Enviro-Care

\$ **622.44

Six Hundred Twenty-Two and 44/100*****

DOLLARS

Enviro-Care
P.O. Box 8174
Tyler, Texas 75711

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑈003613⑈ ⑆111903151⑆ ⑈1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3613

Enviro-Care					3/5/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
3/5/2015	Bill		622.44	622.44		622.44	
					Check Amount	622.44	

CNB - Operating 622.44

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3613

Enviro-Care					3/5/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
3/5/2015	Bill		622.44	622.44		622.44	
					Check Amount	622.44	

CNB - Operating

622.44

Rose City Property Management, Inc.

100 Independence Place

Suite 301

Tyler, TX 75703

Invoice

Date	Invoice #
3/5/2015	2129

Bill To
Rosebrook HOA

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	Monthly Management Fee	400.00	400.00
Total			\$400.00

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/5/2015

PAY TO THE ORDER OF **Rose City Property Management, Inc.**

\$ **400.00

Four Hundred and 00/100*****

DOLLARS

Rose City Property Management, Inc.

MEMO

Christine Brower

AUTHORIZED SIGNATURE

⑈003614⑈ ⑆111903151⑆ ⑈1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3614

Rose City Property Management, Inc.

Date	Type	Reference	Original Amt.	Balance Due	3/5/2015 Discount	Payment
3/1/2015	Bill		400.00	400.00		400.00
					Check Amount	400.00

CNB - Operating 400.00

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3614

Rose City Property Management, Inc.

Date	Type	Reference	Original Amt.	Balance Due	3/5/2015 Discount	Payment
3/1/2015	Bill		400.00	400.00		400.00
					Check Amount	400.00

CNB - Operating 400.00



PO Box 776
Whitehouse TX 75791

Account Statement

ACCOUNT INFORMATION

ACCOUNT: 04-1275-0
SERVICE ADDRESS: 0 ROSEBROOK CIRCLE SP
SERVICE PERIOD: 01/15/2015 TO: 02/15/2015
BILLING DATE: 02/26/2015
DUE DATE: 03/10/2015

ADDRESS SERVICE REQUESTED

AUT03-DIGIT 757 11 AADC 91500AB26-A-1
2333 1 AB 0.403



ROSEBROOK HOME OWNERS ASSOC.
ROSE CITY PROPERTY MGMT
100 INDEPENDENCE PLACE STE 301
TYLER TX 75703-1328



Physical Address: 101 A Bascom Road
Customer Service Office: (903) 839-4914
Fax: (903) 839-4915
Office Hours: Monday - Friday 8:30 AM - 4:30 PM
On-line Payments: www.whitehousetx.org

CURRENT WATER METER INFORMATION

Meter	Previous	Current	Consumption	Amount
12138674	9059	9059	0	34.2

OTHER CHARGES

STREET MAINT	5.0
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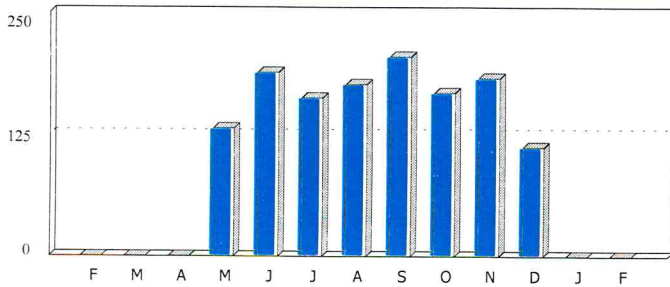
AMOUNT DUE

CURRENT CHARGES	39.2
AMOUNT DUE IF PAID 03/10/2015 BY 4:30 PM	39.27
AMOUNT DUE IF PAID 03/10/2015 AFTER 4:30 PM	43.20

SPECIAL MESSAGE

DON'T MESS WITH TEXAS TRASH OFF APRIL 11TH
MOSQUITO CONTROL INFO SEE WHITEHOUSETX.ORG FOR DETAILS
NEW TRASH SERVICE EFFECTIVE MAY 1ST, DETAILS COMING SOON
PLEASE DO NOT PUT YARD DEBRIS INTO THE STREET

YOUR MONTHLY USAGE (IN HUNDREDS)



12138674

If payment for a utility bill is not received prior to 4:30 p.m. the 20th of each month, service is subject to immediate disconnection. A \$50.00 service charge will be applied to a utility bill whether or not utility service has been disconnected. (\$50.00 service charge to Walnut Grove Water customers) Postmark dates are not accepted as date of payment.

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/4/2015

PAY TO THE ORDER OF City of Whitehouse

\$ **39.27

Thirty-Nine and 27/100*****

DOLLARS

City of Whitehouse
PO Box 776
Whitehouse, Texas 75791

MEMO



AUTHORIZED SIGNATURE

⑈003615⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3615

City of Whitehouse			3/4/2015			
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/4/2015	Bill		39.27	39.27		39.27
				Check Amount		39.27

CNB - Operating 39.27

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3615

City of Whitehouse			3/4/2015			
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/4/2015	Bill		39.27	39.27		39.27
				Check Amount		39.27

CNB - Operating 39.27



Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054201545112
Invoice Date: 03/13/2015

Account Summary

Previous Balance	Credits/Payments	Balance Forward	Total Current Charges	Total Amount Due	Due Date
\$57.65	\$57.65 CR	\$0.00	\$53.01	\$53.01	03/30/2015

See remaining pages for invoice details.

Customer Communications

How to Contact Us

Customer Service: 972-791-2830 or
1-888-399-5501 (7AM - 7PM M-F)

Power Outage Notification:
Oncor Electric Delivery - 1-888-313-4747

REP Certificate: #10004

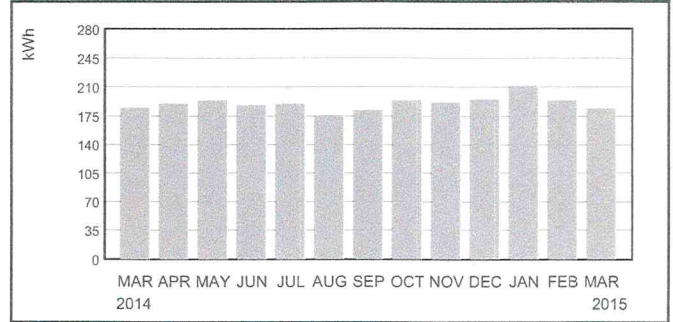


Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054201545112
Invoice Date: 03/13/2015

ESI ID Detail:

Service Address: 00000 @ROSEBROOK CIR
 WHITEHOUSE, TX 75791-0000

ESI ID 10176990007299000
Product: Business FlexSM



The average price you paid for electric service this month was 26.3 cents per kWh excluding taxes and non-recurring charges or credits.

Meter ID	Days	Read Type	Previous Read Date	Previous Meter Read	Current Read Date	Current Meter Read	Multiplier	Usage (kWh)	Actual kW/kVA	Billed kW/kVA
112885265LG	29	Actual	02/11/2015	9,017	03/11/2015	9,201	1.00	184	0	0
TOTAL								184		0

Electric Service Commercial

TXU Energy Business FlexSM

Base Charge	\$	7.90
Energy Charge	\$	26.13
Gross Receipts Reimb	\$	0.36
Sales Tax	\$	2.84

Electric Service Distribution

Service Period: 02/11/2015 to 03/11/2015

TDU Delivery Charges	\$	14.43
Gross Receipts Reimb	\$	0.15
Subtotal	\$	14.58
Sales Tax	\$	1.20

Commercial Charges for Period	\$	37.23
--------------------------------------	-----------	--------------

Distribution Charges for Period	\$	15.78
--	-----------	--------------

Total Current Charges	\$	53.01
------------------------------	-----------	--------------

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.
100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/16/2015

PAY TO THE ORDER OF TXU Energy

\$ **53.01

Fifty-Three and 01/100*****

DOLLARS

TXU Energy
PO Box 650638
Dallas, Texas 75265-0638

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑈003616⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3616

TXU Energy					3/16/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/16/2015	Bill		53.01	53.01		53.01
				Check Amount		53.01

CNB - Operating

53.01

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3616

TXU Energy					3/16/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
3/16/2015	Bill		53.01	53.01		53.01
				Check Amount		53.01

CNB - Operating

53.01

**Rosebrook HOA
2015 Monthly Expenses**

Month	Copies	Envelopes	Stamps	Stamps	1099's
January	50 x .15 = 7.50	12 x .20 = 2.40		12 x .48 = 5.76	10
February	235 x .15 = 35.25	28 x .20 = 5.60	2.61	28 x .48 = 13.44	0.98
March	298 x .15 = 44.70	82 x .20 = 16.40	6.85	81 x .48 = 38.88	
April					
May					
June					
July					
August					
September					
October					
November					
December					

Postage charge at exact postage rate

Envelopes at .20 regular - large .25

Labels at .05 per label or \$1.50 per page 30 labels per page

Certified mail is \$6.85 - may be more if certified is larger than standard postage amount

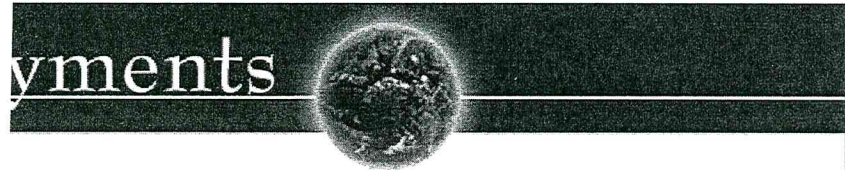
Incoming faxes at .15 per page

1099's at 10.00 each

January	Total: \$ 25.66
February	Total: \$ 57.88
March	Total: \$ 106.83
April	Total: \$
May	Total: \$
June	Total: \$
July	Total: \$
August	Total: \$
September	Total: \$
October	Total: \$
November	Total:
December	

Official Receipt for Recording in:

Smith County Clerk's Office
 200 E. Ferguson St.
 Suite 300
 Tyler, Texas 75702



< Clerk Land & Vitals CNT

Please print this webpage and keep a copy for your records.

Issued To:

ROSE CITY PROPERTY
 MANAGEMENT INC
 100 INDEPENDENCE PLACE STE 301
 TYLER, TX 75703

Amount	Conv. Fee	Result
\$178.00	\$5.07	Approved
Amount Charged: \$183.07		

Recording Fees

Document Description	Instrument Number	Recording Amount
BY LAWS	2015-0100008931	38.00
BY LAWS	2015-0100008932	38.00
BY LAWS	2015-0100008933	102.00
		178.00

Collected Amounts

Payment Type	Recording Amount
CREDIT CARD 123849420	178.00
	178.00

Total Received :	178.00
Less Recording Total :	178.00
Refund/Change Due :	0.00

Users and businesses to make payments via their credit card for various types of services and cardholder, are subject to the following terms and conditions. By submitting your payment the terms and conditions listed in the Legal Notices link below. Please read all terms and

\$183.07

Print This Page

New Payment

Filed Rosebrook Documents

Thank you
 Karen Phillips, County Clerk

BY: CHAHN

Receipt # Date: Time:
 28592 02/27/2015 1:48:18PM

Printed On: 2/27/2015 1:52:39PM

2:37 PM

03/05/15

ROSEBROOK HOA
Deposit Detail
February 2015

Collection
Fee \$1500

Type	Num	Date	Name	Account	Amount
Deposit		02/02/2015		CNB - Operating	2,340.00
Payment	1292	02/02/2015	PARK VIEW COUR...	Undeposited Funds	-360.00
Payment	2407	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	6980	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	9103	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	1625	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-360.00
Payment	9378	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	6983	02/02/2015	POST OAK COUR...	Undeposited Funds	-360.00
Payment	1076	02/02/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	3208	02/02/2015	PARK VIEW COUR...	Undeposited Funds	-360.00
TOTAL					-2,340.00
Deposit		02/05/2015		CNB - Operating	180.00
Payment	6088	02/05/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		02/13/2015		CNB - Operating	360.00
Payment	9223...	02/13/2015	ROSEBROOK CIR...	Undeposited Funds	-360.00
TOTAL					-360.00
Deposit		02/26/2015		CNB - Operating	735.00
Payment	1159	02/26/2015	ROSEBROOK CIR...	Undeposited Funds	-375.00
Payment	1193	02/26/2015	ROSEBROOK CIR...	Undeposited Funds	-360.00
TOTAL					-735.00

- \$15

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/17/2015

PAY TO THE ORDER OF Rose City Property Management, Inc.

\$ **304.90

Three Hundred Four and 90/100*****

DOLLARS

Rose City Property Management, Inc.

MEMO

AUTHORIZED SIGNATURE

⑈003617⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3617

Rose City Property Management, Inc.

Date	Type	Reference	Original Amt.	Balance Due	3/17/2015 Discount	Payment
3/17/2015	Bill		304.90	304.90		304.90
					Check Amount	304.90

CNB - Operating

304.90

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3617

Rose City Property Management, Inc.

Date	Type	Reference	Original Amt.	Balance Due	3/17/2015 Discount	Payment
3/17/2015	Bill		304.90	304.90		304.90
					Check Amount	304.90

CNB - Operating

304.90



Professional Lawn, Landscape, and Irrigation Management

PO Box 131717
Tyler, TX 75713-1717

Phone: 903-597-5296

Fax: 903-871-8344

Invoice

Date	Invoice #
3/19/2015	89678

Bill To

In care of Rose City Property Management
100 Independence Place
Ste 301
Tyler, TX 75703

Terms

Description	Qty	Rate	Amount
Repair fence that was down at the Entrance to Rosebrook >replace (2) 4X4 Posts on 1 section		200.00	200.00T

All invoices are due upon receipt unless the terms on your account have been specified through our office. A 5% late fee will be assessed on all unpaid invoices if payment is not received within your terms.

Thank you for choosing Brosang's Landscaping, Inc.

****We appreciate your Business****

We accept MasterCard, Visa, and American Express for payment

Subtotal	\$200.00
Sales Tax	\$16.50
Total	\$216.50
Payments/Credits	\$0.00
Balance Due	\$216.50

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1328

3/24/2015

PAY TO THE ORDER OF Brosang's Landscape

\$ **216.50

Two Hundred Sixteen and 50/100*****

DOLLARS

Brosang's Landscape
PO Box 131717
Tyler, Texas 75713

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑈003618⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3618

Brosang's Landscape					3/24/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
3/24/2015	Bill		216.50	216.50		216.50	
					Check Amount	216.50	

CNB - Operating

216.50

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3618

Brosang's Landscape					3/24/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
3/24/2015	Bill		216.50	216.50		216.50	
					Check Amount	216.50	

CNB - Operating

216.50

11:37 AM
 04/06/15
 Accrual Basis

ROSEBROOK HOA
General Ledger
As of March 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance	
Rosebrook Checking Account							0.00	
Total Rosebrook Checking Account							0.00	
CNB - Operating							16,338.09	
Bill Pmt -Check	03/01/2015	3612	TXU Energy		Accounts Pay...	-57.65	16,280.44	
Bill Pmt -Check	03/04/2015	3615	City of Whitehouse		Accounts Pay...	-39.27	16,241.17	
Bill Pmt -Check	03/05/2015	3613	Enviro-Care		Accounts Pay...	-622.44	15,618.73	
Bill Pmt -Check	03/05/2015	3614	Rose City Property...		Accounts Pay...	-400.00	15,218.73	
Deposit	03/16/2015			Deposit	Undeposited ...	375.00	15,593.73	
Bill Pmt -Check	03/16/2015	3616	TXU Energy		Accounts Pay...	-53.01	15,540.72	
Bill Pmt -Check	03/17/2015	3617	Rose City Property...		Accounts Pay...	-304.90	15,235.82	
Deposit	03/20/2015			Deposit	Undeposited ...	180.00	15,415.82	
Bill Pmt -Check	03/24/2015	3618	Brosang's Landscap...		Accounts Pay...	-216.50	15,199.32	
Total CNB - Operating							-1,138.77	15,199.32
CNB Savings Account							0.00	
Total CNB Savings Account							0.00	
Accounts Receivable							5,936.99	
Invoice	03/11/2015	84	NORTH CREEK C...		Collection Fees	15.00	5,951.99	
Invoice	03/11/2015	85	PARK VIEW COU...		Collection Fees	15.00	5,966.99	
Invoice	03/11/2015	86	PARK VIEW COU...		Collection Fees	15.00	5,981.99	
Invoice	03/11/2015	87	ROSEBROOK CIR...		Collection Fees	15.00	5,996.99	
Payment	03/16/2015	1150	POST OAK COUR...		Undeposited ...	-375.00	5,621.99	
Payment	03/20/2015	2869	PARK VIEW COU...		Undeposited ...	-180.00	5,441.99	
Total Accounts Receivable							-495.00	5,441.99
Clearing Account							0.00	
Total Clearing Account							0.00	
Undeposited Funds							0.00	
Payment	03/16/2015	1150	POST OAK COUR...		Accounts Rec...	375.00	375.00	
Deposit	03/16/2015	1150	POST OAK COUR...	Deposit	CNB - Operat...	-375.00	0.00	
Payment	03/20/2015	2869	PARK VIEW COU...		Accounts Rec...	180.00	180.00	
Deposit	03/20/2015	2869	PARK VIEW COU...	Deposit	CNB - Operat...	-180.00	0.00	
Total Undeposited Funds							0.00	0.00
Accounts Payable							0.00	
Bill	03/01/2015		Rose City Property...		Management ...	-400.00	-400.00	
Bill	03/01/2015		TXU Energy		Electric	-57.65	-457.65	
Bill Pmt -Check	03/01/2015	3612	TXU Energy		CNB - Operat...	57.65	-400.00	
Bill	03/04/2015		City of Whitehouse		Water	-39.27	-439.27	
Bill Pmt -Check	03/04/2015	3615	City of Whitehouse		CNB - Operat...	39.27	-400.00	
Bill	03/05/2015		Enviro-Care		Landscape M...	-622.44	-1,022.44	
Bill Pmt -Check	03/05/2015	3613	Enviro-Care		CNB - Operat...	622.44	-400.00	
Bill Pmt -Check	03/05/2015	3614	Rose City Property...		CNB - Operat...	400.00	0.00	
Bill	03/16/2015		TXU Energy		Electric	-53.01	-53.01	
Bill Pmt -Check	03/16/2015	3616	TXU Energy		CNB - Operat...	53.01	0.00	
Bill	03/17/2015		Rose City Property...		-SPLIT-	-304.90	-304.90	
Bill Pmt -Check	03/17/2015	3617	Rose City Property...		CNB - Operat...	304.90	0.00	
Bill	03/24/2015		Brosang's Landscap...		Repair and M...	-216.50	-216.50	
Bill Pmt -Check	03/24/2015	3618	Brosang's Landscap...		CNB - Operat...	216.50	0.00	
Total Accounts Payable							0.00	0.00
Payroll Liabilities							0.00	
Total Payroll Liabilities							0.00	
Capital Stock							0.00	
Total Capital Stock							0.00	
Dividends Paid							0.00	
Total Dividends Paid							0.00	
Opening Balance Equity							0.00	
Total Opening Balance Equity							0.00	

11:37 AM
 04/06/15
 Accrual Basis

ROSEBROOK HOA
 General Ledger
 As of March 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Owners Contribution							-1,940.04
Total Owners Contribution							-1,940.04
Retained Earnings							-7.19
Total Retained Earnings							-7.19
Unrestricted Net Assets							-3,788.73
Total Unrestricted Net Assets							-3,788.73
Opening Balance							0.00
Total Opening Balance							0.00
General Assessments							-19,080.00
Total General Assessments							-19,080.00
Fee Income							-105.00
Transfer Fees							0.00
Total Transfer Fees							0.00
Collection Fees							-105.00
Invoice	03/11/2015	84	NORTH CREEK C...	Collection F...	Accounts Rec...	-15.00	-120.00
Invoice	03/11/2015	85	PARK VIEW COU...	Collection F...	Accounts Rec...	-15.00	-135.00
Invoice	03/11/2015	86	PARK VIEW COU...	Collection F...	Accounts Rec...	-15.00	-150.00
Invoice	03/11/2015	87	ROSEBROOK CIR...	Collection F...	Accounts Rec...	-15.00	-165.00
Total Collection Fees						-60.00	-165.00
Donations							0.00
Total Donations							0.00
Legal Fees							0.00
Total Legal Fees							0.00
Newsletter Sponsorship							0.00
Total Newsletter Sponsorship							0.00
Streetlight Income							0.00
Total Streetlight Income							0.00
Fee Income - Other							0.00
Total Fee Income - Other							0.00
Total Fee Income						-60.00	-165.00
Interest Income							0.00
Total Interest Income							0.00
Resale Package							0.00
Total Resale Package							0.00
Special Assessment							0.00
Total Special Assessment							0.00
Administrative Expense							83.54
Office Supplies							18.00
Bill	03/17/2015		Rose City Property...		Accounts Pay...	16.40	34.40
Total Office Supplies						16.40	34.40
Postage & Delivery							22.79
Bill	03/17/2015		Rose City Property...		Accounts Pay...	45.73	68.52
Total Postage & Delivery						45.73	68.52
Printing & Reproduction							42.75
Bill	03/17/2015		Rose City Property...		Accounts Pay...	44.70	87.45
Total Printing & Reproduction						44.70	87.45
Bank Service Charges							0.00
Total Bank Service Charges							0.00

11:37 AM
 04/06/15
 Accrual Basis

ROSEBROOK HOA
 General Ledger
 As of March 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Meetings							0.00
Total Meetings							0.00
Social Activities							0.00
Total Social Activities							0.00
Storage							0.00
Total Storage							0.00
Administrative Expense - Other							0.00
Total Administrative Expense - Other							0.00
Total Administrative Expense						106.83	190.37
Professional Fees							1,075.00
Collection Fees							0.00
Bill	03/17/2015		Rose City Property...		Accounts Pay...	15.00	15.00
Total Collection Fees						15.00	15.00
Accounting/Audit							275.00
Total Accounting/Audit							275.00
Legal Fees							0.00
Bill	03/17/2015		Rose City Property...	filed docume...	Accounts Pay...	183.07	183.07
Total Legal Fees						183.07	183.07
Management Fees							800.00
Bill	03/01/2015		Rose City Property...		Accounts Pay...	400.00	1,200.00
Total Management Fees						400.00	1,200.00
Set Up Fee							0.00
Total Set Up Fee							0.00
Professional Fees - Other							0.00
Total Professional Fees - Other							0.00
Total Professional Fees						598.07	1,673.07
Bad Debt Expense							0.00
Total Bad Debt Expense							0.00
Landscape Expenses							1,244.88
Repair and Maintenance							0.00
Bill	03/24/2015		Brosang's Landscap...	fence repair	Accounts Pay...	216.50	216.50
Total Repair and Maintenance						216.50	216.50
Holiday Decorations							0.00
Total Holiday Decorations							0.00
Irrigation Repairs							0.00
Total Irrigation Repairs							0.00
Trees							0.00
Total Trees							0.00
Landscaping/Seasonal Colors							0.00
Total Landscaping/Seasonal Colors							0.00
Landscape Maintenance-Contract							1,244.88
Bill	03/05/2015		Enviro-Care		Accounts Pay...	622.44	1,867.32
Total Landscape Maintenance-Contract						622.44	1,867.32
Signs							0.00
Total Signs							0.00

11:37 AM
 04/06/15
 Accrual Basis

ROSEBROOK HOA
 General Ledger
 As of March 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Landscape Expenses - Other							0.00
Total Landscape Expenses - Other							0.00
Total Landscape Expenses						838.94	2,083.82
Payroll Expenses							0.00
Total Payroll Expenses							0.00
Reserve Funds							0.00
Total Reserve Funds							0.00
Taxes							0.00
Property Taxes							0.00
Total Property Taxes							0.00
Taxes - Other							0.00
Total Taxes - Other							0.00
Total Taxes							0.00
Insurance							0.00
Directors & Officers							0.00
Total Directors & Officers							0.00
Property/Liability Insurance							0.00
Total Property/Liability Insurance							0.00
Insurance - Other							0.00
Total Insurance - Other							0.00
Total Insurance							0.00
Utilities							242.46
Electric							115.58
Bill	03/01/2015		TXU Energy		Accounts Pay...	57.65	173.23
Bill	03/16/2015		TXU Energy		Accounts Pay...	53.01	226.24
Total Electric						110.66	226.24
Water							126.88
Bill	03/04/2015		City of Whitehouse		Accounts Pay...	39.27	166.15
Total Water						39.27	166.15
Utilities - Other							0.00
Total Utilities - Other							0.00
Total Utilities						149.93	392.39
Reconciliation Discrepancies							0.00
Total Reconciliation Discrepancies							0.00
Ask My Accountant							0.00
Total Ask My Accountant							0.00
No acct							0.00
Total no acct							0.00
TOTAL						0.00	0.00