

NOTE AND COMMENT SHEET

Property

**Blackhorse Estates
Tract 4299A**

TASK:

FINANCIAL STATEMENTS

Initial

Lori

BOOKKEEPER

Initial

SUPERVISOR
APPROVAL

PERIOD:

April - June 2023

PLEASE INITIAL ABOVE BOX AS APPROVAL FOR THE ATTACHED FINANCIAL REPORTS

NOTE:

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AFTER APPROVED:
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MONTHLY REPORTS

In addition to annual financial statements, boards normally receive unaudited financial statements monthly upon completion. They are often generated by the association's management company and may be prepared using cash or modified accrual accounting. This packet includes the following records: Balance Sheet, Reserve Summary, Income Statements, Budget Comparison (YTD), Cash Flow, General Ledgers Report and Bank Reconciliations Reports.

Blackhorse Estates III

Tract 4299A

April - June 2023

Prepared & Provided By



p 559.221.3170
f 559.225.3174
331 W. Shields Ave.
Fresno, CA 93705
www.regencyfresno.com
CA BRE Corporation #01074711

Management Disclosure: The notes on the monthly report are intended to help clarify or point out notable items. The notes are a supplement and should not be relied upon to show the complete financial picture of the association. Board members are obligated to review their association's financial records monthly. Please see Civil Code &5500 and &5501 for more information.

June 2023

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* Renaissance Transactions	25 - 68
* Country View Financials	70 - 80
* Country View Transactions	81 - 124

Balance Sheet

Properties: Country View - (81) Blackhorse ,Renaissance - (45) Blackhorse
As of 06/30/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	3,445.54
Total Bank	3,445.54
TOTAL ASSETS	3,445.54

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	218,507.64
2214 Tenant Prepaid	80.00
Total Other Current Liability	218,587.64
Total Liabilities	218,587.64

Equity

3000 Net Income	-61,345.16
3001 Retained Earnings	-153,796.94
Total Equity	-215,142.10

TOTAL LIABILITIES & EQUITY	3,445.54
---------------------------------------	-----------------

Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 06/30/23

Deposits

Date	Ref #	Details	Amount
06/22/23	D159020	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	40.00
			40.00

Payments

Date	Ref #	Details	Amount
05/19/23	566	Guardian Western Sweeping, INC	173.00
05/25/23	568	City of Clovis	493.09
06/01/23	569	Regency Property	1,900.00
06/01/23	ACH	American Express Credit Card	216.08
06/07/23	570	PG&E	70.47
06/07/23	AV81	BrightView Landscape Service Inc.	592.34
06/07/23	AV82	Expert Gate Repair	342.28
06/08/23	571	Elderberry on the Bluff	62.00
06/15/23	AV83	Guardian Western Sweeping, INC	173.00
06/15/23	572	PG&E	44.64
06/20/23	573	City of Clovis	493.09
06/22/23	ACH	State Farm Payment Processing Center	645.00
06/27/23	AV84	BrightView Landscape Service Inc.	70.00
			5,274.99

Summary

Beginning Balance:	8,680.53
+ Selected Deposits (1)	40.00
- Selected Payments (13)	5,274.99
Ending Balance:	3,445.54
Goal:	3,445.54
Difference:	0.00

Reconciled Balance	3,445.54
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	3,445.54





WA FUNDING INC
DBA REGENCY PROPERTY MANAGEMENT
ITF BLACKHORSE ESTATES III ASSESSMENT
DISTRICT
331 W SHIELDS AVE
FRESNO CA 93705



Statement Date: 06/30/2023

Account No.: *****7619 Page: 1

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 05/31/23		8,680.53
Debits	7	3,236.29
Automatic Withdrawals	6	2,038.70
Automatic Deposits	1	40.00 +
Ending Balance On 06/30/23		3,445.54
Average Balance (Ledger)	5,146.21 +	

ALL CREDIT ACTIVITY

Date	Description	Amount
06/22/23	PAYLEASE.COM CREDIT	40.00

ELECTRONIC DEBITS

Date	Description	Amount
06/05/23	BLACKHORSE AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 6596591	216.08
06/08/23	AVIDPAY SERVICE AVIDPAY REF CK AV82 230607 Expert Gate Repair 115907423 65219502115907423	342.28
06/08/23	AVIDPAY SERVICE AVIDPAY REF CK AV81 230607 BrightView Landscape Service Inc115907405 65219484 115907405	592.34
06/20/23	AVIDPAY SERVICE AVIDPAY REF CK AV83 230615 Guardian Western Sweeping INC11671804066228384 116718040	173.00
06/26/23	STATE FARM RO 08 CPC-CLIENT	645.00
06/28/23	AVIDPAY SERVICE AVIDPAY REF CK AV84 230627 BrightView Landscape Service Inc117524831 67405842 117524831	70.00

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
06/08/23	566	173.00	06/13/23	570	70.47	06/27/23	573	493.09
06/15/23	568*	493.09	06/08/23	571	62.00			
06/01/23	569	1,900.00	06/22/23	572	44.64			

Continued

1/3587/1

Statement Date: **06/30/2023**

Account No.: *****7619 Page: 2

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 05/31/23 was 8,680.53

Date	Balance	Date	Balance	Date	Balance
06/01/23	6,780.53	06/15/23	4,831.27	06/27/23	3,515.54
06/05/23	6,564.45	06/20/23	4,658.27	06/28/23	3,445.54
06/08/23	5,394.83	06/22/23	4,653.63		
06/13/23	5,324.36	06/26/23	4,008.63		

This Statement Cycle Reflects 30 Days

IMPORTANT MESSAGE! UPDATED TERMS & CONDITIONS AVAILABLE
ON OUR WEBSITE. GO TO WWW.FFB.BANK - FORMS/DISCLOSURES.
YOUR CONTINUED USE OF ACCOUNT INDICATES ACCEPTANCE.

Direct Inquiries About Electronic Entries To:
Phone: (559) 439-0200



WA FUNDING INC

Account No. : *****7619

Stmt. Date : 06/30/2023

Bank : 667

Images : 7

Page : 3

IMAGE STATEMENT

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

568
05/15/2023

GUARDIAN WESTERN SWEETPEAS, INC
173.00***

ONE HUNDRED SEVENTY THREE DOLLARS AND 00/100

GUARDIAN WESTERN SWEETPEAS, INC
4901 E Lansing Way
Fresno, CA 93727

037818 CardEdge Gateway View

#568# 6121144146# 100077619#

AM: 173.00 CK: 566 DT: 06/08 SQ: 80400160 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

569
05/01/2023

REGENCY PROPERTY
1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100

REGENCY PROPERTY
331 W. Shasta Ave.
Fresno, CA 93706

Requester has no other property.

#569# 6121144146# 100077619#

AM: 1,900.00 CK: 569 DT: 06/01 SQ: 70700140 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

571
05/08/2023

ELDERBERRY ON THE BLUFF
62.00***

SIXTY TWO DOLLARS AND 00/100

ELDERBERRY ON THE BLUFF
741 N. Oxford Avenue
Clovis, CA 93211

credit placed to write check

#571# 6121144146# 100077619#

AM: 62.00 CK: 571 DT: 06/08 SQ: 70001110 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

573
06/20/2023

CITY OF CLOVIS
493.09***

FOUR HUNDRED NINETY THREE DOLLARS AND 09/100

CITY OF CLOVIS
1033 8th St
Clovis, CA 93212

AMT 10071

#573# 6121144146# 100077619#

AM: 493.09 CK: 573 DT: 06/27 SQ: 80702010 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

568
05/25/2023

CITY OF CLOVIS
493.09***

FOUR HUNDRED NINETY THREE DOLLARS AND 09/100

CITY OF CLOVIS
1033 8th St
Clovis, CA 93212

check 42231006 / AMT 493.090771 0525 LGN

#568# 6121144146# 100077619#

AM: 493.09 CK: 568 DT: 06/15 SQ: 80302770 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

570
06/07/2023

PG&E
70.47***

SEVENTY DOLLARS AND 47/100

PG&E
Box 687300
Sacramento, CA 95866-7300

110002002-1 P 83 N Montgomery, 6428-0751 1 of 10 Q&P Ave.
64278-9419 P 83 N Ave

#570# 6121144146# 100077619#

AM: 70.47 CK: 570 DT: 06/13 SQ: 81001020 Paid

WA Funding Inc
Blackhawk Estates II
331 W. Shasta Ave.
Fresno, CA 93706

572
06/16/2023

PG&E
44.64***

FORTY FOUR DOLLARS AND 64/100

PG&E
Box 907200
Sacramento, CA 95890-7200

117161005-1 10 N Montgomery

#572# 6121144146# 100077619#

AM: 44.64 CK: 572 DT: 06/22 SQ: 80601450 Paid

Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 05/31/23

Deposits

Date	Ref #	Details	Amount
05/04/23	D156394	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	50.00
05/08/23	D156630	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	40.00
05/10/23	D156902	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	62.00
05/31/23	D157566	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	80.00
			232.00

Payments

Date	Ref #	Details	Amount
04/14/23	557	Guardian Western Sweeping, INC	173.00
04/28/23	ACH	American Express Credit Card	109.19
05/01/23	560	Regency Property	1,900.00
05/03/23	AV74	BrightView Landscape Service Inc.	548.46
05/03/23	AV75	BrightView Landscape Service Inc.	502.58
05/03/23	AV76	BrightView Landscape Service Inc.	592.34
05/03/23	AV77	BrightView Landscape Service Inc.	502.58
05/03/23	561	Regency Property	220.00
05/08/23	562	PG&E	57.77
05/12/23	564	PG&E	47.95
05/19/23	565	City of Clovis	54.30
05/19/23	AV78	Expert Gate Repair	216.00
05/19/23	567	Regency Property	49.32
05/23/23	AV79	Expert Gate Repair	210.00
05/23/23	AV80	Expert Gate Repair	140.00
			5,323.49

Outstanding Payments

Date	Ref #	Details	Amount
05/19/23	566	Guardian Western Sweeping, INC	173.00
05/25/23	568	City of Clovis	493.09
			666.09

Summary

Beginning Balance:	13,772.02
+ Selected Deposits (4)	232.00
- Selected Payments (15)	5,323.49
Ending Balance:	8,680.53
Goal:	8,680.53
Difference:	0.00

Reconciled Balance	8,680.53
+ Uncleared Deposits	0.00
- Outstanding Checks	666.09
Register Balance	8,014.44



WA FUNDING INC
DBA REGENCY PROPERTY MANAGEMENT
ITF BLACKHORSE ESTATES III ASSESSMENT
DISTRICT
331 W SHIELDS AVE
FRESNO CA 93705



Statement Date: 05/31/2023

Account No.: *****7619 Page: 1

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 04/28/23		13,772.02
Debits	7	2,502.34
Automatic Withdrawals	8	2,821.15
Automatic Deposits	4	232.00+
Ending Balance On 05/31/23		8,680.53
Average Balance (Ledger)	9,742.90+	

ALL CREDIT ACTIVITY

Date	Description	Amount
05/04/23	PAYLEASE.COM SETTLEMENT	50.00
05/08/23	PAYLEASE.COM CREDIT	40.00
05/10/23	PAYLEASE.COM SETTLEMENT	62.00
05/31/23	PAYLEASE.COM CREDIT	80.00

ELECTRONIC DEBITS

Date	Description	Amount
05/03/23	BLACKHORSE ESTATES AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 7373513	109.19
05/05/23	AVIDPAY SERVICE AVIDPAY REF CK AV77 230503 BrightView Landscape Service Inc113230031 62565506 113230031	502.58
05/05/23	AVIDPAY SERVICE AVIDPAY REF CK AV75 230503 BrightView Landscape Service Inc113230020 62565498 113230020	502.58
05/05/23	AVIDPAY SERVICE AVIDPAY REF CK AV74 230503 BrightView Landscape Service Inc113230038 62565508 113230038	548.46
05/05/23	AVIDPAY SERVICE AVIDPAY REF CK AV76 230503 BrightView Landscape Service Inc113230013 62565492 113230013	592.34
05/23/23	AVIDPAY SERVICE AVIDPAY REF CK AV78 230519 Expert Gate Repair 114667332 64036624114667332	216.00
05/25/23	AVIDPAY SERVICE AVIDPAY REF CK AV80 230523 Expert Gate Repair 114862407 64256095114862407	140.00
05/25/23	AVIDPAY SERVICE AVIDPAY REF CK AV79 230523 Expert Gate Repair 114862404 64256092114862404	210.00



Statement Date: 05/31/2023

Account No.: *****7619 Page: 2

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
05/01/23	557	173.00	05/15/23	562	57.77	05/22/23	567*	49.32
05/02/23	560*	1,900.00	05/17/23	564*	47.95			
05/03/23	561	220.00	05/26/23	565	54.30			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 04/28/23 was 13,772.02

Date	Balance	Date	Balance	Date	Balance
05/01/23	13,599.02	05/08/23	9,313.87	05/23/23	9,004.83
05/02/23	11,699.02	05/10/23	9,375.87	05/25/23	8,654.83
05/03/23	11,369.83	05/15/23	9,318.10	05/26/23	8,600.53
05/04/23	11,419.83	05/17/23	9,270.15	05/31/23	8,680.53
05/05/23	9,273.87	05/22/23	9,220.83		

This Statement Cycle Reflects 33 Days

IMPORTANT MESSAGE!!! FOR SECURITY PURPOSES, YOUR FULL ACCOUNT NUMBER WILL NOW BE MASKED ON YOUR MONTHLY BANK STATEMENTS. YOU WILL STILL HAVE FULL VISIBILITY WITHIN ONLINE BANKING.

Direct Inquiries About Electronic Entries To:
Phone: (559) 439-0200



WA FUNDING INC

Account No. : *****7619

Stmt. Date : 05/31/2023

Bank : 667

Images : 7

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IMAGE STATEMENT

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

557
04/16/2023

173.00****

GUARDIAN WESTERN SWEEPING, INC
ONE HUNDRED SEVENTY THREE DOLLARS AND 00/100

GUARDIAN WESTERN SWEEPING, INC
4091 E Loring Way
Fresno, CA 93727

327143 2 Cambridge Clancy View

⑆557⑆ ⑆121144165⑆ 100077619⑆

AM: 173.00 CK: 557 DT: 05/01 SQ: 80401440 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

560
05/01/2023

1,900.00**

REGENCY PROPERTY
ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93726

Manufactured home by mortgage promissory

⑆560⑆ ⑆121144165⑆ 100077619⑆

AM: 1,900.00 CK: 560 DT: 05/02 SQ: 70702080 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

561
05/03/2023

220.00****

REGENCY PROPERTY
TWO HUNDRED TWENTY DOLLARS AND 00/100

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93726

⑆561⑆ ⑆121144165⑆ 100077619⑆

AM: 220.00 CK: 561 DT: 05/03 SQ: 71202370 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

562
05/05/2023

57.77****

PO&E
FIFTY SEVEN DOLLARS AND 77/100

PO&E
Box 507300
Sacramento, CA 95809-7300

⑆562⑆ ⑆121144165⑆ 100077619⑆

AM: 57.77 CK: 562 DT: 05/15 SQ: 80801090 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

564
05/12/2023

47.95****

PO&E
FORTY SEVEN DOLLARS AND 95/100

PO&E
Box 507300
Sacramento, CA 95809-7300

⑆564⑆ ⑆121144165⑆ 100077619⑆

AM: 47.95 CK: 564 DT: 05/17 SQ: 80600680 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

565
05/19/2023

54.30****

CITY OF CLOVIS
FIFTY FOUR DOLLARS AND 30/100

CITY OF CLOVIS
P.O. Box 3027
Clovis, CA 93613-3027

⑆565⑆ ⑆121144165⑆ 100077619⑆

AM: 54.30 CK: 565 DT: 05/26 SQ: 80102170 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93726

FBI BANK
331 W Shields Ave #101
Fresno, CA 93726

567
05/19/2023

49.32****

REGENCY PROPERTY
FORTY NINE DOLLARS AND 32/100

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93726

⑆567⑆ ⑆121144165⑆ 100077619⑆

AM: 49.32 CK: 567 DT: 05/22 SQ: 70600440 Paid

Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 04/28/23

Deposits

Date	Ref #	Details	Amount
04/13/23	D155316	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	40.00
04/21/23	D155653	Bank Deposit: Deposit from City of Clovis for Blackhorse Estates	13,391.86
			13,431.86

Payments

Date	Ref #	Details	Amount
04/03/23	552	Regency Property	1,900.00
04/05/23	ACH	American Express Credit Card	367.99
04/07/23	553	Regency Property	23.68
04/07/23	AV71	BrightView Landscape Service Inc.	502.58
04/07/23	AV72	BrightView Landscape Service Inc.	548.46
04/07/23	554	PG&E	2.16
04/07/23	555	PG&E	38.20
04/14/23	558	Regency Property	17.31
04/18/23	559	PG&E	45.77
04/18/23	AV73	Expert Gate Repair	480.83
			3,926.98

Outstanding Payments

Date	Ref #	Details	Amount
04/14/23	557	Guardian Western Sweeping, INC	173.00
04/28/23	ACH	American Express Credit Card	109.19
			282.19

Summary

Beginning Balance:	4,267.14
+ Selected Deposits (2)	13,431.86
- Selected Payments (10)	3,926.98
Ending Balance:	13,772.02
Goal:	13,772.02
Difference:	0.00

Reconciled Balance	13,772.02
+ Uncleared Deposits	0.00
- Outstanding Checks	282.19
Register Balance	13,489.83



WA FUNDING INC
DBA REGENCY PROPERTY MANAGEMENT
ITF BLACKHORSE ESTATES III ASSESSMENT
DISTRICT
331 W SHIELDS AVE
FRESNO CA 93705



Statement Date: 04/28/2023

Account No.: *****7619 Page: 1

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 03/31/23		4,267.14
Debits	6	2,027.12
Automatic Withdrawals	4	1,899.86
Automatic Deposits	2	13,431.86+
Ending Balance On 04/28/23		13,772.02
Average Balance (Ledger)	5,140.95+	

ALL CREDIT ACTIVITY

Date	Description	Amount
04/13/23	PAYLEASE.COM CREDIT	40.00
04/21/23	CLOVIS UTIL BILL AP EFT	13,391.86

ELECTRONIC DEBITS

Date	Description	Amount
04/07/23	BLACKHORSE AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 3820677	367.99
04/10/23	AVIDPAY SERVICE AVIDPAY REF CK AV71 230407 BrightView Landscape Service Inc111244460 60335773 111244460	502.58
04/10/23	AVIDPAY SERVICE AVIDPAY REF CK AV72 230407 BrightView Landscape Service Inc111244454 60335771 111244454	548.46
04/20/23	AVIDPAY SERVICE AVIDPAY REF CK AV73 230418 Expert Gate Repair 112076138 61453305112076138	480.83

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
04/03/23	552	1,900.00	04/13/23	554	2.16	04/18/23	558*	17.31
04/10/23	553	23.68	04/13/23	555	38.20	04/24/23	559	45.77

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 03/31/23 was 4,267.14

Date	Balance	Date	Balance	Date	Balance
04/03/23	2,367.14	04/13/23	924.07	04/21/23	13,817.79
04/07/23	1,999.15	04/18/23	906.76	04/24/23	13,772.02
04/10/23	924.43	04/20/23	425.93		

Continued

1/3593/1



Statement Date: 04/28/2023

Account No.:

*****7619 Page: 2

This Statement Cycle Reflects 28 Days

IMPORTANT MESSAGE!!! FOR SECURITY PURPOSES, YOUR FULL ACCOUNT NUMBER WILL NOW BE MASKED ON YOUR MONTHLY BANK STATEMENTS. YOU WILL STILL HAVE FULL VISIBILITY WITHIN ONLINE BANKING.

Direct Inquiries About Electronic Entries To:
Phone: (559) 439-0200



WA FUNDING INC

Account No. : *****7619

Stmt. Date : 04/28/2023

Bank : 667

Images : 6

Page : 3

IMAGE STATEMENT

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

552
04/03/2023

REGENCY PROPERTY
ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****
1,000.00**

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93705

Management fees for multiple properties

⑈552⑈ ⑈121144146⑈ 100077519⑈

AM: 1,900.00 CK: 552 DT: 04/03 SQ: 70902590 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

554
04/07/2023

POS#
TWO DOLLARS AND 16/100 *****
2.16*****

POS#
Box 997200
Sacramento, CA 95809-7200

⑈554⑈ ⑈121144146⑈ 100077519⑈

AM: 2.16 CK: 554 DT: 04/13 SQ: 80501850 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

558
04/14/2023

REGENCY PROPERTY
SEVENTEEN DOLLARS AND 31/100 *****
17.31*****

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93705

Copies and postage for carryover 2023

⑈558⑈ ⑈121144146⑈ 100077519⑈

AM: 17.31 CK: 558 DT: 04/18 SQ: 70800660 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

553
04/07/2023

REGENCY PROPERTY
TWENTY THREE DOLLARS AND 68/100 *****
23.68*****

REGENCY PROPERTY
331 W Shields Ave
Fresno, CA 93705

4000 F Blackhorse Estates

⑈553⑈ ⑈121144146⑈ 100077519⑈

AM: 23.68 CK: 553 DT: 04/10 SQ: 70002410 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

555
04/07/2023

POS#
THIRTY EIGHT DOLLARS AND 20/100 *****
38.20*****

POS#
Box 997200
Sacramento, CA 95809-7200

⑈555⑈ ⑈121144146⑈ 100077519⑈

AM: 38.20 CK: 555 DT: 04/13 SQ: 80501860 Paid

WA Funding Inc
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FTE BANK
1000 N. First Ave #101
Fresno, CA 93711

559
04/18/2023

POS#
FORTY FIVE DOLLARS AND 77/100 *****
45.77*****

POS#
Box 997200
Sacramento, CA 95809-7200

⑈559⑈ ⑈121144146⑈ 100077519⑈

AM: 45.77 CK: 559 DT: 04/24 SQ: 80701560 Paid



June 2023

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Balance Sheet

Property: Renaissance - (45) Blackhorse
As of 06/30/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	2,763.91
Total Bank	2,763.91
TOTAL ASSETS	2,763.91

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	98,367.01
Total Other Current Liability	98,367.01
Total Liabilities	98,367.01

Equity

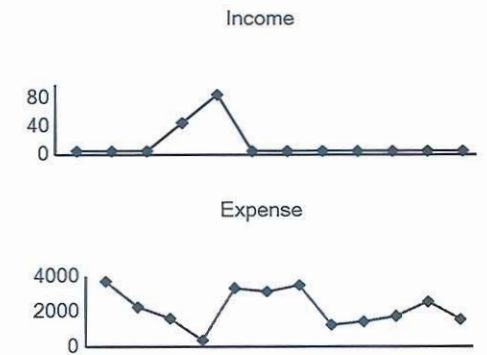
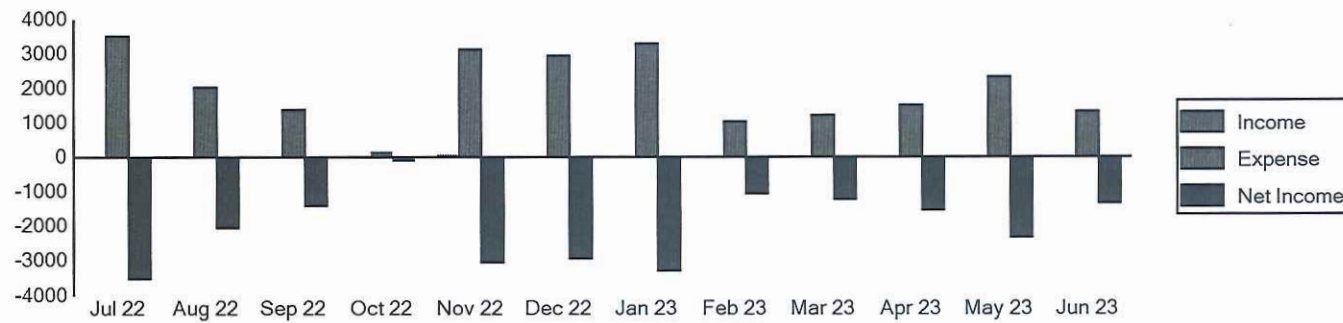
3000 Net Income	-23,809.64
3001 Retained Earnings	-71,793.46
Total Equity	-95,603.10
TOTAL LIABILITIES & EQUITY	2,763.91

Profit & Loss 12 Month Recap

Property: Renaissance - (45) Blackhorse
Monthly recap 07/01/22 - 06/30/23 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	TOTAL
INCOME													
4406 Keys & Transmitters	0.00	0.00	0.00	40.00	80.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
TOTAL INCOME	0.00	0.00	0.00	40.00	80.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
EXPENSE													
60004 Bank Fees	10.00	-21.39	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-11.39
61200 City Administration (	0.00	17.84	41.44	152.33	6.92	0.00	13.27	0.00	0.00	14.64	96.19	0.00	342.63
62600 Miscellaneous/Cont	0.00	0.00	5.79	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5.79
62100 Electronic Gate Mai	0.00	0.00	0.00	0.00	280.00	0.00	140.00	140.00	0.00	0.00	216.00	0.00	776.00
64000 Landscape Mainten:	476.98	967.00	0.00	0.00	967.00	483.50	1,005.16	0.00	0.00	502.58	1,005.16	0.00	5,407.38
61900 Telephone	364.59	0.00	93.89	0.00	217.72	108.03	108.47	0.00	109.44	218.38	0.00	102.31	1,322.83
62150 Street Sweep Servic	97.24	97.24	0.00	0.00	194.48	97.24	194.48	105.00	105.00	0.00	0.00	0.00	890.68
63100 Water, Sewer	74.25	0.00	154.00	0.00	156.82	0.00	73.63	0.00	27.15	0.00	27.15	0.00	513.00
63000 Electrical Power for	253.85	7.22	358.85	18.80	1,073.89	14.98	1,014.38	50.92	0.00	45.77	241.66	253.12	3,333.44
65000 District Administratc	2,235.00	745.00	745.00	0.00	0.00	2,235.00	745.00	745.00	745.00	745.00	745.00	745.00	10,430.00
65100 Insurance	0.00	229.64	0.00	0.00	229.64	0.00	0.00	0.00	229.64	0.00	0.00	230.36	919.28
TOTAL EXPENSE	3,511.91	2,042.55	1,398.97	171.13	3,126.47	2,938.75	3,294.39	1,040.92	1,216.23	1,526.37	2,331.16	1,330.79	23,929.64
NET INCOME	-3,511.91	-2,042.55	-1,398.97	-131.13	-3,046.47	-2,938.75	-3,294.39	-1,040.92	-1,216.23	-1,526.37	-2,331.16	-1,330.79	-23,809.64

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	TOTAL
NET INCOME SUMMARY													
Income	0.00	0.00	0.00	40.00	80.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
Expense	-3,511.91	-2,042.55	-1,398.97	-171.13	-3,126.47	-2,938.75	-3,294.39	-1,040.92	-1,216.23	-1,526.37	-2,331.16	-1,330.79	-23,929.64
NET INCOME	-3,511.91	-2,042.55	-1,398.97	-131.13	-3,046.47	-2,938.75	-3,294.39	-1,040.92	-1,216.23	-1,526.37	-2,331.16	-1,330.79	-23,809.64



Budget Comparison

Property: Renaissance - (45) Blackhorse

Comparison Periods: 04/01/23 - 06/30/23 and 07/01/22 - 06/30/23 (cash basis)

	Actual 04/01/23 - 06/30/23	Budget 04/23 - 06/23	\$ Change	% Change	Actual 07/01/22 - 06/30/23	Budget 07/22 - 06/23	\$ Change	% Change
INCOME								
4401 Association Dues	0.00	7,278.75	-7,278.75	-100.0 %	0.00	29,115.00	-29,115.00	-100.0 %
4406 Keys & Transmitters	0.00	0.00	0.00		120.00	0.00	120.00	
TOTAL INCOME	0.00	7,278.75	-7,278.75	-100.0 %	120.00	29,115.00	-28,995.00	-99.6 %
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		-11.39	0.00	-11.39	
61200 City Administration Costs	110.83	450.00	-339.17	-75.4 %	342.63	1,800.00	-1,457.37	-81.0 %
62600 Miscellaneous/Contingency Repairs	0.00	99.99	-99.99	-100.0 %	5.79	400.00	-394.21	-98.6 %
62100 Electronic Gate Maintenance	216.00	499.98	-283.98	-56.8 %	776.00	1,999.98	-1,223.98	-61.2 %
64000 Landscape Maintenance	1,507.74	1,699.50	-191.76	-11.3 %	5,407.38	6,798.00	-1,390.62	-20.5 %
61900 Telephone	320.69	375.00	-54.31	-14.5 %	1,322.83	1,500.00	-177.17	-11.8 %
62150 Street Sweep Service	0.00	180.00	-180.00	-100.0 %	890.68	720.00	170.68	23.7 %
63100 Water, Sewer	27.15	0.00	27.15		513.00	0.00	513.00	
63000 Electrical Power for Gate and Streetlight	540.55	874.98	-334.43	-38.2 %	3,333.44	3,499.98	-166.54	-4.8 %
65800 County Collection Fees	0.00	1.98	-1.98	-100.0 %	0.00	7.98	-7.98	-100.0 %
65000 District Administrator	2,235.00	2,235.00	0.00	0.0 %	10,430.00	8,940.00	1,490.00	16.7 %
61500 Assessment Engineering	0.00	352.74	-352.74	-100.0 %	0.00	1,411.00	-1,411.00	-100.0 %
65100 Insurance	230.36	274.98	-44.62	-16.2 %	919.28	1,099.98	-180.70	-16.4 %
TOTAL EXPENSE	5,188.32	7,044.15	-1,855.83	-26.3 %	23,929.64	28,176.92	-4,247.28	-15.1 %
NOI	-5,188.32	234.60	-5,422.92	-2,311.6 %	-23,809.64	938.08	-24,747.72	-2,638.1 %
NON OPERATING EXPENSE								
67000 Reserve Deposit	0.00	8,749.98	-8,749.98	-100.0 %	0.00	34,999.98	-34,999.98	-100.0 %
TOTAL NON OPERATING EXPENSE	0.00	8,749.98	-8,749.98	-100.0 %	0.00	34,999.98	-34,999.98	-100.0 %
NET INCOME	-5,188.32	-8,515.38	3,327.06	39.1 %	-23,809.64	-34,061.90	10,252.26	30.1 %
NET INCOME SUMMARY								
Income	0.00	7,278.75	-7,278.75	-100.0 %	120.00	29,115.00	-28,995.00	-99.6 %
Expense	-5,188.32	-7,044.15	1,855.83	26.3 %	-23,929.64	-28,176.92	4,247.28	15.1 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Non Operating Expense	0.00	-8,749.98	8,749.98	100.0 %	0.00	-34,999.98	34,999.98	100.0 %
NET INCOME	-5,188.32	-8,515.38	3,327.06	39.1 %	-23,809.64	-34,061.90	10,252.26	30.1 %

Cash Flow

Property: Renaissance - (45) Blackhorse
04/01/23 - 06/30/23 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
EXPENSE		
61200 City Administration Costs	-110.83	0.00 %
62100 Electronic Gate Maintenance	-216.00	0.00 %
64000 Landscape Maintenance	-1,507.74	0.00 %
61900 Telephone	-320.69	0.00 %
63100 Water, Sewer	-27.15	0.00 %
63000 Electrical Power for Gate and Streetlights	-540.55	0.00 %
65000 District Administrator	-2,235.00	0.00 %
65100 Insurance	-230.36	0.00 %
TOTAL EXPENSE	-5,188.32	0.00%
Net Income	-5,188.32	0.00 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	5,551.54	
Net cash provided by Operating Activities	363.22	
Net cash increase for period	363.22	
Cash at beginning of period	2,400.69	
Cash at end of period	2,763.91	

General Ledger

Property: Renaissance - (45) Blackhorse

Detail 04/01/23 - 06/30/23 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance
77619	Blackhorse Estates III -FFB	(Bank)				2,400.69
04/03/23	CHECK	552	Regency Property Management: Management fees for multiple		745.00	1,655.69
04/05/23	CHECK	ACH	American Express Credit Card: 03/15/23 - CCV - ATT Phone B		109.19	1,546.50
04/07/23	CHECK	553	Regency Property Management: 44180 // Blackhorse Estates		4.00	1,542.50
04/07/23	CHECK	553	Regency Property Management: 44180 // Blackhorse Estates		4.46	1,538.04
04/07/23	CHECK	AV71	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8341		502.58	1,035.46
04/14/23	CHECK	558	Regency Property Management: Copies and Postage for Januar		1.71	1,033.75
04/14/23	CHECK	558	Regency Property Management: Copies and Postage for Januar		4.47	1,029.28
04/18/23	CHECK	559	PG&E: 3077447206-9 // 543 N Minnewawa		45.77	983.51
04/21/23	BNKDEP	D155653	Owner Contributions	5,551.54		6,535.05
04/28/23	CHECK	ACH	American Express Credit Card: 04/15/23 - Renaissance - ATT		109.19	6,425.86
05/01/23	CHECK	560	Regency Property Management: Management fees for multiple		745.00	5,680.86
05/03/23	CHECK	561	Regency Property Management: Invoice: 45276 // Blackhorse E		6.09	5,674.77
05/03/23	CHECK	561	Regency Property Management: Invoice: 45276 // Blackhorse E		72.49	5,602.28
05/03/23	CHECK	AV75	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8301		502.58	5,099.70
05/03/23	CHECK	AV77	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8383		502.58	4,597.12
05/10/23	BNKDEP	D156902	ePay Provider Deposit: Blackhorse Estates III -FFB	62.00		4,659.12
05/12/23	CHECK	564	PG&E: 3077447206-9 // 543 N Minnewawa		47.95	4,611.17
05/19/23	CHECK	565	City of Clovis, Utility: 463-342238.01 // Minnewawa, 463.422662		27.15	4,584.02
05/19/23	CHECK	567	Regency Property Management: 46285 // Blackhorse Estates		17.61	4,566.41
05/19/23	CHECK	AV78	Jason G McIntosh DBA Expert Gate Repair: 14858 // Renaissar		216.00	4,350.41
05/25/23	CHECK	568	City of Clovis, Finance Department: Invoice: A23433996 / Acct /		193.71	4,156.70
06/01/23	CHECK	569	Regency Property Management: Management fees for multiple		745.00	3,411.70
06/01/23	CHECK	ACH	American Express Credit Card: 05/15/23 - AD Area 2 - Phone E		102.31	3,309.39
06/07/23	CHECK	570	PG&E: 1199050206-1 // 501 N Minnewawa, 6542845756-1 // 1.		14.77	3,294.62
06/08/23	CHECK	571	David Andrew & Virginia Gottlieb(VE): check posted to wrong ac		62.00	3,232.62
06/15/23	CHECK	572	PG&E: 3077447206-9 // 543 N Minnewawa		44.64	3,187.98
06/20/23	CHECK	573	City of Clovis, Finance Department: AR00108377		193.71	2,994.27
06/22/23	CHECK	ACH	State Farm Insurance: Blackhorse Estates / Police 90-D3-6375-		230.36	2,763.91
77619	Blackhorse Estates III -FFB		Beg Bal: 2,400.69 Activity: 363.22	5,613.54	5,250.32	2,763.91
1200	Undeposited Funds	(Other Current Asset)				0.00
05/09/23	CSTPAY	ECK - 307373060	David Andrew & Vi 741 21533	62.00		62.00
05/10/23	BNKDEP	D156902	ePay Provider Deposit: Blackhorse Estates III -FFB		62.00	0.00
1200	Undeposited Funds		Beg Bal: 0.00 Activity: 0.00	62.00	62.00	0.00
1401	Pass-through	(Other Current Asset)				0.00
06/08/23	CHKITM	571	David Andrew & Virginia Gottlieb(VE): check posted to wrong ac	62.00		62.00
06/08/23	CHPAID	ECK - 307373060	David Andrew & Vi 741 Alloc to " Ch date: 6/8/2023		62.00	0.00
1401	Pass-through		Beg Bal: 0.00 Activity: 0.00	62.00	62.00	0.00
2003	Owner Contributions	(Other Current Liability)				92,815.47
04/21/23	BNKDEP	D155653	Blackhorse Estates III -FFB		5,551.54	98,367.01
2003	Owner Contributions		Beg Bal: 92,815.47 Activity: 5,551.54	0.00	5,551.54	98,367.01
2214	Tenant Prepaid	(Other Current Liability)				0.00
05/09/23	UNALOC	ECK - 307373060	David Andrew & Vi 741 Unallocated prepay		62.00	62.00
06/08/23	PPALOC	ECK - 307373060	David Andrew & Vi 741 Prepay (payment: 5/9/2023 62.0	62.00		0.00
2214	Tenant Prepaid		Beg Bal: 0.00 Activity: 0.00	62.00	62.00	0.00
4406	Keys & Transmitters	(Income)				120.00
			No activity in the period			120.00
4406	Keys & Transmitters		Beg Bal: 120.00 Activity: 0.00	0.00	0.00	120.00
61200	Office Expense	(Expense)				231.80

Date	Type	Reference	Description	Debit	Credit	Balance
04/07/23	CHKITM	553	Regency Property Management: 44180 // Blackhorse Estates	4.00		235.80
04/07/23	CHKITM	553	Regency Property Management: 44180 // Blackhorse Estates	4.46		240.26
04/14/23	CHKITM	558	Regency Property Management: Copies for January	1.71		241.97
04/14/23	CHKITM	558	Regency Property Management: Postage	4.47		246.44
05/03/23	CHKITM	561	Regency Property Management: Invoice: 45276 // Blackhorse E	6.09		252.53
05/03/23	CHKITM	561	Regency Property Management: Invoice: 45231 // Blackhorse E	72.49		325.02
05/19/23	CHKITM	567	Regency Property Management: 46285 // Blackhorse Estates	17.61		342.63
61200 Office Expense			Beg Bal: 231.80 Activity: 110.83	110.83	0.00	342.63
60004 Bank Fees (Expense)						-11.39
No activity in the period						-11.39
60004 Bank Fees			Beg Bal: -11.39 Activity: 0.00	0.00	0.00	-11.39
62600 General Maintenance (Expense)						5.79
No activity in the period						5.79
62600 General Maintenance			Beg Bal: 5.79 Activity: 0.00	0.00	0.00	5.79
61900 Telephone Gate (Expense)						1,002.14
04/05/23	CHKITM	ACH	American Express Credit Card: 03/15/23 - Renaissance - ATT F	109.19		1,111.33
04/28/23	CHKITM	ACH	American Express Credit Card: 04/15/23 - Renaissance - ATT	109.19		1,220.52
06/01/23	CHKITM	ACH	American Express Credit Card: 05/15/23 - AD Area 1 - Phone B	102.31		1,322.83
61900 Telephone Gate			Beg Bal: 1,002.14 Activity: 320.69	320.69	0.00	1,322.83
62100 Gate Repair/Maintenance (Expense)						560.00
05/19/23	CHKITM	AV78	Jason G McIntosh DBA Expert Gate Repair: 14858 // Renaissar	216.00		776.00
62100 Gate Repair/Maintenance			Beg Bal: 560.00 Activity: 216.00	216.00	0.00	776.00
62150 Street Sweep Service (Expense)						890.68
No activity in the period						890.68
62150 Street Sweep Service			Beg Bal: 890.68 Activity: 0.00	0.00	0.00	890.68
64000 Landscape Service (Expense)						3,899.64
04/07/23	CHKITM	AV71	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8341	502.58		4,402.22
05/03/23	CHKITM	AV75	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8301	502.58		4,904.80
05/03/23	CHKITM	AV77	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8383	502.58		5,407.38
64000 Landscape Service			Beg Bal: 3,899.64 Activity: 1,507.74	1,507.74	0.00	5,407.38
63000 Gas & Electric (Expense)						2,792.89
04/18/23	CHKITM	559	PG&E: 3077447206-9 // 543 N Minnewawa	45.77		2,838.66
05/12/23	CHKITM	564	PG&E: 3077447206-9 // 543 N Minnewawa	47.95		2,886.61
05/25/23	CHKITM	568	City of Clovis, Finance Department: Invoice: A23433996 / Acct	193.71		3,080.32
06/07/23	CHKITM	570	PG&E: 1199050206-1 // 501 N Minnewawa	14.77		3,095.09
06/15/23	CHKITM	572	PG&E: 3077447206-9 // 543 N Minnewawa	44.64		3,139.73
06/20/23	CHKITM	573	City of Clovis, Finance Department: AR00108377	193.71		3,333.44
63000 Gas & Electric			Beg Bal: 2,792.89 Activity: 540.55	540.55	0.00	3,333.44
63100 Water, Sewer (Expense)						485.85
05/19/23	CHKITM	565	City of Clovis, Utility: 463-342238.01 // Minnewawa	27.15		513.00
63100 Water, Sewer			Beg Bal: 485.85 Activity: 27.15	27.15	0.00	513.00
65000 Management Fees (Expense)						8,195.00
04/03/23	CHKITM	552	Regency Property Management: Management fees for multiple	745.00		8,940.00
05/01/23	CHKITM	560	Regency Property Management: Management fees for multiple	745.00		9,685.00
06/01/23	CHKITM	569	Regency Property Management: Management fees for multiple	745.00		10,430.00
65000 Management Fees			Beg Bal: 8,195.00 Activity: 2,235.00	2,235.00	0.00	10,430.00
65100 Property/Liability Insurance (Expense)						688.92
06/22/23	CHKITM	ACH	State Farm Insurance: Blackhorse Estates / Police 90-D3-6375-	230.36		919.28
65100 Property/Liability Insurance			Beg Bal: 688.92 Activity: 230.36	230.36	0.00	919.28
Totals:				10,987.86	10,987.86	

All Receipts Deposited

Property: Renaissance - (45) Blackhorse

Date Range: 4/1/2023 - 6/30/2023

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount
Deposit Number: D155653		Date: 04/21/2023		Bank: Blackhorse Estates III -FFB			
04/21/2023	Owner Contributions			AD Area 1		00008244	5,551.54
Subtotal:							5,551.54
Deposit Number: D156902		Date: 05/10/2023		Bank: Blackhorse Estates III -FFB			
05/09/2023	David Andrew & Virginia Gottlieb(VE)	Current	21533	AD Area 1	741	ECK - 307373C	62.00
Subtotal:							62.00
Grand Total:							5,613.54

Aged Payables Detail

Property: Renaissance - (45) Blackhorse

All Vendors

Bill Dates as of Friday June 30, 2023

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
American Express Credit Card							
61900 Telephone Gate		06/15/23	06/15/2023	06/15/2023	15	0	320.25
61900 Telephone Gate		06/15/23	06/15/2023	06/15/2023	15	0	122.51
							442.76
PG&E							
63000 Gas & Electric		1199050206-1	06/26/2023	07/13/2023	0	13	18.08
							18.08
							460.84

Check / Deposit Listing

Property: Renaissance - (45) Blackhorse
Blackhorse Estates III -FFB
All Transactions
Date Range: 04/01/23 - 06/30/23

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
4/3/23	552	Regency Property Management	Management fees for multiple properties.	Y		745.00
4/5/23	ACH	American Express Credit Card	03/15/23 - CCV - ATT Phone Bill , 03/15/2	Y		109.19
4/7/23	553	Regency Property Management	44180 // Blackhorse Estates	Y		8.46
4/7/23	AV71	BrightView Landscape Service Inc.	Acct: 21792174 // Inv: 8341423 // AD Area	Y		502.58
4/14/23	558	Regency Property Management	Copies and Postage for January 2023	Y		6.18
4/18/23	559	PG&E	3077447206-9 // 543 N Minnewawa	Y		45.77
4/21/23	D155653	Deposit from City of Clovis for Blackhorse		Y	5,551.54	
4/28/23	ACH	American Express Credit Card	04/15/23 - Renaissance - ATT	Y		109.19
5/1/23	560	Regency Property Management	Management fees for multiple properties.	Y		745.00
5/3/23	AV75	BrightView Landscape Service Inc.	Acct: 21792174 // Inv: 8301689 // Blackho	Y		502.58
5/3/23	AV77	BrightView Landscape Service Inc.	Acct: 21792174 // Inv: 8383257 // Renaiss	Y		502.58
5/3/23	561	Regency Property Management	Invoice: 45276 // Blackhorse Estates, Invo	Y		78.58
5/10/23	D156902	ePay Provider Deposit: Blackhorse Estates		Y	62.00	
5/12/23	564	PG&E	3077447206-9 // 543 N Minnewawa	Y		47.95
5/19/23	565	City of Clovis, Utility	463-342238.01 // Minnewawa, 463.42266	Y		27.15
5/19/23	AV78	Jason G McIntosh DBA Expert Gate Repa	14858 // Renaissance	Y		216.00
5/19/23	567	Regency Property Management	46285 // Blackhorse Estates	Y		17.61
5/25/23	568	City of Clovis, Finance Department	Invoice: A23433996 / Acct AR00108377 /	Y		193.71
6/1/23	569	Regency Property Management	Management fees for multiple properties.	Y		745.00
6/1/23	ACH	American Express Credit Card	05/15/23 - AD Area 2 - Phone Bill, 05/15/2	Y		102.31
6/7/23	570	PG&E	1199050206-1 // 501 N Minnewawa, 6542	Y		14.77
6/8/23	571	David Andrew & Virginia Gottlieb(VE)	check posted to wrong account	Y		62.00
6/15/23	572	PG&E	3077447206-9 // 543 N Minnewawa	Y		44.64
6/20/23	573	City of Clovis, Finance Department	AR00108377	Y		193.71
6/22/23	ACH	State Farm Insurance	Blackhorse Estates / Police 90-D3-6375-0	Y		230.36

Totals of Deposits/Payments for Bank

5,613.54 5,250.32

Totals:	5,613.54	5,250.32
Counts:	2	23
Balance of listed transactions:		363.22

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

552

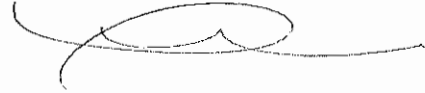
04/03/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

⑈ 552 ⑈ ⑆ 121144146⑆ 100077619⑈

WA Funding itf
Blackhorse Estates III
Tract 4299A
04/03/2023 Regency Property

Management fees for multiple properties.

\$ 1,900.00

552

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4299A
04/03/2023 Regency Property

Management fees for multiple properties.

\$ 1,900.00

552

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



CHECK REQUEST

Property: Renaissance

Owner Name:

Amount: \$ 109.19

Payee: AMEX

Description: AT&T Bill

Checked needed by: ASAP

Approved: Allison Najera

Date: 3/14/23

Code# 61900

ENTERED APR 05 2023



REGENCY PROPERTY MANAGEMENT
C/O RENAISSANCE
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9317 462 8
Billing Date Mar 19, 2023
Web Site att.com

Bill-At-A-Glance

Previous Bill	109.19
Payment Received 3-14 Thank you!	109.19CR
Adjustments	.00
Balance	.00
Current Charges	109.19
Amount to be Debited	\$109.19
Your Credit Card will be Debited by	Apr 11, 2023

Billing Summary

Online: att.com / myatt	Page	
Plans and Services	1	109.19
1 800 750-2355		
Total Current Charges		109.19

Plans and Services

Promotions and Discounts

Item	
No. Description	
1. Your contract for participation in the Business Local Calling for 12 months expires Apr 2023.	.00

Monthly Service - Mar 19 thru Apr 18

2. Bus Local Calling Unlimited A Measured Rate Business Service Unlimited Local Usage Call Forwarding Caller ID Three-Way Calling	80.00
3. Your Listing Is Not Published	1.75
Total Monthly Service	81.75

Company Fees and Surcharges

4. Federal Subscriber Line Charge	8.59
5. State Regulatory Fee	.64
6. Federal Universal Service Fee	3.72
7. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	17.05

Government Fees and Taxes

8. CA High Cost Fund Surcharge - A:	.60
9. CA High Cost Fund-B and CA Advanced Svc Fund	.88
10. California Teleconnect Fund Surcharge	.66
11. Universal Lifeline Telephone Service Surcharge	4.07
12. CA Relay Service and Communications Devices Fund	.96
13. State E911 Surcharge	.30
14. 988 Suicide Prevention Hotline	.08
15. Federal	2.84
Total Government Fees and Taxes	10.39

Total Plans and Services 109.19

News You Can Use

PREVENT DISCONNECT

All charges must be paid each month to keep your account current. However, "basic service" and its applicable taxes and surcharges MUST be paid to avoid disconnection. Currently, for this account that amount is \$70.65. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- PRICE INCREASE
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- CPUC PUBLIC HEARING

See "News You Can Use" for additional information

Local Services provided by AT&T California or AT&T Nevada based upon the service address location.

GO GREEN - Enroll in paperless billing.

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
44180	03/08/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
23.68	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612



61200

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
52	Black and White Copies	0.24	12.48
1	Postage	11.20	11.20
<div>ENTERED MAR 29 2023</div> <div>PAID APR 07 2023</div> <div>CK 553</div> <div>$\begin{array}{r} 12.48 \\ 2 = 8.02 \\ 1 = 4.46 \end{array}$$\begin{array}{r} 11.20 \\ 2 = 7.20 \\ 1 = 4.00 \end{array}$</div>			
Sub Total			23.68
Tax			0.00
TOTAL			23.68

Comments

Thank you for your business!



INVOICE

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

Customer #: 21792174
Invoice #: 8341423
Invoice Date: 4/1/2023
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For April <i>AD April</i> <i>PAID APR 07 2023</i> <i>AV71</i> <i>ENTERED BY: [illegible]</i>	502.58
Total invoice amount		502.58
Tax amount		
Balance due		502.58

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792174
Invoice #: 8341423
Invoice Date: 4/1/2023

Amount Due: \$502.58

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
43061	02/02/23

Property	Unit	Acc #
Regenc		28066

Balance Due	Amount Enclosed
4.83	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
20	Black and White Copies	0.24	4.80
1	Postage	12.51	12.51
<div><div><i>Copies</i></div><div><i>AD 2 3.09</i> <i>AD 1 1.71</i> <hr/><i>4.80</i></div></div> <div><div><i>postage</i></div><div><i>AD 2 8.04</i> <i>AD 1 4.47</i> <hr/><i>12.51</i></div></div>			
Sub Total			17.31
Tax			0.00
TOTAL			17.31

Total	Amount Paid	Balance Due
17.31	12.48	4.83

Comments

Thank you for your business. This is for the month of January.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9

Statement Date: 03/31/2023

Due Date: 04/17/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
543 N MINNEAWA AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$8.37
Payment(s) Received Since Last Statement	-8.37
Previous Unpaid Balance	PAID APR 18 2023 \$0.00
Current Electric Charges	OK 559 \$45.77

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Total Amount Due by 04/17/2023

\$45.77

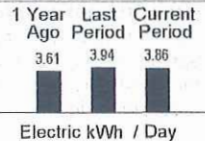
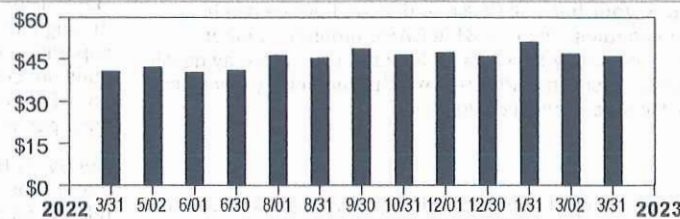


ENTERED APR 11 2023

AD Area 1

Electric Monthly Billing History

Daily Usage Comparison



Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Thank you for your timely payments You have an excellent payment record with us, and we thank you for your prompt payments.

Call 811 before you dig. A common cause of pipeline accidents is damage from digging. If you plan on doing any digging, such as planting a tree or installing a fence, please call 811 at least two working days before you dig. One free call will notify underground utilities to mark the location of underground lines, helping you to plan a safe project.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 03/31/2023
Due Date: 04/17/2023

Details of Electric Charges

03/02/2023 - 03/30/2023 (29 billing days)

Service For: 543 N MINNEAWA AVE

Service Agreement ID: 3077447910 GATE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/02/2023 - 03/30/2023

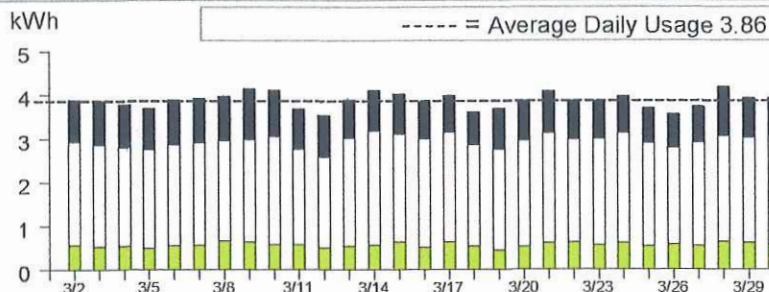
Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	26.368900 kWh @ \$0.33840	8.92
Off Peak	69.118300 kWh @ \$0.32229	22.28
Super Off Peak	16.384100 kWh @ \$0.30587	5.01
Energy Commission Tax		0.03

Total Electric Charges \$45.77

Service Information

Meter #	1005685883
Total Usage	111.871300 kWh
Serial	H
Rotating Outage Block	11F

Electric Usage This Period: 111.871300 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	23.57%	\$8.92
Part Peak ²	0.00%	\$0.00
Off Peak ³	61.78%	\$22.28
Super Off Peak ⁴	14.65%	\$5.01

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



CHECK REQUEST

Property: Renaissance

Owner Name:

Amount: \$ 109.19

Payee: AMEX

Description: AT&T Bill

Checked needed by: ASAP

Approved: Allison Najera

Date: 3/14/23

Code# 61900

ENTERED APR 27 2023



AT&T

REGENCY PROPERTY MANAGEMENT
C/O RENAISSANCE
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9317 462 8
Billing Date Mar 19, 2023
Web Site att.com

Monthly Statement

Do more with AT&T

Call 844.233.3369 to get even more from AT&T. Discover our latest offers on internet, wireless, and other premium services. Business customers: 800.321.2000

Bill-At-A-Glance

Previous Bill	109.19
Payment Received 3-14 Thank you!	109.19CR
Adjustments	.00
Balance	.00
Current Charges	109.19

Amount to be Debited \$109.19

Your Credit Card will be Debited by Apr 11, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	109.19
1 800 750-2355		
Total Current Charges		109.19

Plans and Services

Promotions and Discounts

Item	
No. Description	
1. Your contract for participation in the Business Local Calling for 12 months expires Apr 2023.	.00

Monthly Service - Mar 19 thru Apr 18

2. Bus Local Calling Unlimited A	80.00
Measured Rate Business Service	
Unlimited Local Usage	
Call Forwarding	
Caller ID	
Three-Way Calling	
3. Your Listing Is Not Published	1.75
Total Monthly Service	81.75

Company Fees and Surcharges

4. Federal Subscriber Line Charge	8.59
5. State Regulatory Fee	.64
6. Federal Universal Service Fee	3.72
7. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	17.05

Government Fees and Taxes

8. CA High Cost Fund Surcharge - A:	.60
9. CA High Cost Fund-B and CA Advanced Svc Fund	.88
10. California Teleconnect Fund Surcharge	.66
11. Universal Lifeline Telephone Service Surcharge	4.07
12. CA Relay Service and Communications Devices Fund	.96
13. State E911 Surcharge	.30
14. 988 Suicide Prevention Hotline	.08
15. Federal	2.84
Total Government Fees and Taxes	10.39

Total Plans and Services 109.19

News You Can Use

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- PRICE INCREASE
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- CPUC PUBLIC HEARING

See "News You Can Use" for additional information

PREVENT DISCONNECT

All charges must be paid each month to keep your account current. However, "basic service" and its applicable taxes and surcharges MUST be paid to avoid disconnection. Currently, for this account that amount is \$70.65. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

Local Services provided by AT&T California or AT&T Nevada based upon the service address location.

GO GREEN - Enroll in paperless billing.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 03/02/2023
Due Date: 03/20/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
541 N MINNEWAWA AVE
CLOVIS, CA 93611

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Your Account Summary

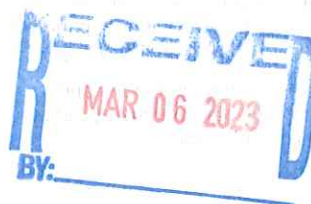
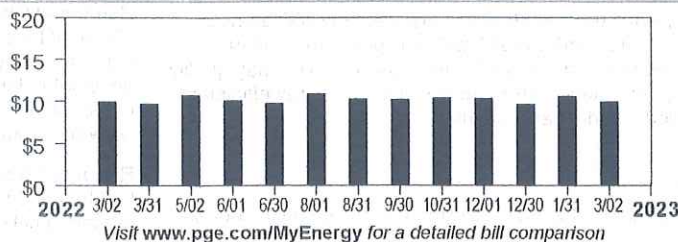
Credit Balance on Previous Statement	- \$37.07
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	- \$37.07
Current Electric Charges	\$9.86
Electric Adjustments	-38.39

CREDIT BALANCE - NO PAYMENT DUE

- \$65.60

Electric Monthly Billing History

Daily Usage Comparison



No payment is due. Please retain for your records. Thank you.

999030357805420000000009860000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

516210022210 1 AV 0.471 112 3054 3

ASSESSMENT DISTRICT C/O WESTCO EQUITIES
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 03/02/2023
Due Date: 03/20/2023

Details of Electric Charges

01/31/2023 - 03/01/2023 (30 billing days)

Service For: 541 N MINNEAWAWA AVE
Service Agreement ID: 3035780820 LANDSCAPE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

01/31/2023 - 02/28/2023

Customer Charge 29 days @ \$0.32854 \$9.53

03/01/2023

Customer Charge 1 days @ \$0.32854 \$0.33

Total Electric Charges \$9.86

Adjustments

CA Climate Credit -\$38.39

Total Adjustments -\$38.39

Service Information

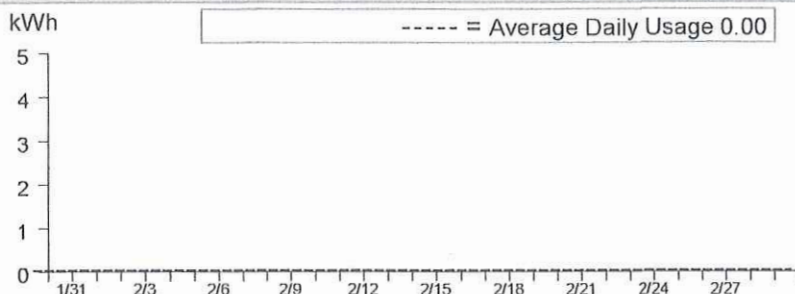
Meter # 1005685850
Total Usage 0.000000 kWh
Serial H
Rotating Outage Block 2A

Additional Messages

CA Climate Credit -

You received a Climate Credit on this month's electric bill. For more information about this California Climate Credit, visit www.cpuc.ca.gov/smallbusinessclimatecredit

Electric Usage This Period: 0.000000 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	0.00%	\$0.00
Off Peak ³	0.00%	\$0.00
Super Off Peak ⁴	0.00%	\$0.00

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 03/27/2023
Due Date: 04/13/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
501 N MINNEWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$35.37
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$35.37
Current Electric Charges	\$17.44

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

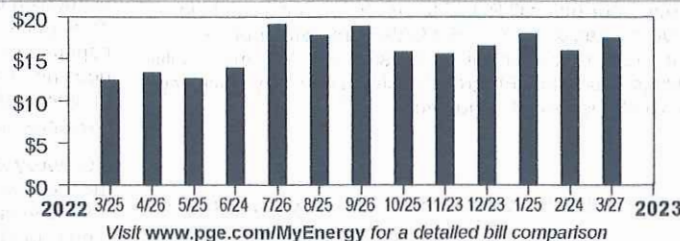
**CREDIT BALANCE - NO PAYMENT
DUE**

-\$17.93



Electric Monthly Billing History

Daily Usage Comparison



Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Thank you for your timely payments You have an excellent payment record with us, and we thank you for your prompt payments.

Call 811 before you dig. A common cause of pipeline accidents is damage from digging. If you plan on doing any digging, such as planting a tree or installing a fence, please call 811 at least two working days before you dig. One free call will notify underground utilities to mark the location of underground lines, helping you to plan a safe project.

No payment is due. Please retain for your records. Thank you.

9990119905020610000001744000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

527750007337 1 AV 0.471 36 7337 1

ASSESSMENT DISTRICT C/O WESTCO EQUITIES
C/O REGENCY
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 03/31/2023
Due Date: 04/17/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
541 N MINNEAWA AVE
CLOVIS, CA 93611

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Your Account Summary

Credit Balance on Previous Statement	-\$65.60
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$65.60
Current Electric Charges	\$9.53

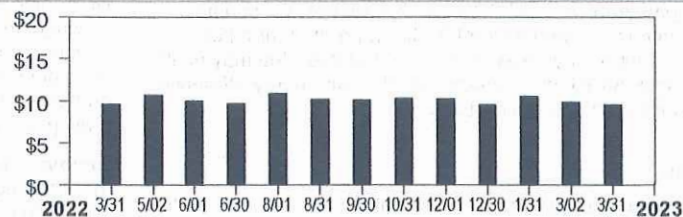
**CREDIT BALANCE - NO PAYMENT
DUE**

-\$56.07



Electric Monthly Billing History

Daily Usage Comparison



1 Year Last Current
Ago Period Period

0.01 N/A N/A

Electric kWh / Day

Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Thank you for your timely payments. You have an excellent payment record with us, and we thank you for your prompt payments.

Call 811 before you dig. A common cause of pipeline accidents is damage from digging. If you plan on doing any digging, such as planting a tree or installing a fence, please call 811 at least two working days before you dig. One free call will notify underground utilities to mark the location of underground lines, helping you to plan a safe project.

No payment is due. Please retain for your records. Thank you.

999030357805420000000095300000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

530560015187 1 AV 0.471 70 4661 2



ASSESSMENT DISTRICT C/O WESTCO EQUITIES
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 03/31/2023
Due Date: 04/17/2023

Details of Electric Charges

03/02/2023 - 03/30/2023 (29 billing days)

Service For: 541 N MINNEAWA AVE

Service Agreement ID: 3035780820 LANDSCAPE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/02/2023 - 03/30/2023

Customer Charge 29 days @ \$0.32854 \$9.53

Total Electric Charges \$9.53

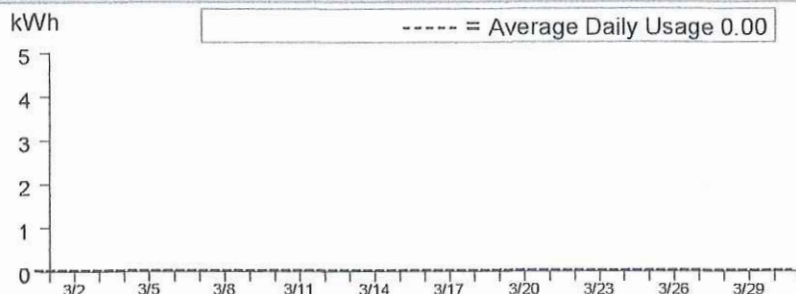
Service Information

Meter # 1005685850
Total Usage 0.003700 kWh
Serial H
Rotating Outage Block 2A

Additional Messages

Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the **California Climate Credit** included in the "Adjustments" section of last month's electricity bill.

Electric Usage This Period: 0.003700 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	0.00%	\$0.00
Off Peak ³	0.00%	\$0.00
Super Off Peak ⁴	0.00%	\$0.00

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm
⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

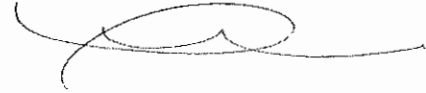
560
05/01/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

560 1211441461 100077619

WA Funding itf
Blackhorse Estates III
Tract 4299A
05/01/2023 Regency Property

Management fees for multiple properties.

560
\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4299A
05/01/2023 Regency Property

Management fees for multiple properties.

560
\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



INVOICE

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

Customer #: 21792174
Invoice #: 8301689
Invoice Date: 3/1/2023
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For March	502.58
<div>PAID MAY 03 2023 AV75</div>		
Total invoice amount		502.58
Tax amount		
Balance due		502.58

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792174
Invoice #: 8301689
Invoice Date: 3/1/2023

Amount Due: \$502.58

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463



INVOICE

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

64000

Customer #: 21792174
Invoice #: 8383257
Invoice Date: 5/1/2023
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For May	502.58
PAID MAY 03 2023 AV 77		
ENTERED APR 27 2023		
Total invoice amount		502.58
Tax amount		
Balance due		502.58

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

AD
Area 1

Payment Stub

Customer Account#: 21792174
Invoice #: 8383257
Invoice Date: 5/1/2023

Amount Due: \$502.58

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Renaissance
331 W. Shields Ave
Fresno CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
45231	04/10/23

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
202.96	



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
144	Color Copies	0.35	50.40
44	Black and White Copies	0.24	10.56
1	Postage	142.00	142.00
<div>AD 1 72.49 AD 2 130.47 6/200 PAID MAY 03 2023 ENTERED APR 13 2023 CK 561</div>			
Sub Total			202.96
Tax			0.00
TOTAL			202.96

Comments

Thank you for your business!

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
45276 <i>2</i>	04/10/23 <i>2</i>

Property	Unit	Acc #
Regenc		28066 <i>2</i>

Amount Due	Amount Enclosed
17.04	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
71	Black and White Copies <i>AD 2 = 10.95 \times</i> <i>AZ 1 = 6.09 \times</i> <i>6/1200</i> <i>ENTERED APR 18 2023</i>	0.24	17.04
		Sub Total	17.04
		Tax	0.00
		TOTAL	17.04

PAID MAY 03 2023*CR 561***Comments**

Thank you for your business!



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 05/02/2023
Due Date: 05/19/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
543 N MINNEAWA AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$45.77
Payment(s) Received Since Last Statement	-45.77
Previous Unpaid Balance	PAID MAY 12 2023 \$0.00
Current Electric Charges	CK864 \$47.95

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

AD Area 1

ENTERED MAY 11 2023

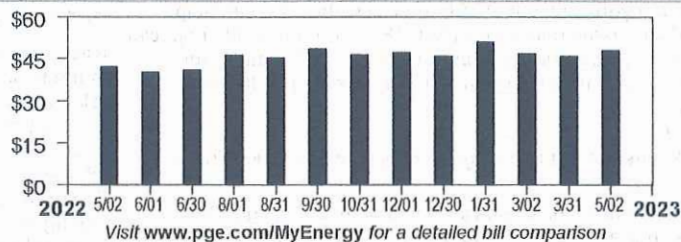
Total Amount Due by 05/19/2023

\$47.95



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
3.33	3.85	3.62
Electric kWh / Day		

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 05/02/2023
Due Date: 05/19/2023

Details of Electric Charges

03/31/2023 - 05/01/2023 (32 billing days)

Service For: 543 N MINNEWAWA AVE

Service Agreement ID: 3077447910 GATE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/31/2023 - 05/01/2023

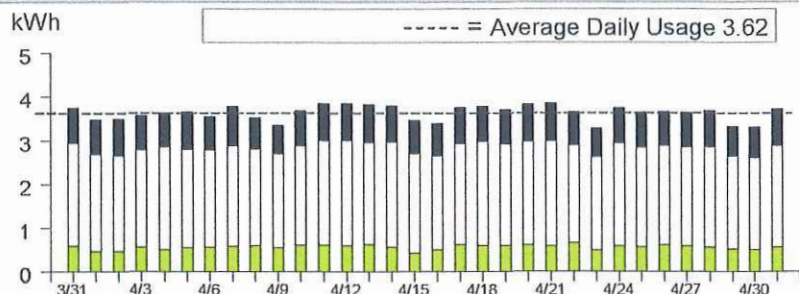
Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Peak	24.698600 kWh @ \$0.33840	8.36
Off Peak	73.104000 kWh @ \$0.32229	23.56
Super Off Peak	17.952900 kWh @ \$0.30587	5.49
Energy Commission Tax		0.03

Total Electric Charges \$47.95

Service Information

Meter # 1005685883
Total Usage 115.755500 kWh
Serial H
Rotating Outage Block 11F

Electric Usage This Period: 115.755500 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	21.33%	\$8.36
Part Peak ²	0.00%	\$0.00
Off Peak ³	63.15%	\$23.56
Super Off Peak ⁴	15.52%	\$5.49

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 04/26/2023
Due Date: 05/15/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
501 N MINNEAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$17.93
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$17.93
Current Electric Charges	\$16.78

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE

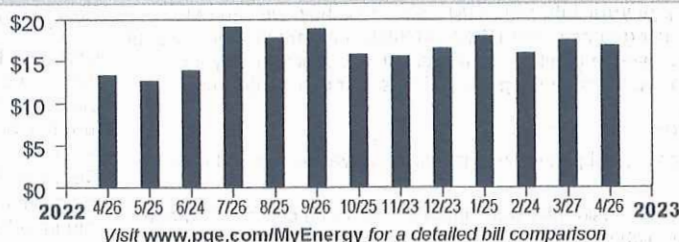
-\$1.15



RECEIVED MAY 02 2023

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
0.29	0.73	0.72
Electric kWh / Day		

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.

No payment is due. Please retain for your records. Thank you.

9990119905020610000001678000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

542820009371 1 AV 0.471 45 9371 1

ASSESSMENT DISTRICT C/O WESTCO EQUITIES
C/O REGENCY
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1

Statement Date: 04/26/2023

Due Date: 05/15/2023

Details of Electric Charges

03/27/2023 - 04/25/2023 (30 billing days)

Service For: 501 N MINNEWAWA AVE

Service Agreement ID: 1199050502 GATE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/27/2023 - 04/25/2023

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	5.244700 kWh @ \$0.33840	1.77
Off Peak	10.631100 kWh @ \$0.32229	3.43
Super Off Peak	5.574400 kWh @ \$0.30587	1.71
Energy Commission Tax		0.01

Total Electric Charges \$16.78

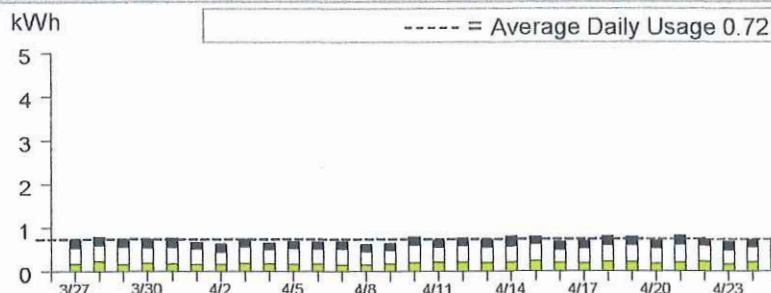
Service Information

Meter #	1004466468
Total Usage	21.450200 kWh
Serial	C
Rotating Outage Block	2A

Additional Messages

Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the California Climate Credit included in the "Adjustments" section of your electricity bill from two months ago.

Electric Usage This Period: 21.450200 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	24.45%	\$1.77
Part Peak ²	0.00%	\$0.00
Off Peak ³	49.56%	\$3.43
Super Off Peak ⁴	25.99%	\$1.71

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.

CLOVIS

UTILITY SERVICE BILL

CLOVIS PRIDE
- A WAY OF LIFE

CITY OF CLOVIS
CITY HALL • 1033 FIFTH STREET
CLOVIS, CA 93612
(559) 324-2130

Office Hours: 8:00AM - 4:30PM

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
MINNEWAWA	463-342238.01	03/01/2023 to 04/30/2023

Effective June 1, 2016.

Emergency drought limits have been lifted. April through October outside watering days are Sundays, Wednesdays and Fridays for even numbered addresses and Tuesdays, Thursdays and Saturdays for odd numbered addresses. November through March outside watering days are Sundays for even numbered addresses and Saturdays for odd numbered addresses. Water rules are posted at City of Clovis website www.cityofclovis.com.

DUE DATE	BALANCE DUE
05/31/2023	\$ 27.15

Payments received more than 10 days past the due date are subject to a late penalty.

CURRENT PERIOD WATER METER READING (000's)				
PRESENT	PREVIOUS	CURRENT USAGE	PRIOR YEAR USAGE	2013 USAGE
13563	13563	0	75	30

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
02/08/2023 - 04/05/2023	56	0	0.0000

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
02/06/2013 - 04/08/2013	61	30	0.4918
04/08/2013 - 06/07/2013	60	85	1.4167
06/07/2013 - 08/12/2013	66	102	1.5455

Utility payments can now be made online through Paymentus at the City of Clovis website <http://www.cityofclovis.com> or by calling (877) 281-4366.

BILLING SUMMARY

Previous Balance 27.15
New Charges Since Last Billing

RESIDENTIAL LNDSCP 1 27.15

PAID MAY 19 2023
CK 565

ENTERED MAY 17 2023

Adjustments 0.00
Payments -27.15
TOTAL DUE \$ 27.15

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

Account balances greater than \$25.00 are not considered current and are subject to late and delinquency fees.

**EXPERT GATE REPAIR LLC**

PO Box 790
Caddo Mills, TX 75135 US
expertgaterepair@yahoo.com

INVOICE

BILL TO
Renaissance C/O Regency
Clovis, CA

PAID MAY 19 2023 62100
AV 78

INVOICE 14858 X
DATE 05/03/2023 ✓
TERMS Net 30
DUE DATE 06/02/2023 ✓

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Changed ped gates to 543 Sanded, welded and painted broken hinge on south ped gate Main exit ped gate removed handle set and repaired/ lubed. It wasn't working properly. Tested and videoed all including new callbox keypad code Labor and welding supplies included	1	216.00	216.00

SUBTOTAL	216.00
TAX	0.00
TOTAL	216.00
BALANCE DUE	\$216.00

ENTERED MAY 12 2023

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
46285	05/03/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
49.32	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612

**PAID MAY 19 2023***CK 867*

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
127	Color Copies	0.35	44.45
17	Black and White Copies	0.24	4.08
1.44	Postage	0.55	0.79
61200			
<i>AD 2 31.71</i> <i>AD 1 17.61</i> <hr/> <i>49.32</i>			
Sub Total			49.32
Tax			0.00
TOTAL			49.32

Comments

Thank you for your business!



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 05/03/2023

DUE DATE: 05/31/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 05/01/2023				0.00
05/02/2023	MAY 2023 STREET LIGHT BILLING	A23433996	493.09	0.00	493.09
	Ending Balance as of 05/03/2023		493.09	0.00	493.09

Total Due: \$493.09

AD 2 299.38
AD 1 193.71

493.09



PAID MAY 25 2023
CK 568

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: **CITY OF CLOVIS**

MAIL PAYMENT TO: **CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612**

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 05/03/2023

DUE DATE: 05/31/2023

AMOUNT DUE: \$493.09



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

RECEIVED
MAR 10 2023
STATEMENT DATE: 03/06/2023
DUE DATE: BY: 03/31/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 03/01/2023				(986.18)
03/02/2023	MAR 2023 STREET LIGHT BILLING	A22930786	493.09	0.00	(493.09)
	Ending Balance as of 03/06/2023		493.09	0.00	(493.09)
Total Due:					(\$493.09)

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: **CITY OF CLOVIS**

MAIL PAYMENT TO: **CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612**

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 03/06/2023
DUE DATE: 03/31/2023
AMOUNT DUE: (\$493.09)



CITY of CLOVIS

INVOICE / STATEMENT



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 04/04/2023
DUE DATE: 04/30/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 04/01/2023				(493.09)
04/03/2023	APR 2023 STREET LIGHT BILLING	A23178957	493.09	0.00	0.00
	Ending Balance as of 04/04/2023		493.09	0.00	0.00
Total Due:					\$0.00

RECEIVED APR 11 2023

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: **CITY OF CLOVIS**

MAIL PAYMENT TO: **CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612**

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 04/04/2023
DUE DATE: 04/30/2023
AMOUNT DUE: \$0.00

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

569

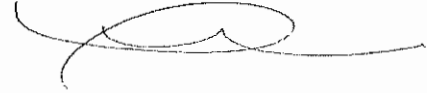
06/01/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

⑈569⑈ ⑆121144146⑆ 100077619⑈

WA Funding itf
Blackhorse Estates III
Tract 4299A
06/01/2023 Regency Property

Management fees for multiple properties.

569

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4299A
06/01/2023 Regency Property

Management fees for multiple properties.

569

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



CHECK REQUEST

Property: Renaissance

Unit: _____

Owner: Blackhorse

Amount: \$102.31

Payee: _____

Mail to: _____

ATTN

Description: phone Bill

Checked needed by: ASAP

Approved: _____

Date: _____

p 559.221.3170 | f 559.225.3174
331 W. Shields Ave. | Fresno, CA 93705 | www.regencyfresno.com
CA BRE Corporation #01074711

RECEIVED JUL 01 2023



REGENCY PROPERTY MANAGEMENT
C/O RENAISSANCE
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9317 462 8
Billing Date Apr 19, 2023
Web Site att.com

Bill-At-A-Glance

Previous Bill	109.19
Payment Received 4-11 Thank you!	109.19CR
Adjustments	.00
Balance	.00
Current Charges	102.31
Amount to be Debited	\$102.31
Your Credit Card will be Debited by	May 10, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	102.31
1 800 750-2355		
Total Current Charges		102.31

Plans and Services

Monthly Service - Apr 19 thru May 18

Service is billed in advance from the 19th of each month.

1. Bus Local Calling Unlimited A	80.00
Measured Rate Business Service	
Unlimited Local Usage	
Call Forwarding	
Caller ID	
Three-Way Calling	
2. Your Listing Is Not Published	1.75
Total Monthly Service	81.75

Additions and Changes to Service

This section of your bill reflects charges and credits resulting from account activity.

Charges for 559 297-9317

Order No. 66666666

Item No.	Description	Quantity	Monthly Rate	Amount Billed
	Rates Changed			
	(Monthly Charges are Prorated from Apr 1, 2023 to your Billing Date, Apr 19, 2023)			
3.	Rate Change	1	.39	.23CR
	Federal Universal Service Fee			

Company Fees and Surcharges

4. Federal Subscriber Line Charge	8.59
5. State Regulatory Fee	.64
6. Federal Universal Service Fee	3.33
7. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	16.66

Government Fees and Taxes

8. 911/988 Surcharge	.38
9. CA Universal Service PPP Surcharge	1.11
10. Federal	2.64
Total Government Fees and Taxes	4.13

Total Plans and Services 102.31

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- CA SURCHARGE CHANGE
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- EMAIL YOUR INVOICE

See "News You Can Use" for additional information

Local Services provided by AT&T California or AT&T Nevada based upon the service address location.

GO GREEN - Enroll in paperless billing.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 05/25/2023
Due Date: 06/12/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
501 N MINNEWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-	\$1.15
Payment(s) Received Since Last Statement		0.00
Outstanding Credit Balance		-\$1.15
Current Electric Charges		\$15.92

PAID JUN 07 2023
94570

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

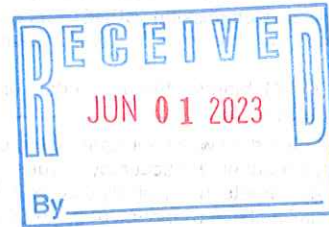
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

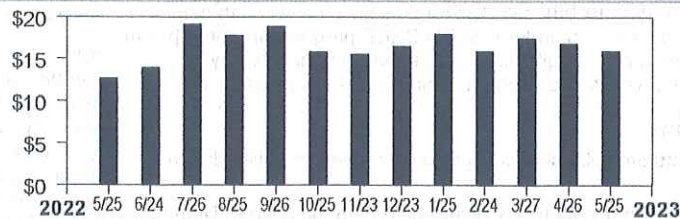
Peak Day Pricing Plan

Total Amount Due by 06/12/2023 **\$14.77**



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
0.35	0.71	0.68
Electric kWh / Day		

Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 05/25/2023
Due Date: 06/12/2023

Details of Electric Charges

04/26/2023 - 05/24/2023 (29 billing days)

Service For: 501 N MINNEWAWA AVE

Service Agreement ID: 1199050502 GATE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

04/26/2023 - 05/24/2023

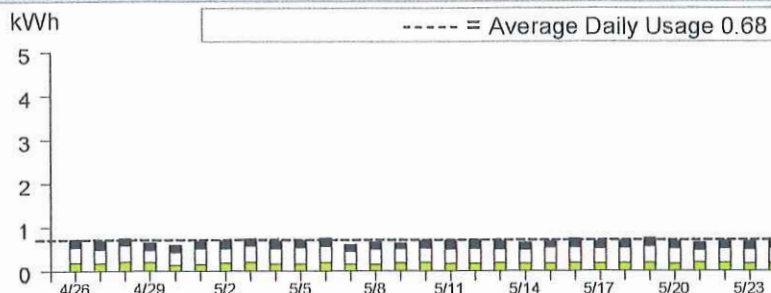
Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	4.928100 kWh @ \$0.33840	1.67
Off Peak	9.791000 kWh @ \$0.32229	3.16
Super Off Peak	5.059400 kWh @ \$0.30587	1.55
Energy Commission Tax		0.01

Total Electric Charges \$15.92

Service Information

Meter #	1004466468
Total Usage	19.778500 kWh
Serial	C
Rotating Outage Block	2A

Electric Usage This Period: 19.778500 kWh, 29 billing days



	Usage	Energy Charges
 Peak ¹	24.91%	\$1.67
 Part Peak ²	0.00%	\$0.00
 Off Peak ³	49.50%	\$3.16
 Super Off Peak ⁴	25.59%	\$1.55

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.

Deposit Detail

Bank Account	Description	Reference	Date	Amount
Blackhorse Estates III -FFB	100077619	D156902	05/10/23	62.00

Tenant Name	Account	Unit	Property	Reference	Date	Amount
David Andrew & Virginia Gottlieb(VE)	21533	741	AD Area 1	ECK - 3073730607	05/09/23	62.00

	Cash	Checks	Money Orders	Other items	Total
Count	0	1	0	0	1
Amount	0.00	62.00	0.00	0.00	62.00

Check Worksheet

Tenant: David Andrew & Virginia Gottlieb(VE)

Check #: 571

Address: 741 N. Oxford Avenue
Clovis, CA 93611

Date: 06/08/2023

Bank: 77619 Blackhorse Estates III -FFB

Status: Printed

Memo: check posted to wrong account

Cleared: Yes

Amount: 62.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1	741	<input type="checkbox"/>	1401 Pass-through		62.00
					62.00

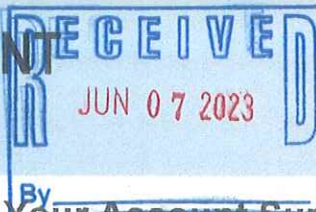
Credit Allocations

Date	Property	Unit	Description	Open Amount	Allocated Amount
05/09/23	AD Area 1	741	Unallocated Payment (ECK - 3073730607)	62.00	62.00
					62.00



ENERGY STATEMENT

www.pge.com/MyEnergy



Account No: 3077447206-9
Statement Date: 06/01/2023
Due Date: 06/19/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
543 N MINNEAWA AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$47.95
Payment(s) Received Since Last Statement	-47.95
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$44.64

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Total Amount Due by 06/19/2023

\$44.64

PAID JUN 15 2023
CK 572

Ways To Pay

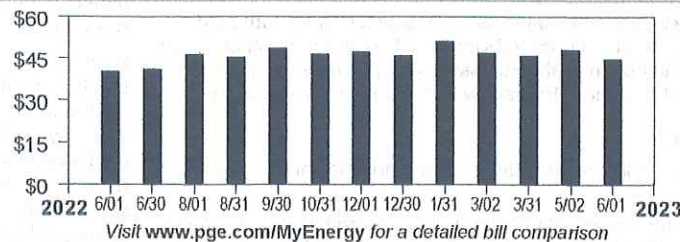
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
3.42	3.61	3.59
Electric kWh / Day		

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 06/01/2023
Due Date: 06/19/2023

Details of Electric Charges

05/02/2023 - 05/31/2023 (30 billing days)

Service For: 543 N MINNEAWAWA AVE

Service Agreement ID: 3077447910 GATE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

05/02/2023 - 05/31/2023

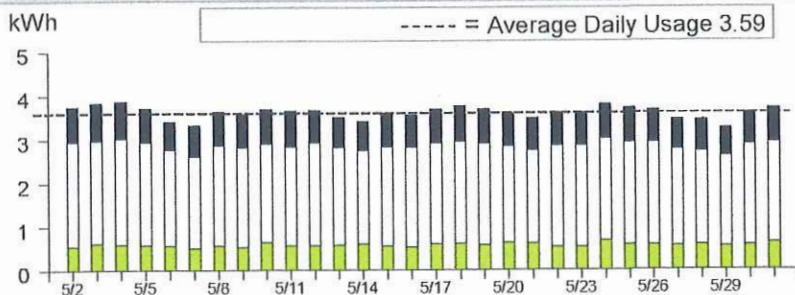
Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	22.009000 kWh @ \$0.33840	7.45
Off Peak	68.434300 kWh @ \$0.32229	22.06
Super Off Peak	17.124600 kWh @ \$0.30587	5.24
Energy Commission Tax		0.03

Total Electric Charges \$44.64

Service Information

Meter #	1005685883
Total Usage	107.567900 kWh
Serial	H
Rotating Outage Block	5A

Electric Usage This Period: 107.567900 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	20.46%	\$7.45
Part Peak ²	0.00%	\$0.00
Off Peak ³	63.61%	\$22.06
Super Off Peak ⁴	15.93%	\$5.24

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

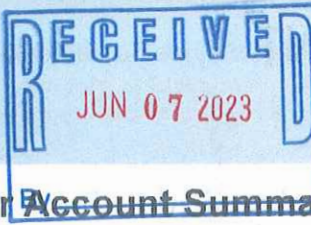
Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



ENERGY STATEMENT

www.pge.com/MyEnergy



Account No: 3035780542-0
Statement Date: 06/01/2023
Due Date: 06/19/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
541 N MINNEWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	- \$45.48
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	- \$45.48
Current Electric Charges	\$10.05

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

**CREDIT BALANCE - NO PAYMENT
DUE**

- \$35.43

Ways To Pay

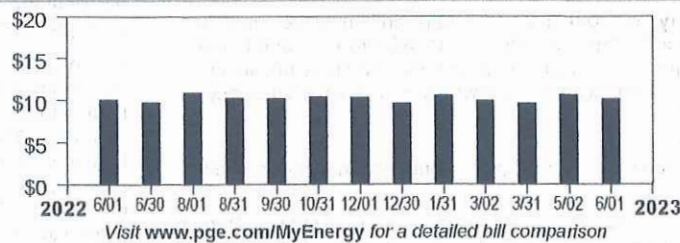
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
0.01	N/A	0.02
Electric kWh / Day		

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.

No payment is due. Please retain for your records. Thank you.

999030357805420000000010050000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

561510015686 1 AV 0.471 80 5076 2

ASSESSMENT DISTRICT C/O WESTCO EQUITIES
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 06/01/2023
Due Date: 06/19/2023

Details of Electric Charges

05/02/2023 - 05/31/2023 (30 billing days)

Service For: 541 N MINNEWAWA AVE
Service Agreement ID: 3035780820 LANDSCAPE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

05/02/2023 – 05/31/2023

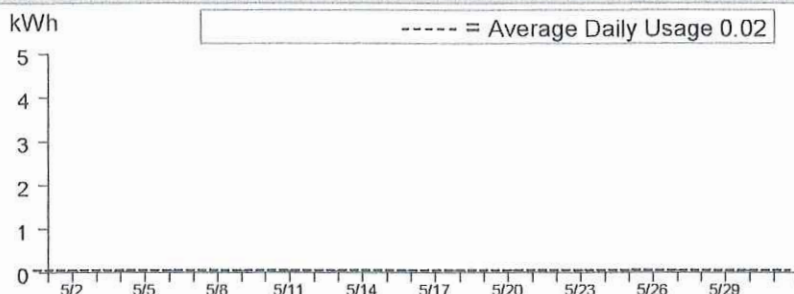
Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Off Peak	0.594540 kWh @ \$0.32229	0.19

Total Electric Charges \$10.05

Service Information

Meter #	1005685850
Total Usage	0.594660 kWh
Serial	H
Rotating Outage Block	2A

Electric Usage This Period: 0.594660 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	0.00%	\$0.00
Off Peak ³	100.00%	\$0.19
Super Off Peak ⁴	0.00%	\$0.00

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

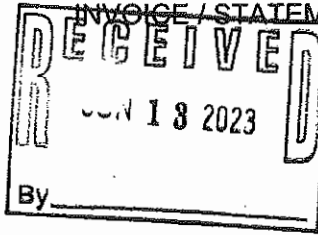
³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



CITY of CLOVIS



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 06/02/2023
DUE DATE: 06/30/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
Beginning Balance prior to 06/01/2023					0.00
06/01/2023	JUNE 2023 STREET LIGHT BILLING	A24007575	493.09	0.00	493.09
Ending Balance as of 06/02/2023					493.09

Total Due: \$493.09

AD 26299.38
AD 18193.71

493.09

PAID JUN 20 2023

ENTERED JUN 14 2023

CK 573

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: CITY OF CLOVIS

MAIL PAYMENT TO: CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 06/02/2023
DUE DATE: 06/30/2023
AMOUNT DUE: \$493.09

Check Worksheet

Vendor: State Farm Insurance

Check #: ACH

Address: P.O. Box 680001
Dallas, TX 75368-0001

Date: 06/22/2023

Bank: 77619 Blackhorse Estates III -FFB

Status: Not Printed

Memo: Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12

Cleared: Yes

Amount: 645.00

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
06/15/2023	07/02/2023	1036321712	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	645.00	645.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	65100 Property/Liability Insurance	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	230.36
AD Area 2		<input type="checkbox"/>	65100 Property/Liability Insurance	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	414.64
					645.00



STATE FARM PAYMENT PLAN

PO Box 52265
Phoenix AZ 85072-2265

AT1

000803 0007

ASSESSMENT DIST 1995-1
ATTN: REGENCY PROPERTY MGMT
331 W SHIELDS AVE
FRESNO CA 93705-41061036-3217-12 55
0AED-FBDC

CANCELLATION NOTICE

NON-PAYMENT OF PREMIUM

ACCOUNT NUMBER 1036-3217-12
Quarterly Account

NOTICE SENT	DUE BEFORE	AMOUNT DUE
JUN 15, 2023	JUL 2, 2023	\$645.00

THIS IS THE ONLY CANCELLATION NOTICE YOU WILL RECEIVE.

We noticed one or more of your payments has been late.
Please pay this notice timely to avoid a lapse in coverage.
As always, you can contact your agent with questions or to
discuss additional billing and payment options at State Farm.

POLICY CANCELLATION INFORMATION

State Farm General Insurance Company

NAME	POLICY NUMBER	DESCRIPTION	CANCEL DATE	BALANCE DUE
ASSESSMENT DIST 1995-1	90-D3-6375-0	CONDOMINIUM ASSOCIATION	JUL 2, 2023	\$2,580.00

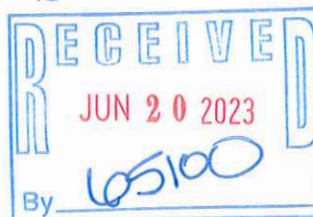
We have not received the payments required to keep this policy in force. In accordance with the cancellation provisions, your policy identified in this notice is hereby canceled effective 12:01 A.M. standard time on the cancellation date specified due to non-payment of the premium.

We welcome the opportunity to provide your future insurance protection. Should you wish to reinstate this policy, please forward your payment immediately. Payment prior to the date and time of cancellation will reinstate your policy. If paid after that date and time, you will be informed whether your policy has been reinstated and if so, the exact date and time of reinstatement. There is no coverage between the date and time of cancellation and the date and time of reinstatement.

PAID JUN 22 2023

ACH

Blackhorse



W

77619

ACCOUNTHOLDER COPY

SEE REVERSE SIDE FOR IMPORTANT INFORMATION

Agent Kevin Lowry
Telephone 559-274-9262

48 5571 8382

Account # 1036-3217-12
Received Date JUN 14 2023

June 2023

Report Title	Page #
* Balance Sheet	1
* Profit & Loss Statement	2 - 3
* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 8
* All Receipts Deposited	9
* Aged Payables	10
* Check/Deposit Listing	11
* Transaction Documents	12 - 56

Balance Sheet

Property: Country View - (81) Blackhorse

As of 06/30/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	681.63
Total Bank	681.63
TOTAL ASSETS	681.63

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	120,140.63
Total Other Current Liability	120,140.63
Total Liabilities	120,140.63

Equity

3000 Net Income	-37,455.52
3001 Retained Earnings	-82,003.48
Total Equity	-119,459.00

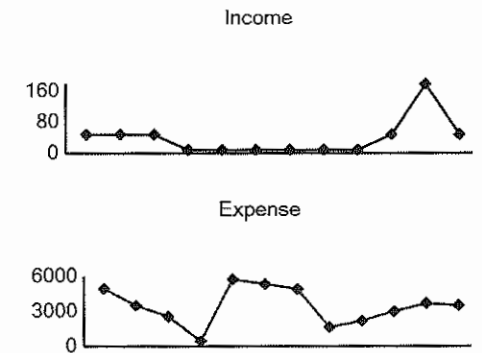
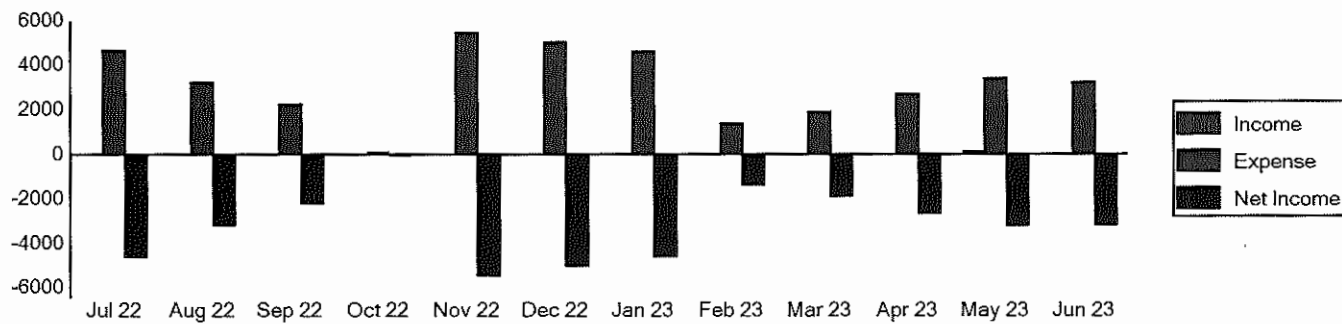
TOTAL LIABILITIES & EQUITY	681.63
---------------------------------------	---------------

Profit & Loss 12 Month Recap

Property: Country View - (81) Blackhorse
Monthly recap 07/01/22 - 06/30/23 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	TOTAL
INCOME													
4406 Keys & Transmitters	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	40.00	170.00	40.00	370.00
TOTAL INCOME	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	40.00	170.00	40.00	370.00
EXPENSE													
60004 Bank Fees	10.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10.00
61200 City Administration (	0.00	32.12	74.60	74.31	12.48	0.00	23.89	0.00	0.00	26.35	173.13	0.00	416.88
62600 Miscellaneous/Cont	0.00	0.00	0.00	0.00	1,176.89	595.10	0.00	0.00	0.00	0.00	0.00	0.00	1,771.99
62100 Electronic Gate Mai	0.00	240.00	0.00	0.00	0.00	140.00	140.00	0.00	0.00	480.83	350.00	342.28	1,693.11
611003 MONTHLY SERVI													
64100 Landscape Suppl	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	70.00	70.00
611003 Total MONTHL\	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	70.00	70.00
64000 Landscape Mainteni	541.08	1,096.94	0.00	0.00	1,707.92	628.46	1,096.92	0.00	0.00	548.46	1,140.80	592.34	7,352.92
61900 Telephone	104.87	0.00	169.01	0.00	0.00	35.61	106.52	0.00	107.49	258.80	0.00	113.77	896.07
62150 Street Sweep Servic	160.16	160.16	0.00	0.00	160.16	160.16	480.48	173.00	173.00	173.00	173.00	173.00	1,986.12
63100 Water, Sewer	70.14	0.00	76.45	0.00	83.50	0.00	58.12	0.00	27.15	0.00	27.15	0.00	342.51
63000 Electrical Power for	0.00	10.54	669.44	60.49	1,901.92	0.00	1,525.88	41.15	8.37	40.36	357.15	355.08	4,970.38
65000 District Administratc	3,759.51	1,253.17	1,253.17	0.00	0.00	3,465.00	1,155.00	1,155.00	1,155.00	1,155.00	1,155.00	1,155.00	16,660.85
65100 Insurance	0.00	413.35	0.00	0.00	413.35	0.00	0.00	0.00	413.35	0.00	0.00	414.64	1,654.69
TOTAL EXPENSE	4,645.76	3,206.28	2,242.67	134.80	5,456.22	5,024.33	4,586.81	1,369.15	1,884.36	2,682.80	3,376.23	3,216.11	37,825.52
NET INCOME	-4,605.76	-3,166.28	-2,202.67	-134.80	-5,456.22	-5,024.33	-4,586.81	-1,369.15	-1,884.36	-2,642.80	-3,206.23	-3,176.11	-37,455.52

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	APR 23	MAY 23	JUN 23	TOTAL
NET INCOME SUMMARY													
Income	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	40.00	170.00	40.00	370.00
Expense	-4,645.76	-3,206.28	-2,242.67	-134.80	-5,456.22	-5,024.33	-4,586.81	-1,369.15	-1,884.36	-2,682.80	-3,376.23	-3,216.11	-37,825.52
NET INCOME	-4,605.76	-3,166.28	-2,202.67	-134.80	-5,456.22	-5,024.33	-4,586.81	-1,369.15	-1,884.36	-2,642.80	-3,206.23	-3,176.11	-37,455.52



Budget Comparison

Property: Country View - (81) Blackhorse

Comparison Periods: 04/01/23 - 06/30/23 and 07/01/22 - 06/30/23 (cash basis)

	Actual 04/01/23 - 06/30/23	Budget 04/23 - 06/23	\$ Change	% Change	Actual 07/01/22 - 06/30/23	Budget 07/22 - 06/23	\$ Change	% Change
INCOME								
4406 Keys & Transmitters	250.00	0.00	250.00		370.00	0.00	370.00	
TOTAL INCOME	250.00	0.00	250.00		370.00	0.00	370.00	
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		10.00	0.00	10.00	
61200 City Administration Costs	199.48	750.00	-550.52	-73.4 %	416.88	3,000.00	-2,583.12	-86.1 %
62600 Miscellaneous/Contingency Repairs	0.00	249.99	-249.99	-100.0 %	1,771.99	1,000.00	771.99	77.2 %
62100 Electronic Gate Maintenance	1,173.11	499.98	673.13	134.6 %	1,693.11	1,999.98	-306.87	-15.3 %
611003 MONTHLY SERVICE CONTRACTS								
64100 Landscape Supplies	70.00	0.00	70.00		70.00	0.00	70.00	
611003 Total MONTHLY SERVICE CON	70.00	0.00	70.00		70.00	0.00	70.00	
64000 Landscape Maintenance	2,281.60	2,162.49	119.11	5.5 %	7,352.92	8,650.00	-1,297.08	-15.0 %
61900 Telephone	372.57	375.00	-2.43	-0.6 %	896.07	1,500.00	-603.93	-40.3 %
62150 Street Sweep Service	519.00	450.00	69.00	15.3 %	1,986.12	1,800.00	186.12	10.3 %
63100 Water, Sewer	27.15	0.00	27.15		342.51	0.00	342.51	
63000 Electrical Power for Gate and Streetlight	752.59	874.98	-122.39	-14.0 %	4,970.38	3,499.98	1,470.40	42.0 %
65800 County Collection Fees	0.00	3.48	-3.48	-100.0 %	0.00	13.98	-13.98	-100.0 %
65000 District Administrator	3,465.00	3,465.00	0.00	0.0 %	16,660.85	13,860.00	2,800.85	20.2 %
61500 Assessment Engineering	0.00	634.74	-634.74	-100.0 %	0.00	2,539.00	-2,539.00	-100.0 %
65100 Insurance	414.64	399.99	14.65	3.7 %	1,654.69	1,600.00	54.69	3.4 %
TOTAL EXPENSE	9,275.14	9,865.65	-590.51	-6.0 %	37,825.52	39,462.94	-1,637.42	-4.1 %
NET INCOME	-9,025.14	-9,865.65	840.51	8.5 %	-37,455.52	-39,462.94	2,007.42	5.1 %
NET INCOME SUMMARY								
Income	250.00	0.00	250.00		370.00	0.00	370.00	
Expense	-9,275.14	-9,865.65	590.51	6.0 %	-37,825.52	-39,462.94	1,637.42	4.1 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	-9,025.14	-9,865.65	840.51	8.5 %	-37,455.52	-39,462.94	2,007.42	5.1 %

Cash Flow

Property: Country View - (81) Blackhorse
04/01/23 - 06/30/23 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
INCOME		
4406 Keys & Transmitters	250.00	100.00 %
TOTAL INCOME	250.00	100.00%
EXPENSE		
61200 City Administration Costs	-199.48	-79.79 %
62100 Electronic Gate Maintenance	-1,173.11	-469.24 %
611003 MONTHLY SERVICE CONTRACTS		
64100 Landscape Supplies	-70.00	-28.00 %
611003 Total MONTHLY SERVICE CONTRACTS	-70.00	-28.00 %
64000 Landscape Maintenance	-2,281.60	-912.64 %
61900 Telephone	-372.57	-149.03 %
62150 Street Sweep Service	-519.00	-207.60 %
63100 Water, Sewer	-27.15	-10.86 %
63000 Electrical Power for Gate and Streetlights	-752.59	-301.04 %
65000 District Administrator	-3,465.00	-1386.00 %
65100 Insurance	-414.64	-165.86 %
TOTAL EXPENSE	-9,275.14	-3710.06%
Net Income	-9,025.14	-3610.06 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	7,840.32	
Net cash provided by Operating Activities	-1,184.82	
Net cash increase for period	-1,184.82	
Cash at beginning of period	1,866.45	
Cash at end of period	681.63	

General Ledger

Property: Country View - (81) Blackhorse

Detail 04/01/23 - 06/30/23 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance
77619	Blackhorse Estates III -FFB (Bank)					1,866.45
04/03/23	CHECK	552	Regency Property Management: Management fees for multiple		1,155.00	711.45
04/05/23	CHECK	ACH	American Express Credit Card: 03/15/23 - CCV - ATT Phone B		258.80	452.65
04/07/23	CHECK	553	Regency Property Management: 44180 // Blackhorse Estates		7.20	445.45
04/07/23	CHECK	553	Regency Property Management: 44180 // Blackhorse Estates		8.02	437.43
04/07/23	CHECK	554	PG&E: 0042707453-9 // 269 Oak Ave		2.16	435.27
04/07/23	CHECK	555	PG&E: 6542845756-1 // 149 Oak		38.20	397.07
04/07/23	CHECK	AV72	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8341		548.46	-151.39
04/13/23	BNKDEP	D155316	ePay Provider Deposit: Blackhorse Estates III -FFB	40.00		-111.39
04/14/23	CHECK	557	Guardian Western Sweeping, INC: 377152 // Cambridge Countr		173.00	-284.39
04/14/23	CHECK	558	Regency Property Management: Copies and Postage for Janua		3.09	-287.48
04/14/23	CHECK	558	Regency Property Management: Copies and Postage for Janua		8.04	-295.52
04/18/23	CHECK	AV73	Jason G McIntosh DBA Expert Gate Repair: 14636 // Country Vi		480.83	-776.35
04/21/23	BNKDEP	D155653	Owner Contributions	7,840.32		7,063.97
05/01/23	CHECK	560	Regency Property Management: Management fees for multiple		1,155.00	5,908.97
05/03/23	CHECK	561	Regency Property Management: Invoice: 45276 // Blackhorse E		10.95	5,898.02
05/03/23	CHECK	561	Regency Property Management: Invoice: 45276 // Blackhorse E		130.47	5,767.55
05/03/23	CHECK	AV74	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8301		548.46	5,219.09
05/03/23	CHECK	AV76	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8385		592.34	4,626.75
05/04/23	BNKDEP	D156394	ePay Provider Deposit: Blackhorse Estates III -FFB	50.00		4,676.75
05/08/23	CHECK	562	PG&E: 0042707453-9 // 269 Oak , 6542845756-1 // 149 Oak		20.07	4,656.68
05/08/23	CHECK	562	PG&E: 0042707453-9 // 269 Oak , 6542845756-1 // 149 Oak		37.70	4,618.98
05/08/23	BNKDEP	D156630	ePay Provider Deposit: Blackhorse Estates III -FFB	40.00		4,658.98
05/19/23	CHECK	565	City of Clovis, Utility: 463-342238.01 // Minnewawa, 463.422662		27.15	4,631.83
05/19/23	CHECK	566	Guardian Western Sweeping, INC: 377401 // Cambridge Countr		173.00	4,458.83
05/19/23	CHECK	567	Regency Property Management: 46285 // Blackhorse Estates		31.71	4,427.12
05/23/23	CHECK	AV79	Jason G McIntosh DBA Expert Gate Repair: 14857 // Country Vi		210.00	4,217.12
05/23/23	CHECK	AV80	Jason G McIntosh DBA Expert Gate Repair: 14922 // Cambridg		140.00	4,077.12
05/25/23	CHECK	568	City of Clovis, Finance Department: Invoice: A23433996 / Acct ,		299.38	3,777.74
05/31/23	BNKDEP	D157566	ePay Provider Deposit: Blackhorse Estates III -FFB	80.00		3,857.74
06/01/23	CHECK	569	Regency Property Management: Management fees for multiple		1,155.00	2,702.74
06/01/23	CHECK	ACH	American Express Credit Card: 05/15/23 - AD Area 2 - Phone E		113.77	2,588.97
06/07/23	CHECK	570	PG&E: 1199050206-1 // 501 N Minnewawa, 6542845756-1 // 1.		19.11	2,569.86
06/07/23	CHECK	570	PG&E: 1199050206-1 // 501 N Minnewawa, 6542845756-1 // 1.		36.59	2,533.27
06/07/23	CHECK	AV81	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8427		592.34	1,940.93
06/07/23	CHECK	AV82	Jason G McIntosh DBA Expert Gate Repair: 15023 // Country Vi		342.28	1,598.65
06/15/23	CHECK	AV83	Guardian Western Sweeping, INC: 2-377607 // Cambridge Cour		173.00	1,425.65
06/20/23	CHECK	573	City of Clovis, Finance Department: AR00108377		299.38	1,126.27
06/22/23	CHECK	ACH	State Farm Insurance: Blackhorse Estates / Police 90-D3-6375-		414.64	711.63
06/22/23	BNKDEP	D159020	ePay Provider Deposit: Blackhorse Estates III -FFB	40.00		751.63
06/27/23	CHECK	AV84	BrightView Landscape Service Inc.: Acct: 21792158 / Inv: 8460		70.00	681.63
77619	Blackhorse Estates III -FFB		Beg Bal: 1,866.45 Activity: -1,184.82	8,090.32	9,275.14	681.63
1200	Undeposited Funds (Other Current Asset)					0.00
04/10/23	CSTPAY	ePay VISA	Lisa Payne 86 28981	40.00		40.00
04/13/23	BNKDEP	D155316	ePay Provider Deposit: Blackhorse Estates III -FFB		40.00	0.00
05/03/23	CSTPAY	ePay CHK	Craig & Dawn Thoi 780 21519	50.00		50.00
05/03/23	CSTPAY	ePay VISA	Ferdinand & Ant Je 78 21517	40.00		90.00
05/04/23	BNKDEP	D156394	ePay Provider Deposit: Blackhorse Estates III -FFB		50.00	40.00
05/08/23	BNKDEP	D156630	ePay Provider Deposit: Blackhorse Estates III -FFB		40.00	0.00
05/25/23	CSTPAY	ePay VISA	Laurie & Randall G 676 21475	80.00		80.00
05/31/23	BNKDEP	D157566	ePay Provider Deposit: Blackhorse Estates III -FFB		80.00	0.00

Date	Type	Reference	Description	Debit	Credit	Balance
06/16/23	CSTPAY	ePay VISA	Amandeep& Sande 149 24226	40.00		40.00
06/22/23	BNKDEP	D159020	ePay Provider Deposit: Blackhorse Estates III -FFB		40.00	0.00
1200 Undeposited Funds			Beg Bal: 0.00 Activity: 0.00	250.00	250.00	0.00
2003 Owner Contributions (Other Current Liability)						112,300.31
04/21/23	BNKDEP	D155653	Blackhorse Estates III -FFB		7,840.32	120,140.63
2003 Owner Contributions			Beg Bal: 112,300.31 Activity: 7,840.32	0.00	7,840.32	120,140.63
4406 Keys & Transmitters (Income)						120.00
04/10/23	CHPAID	ePay VISA	Lisa Payne 86 Alloc to 'Remote' Ch date: 4/10/		40.00	160.00
05/03/23	CHPAID	ePay CHK	Craig & Dawn Thor 780 Alloc to 'Remote' Ch date: 5/3/21		50.00	210.00
05/03/23	CHPAID	ePay VISA	Ferdinand & Ant Je 78 Alloc to 'Remote' Ch date: 5/3/21		40.00	250.00
05/25/23	CHPAID	ePay VISA	Laurie & Randall G 676 Alloc to 'Remote' Ch date: 5/25/		80.00	330.00
06/16/23	CHPAID	ePay VISA	Amandeep& Sande 149 Alloc to 'Remote' Ch date: 6/16/		40.00	370.00
4406 Keys & Transmitters			Beg Bal: 120.00 Activity: 250.00	0.00	250.00	370.00
61200 Office Expense (Expense)						217.40
04/07/23	CHKITM	553	Regency Property Management: 44180 // Blackhorse Estates	7.20		224.60
04/07/23	CHKITM	553	Regency Property Management: 44180 // Blackhorse Estates	8.02		232.62
04/14/23	CHKITM	558	Regency Property Management: Copies for January	3.09		235.71
04/14/23	CHKITM	558	Regency Property Management: Postage	8.04		243.75
05/03/23	CHKITM	561	Regency Property Management: Invoice: 45276 // Blackhorse E	10.95		254.70
05/03/23	CHKITM	561	Regency Property Management: Invoice: 45231 // Blackhorse E	130.47		385.17
05/19/23	CHKITM	567	Regency Property Management: 46285 // Blackhorse Estates	31.71		416.88
61200 Office Expense			Beg Bal: 217.40 Activity: 199.48	199.48	0.00	416.88
60004 Bank Fees (Expense)						10.00
No activity in the period						10.00
60004 Bank Fees			Beg Bal: 10.00 Activity: 0.00	0.00	0.00	10.00
62600 General Maintenance (Expense)						1,771.99
No activity in the period						1,771.99
62600 General Maintenance			Beg Bal: 1,771.99 Activity: 0.00	0.00	0.00	1,771.99
61900 Telephone Gate (Expense)						523.50
04/05/23	CHKITM	ACH	American Express Credit Card: 03/15/23 - CCV - ATT Phone Bi	258.80		782.30
06/01/23	CHKITM	ACH	American Express Credit Card: 05/15/23 - AD Area 2 - Phone B	113.77		896.07
61900 Telephone Gate			Beg Bal: 523.50 Activity: 372.57	372.57	0.00	896.07
62100 Gate Repair/Maintenance (Expense)						520.00
04/18/23	CHKITM	AV73	Jason G McIntosh DBA Expert Gate Repair: 14636 // Country Vi	480.83		1,000.83
05/23/23	CHKITM	AV79	Jason G McIntosh DBA Expert Gate Repair: 14857 // Country Vi	210.00		1,210.83
05/23/23	CHKITM	AV80	Jason G McIntosh DBA Expert Gate Repair: 14922 // Cambridge	140.00		1,350.83
06/07/23	CHKITM	AV82	Jason G McIntosh DBA Expert Gate Repair: 15023 // Country Vi	342.28		1,693.11
62100 Gate Repair/Maintenance			Beg Bal: 520.00 Activity: 1,173.11	1,173.11	0.00	1,693.11
62150 Street Sweep Service (Expense)						1,467.12
04/14/23	CHKITM	557	Guardian Western Sweeping, INC: 377152 // Cambridge Countr	173.00		1,640.12
05/19/23	CHKITM	566	Guardian Western Sweeping, INC: 377401 // Cambridge Countr	173.00		1,813.12
06/15/23	CHKITM	AV83	Guardian Western Sweeping, INC: 2-377607 // Cambridge Cour	173.00		1,986.12
62150 Street Sweep Service			Beg Bal: 1,467.12 Activity: 519.00	519.00	0.00	1,986.12
64000 Landscape Service (Expense)						5,071.32
04/07/23	CHKITM	AV72	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8341	548.46		5,619.78
05/03/23	CHKITM	AV74	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8301	548.46		6,168.24
05/03/23	CHKITM	AV76	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8385	592.34		6,760.58
06/07/23	CHKITM	AV81	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8427	592.34		7,352.92
64000 Landscape Service			Beg Bal: 5,071.32 Activity: 2,281.60	2,281.60	0.00	7,352.92
64100 Landscape Supplies (Expense)						0.00
06/27/23	CHKITM	AV84	BrightView Landscape Service Inc.: Acct: 21792158 / Inv: 8460	70.00		70.00
64100 Landscape Supplies			Beg Bal: 0.00 Activity: 70.00	70.00	0.00	70.00

Date	Type	Reference	Description	Debit	Credit	Balance
63000 Gas & Electric (Expense)						4,217.79
04/07/23	CHKITM	554	PG&E: 0042707453-9 // 269 Oak Ave	2.16		4,219.95
04/07/23	CHKITM	555	PG&E: 6542845756-1 // 149 Oak	38.20		4,258.15
05/08/23	CHKITM	562	PG&E: 0042707453-9 // 269 Oak	20.07		4,278.22
05/08/23	CHKITM	562	PG&E: 6542845756-1 // 149 Oak	37.70		4,315.92
05/25/23	CHKITM	568	City of Clovis, Finance Department: Invoice: A23433996 / Acct ,	299.38		4,615.30
06/07/23	CHKITM	570	PG&E: 0042707453-9 // 269 Oak Ave	19.11		4,634.41
06/07/23	CHKITM	570	PG&E: 6542845756-1 // 149 Oak Ave	36.59		4,671.00
06/20/23	CHKITM	573	City of Clovis, Finance Department: AR00108377	299.38		4,970.38
63000 Gas & Electric			Beg Bal: 4,217.79 Activity: 752.59	752.59	0.00	4,970.38
63100 Water, Sewer (Expense)						315.36
05/19/23	CHKITM	565	City of Clovis, Utility: 463.422662.01 // Alluvial	27.15		342.51
63100 Water, Sewer			Beg Bal: 315.36 Activity: 27.15	27.15	0.00	342.51
65000 Management Fees (Expense)						13,195.85
04/03/23	CHKITM	552	Regency Property Management: Management fees for multiple	1,155.00		14,350.85
05/01/23	CHKITM	560	Regency Property Management: Management fees for multiple	1,155.00		15,505.85
06/01/23	CHKITM	569	Regency Property Management: Management fees for multiple	1,155.00		16,660.85
65000 Management Fees			Beg Bal: 13,195.85 Activity: 3,465.00	3,465.00	0.00	16,660.85
65100 Property/Liability Insurance (Expense)						1,240.05
06/22/23	CHKITM	ACH	State Farm Insurance: Blackhorse Estates / Police 90-D3-6375-	414.64		1,654.69
65100 Property/Liability Insurance			Beg Bal: 1,240.05 Activity: 414.64	414.64	0.00	1,654.69
Totals:				17,615.46	17,615.46	

All Receipts Deposited

Property: Country View - (81) Blackhorse

Date Range: 4/1/2023 - 6/30/2023

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount
Deposit Number: D155316		Date: 04/13/2023		Bank: Blackhorse Estates III -FFB			
04/10/2023	Lisa Payne	Current	28981	AD Area 2	86	ePay VISA	40.00
Subtotal:							40.00
Deposit Number: D155653		Date: 04/21/2023		Bank: Blackhorse Estates III -FFB			
04/21/2023	Owner Contributions			AD Area 2		00008244	7,840.32
Subtotal:							7,840.32
Deposit Number: D156394		Date: 05/04/2023		Bank: Blackhorse Estates III -FFB			
05/03/2023	Craig & Dawn Thompson	Current	21519	AD Area 2	780	ePay CHK	50.00
Subtotal:							50.00
Deposit Number: D156630		Date: 05/08/2023		Bank: Blackhorse Estates III -FFB			
05/03/2023	Ferdinand & Ant Je Hofer(NVE)	Current	21517	AD Area 2	78	ePay VISA	40.00
Subtotal:							40.00
Deposit Number: D157566		Date: 05/31/2023		Bank: Blackhorse Estates III -FFB			
05/25/2023	Laurie & Randall Gray (VE)	Current	21475	AD Area 2	676	ePay VISA	80.00
Subtotal:							80.00
Deposit Number: D159020		Date: 06/22/2023		Bank: Blackhorse Estates III -FFB			
06/16/2023	Amandeep& Sandeep Kahal	Current	24226	AD Area 2	149	ePay VISA	40.00
Subtotal:							40.00
Grand Total:							8,090.32

Aged Payables Detail

Property: Country View - (81) Blackhorse

All Vendors

Bill Dates as of Friday June 30, 2023

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
PG&E							
63000 Gas & Electric		6542845756-1	06/26/2023	07/13/2023	0	13	39.74
63000 Gas & Electric		0042707453-9	06/26/2023	07/13/2023	0	13	19.50
							<u>59.24</u>
							59.24

Check / Deposit Listing

Property: Country View - (81) Blackhorse
Blackhorse Estates III -FFB
All Transactions
Date Range: 04/01/23 - 06/30/23

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
4/3/23	552	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
4/5/23	ACH	American Express Credit Card	03/15/23 - CCV - ATT Phone Bill , 03/15/2	Y		258.80
4/7/23	553	Regency Property Management	44180 // Blackhorse Estates	Y		15.22
4/7/23	AV72	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8341369 // AD Area	Y		548.46
4/7/23	554	PG&E	0042707453-9 // 269 Oak Ave	Y		2.16
4/7/23	555	PG&E	6542845756-1 // 149 Oak	Y		38.20
4/13/23	D155316	ePay Provider Deposit: Blackhorse Estates		Y	40.00	
4/14/23	557	Guardian Western Sweeping, INC	377152 // Cambridge Country View	Y		173.00
4/14/23	558	Regency Property Management	Copies and Postage for January 2023	Y		11.13
4/18/23	AV73	Jason G McIntosh DBA Expert Gate Repa	14636 // Country View	Y		480.83
4/21/23	D155653	Deposit from City of Clovis for Blackhorse		Y	7,840.32	
5/1/23	560	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
5/3/23	AV74	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8301635 // Blackho	Y		548.46
5/3/23	AV76	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8383203 // Cambric	Y		592.34
5/3/23	561	Regency Property Management	Invoice: 45276 // Blackhorse Estates, Invo	Y		141.42
5/4/23	D156394	ePay Provider Deposit: Blackhorse Estates		Y	50.00	
5/8/23	D156630	ePay Provider Deposit: Blackhorse Estates		Y	40.00	
5/8/23	562	PG&E	0042707453-9 // 269 Oak , 6542845756-1	Y		57.77
5/19/23	565	City of Clovis, Utility	463-342238.01 // Minnewawa, 463.42266	Y		27.15
5/19/23	566	Guardian Western Sweeping, INC	377401 // Cambridge Country View	Y		173.00
5/19/23	567	Regency Property Management	46285 // Blackhorse Estates	Y		31.71
5/23/23	AV79	Jason G McIntosh DBA Expert Gate Repa	14857 // Country View	Y		210.00
5/23/23	AV80	Jason G McIntosh DBA Expert Gate Repa	14922 // Cambridge Country View	Y		140.00
5/25/23	568	City of Clovis, Finance Department	Invoice: A23433996 / Acct AR00108377 /	Y		299.38
5/31/23	D157566	ePay Provider Deposit: Blackhorse Estates		Y	80.00	
6/1/23	569	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
6/1/23	ACH	American Express Credit Card	05/15/23 - AD Area 2 - Phone Bill, 05/15/2	Y		113.77
6/7/23	570	PG&E	1199050206-1 // 501 N Minnewawa, 6542	Y		55.70
6/7/23	AV81	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8427505 // Cambric	Y		592.34
6/7/23	AV82	Jason G McIntosh DBA Expert Gate Repa	15023 // Country View	Y		342.28
6/15/23	AV83	Guardian Western Sweeping, INC	2-377607 // Cambridge Country View	Y		173.00
6/20/23	573	City of Clovis, Finance Department	AR00108377	Y		299.38
6/22/23	D159020	ePay Provider Deposit: Blackhorse Estates		Y	40.00	
6/22/23	ACH	State Farm Insurance	Blackhorse Estates / Police 90-D3-6375-0	Y		414.64
6/27/23	AV84	BrightView Landscape Service Inc.	Acct: 21792158 / Inv: 8460149 / Cambridg	Y		70.00

Totals of Deposits/Payments for Bank

8,090.32 9,275.14

Totals: 8,090.32 9,275.14

Counts: 6 29

Balance of listed transactions: -1,184.82

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

552

04/03/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

⑈ 552 ⑈ ⑈ 1 2 1 1 4 4 1 4 6 ⑈ 100077619 ⑈

WA Funding itf
Blackhorse Estates III
Tract 4299A
04/03/2023 Regency Property

Management fees for multiple properties.

\$ 1,900.00

552

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4299A
04/03/2023 Regency Property

Management fees for multiple properties.

\$ 1,900.00

552

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



CHECK REQUEST

Property: CCV

Owner Name: _____

Amount: \$ 258.80

Payee: Am6x

Description: ATT Phone bill

Checked needed by: ASAP

Approved: Allison

Date: 3/14/23

Code # 61900 Telephone Gate

ENTERED APR 05 2023



REGENCY PROPERTY MANAGEMENT
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Feb 19, 2023

Web Site att.com

Bill-At-A-Glance

Previous Bill	107.49
Payment Received 2-10 Thank you!	107.49CR
Adjustments	.00
Balance	.00
Current Charges	258.80

Amount to be Debited \$258.80

Your Credit Card will be Debited by Mar 14, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	258.80
1 800 750-2355		
Total Current Charges		258.80

Plans and Services

Promotions and Discounts

Item	No.	Description	
1.	Your contract for participation in Business Local Calling expired Jan 2023.		.00

Monthly Service - Feb 19 thru Mar 18

2.	Bus Local Calling Unlimited A	215.00
	Measured Rate Business Service	
	Unlimited Local Usage	
	Call Forwarding	
	Caller ID	
	Three-Way Calling	

Company Fees and Surcharges

3.	Federal Subscriber Line Charge	8.59
4.	State Regulatory Fee	1.64
5.	Federal Universal Service Fee	3.72
6.	Cost Assessment Charge	4.10
Total Company Fees and Surcharges		18.05

Government Fees and Taxes

7.	CA High Cost Fund Surcharge - A:	1.54
8.	CA High Cost Fund-B and CA Advanced Svc Fund	2.23
9.	California Teleconnect Fund Surcharge	1.71
10.	Universal Lifeline Telephone Service Surcharge	10.40
11.	CA Relay Service and Communications Devices Fund	2.44
12.	State E911 Surcharge	.30
13.	988 Suicide Prevention Hotline	.08
14.	Federal	7.05
Total Government Fees and Taxes		25.75

Total Plans and Services 258.80

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES

See "News You Can Use" for additional information

News You Can Use

PREVENT DISCONNECT

All charges must be paid each month to keep your account current. However, "basic service" and its applicable taxes and surcharges MUST be paid to avoid disconnection. Currently, for this account that amount is \$189.88. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

Local Services provided by AT&T California or AT&T Nevada based upon the service address location.

GO GREEN - Enroll in paperless billing.

Regency Property
 331 W. Shields Ave
 Fresno, CA 93705
 Office: 559-221-3170
 Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
44180	03/08/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
23.68	

TO:

Blackhorse Estates III - Tract 4299A
 Sean K. Smith PE QSD | Supervising
 Civil Engineer 559-324-2363
 City of Clovis | Engineering Division
 1033 Fifth Street, Clovis, CA 93612



61200

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
52	Black and White Copies	0.24	12.48
1	Postage	11.20	11.20
<p>ENTERED MAR 29 2023</p> <p>PAID APR 07 2023</p> <p>CK 553</p> <p>copies $\frac{12.48}{2} = 8.02$ $1 = 4.46$</p> <p>postage $\frac{11.20}{2} = 7.20$ $1 = 4.00$</p>			
Sub Total			23.68
Tax			0.00
TOTAL			23.68

Comments
Thank you for your business!



INVOICE

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

Customer #: 21792158
Invoice #: 8341369
Invoice Date: 4/1/2023
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For April	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For April	20.58
PAID APR 07 2023 AV 72		
ENTERED 10/10/2023		
Ad		
Total invoice amount		548.46
Tax amount		
Balance due		548.46

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792158
Invoice #: 8341369
Invoice Date: 4/1/2023

Amount Due: \$548.46

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9

Statement Date: 03/27/2023

Due Date: 04/13/2023

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$18.37
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$18.37
Current Electric Charges	\$20.53

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waysstopay

Your Enrolled Programs

Peak Day Pricing Plan

Total Amount Due by 04/13/2023

\$2.16

PAID APR 07 2023

CK 554

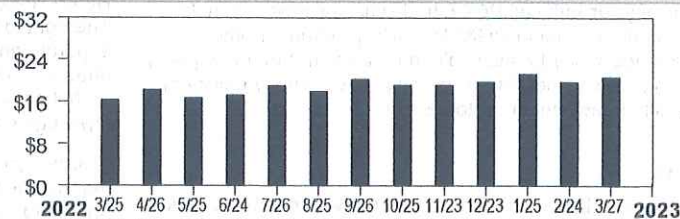


ENTERED APR 04 2023

AD Area 2

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period

0.80

1.04

1.04

Electric kWh / Day

Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Thank you for your timely payments You have an excellent payment record with us, and we thank you for your prompt payments.

Call 811 before you dig. A common cause of pipeline accidents is damage from digging. If you plan on doing any digging, such as planting a tree or installing a fence, please call **811** at least two working days before you dig. One free call will notify underground utilities to mark the location of underground lines, helping you to plan a safe project.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9

Statement Date: 03/27/2023

Due Date: 04/13/2023

Details of Electric Charges

02/24/2023 - 03/26/2023 (31 billing days)

Service For: 269 OAK AVE

Service Agreement ID: 0042707739 T POLE-D&C #7224108

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

02/24/2023 - 02/28/2023

Customer Charge	5 days @ \$0.32854	\$1.64
Energy Charges		
Peak	1.162000 kWh @ \$0.32329	0.38
Off Peak	3.764000 kWh @ \$0.30718	1.16

03/01/2023 - 03/26/2023

Customer Charge	26 days @ \$0.32854	\$8.54
Energy Charges		
Peak	6.197000 kWh @ \$0.33840	2.10
Off Peak	14.002000 kWh @ \$0.32229	4.51
Super Off Peak	7.150000 kWh @ \$0.30587	2.19
Energy Commission Tax		0.01

Total Electric Charges \$20.53

Service Information

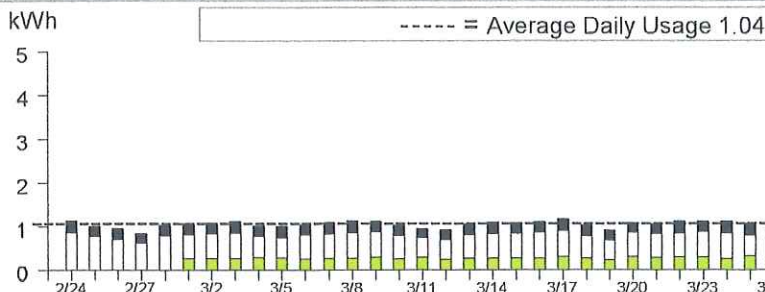
Meter #	1008817939
Total Usage	32.275000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the California Climate Credit included in the "Adjustments" section of last month's electricity bill.

From March 1, 2022 to February 28, 2023, the Wildfire Fund Charge is offset by \$0.00109/kWh to reflect excess funds from the Department of Water Resources (DWR) Bond charge. The Wildfire Fund Charge is also offset by an additional \$0.00084/kWh during this same period for excess funds from the DWR Power charge. These charges were included in your electric charges prior to 2021 and were related to bonds issued and energy provided to customers by DWR during the 2000-2001 California energy crisis.

Electric Usage This Period: 32.275000 kWh, 31 billing days



	Usage	Energy Charges
■ Peak ¹	22.80%	\$2.48
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	55.04%	\$5.67
■ Super Off Peak ⁴	22.16%	\$2.19

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1

Statement Date: 03/27/2023

Due Date: 04/13/2023

Service For:

ASSESSMENT DISTRCT BA2C/O WESTCO
EQUITIES
149 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$0.84
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$0.84
Current Electric Charges	\$39.04

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Total Amount Due by 04/13/2023

\$38.20

PAID APR 07 2023

CK 535

RECEIVED APR 04 2023

Ways To Pay

www.pge.com/waystopay

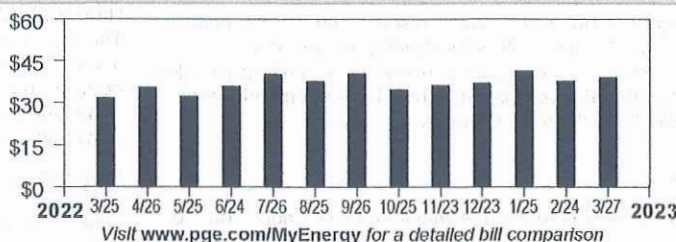
Your Enrolled Programs

Peak Day Pricing Plan

RECEIVED
APR 03 2023

Electric Monthly Billing History

Daily Usage Comparison



Visit www.pge.com/MyEnergy for a detailed bill comparison

1 Year Ago	Last Period	Current Period
2.61	2.96	2.90
Electric kWh / Day		

Important Messages

Thank you for your timely payments. You have an excellent payment record with us, and we thank you for your prompt payments.

Call 811 before you dig. A common cause of pipeline accidents is damage from digging. If you plan on doing any digging, such as planting a tree or installing a fence, please call 811 at least two working days before you dig. One free call will notify underground utilities to mark the location of underground lines, helping you to plan a safe project.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1

Statement Date: 03/27/2023

Due Date: 04/13/2023

Details of Electric Charges

02/24/2023 - 03/26/2023 (31 billing days)

Service For: 149 OAK AVE

Service Agreement ID: 6542845637 SECURITY GATE

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

02/24/2023 - 02/28/2023

Customer Charge	5 days @ \$0.32854	\$1.64
Energy Charges		
Peak	3.528000 kWh @ \$0.32329	1.14
Off Peak	10.523100 kWh @ \$0.30718	3.23

03/01/2023 - 03/26/2023

Customer Charge	26 days @ \$0.32854	\$8.54
Energy Charges		
Peak	17.817900 kWh @ \$0.33840	6.03
Off Peak	44.026750 kWh @ \$0.32229	14.19
Super Off Peak	13.901100 kWh @ \$0.30587	4.25
Energy Commission Tax		0.02

Total Electric Charges \$39.04

Service Information

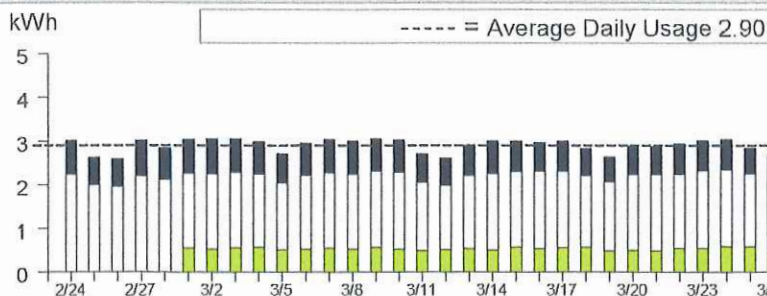
Meter #	1004466471
Total Usage	89.796850 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the California Climate Credit included in the "Adjustments" section of last month's electricity bill.

From March 1, 2022 to February 28, 2023, the Wildfire Fund Charge is offset by \$0.00109/kWh to reflect excess funds from the Department of Water Resources (DWR) Bond charge. The Wildfire Fund Charge is also offset by an additional \$0.00084/kWh during this same period for excess funds from the DWR Power charge. These charges were included in your electric charges prior to 2021 and were related to bonds issued and energy provided to customers by DWR during the 2000-2001 California energy crisis.

Electric Usage This Period: 89.796850 kWh, 31 billing days



	Usage	Energy Charges
Peak ¹	23.77%	\$7.17
Part Peak ²	0.00%	\$0.00
Off Peak ³	60.74%	\$17.42
Super Off Peak ⁴	15.49%	\$4.25

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
3/31/2023	377152

ℓ

ℓ

BILL TO
CAIMBRIDGE "COUNTRY VIEW" C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
CAIMBRIDGE COUNTRY VIEW ALLUVIAL & MINNEWAWA S/E CLOVIS, CA

62150 ℓ

TERMS	DUE DATE	ACCOUNT #
Net 30	4/30/2023 ℓ	RGS003

SERVICE DATE	DESCRIPTION	AMOUNT
	MONTHLY POWER SWEEPING ONE TIME PER MONTH	173.00
	ENTERED APR 07 2023	
	AD Area 2	
	PAID APR 14 2023	
	CK 557	

STARTING JUNE 2022 A 4% FUEL SURCHARGE WILL BE IMPLEMENTED TO ALL REGULAR SERVICE INVOICE.

Invoice number must be written on remittance to process payment.
All invoices are dated the last day of service month.

THANK YOU FOR YOUR BUSINESS!

Total

ℓ \$173.00

Phone: 559-291-1890
Fax: 559-291-1892
Website: www.guardianwestern.com

E-MAIL
service@guardianwestern.com

Regency Property

331 W. Shields Ave

Fresno, CA 93705

Office: 559-221-3170

Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
43061	02/02/23

TO:

Blackhorse Estates III - Tract 4299A
 Sean K. Smith PE QSD | Supervising
 Civil Engineer 559-324-2363
 City of Clovis | Engineering Division
 1033 Fifth Street, Clovis, CA 93612

Property	Unit	Acc #
Regenc		28066

Balance Due	Amount Enclosed
4.83	



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
20	Black and White Copies	0.24	4.80
1	Postage	12.51	12.51
<div style="display: flex; justify-content: space-between;"> <div style="width: 45%;"> <p><i>Copies</i></p> <p>AD 2 3.09</p> <p>AD 1 1.71</p> <hr/> <p>4.80</p> </div> <div style="width: 45%;"> <p><i>Postage</i></p> <p>AD 2 8.04</p> <p>AD 1 4.47</p> <hr/> <p>12.51</p> </div> </div>			
Sub Total			17.31
Tax			0.00
TOTAL			17.31

Total	Amount Paid	Balance Due
17.31	12.48	4.83

Comments

Thank you for your business. This is for the month of January.

**EXPERT GATE REPAIR LLC**

PO Box 790
Caddo Mills, TX 75135 US
expertgaterepair@yahoo.com

INVOICE

BILL TO
Country View C/O Regency
Clovis, Ca

62100 *ℓ*

INVOICE 14636 *ℓ*
DATE 04/03/2023 *ℓ*
TERMS Net 30
DUE DATE 05/03/2023 *ℓ*

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Check ped gates, keypad and remote range. Found far east ped gate not working. Repaired handle set. Video and tested. Found other ped gates working at this time. Entry keypad found buttons bad. Installed new replacement keypad. Videoed and tested. Checked remote range. Found we could open the gate from across the street. Checked all receiver connections and could not duplicate complaint.	2	140.00	280.00
Part	Door King Keypad	1	186.00	186.00T

PAID APR 12 2023
AV73

ENTERED APR 12 2023

SUBTOTAL 466.00
TAX 14.83
TOTAL 480.83

BALANCE DUE *ℓ* \$480.83

AD Area 2

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

560

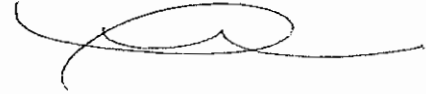
05/01/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

⑈ 560 ⑈ ⑆ 1 2 1 1 4 4 1 4 6 ⑆ 1 0 0 0 7 7 6 1 9 ⑈

WA Funding itf
Blackhorse Estates III
Tract 4289A
05/01/2023 Regency Property

Management fees for multiple properties.

560

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4289A
05/01/2023 Regency Property

Management fees for multiple properties.

560

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



INVOICE

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

Customer #: 21792158
Invoice #: 8301635
Invoice Date: 3/1/2023
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For March	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For March	20.58
PAID MAY 03 2023 <i>A-V 74</i>		
Total invoice amount		548.46
Tax amount		
Balance due		548.46

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792158
Invoice #: 8301635
Invoice Date: 3/1/2023

Amount Due: \$548.46

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463



INVOICE

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

64000

Customer #: 21792158
Invoice #: 8383203
Invoice Date: 5/1/2023
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For May	570.11
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For May	22.23
PAID MAY 03 2023 *V 76		
ENTERED APR 27 2023 AD Area 2		
Total invoice amount		592.34
Tax amount		
Balance due		592.34

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792158
Invoice #: 8383203
Invoice Date: 5/1/2023

Amount Due: \$592.34

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463

Regency Property
 331 W. Shields Ave
 Fresno, CA 93705
 Office: 559-221-3170
 Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
45276 <i>2</i>	04/10/23 <i>2</i>

Property	Unit	Acc #
Regenc		28066 <i>2</i>

Amount Due	Amount Enclosed
17.04	

TO:

Blackhorse Estates III - Tract 4299A
 Sean K. Smith PE QSD | Supervising
 Civil Engineer 559-324-2363
 City of Clovis | Engineering Division
 1033 Fifth Street, Clovis, CA 93612



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
71	Black and White Copies	0.24	17.04
<p><i>AD 2 = 10.95 \$</i> <i>AZ 1 = 6.09 \$</i> <i>6/1200</i></p> <p>ENTERED APR 18 2023</p> <p>PAID MAY 03 2023 <i>CK 561</i></p>			
Sub Total			17.04
Tax			0.00
TOTAL			<i>✓</i> 17.04

Comments
Thank you for your business!

Regency Property

331 W. Shields Ave
Fresno, CA 93705
Office: 559-221-3170
Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
45231	04/10/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
202.96	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
144	Color Copies	0.35	50.40
44	Black and White Copies	0.24	10.56
1	Postage	142.00	142.00
<div>AD 1 72.49 AD 2 130.47 6/200 PAID MAY 03 2023 ENTERED APR 18 2023 OK 561</div>			
Sub Total			202.96
Tax			0.00
TOTAL			202.96

Comments

Thank you for your business!



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 04/26/2023
Due Date: 05/15/2023

Service For:

CENTRAL PACIFIC BLDERS INC
269 OAK AVE
CLOVIS, CA 93611

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Your Account Summary

Amount Due on Previous Statement	\$2.16
Payment(s) Received Since Last Statement	-2.16
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$20.07

Total Amount Due by 05/15/2023

\$20.07

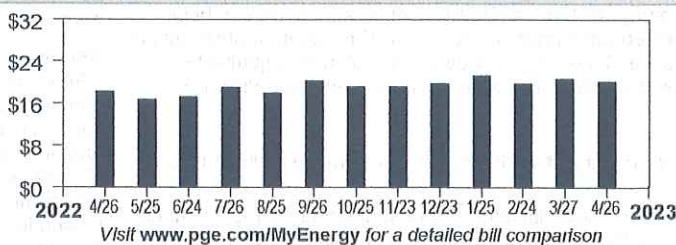
RECEIVED
MAY 01 2023
BY: _____

RECEIVED MAY 02 2023

ENTERED MAY 02 2023

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
0.81	1.04	1.06

Electric kWh / Day

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.

AD Area 2



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 04/26/2023
Due Date: 05/15/2023

Details of Electric Charges

03/27/2023 - 04/25/2023 (30 billing days)

Service For: 269 OAK AVE

Service Agreement ID: 0042707739 T POLE-D&C #7224108

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/27/2023 - 04/25/2023

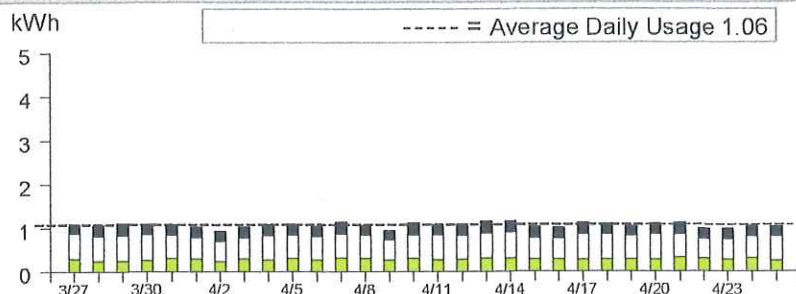
Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	7.244000 kWh @ \$0.33840	2.45
Off Peak	16.050000 kWh @ \$0.32229	5.17
Super Off Peak	8.419000 kWh @ \$0.30587	2.58
Energy Commission Tax		0.01

Total Electric Charges \$20.07

Service Information

Meter # 1008817939
Total Usage 31.713000 kWh
Serial C
Rotating Outage Block 11F

Electric Usage This Period: 31.713000 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	22.84%	\$2.45
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	50.61%	\$5.17
■ Super Off Peak ⁴	26.55%	\$2.58

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 04/26/2023
Due Date: 05/15/2023

Service For:

ASSESSMENT DISTRICT BA2C/O WESTCO
EQUITIES
149 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$38.20
Payment(s) Received Since Last Statement	-38.20
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$37.70

PAID MAY 01 2023

CK 562

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Total Amount Due by 05/15/2023

\$37.70

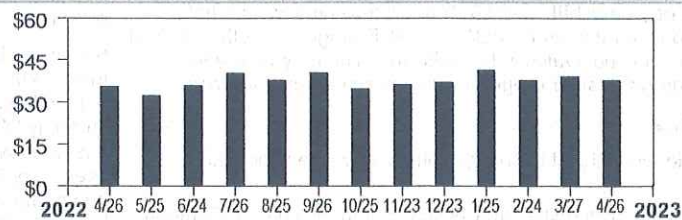
RECEIVED
MAY 01 2023
BY: _____

RECEIVED MAY 02 2023

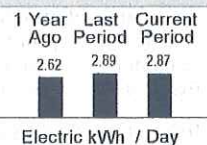
AD Area 2

Electric Monthly Billing History

Daily Usage Comparison



Visit www.pge.com/MyEnergy for a detailed bill comparison



Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.

ENTERED MAY 02 2023



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 04/26/2023
Due Date: 05/15/2023

Details of Electric Charges

03/27/2023 - 04/25/2023 (30 billing days)

Service For: 149 OAK AVE

Service Agreement ID: 6542845637 SECURITY GATE

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/27/2023 - 04/25/2023

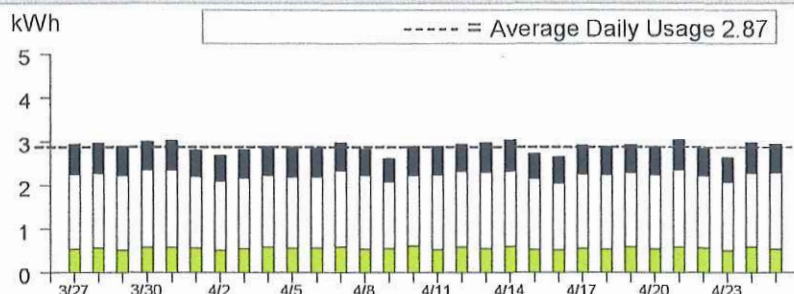
Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	19.116800 kWh @ \$0.33840	6.47
Off Peak	50.435700 kWh @ \$0.32229	16.25
Super Off Peak	16.630500 kWh @ \$0.30587	5.09
Energy Commission Tax		0.03

Total Electric Charges \$37.70

Service Information

Meter # 1004466471
Total Usage 86.183000 kWh
Serial C
Rotating Outage Block 11F

Electric Usage This Period: 86.183000 kWh, 30 billing days



	Usage	Energy Charges
¹ Peak ¹	22.18%	\$6.47
² Part Peak ²	0.00%	\$0.00
³ Off Peak ³	58.52%	\$16.25
⁴ Super Off Peak ⁴	19.30%	\$5.09

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0

Statement Date: 05/02/2023

Due Date: 05/19/2023

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
541 N MINNEAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$56.07
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$56.07
Current Electric Charges	\$10.59

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

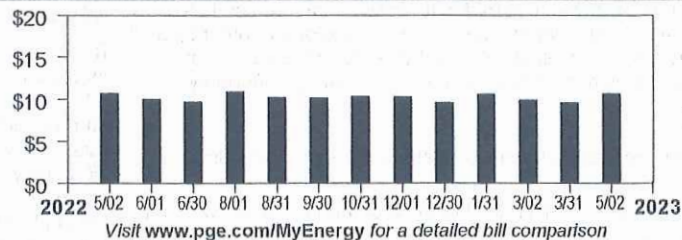
Peak Day Pricing Plan

**CREDIT BALANCE - NO PAYMENT
DUE**

-\$45.48

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
------------	-------------	----------------

0.01 N/A 0.01

Electric kWh / Day

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.

No payment is due. Please retain for your records. Thank you.

999030357805420000000010590000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

546290023113 1 AV 0.471 112 12447 2

ASSESSMENT DISTRICT C/O WESTCO EQUITIES
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 05/02/2023
Due Date: 05/19/2023

Details of Electric Charges

03/31/2023 - 05/01/2023 (32 billing days)

Service For: 541 N MINNEWAWA AVE

Service Agreement ID: 3035780820 LANDSCAPE PEDESTAL

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

03/31/2023 - 05/01/2023

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Off Peak	0.240780 kWh @ \$0.32229	0.08

Total Electric Charges \$10.59

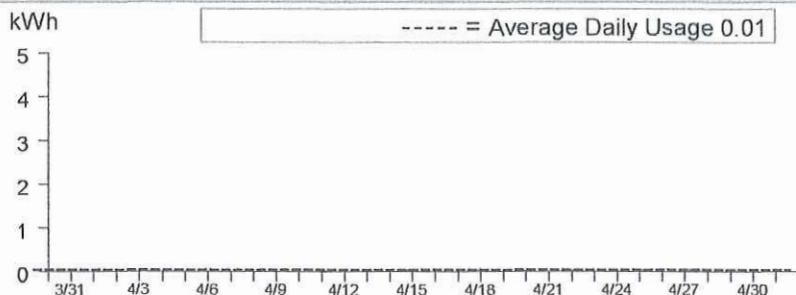
Service Information

Meter #	1005685850
Total Usage	0.240840 kWh
Serial	H
Rotating Outage Block	2A

Additional Messages

Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the **California Climate Credit** included in the "Adjustments" section of your electricity bill from two months ago.

Electric Usage This Period: 0.240840 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	0.00%	\$0.00
Off Peak ³	100.00%	\$0.08
Super Off Peak ⁴	0.00%	\$0.00

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.

CLOVIS

UTILITY SERVICE BILL

CLOVIS PRIDE
- A WAY OF LIFE

Office Hours: 8:00AM - 4:30PM

CITY OF CLOVIS
CITY HALL • 1033 FIFTH STREET
CLOVIS, CA 93612
(559) 324-2130

RECEIVED
MAY 16 2023
BY: _____

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
ALLUVIAL	463-422662.01	03/01/2023 to 04/30/2023

Effective June 1, 2016.

Emergency drought limits have been lifted. April through October outside watering days are Sundays, Wednesdays and Fridays for even numbered addresses and Tuesdays, Thursdays and Saturdays for odd numbered addresses. November through March outside watering days are Sundays for even numbered addresses and Saturdays for odd numbered addresses. Water rules are posted at City of Clovis website www.cityofclovis.com.

DUE DATE	BALANCE DUE
05/31/2023	\$ 27.15

Payments received more than 10 days past the due date are subject to a late penalty.

CURRENT PERIOD WATER METER READING (000's)				
PRESENT	PREVIOUS	CURRENT USAGE	PRIOR YEAR USAGE	2013 USAGE
5130	5130	0	9	21

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
02/06/2023 - 04/05/2023	58	0	0.0000

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
02/06/2013 - 04/08/2013	61	21	0.3443
04/08/2013 - 06/07/2013	60	32	0.5333
06/07/2013 - 08/12/2013	66	55	0.8333

Utility payments can now be made online through Paymentus at the City of Clovis website <http://www.cityofclovis.com> or by calling (877) 281-4366.

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

BILLING SUMMARY

Previous Balance	27.15
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	27.15

PAID MAY 19 2023
CK 565

ENTERED MAY 17 2023

AD Am L

Adjustments	0.00
Payments	-27.15
TOTAL DUE	\$ 27.15

Account balances greater than \$25.00 are not considered current and are subject to late and delinquency fees.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

DATE	INVOICE #
4/30/2023	377401

BILL TO
CAIMBRIDGE "COUNTRY VIEW" C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
CAIMBRIDGE COUNTRY VIEW ALLUVIAL & MINNEWAWA S/E 2 CLOVIS, CA

PAID MAY 19 2023
CK 566

TERMS	DUE DATE	ACCOUNT #
Net 30	5/30/2023	RGS003

SERVICE DATE	DESCRIPTION	AMOUNT
	MONTHLY POWER SWEEPING ONE TIME PER MONTH	173.00
	ENTERED MAY 15 2023	

As of February 2023, we will begin rolling out a new program for billing. If you notice any discrepancies during this process, please let us know.

Please include invoice # in your payment memo, and as always, thank you for your continued business.

-Sandy Sandoval

Total \$173.00

Phone: 559-291-1890

Fax: 559-291-1892

Website: www.guardianwestern.com

E-MAIL
service@guardianwestern.com

Regency Property

331 W. Shields Ave

Fresno, CA 93705

Office: 559-221-3170

Fax: 559-225-3174

Invoice

Invoice No.	Invoice Date
46285	05/03/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
49.32	

TO:

Blackhorse Estates III - Tract 4299A
Sean K. Smith PE QSD | Supervising
Civil Engineer 559-324-2363
City of Clovis | Engineering Division
1033 Fifth Street, Clovis, CA 93612

PAID MAY 19 2023*CK 867*

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
127	Color Copies	0.35	44.45
17	Black and White Copies	0.24	4.08
1.44	Postage	0.55	0.79
61200			
AD 2 31.71			
AD 1 17.61			
<u>49.32</u>			
Sub Total			49.32
Tax			0.00
TOTAL			49.32

Comments

Thank you for your business!

**EXPERT GATE REPAIR LLC**

PO Box 790
Caddo Mills, TX 75135 US
expertgaterepair@yahoo.com

PAID MAY 23 2023

AV79

INVOICE

BILL TO
Country View C/O Regency
Clovis, Ca

INVOICE 14857
DATE 05/03/2023
TERMS Net 30
DUE DATE 06/02/2023

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Changed all 4 ped gate handles for new code 132 Repaired one linkage on east. Tested and videoed all handles and new callbox keypad code	1.50	140.00	210.00

SUBTOTAL	210.00
TAX	0.00
TOTAL	210.00
BALANCE DUE	X \$210.00

AD Am 2

ENTERED MAY 15 2023

**EXPERT GATE REPAIR LLC**

PO Box 790
Caddo Mills, TX 75135 US
expertgaterepair@yahoo.com

PAID MAY 23 2023

AV80

INVOICE

BILL TO
Country View C/O Regency
Clovis, Ca

62100

INVOICE 14922
DATE 05/12/2023
TERMS Net 30
DUE DATE 06/11/2023

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Check no one can get in with keypad and buttons stuck We pulled off a job and rushed over to find everything working. Videoed code work properly Tested all gates while at property	1	140.00	140.00

SUBTOTAL	140.00
TAX	0.00
TOTAL	140.00
BALANCE DUE	\$140.00

AID Area 2

ENTERED MAY 22 2023



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

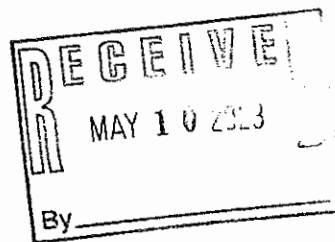
STATEMENT DATE: 05/03/2023
DUE DATE: 05/31/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 05/01/2023				0.00
05/02/2023	MAY 2023 STREET LIGHT BILLING	A23433996	493.09	0.00	493.09
	Ending Balance as of 05/03/2023		493.09	0.00	493.09

Total Due: \$493.09

AD 2 299.38
AD 1 193.71

493.09



PAID MAY 25 2023
CK 568

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: CITY OF CLOVIS

MAIL PAYMENT TO: CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 05/03/2023
DUE DATE: 05/31/2023
AMOUNT DUE: \$493.09



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

RECEIVED
MAR 10 2023
STATEMENT DATE: 03/06/2023
DUE DATE: BY: 03/31/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to	03/01/2023			(986.18)
03/02/2023	MAR 2023 STREET LIGHT BILLING	A22930786	493.09	0.00	(493.09)
	Ending Balance as of	03/06/2023	493.09	0.00	(493.09)
Total Due:					(\$493.09)

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: CITY OF CLOVIS

MAIL PAYMENT TO: CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612

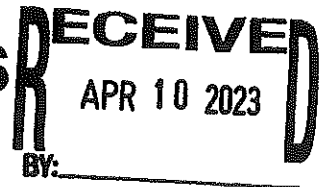
AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 03/06/2023
DUE DATE: 03/31/2023
AMOUNT DUE: (\$493.09)



CITY of CLOVIS

INVOICE / STATEMENT



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 04/04/2023
DUE DATE: 04/30/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 04/01/2023				(493.09)
04/03/2023	APR 2023 STREET LIGHT BILLING	A23178957	493.09	0.00	0.00
	Ending Balance as of 04/04/2023		493.09	0.00	0.00
Total Due:					\$0.00

RECEIVED APR 11 2023

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: CITY OF CLOVIS

MAIL PAYMENT TO: CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 04/04/2023
DUE DATE: 04/30/2023
AMOUNT DUE: \$0.00

WA Funding itf
Blackhorse Estates III
331 W Shields Ave
Fresno, CA 93705

FFB BANK
7690 N Palm Ave #101
Fresno, CA 93711

569

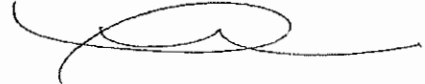
06/01/2023

REGENCY PROPERTY

1,900.00**

ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705



Management fees for multiple properties.

⑈569⑈ ⑆121144146⑆ 100077619⑈

WA Funding itf
Blackhorse Estates III
Tract 4299A
06/01/2023 Regency Property

Management fees for multiple properties.

569

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00

WA Funding itf
Blackhorse Estates III
Tract 4299A
06/01/2023 Regency Property

Management fees for multiple properties.

569

\$ 1,900.00

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,155.00
AD Area 1		65000 Management Fees		745.00



CHECK REQUEST

Property: Cambridge Country View

Unit: _____

Owner: Blackhorse

Amount: 113.77

Payee: _____

Mail to: _____

Description: Phone Bill

Checked needed by: ASAP

Approved: _____

Date: _____

p 559.221.3170 | f 559.225.3174
331 W. Shields Ave. | Fresno, CA 93705 | www.regencyfresno.com
CA BRE Corporation #01074711

ENTERED JUL 01 2020



REGENCY PROPERTY MANAGEMENT
CAMBRIDGE COUNTRY VIEW
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Apr 19, 2023
Web Site att.com

Bill-At-A-Glance

Previous Bill	8.51CR
Payment	.00
Adjustments	.00
Balance	8.51CR
Current Charges	122.28
Amount to be Debited	\$113.77
Your Credit Card will be Debited by	May 10, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	122.28
1 800 750-2355		
Total Current Charges		122.28

Plans and Services

Monthly Service - Apr 19 thru May 18

Service is billed in advance from the 19th of each month.

1. Bus Local Calling Unlimited B	101.00
Measured Rate Business Service	
Unlimited Local Usage	
Caller ID	
Call Forwarding	
Three-Way Calling	

Additions and Changes to Service

This section of your bill reflects charges and credits resulting from account activity.

Charges for 559 297-9343

Order No. 66666666

Item	No.	Description	Quantity	Monthly Rate	Amount Billed
Rates Changed					
(Monthly Charges are Prorated from Apr 1, 2023 to your Billing Date, Apr 19, 2023)					
2. Rate Change	1			.39	.23CR
Federal Universal Service Fee					

Company Fees and Surcharges

3. Federal Subscriber Line Charge	8.59
4. State Regulatory Fee	.79
5. Federal Universal Service Fee	3.33
6. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	16.81

Government Fees and Taxes

7. 911/988 Surcharge	.38
8. CA Universal Service PPP Surcharge	1.11
9. Federal	3.21
Total Government Fees and Taxes	4.70

Total Plans and Services 122.28

News You Can Use

PREVENT DISCONNECT

All charges must be paid each month to keep your account current. However, "basic service" and its applicable taxes and surcharges MUST be paid to avoid disconnection. Currently, for this account that amount is \$41.18. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- CA SURCHARGE CHANGE
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- EMAIL YOUR INVOICE

See "News You Can Use" for additional information

Local Services provided by AT&T California or AT&T Nevada based upon the service address location.

GO GREEN - Enroll in paperless billing.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 05/25/2023
Due Date: 06/12/2023

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Your Account Summary

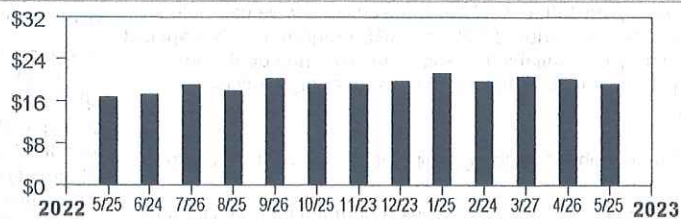
Amount Due on Previous Statement	\$20.07
Payment(s) Received Since Last Statement	-20.07
Previous Unpaid Balance	PAID JUN 07 2023 \$0.00
Current Electric Charges	CK 570 \$19.11

Total Amount Due by 06/12/2023 \$19.11



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period: 0.83
Last Period: 1.05
Current Period: 1.03

Electric kWh / Day

Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

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ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9

Statement Date: 05/25/2023

Due Date: 06/12/2023

Details of Electric Charges

04/26/2023 - 05/24/2023 (29 billing days)

Service For: 269 OAK AVE

Service Agreement ID: 0042707739 T POLE-D&C #7224108

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

04/26/2023 - 05/24/2023

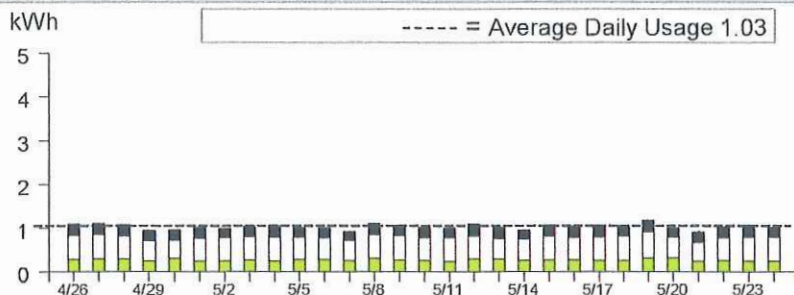
Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	6.916000 kWh @ \$0.33840	2.34
Off Peak	15.034000 kWh @ \$0.32229	4.85
Super Off Peak	7.795000 kWh @ \$0.30587	2.38
Energy Commission Tax		0.01

Total Electric Charges \$19.11

Service Information

Meter #	1008817939
Total Usage	29.745000 kWh
Serial	C
Rotating Outage Block	11F

Electric Usage This Period: 29.745000 kWh, 29 billing days



	Usage	Energy Charges
Peak¹	23.25%	\$2.34
Part Peak²	0.00%	\$0.00
Off Peak³	50.54%	\$4.85
Super Off Peak⁴	26.21%	\$2.38

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 05/25/2023
Due Date: 06/12/2023

Service For:

ASSESSMENT DISTRICT BA2C/O WESTCO
EQUITIES
149 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$37.70
Payment(s) Received Since Last Statement	-37.70
Previous Unpaid Balance	PAID JUN 07 2023 \$0.00
Current Electric Charges	CK 570 \$36.59

Questions about your bill?

Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

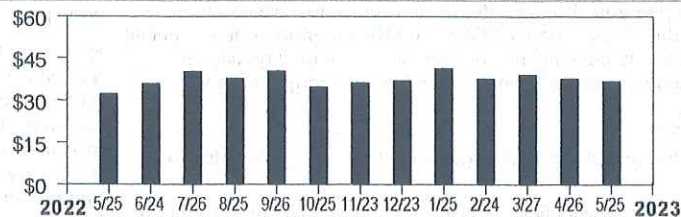
Total Amount Due by 06/12/2023

\$36.59



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
2.63	2.87	2.89
Electric kWh / Day		

Visit www.pge.com/MyEnergy for a detailed bill comparison

Important Messages

Please be advised that as of March 15, 2023, PG&E's local offices have permanently closed. To make an in-person payment, please utilize one of our authorized neighborhood payment centers. Please bring a copy of your bill. To find a location near you, visit www.pge.com or call 1-800-743-5000.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 05/25/2023
Due Date: 06/12/2023

Details of Electric Charges

04/26/2023 - 05/24/2023 (29 billing days)

Service For: 149 OAK AVE

Service Agreement ID: 6542845637 SECURITY GATE

Rate Schedule: B1 Bus Low Use

Enrolled Programs: Peak Day Pricing Plan

04/26/2023 - 05/24/2023

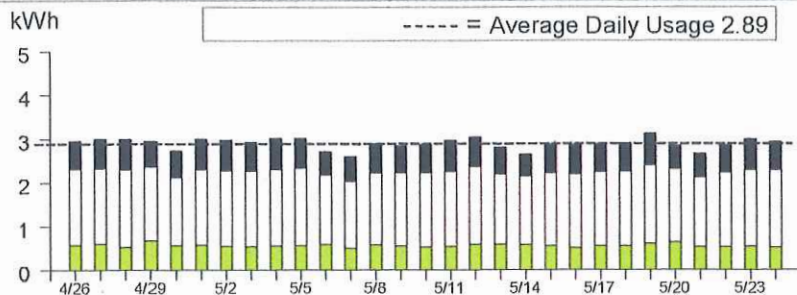
Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	18.426800 kWh @ \$0.33840	6.24
Off Peak	49.140400 kWh @ \$0.32229	15.84
Super Off Peak	16.183200 kWh @ \$0.30587	4.95
Energy Commission Tax		0.03

Total Electric Charges \$36.59

Service Information

Meter # 1004466471
Total Usage 83.750400 kWh
Serial C
Rotating Outage Block 11F

Electric Usage This Period: 83.750400 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	22.00%	\$6.24
Part Peak ²	0.00%	\$0.00
Off Peak ³	58.67%	\$15.84
Super Off Peak ⁴	19.33%	\$4.95

¹Peak: Year-round, Daily, 4:00pm-9:00pm

²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm

³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm

Winter, 10/1-2/28, Daily, 9:00pm-4:00pm

Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm

⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm



Visit www.pge.com/MyEnergy for a detailed bill comparison.



INVOICE

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

Customer #: 21792158 ✓
Invoice #: 8427505 ✓
Invoice Date: 6/1/2023 ✓
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For June	570.11
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For June	22.23
<p>ENTERED MAY 20 2023</p> <p>PAID JUN 07 2023</p> <p>AV 81</p> <p>64000</p> <p>AD Acc 2</p>		
Total invoice amount		592.34
Tax amount		
Balance due		592.34

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559-453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 21792158
Invoice #: 8427505
Invoice Date: 6/1/2023

Amount Due: \$592.34 ✓

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463

**EXPERT GATE REPAIR LLC**

PO Box 790
Caddo Mills, TX 75135 US
expertgaterepair@yahoo.com

INVOICE

BILL TO
Country View C/O Regency ✓
Clovis, Ca

KD 1/22/23

INVOICE 15023 -
DATE 05/30/2023 -
TERMS Net 30
DUE DATE 06/29/2023 -

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Routine service Serviced all 3 vehicle gates. Found all 3 battery backups dead. Replaced batteries and tested. Replace back slider belt and adjusted. Note: main entry and exit swing gates have bad lower hinge bearings. Estimate to remove both gates and replace lower hinges. Then reinstall the gates and adjust arms. \$ 780.00	1	210.00	210.00
Part	Elite battery	2	50.00	100.00T
Material	Lube and belt	1	24.30	24.30

SUBTOTAL	334.30
TAX	7.98
TOTAL	342.28
BALANCE DUE	\$342.28

ENTERED JUN 02 2023 PAID JUN 07 2023
AV82

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
5/31/2023	2-377607

BILL TO
CAIMBRIDGE "COUNTRY VIEW" C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
CAIMBRIDGE COUNTRY VIEW ALLUVIAL & MINNEWAWA S/E CLOVIS, CA

62150

TERMS	DUE DATE	ACCOUNT #
Net 30	6/30/2023	RGS003

SERVICE DATE	DESCRIPTION	AMOUNT
	MONTHLY POWER SWEEPING ONE TIME PER MONTH	173.00
PAID JUN 15 2023 AV83		
ENTERED JUN 07 2023		

As of February 2023, we will begin rolling out a new program for billing.
If you notice any discrepancies during this process, please let us know.

Please include invoice # in your payment memo, and as always, thank you for your continued business.

-Sandy Sandoval

Total \$173.00

Phone: 559-291-1890

Fax: 559-291-1892

Website: www.guardianwestern.com

E-MAIL
service@guardianwestern.com



CITY of CLOVIS



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 06/02/2023
DUE DATE: 06/30/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 06/01/2023				0.00
06/01/2023	JUNE 2023 STREET LIGHT BILLING	A24007575	493.09	0.00	493.09
	Ending Balance as of 06/02/2023		493.09	0.00	493.09
Total Due:					\$493.09

AD 26299.38

AD 1 \$193.71

493.09

PAID JUN 20 2023

ENTERED JUN 14 2023

CK 573

CITY OF CLOVIS

PLEASE PAY FROM THIS INVOICE/STATEMENT. IF YOU HAVE
QUESTIONS, PLEASE CALL (559) 324-2112, MON-FRI, 8:00 A.M. - 4:30 P.M.

MAKE YOUR CHECK PAYABLE TO: **CITY OF CLOVIS**

MAIL PAYMENT TO: **CITY OF CLOVIS, 1033 FIFTH STREET, CLOVIS, CA 93612**

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 06/02/2023
DUE DATE: 06/30/2023
AMOUNT DUE: \$493.09

Check Worksheet

Vendor:	State Farm Insurance	Check #:	ACH
Address:	P.O. Box 680001 Dallas, TX 75368-0001	Date:	06/22/2023
Bank:	77619 Blackhorse Estates III -FFB	Status:	Not Printed
Memo:	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	Cleared:	Yes
		Amount:	645.00

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
06/15/2023	07/02/2023	1036321712	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	645.00	645.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	65100 Property/Liability Insurance	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	230.36
AD Area 2		<input type="checkbox"/>	65100 Property/Liability Insurance	Blackhorse Estates / Police 90-D3-6375-0 / Acct 1036-3217-12	414.64
					645.00



STATE FARM PAYMENT PLAN

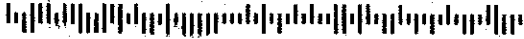
P.O. Box 52265
Phoenix, AZ 85072-2265

AT1

000803 0007

1036-3217-12 55
0AED-FBDC

ASSESSMENT DIST 1995-1
ATTN: REGENCY PROPERTY MGMT
331 W SHIELDS AVE
FRESNO CA 93705-4106



0101-1000

CANCELLATION NOTICE

NON-PAYMENT OF PREMIUM

ACCOUNT NUMBER 1036-3217-12
Quarterly Account

NOTICE SENT	DUE BEFORE	AMOUNT DUE
JUN 15, 2023	JUL 2, 2023	\$645.00

THIS IS THE ONLY CANCELLATION NOTICE YOU WILL RECEIVE.

We noticed one or more of your payments has been late.
Please pay this notice timely to avoid a lapse in coverage.
As always, you can contact your agent with questions or to
discuss additional billing and payment options at State Farm.

POLICY CANCELLATION INFORMATION

State Farm General Insurance Company

NAME	POLICY NUMBER	DESCRIPTION	CANCEL DATE	BALANCE DUE
ASSESSMENT DIST 1995-1	90-D3-6375-0	CONDOMINIUM ASSOCIATION	JUL 2, 2023	\$2,580.00

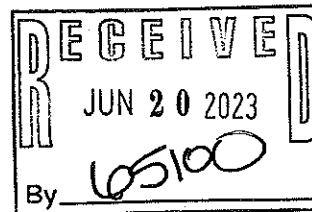
We have not received the payments required to keep this policy in force. In accordance with the cancellation provisions, your policy identified in this notice is hereby canceled effective 12:01 A.M. standard time on the cancellation date specified due to non-payment of the premium.

We welcome the opportunity to provide your future insurance protection. Should you wish to reinstate this policy, please forward your payment immediately. Payment prior to the date and time of cancellation will reinstate your policy. If paid after that date and time, you will be informed whether your policy has been reinstated and if so, the exact date and time of reinstatement. There is no coverage between the date and time of cancellation and the date and time of reinstatement.

PAID JUN 22 2023

ACH

Blackhorse



SW

77619

ACCOUNTHOLDER COPY

SEE REVERSE SIDE FOR IMPORTANT INFORMATION

Agent Kevin Lowry
Telephone 559-274-9262



48 5571 8382

Account # 1036-3217-12



INVOICE

Sold To: 21792158
Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

Customer #: 21792158
Invoice #: 8460149
Invoice Date: 6/13/2023
Sales Order: 8028689
Cust PO #:

Project Name: Spring plant fertilizer
Project Description: Spring plant fertilizer applied to landscape areas

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Spring plant fertilizer applied to landscape areas	70.00
PAID JUN 27 2023 AV 84		
64100		
AD 1001		
ENTERED JUN 13 2023		
Total Invoice Amount		70.00
Taxable Amount		
Tax Amount		
Balance Due		70.00

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 559 453-1670

Please detach stub and remit with your payment

Payment Stub

Customer Account #: 21792158
Invoice #: 8460149
Invoice Date: 6/13/2023

Amount Due: \$ 70.00

Thank you for allowing us to serve you

Please reference the invoice # on your
check and make payable to

Regency Property Management
Cambridge Country View
331 W. Shields Ave
Fresno . CA 93705

BrightView Landscape Services, Inc.
P.O. Box 31001-2463
Pasadena, CA 91110-2463

Blackhorse Estates Tract 4299A

June 2023

FINAL PAGE