

3:05 PM
09/08/15
Accrual Basis

ROSEBROOK HOA
Balance Sheet
As of August 31, 2015

	<u>Aug 31, 15</u>
ASSETS	
Current Assets	
Checking/Savings	
CNB - Operating	10,606.09
Total Checking/Savings	10,606.09
Accounts Receivable	
Accounts Receivable	3,044.50
Total Accounts Receivable	3,044.50
Total Current Assets	13,650.59
TOTAL ASSETS	<u>13,650.59</u>
LIABILITIES & EQUITY	
Equity	
Owners Contribution	1,940.04
Retained Earnings	7.19
Unrestricted Net Assets	3,788.73
Net Income	7,914.63
Total Equity	13,650.59
TOTAL LIABILITIES & EQUITY	<u>13,650.59</u>

3:05 PM
09/08/15
Accrual Basis

ROSEBROOK HOA
Profit & Loss
August 2015

	<u>Aug 15</u>
Ordinary Income/Expense	
Income	
General Assessments	360.00
Fee Income	
Collection Fees	105.00
Total Fee Income	<u>105.00</u>
Total Income	465.00
Expense	
Administrative Expense	
Office Supplies	5.60
Postage & Delivery	13.44
Printing & Reproduction	28.35
Total Administrative Expense	<u>47.39</u>
Professional Fees	
Collection Fees	90.00
Management Fees	400.00
Total Professional Fees	<u>490.00</u>
Landscape Expenses	
Irrigation Repairs	142.89
Landscape Maintenance-Contract	550.00
Total Landscape Expenses	<u>692.89</u>
Utilities	
Electric	51.32
Water	39.27
Total Utilities	<u>90.59</u>
Total Expense	<u>1,320.87</u>
Net Ordinary Income	<u>-855.87</u>
Net Income	<u><u>-855.87</u></u>

3:05 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA

Profit & Loss YTD Comparison

August 2015

	Aug 15	Jan - Aug 15
Ordinary Income/Expense		
Income		
General Assessments	360.00	20,160.00
Fee Income		
Transfer Fees	0.00	0.00
Collection Fees	105.00	390.00
Legal Fees	0.00	184.50
Total Fee Income	105.00	574.50
Total Income	465.00	20,734.50
Expense		
Administrative Expense		
Office Supplies	5.60	54.00
Postage & Delivery	13.44	128.30
Printing & Reproduction	28.35	200.25
Total Administrative Expense	47.39	382.55
Professional Fees		
Collection Fees	90.00	120.00
Accounting/Audit	0.00	275.00
Legal Fees	0.00	406.65
Management Fees	400.00	3,200.00
Total Professional Fees	490.00	4,001.65
Landscape Expenses		
Playground Equipment	0.00	800.00
Repair and Maintenance	0.00	216.50
Irrigation Repairs	142.89	142.89
Trees	0.00	580.00
Landscape Maintenance-Contract	550.00	4,617.32
Total Landscape Expenses	692.89	6,356.71
Insurance		
Property/Liability Insurance	0.00	1,222.20
Total Insurance	0.00	1,222.20
Utilities		
Electric	51.32	494.26
Water	39.27	362.50
Total Utilities	90.59	856.76
Total Expense	1,320.87	12,819.87
Net Ordinary Income	-855.87	7,914.63
Net Income	-855.87	7,914.63

3:05 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA Profit & Loss Budget Performance August 2015

	Aug 15	Budget	Jan - Aug 15	YTD Budget	Annual Budget
Ordinary Income/Expense					
Income					
General Assessments	360.00	0.00	20,160.00	20,880.00	20,880.00
Fee Income					
Transfer Fees	0.00		0.00		
Collection Fees	105.00	42.00	390.00	332.00	500.00
Legal Fees	0.00		184.50		
Total Fee Income	<u>105.00</u>	<u>42.00</u>	<u>574.50</u>	<u>332.00</u>	<u>500.00</u>
Total Income	<u>465.00</u>	<u>42.00</u>	<u>20,734.50</u>	<u>21,212.00</u>	<u>21,380.00</u>
Expense					
Administrative Expense					
Office Supplies	5.60	33.00	54.00	268.00	400.00
Postage & Delivery	13.44	19.00	128.30	149.00	225.00
Printing & Reproduction	28.35	33.00	200.25	268.00	400.00
Total Administrative Expense	<u>47.39</u>	<u>85.00</u>	<u>382.55</u>	<u>685.00</u>	<u>1,025.00</u>
Professional Fees					
Collection Fees	90.00	42.00	120.00	332.00	500.00
Accounting/Audit	0.00	26.00	275.00	211.00	315.00
Legal Fees	0.00	17.00	406.65	132.00	200.00
Management Fees	400.00	400.00	3,200.00	3,200.00	4,800.00
Total Professional Fees	<u>490.00</u>	<u>485.00</u>	<u>4,001.65</u>	<u>3,875.00</u>	<u>5,815.00</u>
Landscape Expenses					
Playground Equipment	0.00		800.00		
Repair and Maintenance	0.00		216.50		
Irrigation Repairs	142.89	42.00	142.89	332.00	500.00
Trees	0.00	8.00	580.00	68.00	100.00
Landscaping/Seasonal Colors	0.00	75.00	0.00	600.00	900.00
Landscape Maintenance-Contract	550.00	625.00	4,617.32	5,000.00	7,500.00
Total Landscape Expenses	<u>692.89</u>	<u>750.00</u>	<u>6,356.71</u>	<u>6,000.00</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	34.00	50.00
Total Taxes	<u>0.00</u>	<u>4.00</u>	<u>0.00</u>	<u>34.00</u>	<u>50.00</u>
Insurance					
Directors & Officers	0.00	58.00	0.00	468.00	700.00
Property/Liability Insurance	0.00	121.00	1,222.20	966.00	1,450.00
Total Insurance	<u>0.00</u>	<u>179.00</u>	<u>1,222.20</u>	<u>1,434.00</u>	<u>2,150.00</u>
Utilities					
Electric	51.32	58.00	494.26	468.00	700.00
Water	39.27	108.00	362.50	868.00	1,300.00
Total Utilities	<u>90.59</u>	<u>166.00</u>	<u>856.76</u>	<u>1,336.00</u>	<u>2,000.00</u>
Total Expense	<u>1,320.87</u>	<u>1,669.00</u>	<u>12,819.87</u>	<u>14,704.00</u>	<u>21,380.00</u>
Net Ordinary Income	<u>-855.87</u>	<u>-1,627.00</u>	<u>7,914.63</u>	<u>6,508.00</u>	<u>0.00</u>
Net Income	<u><u>-855.87</u></u>	<u><u>-1,627.00</u></u>	<u><u>7,914.63</u></u>	<u><u>6,508.00</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: 8/31/15
Page: 1 of 4

004251-8/31/15-3-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	8/01/15	12,642.17	
Deposits / Misc Credits	5	1,636.99	
Withdrawals / Misc Debits	9	3,673.07	
** Ending Balance	8/31/15	10,606.09	**
Service Charge		.00	
Enclosures		14	

MISCELLANEOUS DEBITS & CREDITS

Date	Activity Description	Deposits	Withdrawals
8/03	DEPOSIT	721.99	
8/06	DEPOSIT	180.00	
8/21	DEPOSIT	180.00	
8/26	DEPOSIT	360.00	
8/31	DEPOSIT	195.00	

CHECKS POSTED

* indicates skip in check numbers

Date	Check No.	Amount	Date	Check No.	Amount	Date	Check No.	Amount
8/03	3641	580.00	8/05	3644	39.27	8/14	3647	137.39
8/11	3642	1,222.20	8/03	3645	400.00	8/24	3648	51.32
8/04	3643	550.00	8/10	3646	142.89	8/31	3649	550.00



NOTICE: SEE REVERSE SIDE FOR ADDITIONAL INFORMATION

Member
FDIC

ROSEBROOK HOMEOWNERS ASSOCIATION INC

Page: 2

Account Number:
Statement Date:1191180002
8/31/15-----
DAILY BALANCE SUMMARY

Date	Balance	Date	Balance	Date	Balance
8/03	12,384.16	8/10	11,832.00	8/24	10,601.09
8/04	11,834.16	8/11	10,609.80	8/26	10,961.09
8/05	11,794.89	8/14	10,472.41	8/31	10,606.09
8/06	11,974.89	8/21	10,652.41		



ROSEBROOK HOMEOWNERS ASSOCIATION, INC.
100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1209

CITIZENS NATIONAL BANK
TXL 51 4929
Member FDIC

3648
08/24/15

8/19/2015

PAY TO THE ORDER OF TXU Energy \$ 51.32
Fifty-One and 32/100

TXU Energy
PO Box 650638
Dallas, Texas 75265-0638

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑆003648⑆ ⑆11903151⑆ ⑆1191180002⑆

Check 3648 Amount \$51.32 Date 08/24/2015

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.
100 INDEPENDENCE PLACE, STE. 301
TYLER, TX 75703-1209

CITIZENS NATIONAL BANK
TXL 51 4929
Member FDIC

3649
08/31/15

8/28/2015

PAY TO THE ORDER OF Manuel Pizano \$ 550.00
Five Hundred Fifty and 00/100

Manuel Pizano
PO Box 449
New Summerfield, Texas 75780

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑆003649⑆ ⑆11903151⑆ ⑆1191180002⑆

Check 3649 Amount \$550.00 Date 08/31/2015

3:04 PM

09/08/15

ROSEBROOK HOA
Reconciliation Summary
CNB - Operating, Period Ending 08/31/2015

	<u>Aug 31, 15</u>
Beginning Balance	12,642.17
Cleared Transactions	
Checks and Payments - 9 items	-3,673.07
Deposits and Credits - 5 items	1,636.99
Total Cleared Transactions	<u>-2,036.08</u>
Cleared Balance	<u>10,606.09</u>
Register Balance as of 08/31/2015	10,606.09
New Transactions	
Checks and Payments - 2 items	-472.53
Total New Transactions	<u>-472.53</u>
Ending Balance	<u><u>10,133.56</u></u>

ROSEBROOK HOA
Reconciliation Detail
CNB - Operating, Period Ending 08/31/2015

Type	Date	Num	Name	Clr	Amount	Balance
Beginning Balance						12,642.17
Cleared Transactions						
Checks and Payments - 9 items						
Bill Pmt -Check	07/22/2015	3641	Sunnybrook Tree S...	X	-580.00	-580.00
Bill Pmt -Check	07/29/2015	3642	Insurance One Age...	X	-1,222.20	-1,802.20
Bill Pmt -Check	07/29/2015	3643	Manuel Pizano	X	-550.00	-2,352.20
Bill Pmt -Check	08/01/2015	3645	Rose City Property ...	X	-400.00	-2,752.20
Bill Pmt -Check	08/01/2015	3644	City of Whitehouse	X	-39.27	-2,791.47
Bill Pmt -Check	08/03/2015	3646	Wetmore Irrigation	X	-142.89	-2,934.36
Bill Pmt -Check	08/14/2015	3647	Rose City Property ...	X	-137.39	-3,071.75
Bill Pmt -Check	08/16/2015	3648	TXU Energy	X	-51.32	-3,123.07
Bill Pmt -Check	08/28/2015	3649	Manuel Pizano	X	-550.00	-3,673.07
Total Checks and Payments					-3,673.07	-3,673.07
Deposits and Credits - 5 items						
Deposit	08/03/2015			X	721.99	721.99
Deposit	08/06/2015			X	180.00	901.99
Deposit	08/21/2015			X	180.00	1,081.99
Deposit	08/26/2015			X	360.00	1,441.99
Deposit	08/31/2015			X	195.00	1,636.99
Total Deposits and Credits					1,636.99	1,636.99
Total Cleared Transactions					-2,036.08	-2,036.08
Cleared Balance					-2,036.08	10,606.09
Register Balance as of 08/31/2015					-2,036.08	10,606.09
New Transactions						
Checks and Payments - 2 items						
Bill Pmt -Check	09/01/2015	3650	Rose City Property ...		-400.00	-400.00
Bill Pmt -Check	09/01/2015	3651	City of Whitehouse		-72.53	-472.53
Total Checks and Payments					-472.53	-472.53
Total New Transactions					-472.53	-472.53
Ending Balance					-2,508.61	10,133.56

ROSEBROOK HOA
Deposit Detail
August 2015

Type	Num	Date	Name	Account	Amount
Deposit		08/03/2015		CNB - Operating	721.99
Payment	9128	08/03/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	1260	08/03/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	2552	08/03/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	11335	08/03/2015	ROSEBROOK CIR...	Undeposited Funds	-181.99
TOTAL					-721.99
Deposit		08/06/2015		CNB - Operating	180.00
Payment	9458	08/06/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		08/21/2015		CNB - Operating	180.00
Payment	378	08/21/2015	PARK VIEW COUR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		08/26/2015		CNB - Operating	360.00
Payment	4300	08/26/2015	ROSEBROOK CIR...	Undeposited Funds	-360.00
TOTAL					-360.00
Deposit		08/31/2015		CNB - Operating	195.00
Payment	1433	08/31/2015	ROSEBROOK CIR...	Undeposited Funds	-195.00
TOTAL					-195.00

3:05 PM

09/08/15

ROSEBROOK HOA
Check Detail
August 2015

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Bill Pmt -Check	3644	08/01/2015	City of Whitehouse		CNB - Operating		-39.27
Bill		08/01/2015		Water		-39.27	39.27
TOTAL						-39.27	39.27
Bill Pmt -Check	3645	08/01/2015	Rose City Propert...		CNB - Operating		-400.00
Bill		08/01/2015		Management Fees		-400.00	400.00
TOTAL						-400.00	400.00
Bill Pmt -Check	3646	08/03/2015	Wetmore Irrigation		CNB - Operating		-142.89
Bill		08/03/2015		Irrigation Repairs		-142.89	142.89
TOTAL						-142.89	142.89
Bill Pmt -Check	3647	08/14/2015	Rose City Propert...		CNB - Operating		-137.39
Bill		08/14/2015		Collection Fees		-90.00	90.00
Bill		08/14/2015		Printing & Reprodu...		-28.35	28.35
				Postage & Delivery		-13.44	13.44
				Office Supplies		-5.60	5.60
TOTAL						-137.39	137.39
Bill Pmt -Check	3648	08/16/2015	TXU Energy		CNB - Operating		-51.32
Bill		08/16/2015		Electric		-51.32	51.32
TOTAL						-51.32	51.32
Bill Pmt -Check	3649	08/28/2015	Manuel Pizano		CNB - Operating		-550.00
Bill		08/29/2015		Landscape Mainten...		-550.00	550.00
TOTAL						-550.00	550.00



PO Box 776
Whitehouse TX 75791

ADDRESS SERVICE REQUESTED

AUTO3-DIGIT 757 12 AADC 93194AA24-A-1
2328 1 AB 0-413



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

SPECIAL MESSAGE

WHITEHOUSE ISD STARTS AUGUST 24TH
THE 2014 CCR WATER QUALITY REPORT IS AVAILABLE AT
www.whitehousetx.org/current-ccr/

Account Statement

ACCOUNT INFORMATION

ACCOUNT: 04-1275-00
SERVICE ADDRESS: 0 ROSEBROOK CIRCLE SPF
SERVICE PERIOD: 06/15/2015 TO: 07/15/2015
BILLING DATE: 07/24/2015
DUE DATE: 08/10/2015

CURRENT WATER METER INFORMATION

Meter	Previous	Current	Consumption	Amount
12138674	9059	9059	0	34.27

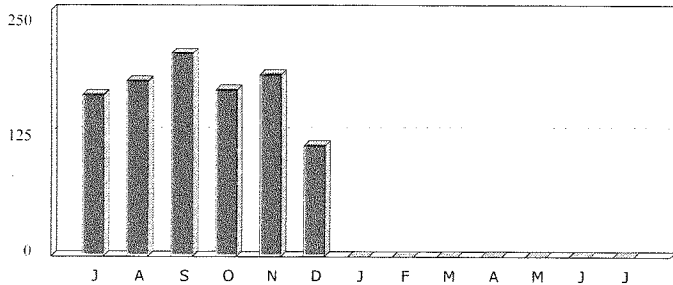
OTHER CHARGES

STREET MAINT	5.00
--------------	------

AMOUNT DUE

CURRENT CHARGES	39.27
AMOUNT DUE IF PAID 08/10/2015 BY 4:30 PM	39.27
AMOUNT DUE IF PAID 08/10/2015 AFTER 4:30 PM	43.27

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

8/1/2015

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

Christine Brewer
AUTHORIZED SIGNATURE

⑈003644⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3644

City of Whitehouse					8/1/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
8/1/2015	Bill		39.27	39.27		39.27
				Check Amount		39.27

CNB - Operating

39.27

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3644

City of Whitehouse					8/1/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment
8/1/2015	Bill		39.27	39.27		39.27
				Check Amount		39.27

CNB - Operating

39.27

Rose City Property Management, Inc.

100 Independence Place
Suite 301
Tyler, TX 75703

Invoice

Date	Invoice #
8/1/2015	2300

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

8/1/2015

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

\$ **400.00

Four Hundred and 00/100*****

DOLLAR

Rose City Property Management, Inc.

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑈003645⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3645

Date	Type	Reference	Original Amt.	Balance Due	8/1/2015 Discount	Payment
8/1/2015	Bill		400.00	400.00		400.00
					Check Amount	400.00

CNB - Operating

400.00

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3645

Date	Type	Reference	Original Amt.	Balance Due	8/1/2015 Discount	Payment
8/1/2015	Bill		400.00	400.00		400.00
					Check Amount	400.00

CNB - Operating

400.00

Wetmore Industries, Inc.

1102 Lilly Ln.
Bullard, TX 75757

LI 10847

Mobile (903) 714-0305

Service Order

SERVICE INSTALL	REPAIR ESTIMATE	TECHNICIAN <i>Andrew</i>	DATE ORDERED 1/1
--------------------	--------------------	-----------------------------	---------------------

Name Rosebrook Phone _____

Address Hwy 110 S.

City Whitehouse State TX Zip 75781

SERVICE REQUESTED check system

QTY	PART NO.	DESCRIPTION	PRICE	TOTAL
3		4" pop up spray	5-	15-
2		Adjustable nozzles	1.00	2.00

SERVICE CALL INCLUDING FIRST 30 MINUTES			
1 1/2	LABOR CHARGE PER 30 MINUTES	35-	105-
SERVICES PERFORMED <u>Plunger Connected for</u>		LABOR AND SERVICE	105-
<u>Reduce heads + Nozzles. Adjust</u>		TOTAL MATERIAL	27-
<u>sprinklers.</u>		TAX	10.89
DATE COMPLETED <u>7/29/15</u>	PAYMENT DUE UPON COMPLETION	TOTAL	
		142.89	

THANK YOU

CUSTOMER'S SIGNATURE _____

TECHNICIAN'S SIGNATURE *Andrew*

Customer hereby accepts performance, and charges as being satisfactory. Workmanship and materials warranted for a period of one year unless otherwise stated in writing. "Irrigation in Texas is regulated by the Texas Commission on Environmental Quality, P.O. Box 13087, Austin, TX 78711-3087". (512) 239-6719.

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

8/3/2015

PAY TO THE ORDER OF Wetmore Irrigation

\$ **142.89

One Hundred Forty-Two and 89/100*****

DOLLARS

Wetmore Irrigation
1102 Lily Lane
Bullard, Texas 75757

MEMO

Christine Brewer
AUTHORIZED SIGNATURE

⑈003646⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3646

Wetmore Irrigation					8/3/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
8/3/2015	Bill		142.89	142.89		142.89	
					Check Amount	142.89	

CNB - Operating

142.89

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3646

Wetmore Irrigation					8/3/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
8/3/2015	Bill		142.89	142.89		142.89	
					Check Amount	142.89	

CNB - Operating

142.89

**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	137 x .15 = 20.55	28 x .20 = 5.60		28 x .48 = 13.44	
May	271 x .15 = 40.65	15 x .20 = 3.00	14 x .48 = 6.72	6.85	
June	57 x .15 = 8.55	12 x .20 = 2.40	12 x .48 = 5.76		
July	98 x .15 = 14.70	15 x .20 = 3.00	14 x .48 = 6.72	6.85	
August	189 x .15 = 28.35	28 x .20 = 5.60		28 x .48 = 13.44	
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: \$ 39.59
May	Total: \$ 57.22
June	Total: \$ 16.71
July	Total: \$ 31.27
August	Total: \$ 47.39
September	Total: \$
October	Total: \$
November	Total:
December	

4:12 PM

08/13/15

ROSEBROOK HOA Deposit Detail July 2015

Collection Fees - \$90⁰⁰

Type	Num	Date	Name	Account	Amount
Deposit		07/08/2015		CNB - Operating	180.00
Payment	6305	07/08/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		07/19/2015		CNB - Operating	180.00
Payment	10057	07/19/2015	PARK VIEW COUR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		07/19/2015		CNB - Operating	450.00
Payment	4264	07/19/2015	ROSEBROOK CIR...	Undeposited Funds	-450.00
TOTAL					-450.00
Deposit		07/22/2015		CNB - Operating	180.00
Payment	8311	07/22/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
TOTAL					-180.00
Deposit		07/29/2015		CNB - Operating	540.00
Payment	7101	07/29/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	2371	07/29/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
Payment	9066	07/29/2015	ROSEBROOK CIR...	Undeposited Funds	-180.00
TOTAL					-540.00

15x6 = \$90⁰⁰

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

8/14/2015

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

\$ **137.39

One Hundred Thirty-Seven and 39/100*****

DOLLARS

Rose City Property Management, Inc.

MEMO

Christine Bowers
AUTHORIZED SIGNATURE

⑈003647⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3647

Rose City Property Management, Inc.					8/14/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
8/14/2015	Bill		90.00	90.00		90.00	
8/14/2015	Bill		47.39	47.39		47.39	
						Check Amount	137.39

CNB - Operating

137.39

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3647

Rose City Property Management, Inc.					8/14/2015		
Date	Type	Reference	Original Amt.	Balance Due	Discount	Payment	
8/14/2015	Bill		90.00	90.00		90.00	
8/14/2015	Bill		47.39	47.39		47.39	
						Check Amount	137.39

CNB - Operating

137.39



Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054226645322
Invoice Date: 08/12/2015

Account Summary

Previous Balance	Credits/Payments	Balance Forward	Current Charges	Amount Due	Due Date
\$55.24	\$55.24 CR	\$0.00	\$51.32	\$51.32	08/28/2015

See remaining pages for invoice details.

Customer Communications

Now that summer temperatures are here to stay, it's time to turn up the savings! Small changes in your workplace can make a big difference to your budget – without sacrificing comfort. Visit txu.com/bizsummerfacts for tips that can help you manage summer electricity costs.

Learn how your Transmission and Distribution Utility (TDU) determines how much electricity is needed to operate your business at all times. Visit txu.com/demand to watch a quick video explaining how TDUs calculate and bill demand charges.

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



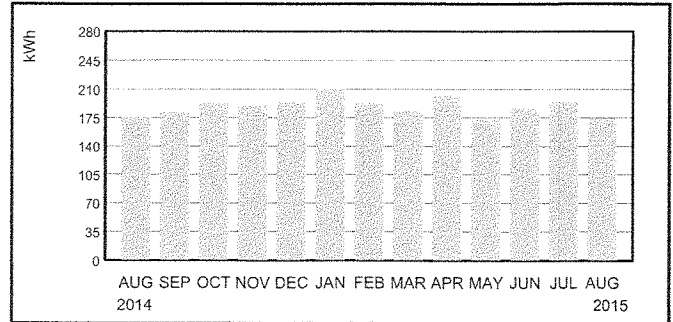
Customer Name: ROSEBROOK HOMEOWNERS
Account Number: 900000369324
Invoice Number: 054226645322
Invoice Date: 08/12/2015

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 26.8 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	29	Actual	07/13/2015	9,962	08/10/2015	10,137	1.00	175	0	0
TOTAL								175	0	0

Electric Service Commercial

TXU Energy Business FlexSM

Base Charge	\$	7.90
Energy Charge	\$	24.85
Gross Receipts Reimb	\$	0.35
Sales Tax	\$	2.73

Electric Service Distribution

Service Period: 07/13/2015 to 08/10/2015

TDU Delivery Charges	\$	14.16
Gross Receipts Reimb	\$	0.15
Subtotal	\$	14.31
Sales Tax	\$	1.18

Commercial Charges for Period	\$	35.83
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Distribution Charges for Period	\$	15.49
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Current Charges	\$	51.32
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00112885265LG

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

8/16/2015

PAY TO THE ORDER OF TXU Energy

\$ **51.32

Fifty-One and 32/100*****

DOLLARS

TXU Energy
PO Box 650638
Dallas, Texas 75265-0638

MEMO

Christine Breyer
AUTORIZED SIGNATURE

⑈003648⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3648

TXU Energy				8/16/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount
8/16/2015	Bill		51.32	51.32	
				Check Amount	51.32

CNB - Operating 51.32

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3648

TXU Energy				8/16/2015	
Date	Type	Reference	Original Amt.	Balance Due	Discount
8/16/2015	Bill		51.32	51.32	
				Check Amount	51.32

CNB - Operating 51.32

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

8/28/2015

PAY TO THE ORDER OF Manuel Pizano

\$ **550.00

Five Hundred Fifty and 00/100*****

DOLLARS

Manuel Pizano
PO Box 449
New Summerfield, Texas 75780

MEMO

Christine Brewer

⑈003649⑈ ⑆111903151⑆ ⑆1191180002⑈

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3649

Manuel Pizano

Date	Type	Reference	Original Amt.	Balance Due	8/28/2015 Discount	Payment
8/29/2015	Bill		550.00	550.00		550.00
					Check Amount	550.00

CNB - Operating

550.00

ROSEBROOK HOMEOWNERS ASSOCIATION, INC.

3649

Manuel Pizano

Date	Type	Reference	Original Amt.	Balance Due	8/28/2015 Discount	Payment
8/29/2015	Bill		550.00	550.00		550.00
					Check Amount	550.00

CNB - Operating

550.00

3:06 PM
09/08/15
Accrual Basis

ROSEBROOK HOA
General Ledger
As of August 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance	
Rosebrook Checking Account							0.00	
Total Rosebrook Checking Account							0.00	
CNB - Operating							10,289.97	
Bill Pmt -Check	08/01/2015	3644	City of Whitehouse		Accounts Pay...	-39.27	10,250.70	
Bill Pmt -Check	08/01/2015	3645	Rose City Property...		Accounts Pay...	-400.00	9,850.70	
Deposit	08/03/2015			Deposit	-SPLIT-	721.99	10,572.69	
Bill Pmt -Check	08/03/2015	3646	Wetmore Irrigation		Accounts Pay...	-142.89	10,429.80	
Deposit	08/06/2015			Deposit	Undeposited ...	180.00	10,609.80	
Bill Pmt -Check	08/14/2015	3647	Rose City Property...		Accounts Pay...	-137.39	10,472.41	
Bill Pmt -Check	08/16/2015	3648	TXU Energy		Accounts Pay...	-51.32	10,421.09	
Deposit	08/21/2015			Deposit	Undeposited ...	180.00	10,601.09	
Deposit	08/26/2015			Deposit	Undeposited ...	360.00	10,961.09	
Bill Pmt -Check	08/28/2015	3649	Manuel Pizano		Accounts Pay...	-550.00	10,411.09	
Deposit	08/31/2015			Deposit	Undeposited ...	195.00	10,606.09	
Total CNB - Operating							316.12	10,606.09
CNB Savings Account							0.00	
Total CNB Savings Account							0.00	
Accounts Receivable							4,216.49	
Payment	08/03/2015	9128	ROSEBROOK CIR...		Undeposited ...	-180.00	4,036.49	
Payment	08/03/2015	1260	ROSEBROOK CIR...		Undeposited ...	-180.00	3,856.49	
Payment	08/03/2015	2552	ROSEBROOK CIR...		Undeposited ...	-180.00	3,676.49	
Payment	08/03/2015	11335	ROSEBROOK CIR...		Undeposited ...	-181.99	3,494.50	
Payment	08/06/2015	9458	ROSEBROOK CIR...		Undeposited ...	-180.00	3,314.50	
Invoice	08/14/2015	103	NORTH CREEK C...		Collection Fees	15.00	3,329.50	
Invoice	08/14/2015	104	PARK VIEW COU...		Collection Fees	15.00	3,344.50	
Invoice	08/14/2015	105	PARK VIEW COU...		Collection Fees	15.00	3,359.50	
Invoice	08/14/2015	106	PARK VIEW COU...		Collection Fees	15.00	3,374.50	
Invoice	08/14/2015	107	ROSEBROOK CIR...		Collection Fees	15.00	3,389.50	
Invoice	08/14/2015	108	ROSEBROOK CIR...		Collection Fees	15.00	3,404.50	
Invoice	08/14/2015	109	ROSEBROOK CIR...		Collection Fees	15.00	3,419.50	
Payment	08/21/2015	378	PARK VIEW COU...		Undeposited ...	-180.00	3,239.50	
Invoice	08/26/2015	110	ROSEBROOK CIR...		General Asse...	360.00	3,599.50	
Payment	08/26/2015	4300	ROSEBROOK CIR...		Undeposited ...	-360.00	3,239.50	
Payment	08/31/2015	1433	ROSEBROOK CIR...		Undeposited ...	-195.00	3,044.50	
Total Accounts Receivable							-1,171.99	3,044.50
Clearing Account							0.00	
Total Clearing Account							0.00	
Undeposited Funds							0.00	
Payment	08/03/2015	9128	ROSEBROOK CIR...		Accounts Rec...	180.00	180.00	
Payment	08/03/2015	1260	ROSEBROOK CIR...		Accounts Rec...	180.00	360.00	
Payment	08/03/2015	2552	ROSEBROOK CIR...		Accounts Rec...	180.00	540.00	
Payment	08/03/2015	11335	ROSEBROOK CIR...		Accounts Rec...	181.99	721.99	
Deposit	08/03/2015	9128	ROSEBROOK CIR...	Deposit	CNB - Operat...	-180.00	541.99	
Deposit	08/03/2015	1260	ROSEBROOK CIR...	Deposit	CNB - Operat...	-180.00	361.99	
Deposit	08/03/2015	2552	ROSEBROOK CIR...	Deposit	CNB - Operat...	-180.00	181.99	
Deposit	08/03/2015	11335	ROSEBROOK CIR...	Deposit	CNB - Operat...	-181.99	0.00	
Payment	08/06/2015	9458	ROSEBROOK CIR...		Accounts Rec...	180.00	180.00	
Deposit	08/06/2015	9458	ROSEBROOK CIR...	Deposit	CNB - Operat...	-180.00	0.00	
Payment	08/21/2015	378	PARK VIEW COU...		Accounts Rec...	180.00	180.00	
Deposit	08/21/2015	378	PARK VIEW COU...	Deposit	CNB - Operat...	-180.00	0.00	
Payment	08/26/2015	4300	ROSEBROOK CIR...		Accounts Rec...	360.00	360.00	
Deposit	08/26/2015	4300	ROSEBROOK CIR...	Deposit	CNB - Operat...	-360.00	0.00	
Payment	08/31/2015	1433	ROSEBROOK CIR...		Accounts Rec...	195.00	195.00	
Deposit	08/31/2015	1433	ROSEBROOK CIR...	Deposit	CNB - Operat...	-195.00	0.00	
Total Undeposited Funds							0.00	0.00

3:06 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA
General Ledger
As of August 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Accounts Payable							0.00
Bill	08/01/2015		Rose City Property...		Management ...	-400.00	-400.00
Bill	08/01/2015		City of Whitehouse		Water	-39.27	-439.27
Bill Pmt -Check	08/01/2015	3644	City of Whitehouse		CNB - Operat...	39.27	-400.00
Bill Pmt -Check	08/01/2015	3645	Rose City Property...		CNB - Operat...	400.00	0.00
Bill	08/03/2015		Wetmore Irrigation		Irrigation Rep...	-142.89	-142.89
Bill Pmt -Check	08/03/2015	3646	Wetmore Irrigation		CNB - Operat...	142.89	0.00
Bill	08/14/2015		Rose City Property...		Collection Fees	-90.00	-90.00
Bill	08/14/2015		Rose City Property...		-SPLIT-	-47.39	-137.39
Bill Pmt -Check	08/14/2015	3647	Rose City Property...		CNB - Operat...	137.39	0.00
Bill	08/16/2015		TXU Energy		Electric	-51.32	-51.32
Bill Pmt -Check	08/16/2015	3648	TXU Energy		CNB - Operat...	51.32	0.00
Bill Pmt -Check	08/28/2015	3649	Manuel Pizano		CNB - Operat...	550.00	550.00
Bill	08/29/2015		Manuel Pizano		Landscape M...	-550.00	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
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							-19,800.00
Invoice	08/26/2015	110	ROSEBROOK CIR...	Annual Asse...	Accounts Rec...	-360.00	-20,160.00
Total General Assessments						-360.00	-20,160.00
Fee Income							-469.50
Transfer Fees							0.00
Total Transfer Fees							0.00
Collection Fees							-285.00
Invoice	08/14/2015	103	NORTH CREEK C...	Collection F...	Accounts Rec...	-15.00	-300.00
Invoice	08/14/2015	104	PARK VIEW COU...	Collection F...	Accounts Rec...	-15.00	-315.00
Invoice	08/14/2015	105	PARK VIEW COU...	Collection F...	Accounts Rec...	-15.00	-330.00
Invoice	08/14/2015	106	PARK VIEW COU...	Collection F...	Accounts Rec...	-15.00	-345.00
Invoice	08/14/2015	107	ROSEBROOK CIR...	Collection F...	Accounts Rec...	-15.00	-360.00
Invoice	08/14/2015	108	ROSEBROOK CIR...	Collection F...	Accounts Rec...	-15.00	-375.00
Invoice	08/14/2015	109	ROSEBROOK CIR...	Collection F...	Accounts Rec...	-15.00	-390.00
Total Collection Fees						-105.00	-390.00
Donations							0.00
Total Donations							0.00
Legal Fees							-184.50
Total Legal Fees							-184.50
Newsletter Sponsorship							0.00
Total Newsletter Sponsorship							0.00

3:06 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA
General Ledger
As of August 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Streetlight Income							0.00
Total Streetlight Income							0.00
Fee Income - Other							0.00
Total Fee Income - Other							0.00
Total Fee Income						-105.00	-574.50
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							335.16
Office Supplies							48.40
Bill	08/14/2015		Rose City Property...		Accounts Pay...	5.60	54.00
Total Office Supplies						5.60	54.00
Postage & Delivery							114.86
Bill	08/14/2015		Rose City Property...		Accounts Pay...	13.44	128.30
Total Postage & Delivery						13.44	128.30
Printing & Reproduction							171.90
Bill	08/14/2015		Rose City Property...		Accounts Pay...	28.35	200.25
Total Printing & Reproduction						28.35	200.25
Bank Service Charges							0.00
Total Bank Service Charges							0.00
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						47.39	382.55
Professional Fees							3,511.65
Collection Fees							30.00
Bill	08/14/2015		Rose City Property...		Accounts Pay...	90.00	120.00
Total Collection Fees						90.00	120.00
Accounting/Audit							275.00
Total Accounting/Audit							275.00
Legal Fees							406.65
Total Legal Fees							406.65
Management Fees							2,800.00
Bill	08/01/2015		Rose City Property...		Accounts Pay...	400.00	3,200.00
Total Management Fees						400.00	3,200.00
Set Up Fee							0.00
Total Set Up Fee							0.00

3:06 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA
General Ledger
 As of August 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Professional Fees - Other							0.00
Total Professional Fees - Other							0.00
Total Professional Fees						490.00	4,001.65
Bad Debt Expense							0.00
Total Bad Debt Expense							0.00
Landscape Expenses							5,663.82
Playground Equipment							800.00
Total Playground Equipment							800.00
Repair and Maintenance							216.50
Total Repair and Maintenance							216.50
Holiday Decorations							0.00
Total Holiday Decorations							0.00
Irrigation Repairs							0.00
Bill	08/03/2015		Wetmore Irrigation		Accounts Pay...	142.89	142.89
Total Irrigation Repairs						142.89	142.89
Trees							580.00
Total Trees							580.00
Landscaping/Seasonal Colors							0.00
Total Landscaping/Seasonal Colors							0.00
Landscape Maintenance-Contract							4,067.32
Bill	08/29/2015		Manuel Pizano		Accounts Pay...	550.00	4,617.32
Total Landscape Maintenance-Contract						550.00	4,617.32
Signs							0.00
Total Signs							0.00
Landscape Expenses - Other							0.00
Total Landscape Expenses - Other							0.00
Total Landscape Expenses						692.89	6,356.71
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							1,222.20
Directors & Officers							0.00
Total Directors & Officers							0.00
Property/Liability Insurance							1,222.20
Total Property/Liability Insurance							1,222.20
Insurance - Other							0.00
Total Insurance - Other							0.00
Total Insurance							1,222.20

3:06 PM
 09/08/15
 Accrual Basis

ROSEBROOK HOA
General Ledger
 As of August 31, 2015

Type	Date	Num	Name	Memo	Split	Amount	Balance
Utilities							766.17
Electric							442.94
Bill	08/16/2015		TXU Energy		Accounts Pay...	51.32	494.26
Total Electric						51.32	494.26
Water							323.23
Bill	08/01/2015		City of Whitehouse		Accounts Pay...	39.27	362.50
Total Water						39.27	362.50
Utilities - Other							0.00
Total Utilities - Other							0.00
Total Utilities						90.59	856.76
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