

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 July - September 2022

Prepared & Provided By



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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.

Blackhorse Estates
'July - September 2022

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Balance Sheet

Properties: Country View - (81) Blackhorse ,Renaissance - (45) Blackhorse

As of 09/30/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III-FFB	450.86
Total Bank	450.86
Other Current Asset	
1200 Undeposited Funds	40.00
Total Other Current Asset	40.00
TOTAL ASSETS	490.86

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	171,215.94
Total Other Current Liability	171,215.94
Total Liabilities	171,215.94

Equity

3000 Net Income	-16,928.14
3001 Retained Earnings	-153,796.94
Total Equity	-170,725.08
TOTAL LIABILITIES & EQUITY	490.86

Bank Reconciliation Report

Blackhorse Estates III-FFB

Reconciled on: 09/30/22

Payments

Date	Ref #	Details	Amount
08/25/22	521	Guardian Western Sweeping, INC	257.40
08/31/22	AV32	BrightView Landscape Service Inc.	548.47
08/31/22	AV33	BrightView Landscape Service Inc.	483.50
09/01/22	522	Regency Property	1,998.17
09/07/22	523	Regency Property	262.90
09/07/22	ACH	American Express Credit Card	5.79
09/20/22	524	Regency Property	116.04
09/20/22	525	PG&E	73.20
			3,745.47

Outstanding Payments

Date	Ref #	Details	Amount
09/27/22	526	City of Clovis	955.09
09/27/22	527	City of Clovis	230.45
			1,185.54

Summary

Beginning Balance:	5,381.87
+ Selected Deposits (0)	0.00
- Selected Payments (8)	3,745.47
Ending Balance:	1,636.40
Goal:	1,636.40
Difference:	0.00

Reconciled Balance	1,636.40
+ Uncleared Deposits	0.00
- Outstanding Checks	1,185.54
Register Balance	450.86





FINANCIAL SERVICES STATEMENT



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



Statement Date: 09/30/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 08/31/22		5,381.87
Debits	5	2,707.71
Automatic Withdrawals	3	1,037.76
Ending Balance On 09/30/22		1,636.40
Average Balance (Ledger)	2,098.26+	

ELECTRONIC DEBITS

Date	Description	Amount
09/01/22	AVIDPAY SERVICE AVIDPAY REF CK AV33 220831 BrightView Landscape Service Inc94596163 43377114 94596163	483.50
09/01/22	AVIDPAY SERVICE AVIDPAY REF CK AV32 220831 BrightView Landscape Service Inc94596155 43377108 94596155	548.47
09/08/22	RENAISSANCE - AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 7731229	5.79

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
09/20/22	521	257.40	09/12/22	523	262.90	09/26/22	525	73.20
09/02/22	522	1,998.17	09/20/22	524	116.04			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 08/31/22 was 5,381.87

Date	Balance	Date	Balance	Date	Balance
09/01/22	4,349.90	09/08/22	2,345.94	09/20/22	1,709.60
09/02/22	2,351.73	09/12/22	2,083.04	09/26/22	1,636.40

This Statement Cycle Reflects 30 Days



FresnoFirstBank.com
559.439.0200

7690 N Palm Ave
Fresno, CA 93711

FINANCIAL SERVICES STATEMENT



Statement Date: 09/30/2022

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

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

Continued

1/3831/2



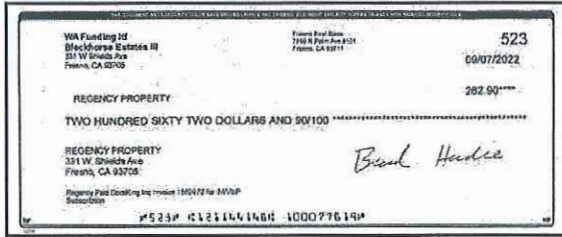
IMAGE STATEMENT



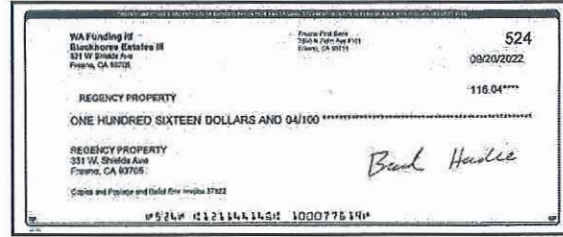
AM: 257.40 CK: 521 DT: 09/20 SQ: 80601120 Paid



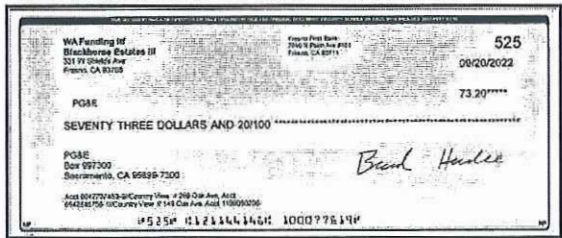
AM: 1,998.17 CK: 522 DT: 09/02 SQ: 70402110 Paid



AM: 262.90 CK: 523 DT: 09/12 SQ: 70101110 Paid



AM: 116.04 CK: 524 DT: 09/20 SQ: 71001870 Paid



AM: 73.20 CK: 525 DT: 09/26 SQ: 80002830 Paid



Bank Reconciliation Report

Blackhorse Estates III-FFB

Reconciled on: 08/31/22

Deposits

Date	Ref #	Details	Amount
08/24/22	D142172	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III-FFB	40.00
			40.00

Payments

Date	Ref #	Details	Amount
07/31/22	516	Regency Property	5,994.51
08/01/22	517	Regency Property	1,998.17
08/03/22	518	Regency Property	35.01
08/03/22	AV29	BrightView Landscape Service Inc.	548.47
08/03/22	AV30	BrightView Landscape Service Inc.	483.50
08/05/22	519	PG&E	17.76
08/18/22	ACH	State Farm Payment Processing Center	642.99
08/25/22	520	Regency Property	14.95
08/25/22	AV31	Expert Gate Repair	240.00
			9,976.36

Outstanding Payments

Date	Ref #	Details	Amount
08/25/22	521	Guardian Western Sweeping, INC	257.40
08/31/22	AV32	BrightView Landscape Service Inc.	548.47
08/31/22	AV33	BrightView Landscape Service Inc.	483.50
			1,289.37

Summary

Beginning Balance:	15,317.23
+ Selected Deposits (1)	40.00
- Selected Payments (9)	9,975.36
Ending Balance:	5,381.87
Goal:	5,381.87
Difference:	0.00

Reconciled Balance	5,381.87
+ Uncleared Deposits	0.00
- Outstanding Checks	1,289.37
Register Balance	4,092.50



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



Statement Date: 08/31/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 07/29/22		15,317.23
Debits	5	8,060.40
Automatic Withdrawals	4	1,914.96
Automatic Deposits	1	40.00+
Ending Balance On 08/31/22		5,381.87
Average Balance (Ledger)	6,652.87+	

ALL CREDIT ACTIVITY

Date	Description	Amount
08/24/22	PAYLEASE.COM CREDIT	40.00

ELECTRONIC DEBITS

Date	Description	Amount
08/05/22	AVIDPAY SERVICE AVIDPAY REF CK AV30 220803 BrightView Landscape Service Inc92497710 41252261 92497710	483.50
08/05/22	AVIDPAY SERVICE AVIDPAY REF CK AV29 220803 BrightView Landscape Service Inc92488728 41248803 92488728	548.47
08/19/22	STATE FARM RO 08 CPC-CLIENT	642.99
08/29/22	AVIDPAY SERVICE AVIDPAY REF CK AV31 220825 Expert Gate Repair 94277134 4312754794277134	240.00

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
08/01/22	516	5,994.51	08/03/22	518	35.01	08/25/22	520	14.95
08/01/22	517	1,998.17	08/09/22	519	17.76			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 07/29/22 was 15,317.23

Date	Balance	Date	Balance	Date	Balance
08/01/22	7,324.55	08/09/22	6,239.81	08/25/22	5,621.87
08/03/22	7,289.54	08/19/22	5,596.82	08/29/22	5,381.87
08/05/22	6,257.57	08/24/22	5,636.82		



FresnoFirstBank.com
559.439.0200

7690 N Palm Ave
Fresno, CA 93711

FINANCIAL SERVICES STATEMENT



Statement Date: 08/31/2022

Account No.:

*****7619 Page: 2

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



IMAGE STATEMENT

WA Funding Inc Blackhorse Estates III 331 W Shields Ave Fresno, CA 93705	Fresno First Bank 7000 N Palm Ave #111 Fresno, CA 93711	516 07/31/2022
REGENCY PROPERTY		5,994.51**
FIVE THOUSAND NINE HUNDRED NINETY FOUR DOLLARS AND 51/100		
REGENCY PROPERTY 331 W Shields Ave Fresno, CA 93705	<i>Basil Hardie</i>	
Management fees for multiple properties		
⑆516⑆ ⑆121144145⑆ 100077619⑆		

AM: 5,994.51 CK: 516 DT: 08/01 SQ: 71600870 Paid

WA Funding Inc Blackhorse Estates III 331 W Shields Ave Fresno, CA 93705	Fresno First Bank 7000 N Palm Ave #111 Fresno, CA 93711	517 08/01/2022
REGENCY PROPERTY		1,998.17**
ONE THOUSAND NINE HUNDRED NINETY EIGHT DOLLARS AND 17/100		
REGENCY PROPERTY 331 W Shields Ave Fresno, CA 93705	<i>Basil Hardie</i>	
Management fees for multiple properties		
⑆517⑆ ⑆121144145⑆ 100077619⑆		

AM: 1,998.17 CK: 517 DT: 08/01 SQ: 71600890 Paid

WA Funding Inc Blackhorse Estates III 331 W Shields Ave Fresno, CA 93705	Fresno First Bank 7000 N Palm Ave #111 Fresno, CA 93711	518 08/03/2022
REGENCY PROPERTY		35.01****
THIRTY FIVE DOLLARS AND 01/100		
REGENCY PROPERTY 331 W Shields Ave Fresno, CA 93705	<i>Basil Hardie</i>	
Management fees for multiple properties		
⑆518⑆ ⑆121144145⑆ 100077619⑆		

AM: 35.01 CK: 518 DT: 08/03 SQ: 70202100 Paid

WA Funding Inc Blackhorse Estates III 331 W Shields Ave Fresno, CA 93705	Fresno First Bank 7000 N Palm Ave #111 Fresno, CA 93711	519 08/05/2022
PG&E		17.76****
SEVENTEEN DOLLARS AND 76/100		
PG&E Box 997300 Sacramento, CA 95899-7300	<i>Basil Hardie</i>	
Acct: 11903020-1 801 N. Mariposa Ave. Acct: 954240726 17 Blackhorse / Apt. 20427445-9 / 309 35th Ave		
⑆519⑆ ⑆121144145⑆ 100077619⑆		

AM: 17.76 CK: 519 DT: 08/09 SQ: 80801280 Paid

WA Funding Inc Blackhorse Estates III 331 W Shields Ave Fresno, CA 93705	Fresno First Bank 7000 N Palm Ave #111 Fresno, CA 93711	520 08/25/2022
REGENCY PROPERTY		14.95****
FOURTEEN DOLLARS AND 95/100		
REGENCY PROPERTY 331 W Shields Ave Fresno, CA 93705	<i>Basil Hardie</i>	
Management fees for multiple properties		
⑆520⑆ ⑆121144145⑆ 100077619⑆		

AM: 14.95 CK: 520 DT: 08/25 SQ: 70300670 Paid



Bank Reconciliation Report

Blackhorse Estates III-FFB

Reconciled on: 07/31/22

Deposits

Date	Ref #	Details	Amount
07/01/22	J23199	Journal: D137055 Remote Control Unit 630	40.00
07/15/22	D140115	Bank Deposit	40.00
07/15/22	D140116	Bank Deposit	13,213.04
			13,293.04

Payments

Date	Ref #	Details	Amount
06/28/22	510	Expert Gate Repair	290.81
07/01/22	ACH	American Express Credit Card	210.09
07/01/22	ACH	American Express Credit Card	154.50
07/01/22	ACH	American Express Credit Card	104.87
07/07/22	511	PG&E	122.70
07/07/22	512	PG&E	30.31
07/15/22	513	PG&E	100.84
07/20/22	514	Guardian Western Sweeping, INC	257.40
07/21/22	515	City of Clovis	144.39
07/27/22	AV27	BrightView Landscape Service Inc.	541.08
07/27/22	AV28	BrightView Landscape Service Inc.	476.98
			2,433.97

Summary

Beginning Balance:	4,458.16
+ Selected Deposits (3)	13,293.04
- Selected Payments (11)	2,433.97
Ending Balance:	15,317.23
Goal:	15,317.23
Difference:	0.00

Reconciled Balance	15,317.23
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	15,317.23



FINANCIAL SERVICES STATEMENT



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



Statement Date: 07/29/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 06/30/22		4,458.16
Deposits	1	40.00+
Debits	6	946.45
Automatic Withdrawals	5	1,487.52
Automatic Deposits	2	13,253.04+
Ending Balance On 07/29/22		15,317.23
Average Balance (Ledger)		10,598.39+

ALL CREDIT ACTIVITY

Date	Description	Amount
07/08/22	D137055 REMOTE CONTROL UNIT 630-INTERNET TRANSFER FROM CHK 4437 TO CHK 7619 8170429	40.00
07/15/22	CLOVIS UTIL BILL AP EFT	13,213.04
07/18/22	REMOTE DEPOSIT CK#0000000001	40.00

ELECTRONIC DEBITS

Date	Description	Amount
07/07/22	CCV HOA-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 4701114	104.87
07/07/22	AD AREA 1-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 9381119	154.50
07/07/22	AD AREA 1-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 8834874	210.09
07/29/22	AVIDPAY SERVICE AVIDPAY REF CK AV28 220727 BrightView Landscape Service Inc91999644 40794067 91999644	476.98
07/29/22	AVIDPAY SERVICE AVIDPAY REF CK AV27 220727 BrightView Landscape Service Inc91999643 40794066 91999643	541.08

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
07/14/22	510	290.81	07/14/22	512	30.31	07/26/22	514	257.40
07/14/22	511	122.70	07/19/22	513	100.84	07/27/22	515	144.39



Statement Date: 07/29/2022

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

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 06/30/22 was 4,458.16

Date	Balance	Date	Balance	Date	Balance
07/07/22	3,988.70	07/15/22	16,797.92	07/26/22	16,479.68
07/08/22	4,028.70	07/18/22	16,837.92	07/27/22	16,335.29
07/14/22	3,584.88	07/19/22	16,737.08	07/29/22	15,317.23

This Statement Cycle Reflects 29 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



IMAGE STATEMENT

WA Funding ID# 510
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 09/28/2022

Expert Gate Repair 290.81***

TWO HUNDRED NINETY DOLLARS AND 81/100

Expert Gate Repair
 Po Box 28336
 Fresno, CA 93729
 Invoice: 12314 Cloney View

Brend Hauke

⑈510⑈ ⑆121144146⑆ 100077619⑈

AM: 290.81 CK: 510 DT: 07/14 SQ: 80102420 Paid

WA Funding ID# 511
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 07/07/2022

PG&E 122.70***

ONE HUNDRED TWENTY TWO DOLLARS AND 70/100

PG&E
 Box 997300
 Sacramento, CA 95899-7300
 A/c# 307741725-1-343 W Management Fee

Brend Hauke

⑈511⑈ ⑆121144146⑆ 100077619⑈

AM: 122.70 CK: 511 DT: 07/14 SQ: 80002690 Paid

WA Funding ID# 512
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 07/07/2022

PG&E 30.31***

THIRTY DOLLARS AND 31/100

PG&E
 Box 997300
 Sacramento, CA 95899-7300
 A/c# 307741725-1-343 W Management Fee

Brend Hauke

⑈512⑈ ⑆121144146⑆ 100077619⑈

AM: 30.31 CK: 512 DT: 07/14 SQ: 80002680 Paid

WA Funding ID# 513
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 07/15/2022

PG&E 100.84***

ONE HUNDRED DOLLARS AND 84/100

PG&E
 Box 997300
 Sacramento, CA 95899-7300
 A/c# 307741725-1-343 W Management Fee

Brend Hauke

⑈513⑈ ⑆121144146⑆ 100077619⑈

AM: 100.84 CK: 513 DT: 07/19 SQ: 80101330 Paid

WA Funding ID# 514
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 07/26/2022

GUARDIAN WESTERN SWEEPING, INC 257.40***

TWO HUNDRED FIFTY SEVEN DOLLARS AND 40/100

GUARDIAN WESTERN SWEEPING, INC
 4981 E Loring way
 Fresno, CA 93727
 Invoice: 224954 of Condalia County View, Invoice 274954 P
 Fencing/Service P&A

Brend Hauke

⑈514⑈ ⑆121144146⑆ 100077619⑈

AM: 257.40 CK: 514 DT: 07/26 SQ: 80201310 Paid

WA Funding ID# 515
 Blackhorse Estates III
 331 W Shields Ave
 Fresno, CA 93705
 07/27/2022

CITY OF CLOVIS 144.39***

ONE HUNDRED FORTY FOUR DOLLARS AND 39/100

CITY OF CLOVIS
 PO Box 3007
 Clovis, CA 93613-3007
 A/c# 40334223-01 AND 2nd 1, 2nd 40334223-01 #AD 2nd 2

Brend Hauke

⑈515⑈ ⑆121144146⑆ 100077619⑈

AM: 144.39 CK: 515 DT: 07/27 SQ: 80502560 Paid



Bank Reconciliation Report

Blackhorse Estates III PNC 1555

Reconciled on: 09/12/22

Deposits

Date	Ref #	Details	Amount
08/31/22	J23859	Journal: Bank Fee Waived	21.39
			<u>21.39</u>

Summary

Beginning Balance:	-21.39	Reconciled Balance	0.00
+ Selected Deposits (1)	21.39	+ Uncleared Deposits	0.00
- Selected Payments (0)	0.00	- Outstanding Checks	0.00
Ending Balance:	0.00	Register Balance	0.00
Goal:	0.00		
Difference:	0.00		

PNC Core Commercial Checking Account Statement



Account Number: 39-1513-1555

For the period **08/01/2022 to 08/31/2022**

WA FUNDING, INC
 BLACKHORSE ESTATES III TRACT 4299A
 331 W SHIELDS AVE
 FRESNO CA 93705-4106

Number of enclosures: 0
 Tax ID Number: 77-0237479
 For Client Services:
 Call 1-800-669-1518

Visit us at [PNC.com/treasury](https://www.pnc.com/treasury)

Write to: Treas Mgmt Client Care
 One Financial Parkway
 Locator Z1-Yb42-03-1
 Kalamazoo MI 49009

Account Summary Information

Balance Summary

Beginning balance	Deposits and other credits	Checks and other debits	Ending balance
21.39-	31.39	10.00	.00

Deposits and Other Credits

Description	Items	Amount
Deposits	1	10.00
National Lockbox	0	.00
ACH Credits	0	.00
Funds Transfers In	0	.00
Trade Services	0	.00
Investments	0	.00
Zero Balance Transfers	0	.00
Adjustments	0	.00
Other Credits	1	21.39
Total	2	31.39

Checks and Other Debits

Description	Items	Amount
Checks	0	.00
Returned Items	0	.00
ACH Debits	0	.00
Funds Transfers Out	0	.00
Trade Services	0	.00
Investments	0	.00
Zero Balance Transfers	0	.00
Adjustments	0	.00
Other Debits	1	10.00
Total	1	10.00

Ledger Balance

Date	Ledger balance	Date	Ledger balance	Date	Ledger balance
08/01	21.39-	08/23	.00	08/31	.00

Deposits and Other Credits

Deposits

1 transaction for a total of \$10.00

Date posted	Amount	Transaction description	Reference number
08/31	10.00	Deposit	037587388

Other Credits

1 transaction for a total of \$21.39

Date posted	Amount	Transaction description	Reference number
08/23	21.39	Caa Rfnd:Apr22-Jun22	IMT0001178616

PNC Core Commercial Checking Account Statement

WA FUNDING, INC
BLACKHORSE ESTATES III TRACT 4299A

For the period 08/01/2022 to 08/31/2022
Page 2 of 2
Account number: 39-1513-1555

Checks and Other Debits

Other Debits

1 transaction for a total of \$10.00

Date posted	Amount	Transaction description	Reference number
08/31	10.00	Corporate Account Analysis Charge	000000000000034745

Bank Reconciliation Report

Blackhorse Estates III PNC 1555

Reconciled on: 07/31/22

Payments

Date	Ref #	Details	Amount
07/31/22	J23453	Journal: Corporate Account Analysis Charge June and July	10.00
07/31/22	J23453	Journal: Corporate Account Analysis Charge June and July	10.00
			<u>20.00</u>

Summary

Beginning Balance:	-1.39	Reconciled Balance	-21.39
+ Selected Deposits (0)	0.00	+ Uncleared Deposits	0.00
- Selected Payments (2)	20.00	- Outstanding Checks	0.00
Ending Balance:	-21.39	Register Balance	-21.39
Goal:	-21.39		
Difference:	0.00		

Expecting PNC to reverse fees

PNC Core Commercial Checking Account Statement



Page 1 of 1

Account Number: 39-1513-1555

For the period 07/01/2022 to 07/31/2022

WA FUNDING, INC
 BLACKHORSE ESTATES III TRACT 4299A
 331 W SHIELDS AVE
 FRESNO CA 93705-4106

Number of enclosures: 0
 Tax ID Number: 77-0237479
 For Client Services:
 Call 1-800-669-1518

Visit us at [PNC.com/treasury](https://www.pnc.com/treasury)

Write to: Treas Mgmt Client Care
 One Financial Parkway
 Locator Z1-Yb42-03-1
 Kalamazoo MI 49009

Account Summary Information

Balance Summary

Beginning balance	Deposits and other credits	Checks and other debits	Ending balance
11.39-	.00	10.00	21.39-

Deposits and Other Credits			Checks and Other Debits		
Description	Items	Amount	Description	Items	Amount
Deposits	0	.00	Checks	0	.00
National Lockbox	0	.00	Returned Items	0	.00
ACH Credits	0	.00	ACH Debits	0	.00
Funds Transfers In	0	.00	Funds Transfers Out	0	.00
Trade Services	0	.00	Trade Services	0	.00
Investments	0	.00	Investments	0	.00
Zero Balance Transfers	0	.00	Zero Balance Transfers	0	.00
Adjustments	0	.00	Adjustments	0	.00
Other Credits	0	.00	Other Debits	1	10.00
Total	0	.00	Total	1	10.00

Ledger Balance

Date	Ledger balance	Date	Ledger balance
07/01	11.39-	07/29	21.39-

Checks and Other Debits

Other Debits		1 transaction for a total of \$10.00	
Date posted	Amount	Transaction description	Reference number
07/29	10.00	Corporate Account Analysis Charge	000000000000035637

Deposit Detail

Bank Account	Description	Reference	Date	Amount
Blackhorse Estates III-FFB	100077619	D140116	07/15/22	13,213.04

Other Items added to this deposit

Property	Unit	Reference	Account	Memo	Amount
AD Area 1		ACH	2003 - Owner Contributions		5,173.87
AD Area 2		ach	2003 - Owner Contributions		8,039.17

	Cash	Checks	Money Orders	Other Items	Total
Count	0	0	0	2	2
Amount	0.00	0.00	0.00	13,213.04	13,213.04



Lori Alamo <lori@regencyfresno.com>

ACH Payment Notification from the City of Clovis

1 message

ONESolutionWorkflow@ci.clovis.ca.us <ONESolutionWorkflow@ci.clovis.ca.us>

Thu, Jul 14, 2022 at 9:19 AM

To: lori@regencyfresno.com

Cc: accountspayable@ci.clovis.ca.us

This e-mail is notification to REGENCY PROPERTY MANAGEMENT that the below funds should be credited to your bank account within three to four business days from the date of this e-mail. If this does not occur, please contact the City of Clovis Accounts Payable Office at (559) 324-2109, or via e-mail at accountspayable@cityofclovis.com.

Vendor PEID : V023017
Transaction Number : 00006862
Bank Account : XXXXXX7619

2023

Invoice Number: 33718 Date: 7/14/2022 Payment Amount: \$8039.17
Authorizing Dept: PLAN & DEV SERV Vendor Account Number: None
Payment Description: Inv 33718 - April, May, PO Number: P2300465

AD 2

Invoice Number: 33719 Date: 7/14/2022 Payment Amount: \$5173.87
Authorizing Dept: PLAN & DEV SERV Vendor Account Number: None
Payment Description: Inv 33719 April, May, June PO Number: P2300464

AD 1

Total ACH Payment : \$13213.04

This e-mail may contain confidential and privileged material for the sole use of the intended recipient. Any review, use, distribution or disclosure by others is strictly prohibited. If you are not the intended recipient (or authorized to receive for the recipient), please contact the sender by reply e-mail and delete all copies of this message.



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 06/24/2022
Due Date: 07/11/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$99.00
Payment(s) Received Since Last Statement	-165.91
Outstanding Credit Balance	-\$66.91
Current Electric Charges	\$35.74

CREDIT BALANCE - NO PAYMENT DUE **-\$31.17**

Questions about your bill?

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

Ways To Pay

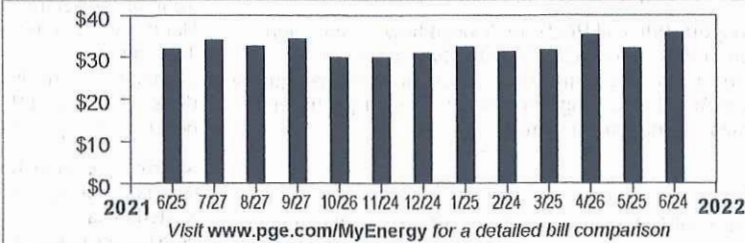
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan



Electric Monthly Billing History



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

9990654284575610000003574000000000



Account Number:
6542845756-1

Total Amount Due:
No Payment Due

859870006589 01 AB 0.46 42 6589 1
ASSESSMENT DISTRCT BA2C/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: 6542845756-1
Statement Date: 06/24/2022
Due Date: 07/11/2022

Details of Electric Charges

05/25/2022 - 06/23/2022 (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

05/25/2022 - 05/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	4.230000 kWh @ \$0.31009	1.31
Off Peak	10.598200 kWh @ \$0.29397	3.12
Super Off Peak	3.521300 kWh @ \$0.27755	0.98
Energy Commission Tax		0.01

06/01/2022 - 06/23/2022

Customer Charge	23 days @ \$0.32854	\$7.56
Energy Charges		
Peak	14.182200 kWh @ \$0.38827	5.51
Part Peak	10.584200 kWh @ \$0.33904	3.59
Off Peak	37.840400 kWh @ \$0.31824	12.04
PDP Program Details		
Peak Usage Credits	14.182200 kWh @ -\$0.05667	-0.80
Part Peak Usage Credits	10.584200 kWh @ -\$0.01683	-0.18
Event Day Charges	0.459000 kWh @ \$0.60000	0.28
Energy Commission Tax		0.02

\$35.74

Usage For This Period's Event Days (4PM to 9PM)
06/10/2022 0.459000 kWh

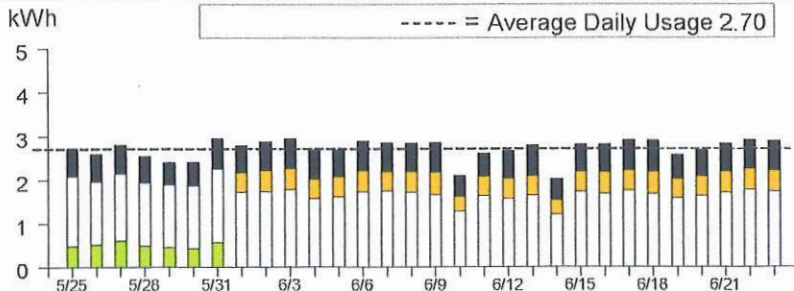
Service Information

Meter # 1004466471
Total Usage 80.956300 kWh
Serial C
Rotating Outage Block 11F

Additional Messages

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: 80.956300 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	22.74%	\$6.82
Part Peak ²	13.09%	\$3.59
Off Peak ³	59.83%	\$15.16
Super Off Peak ⁴	4.34%	\$0.98

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: 06/24/2022
Due Date: 07/11/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$38.33
Payment(s) Received Since Last Statement	-64.07
Outstanding Credit Balance	-\$25.74
Current Electric Charges	\$13.88

Questions about your bill?

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

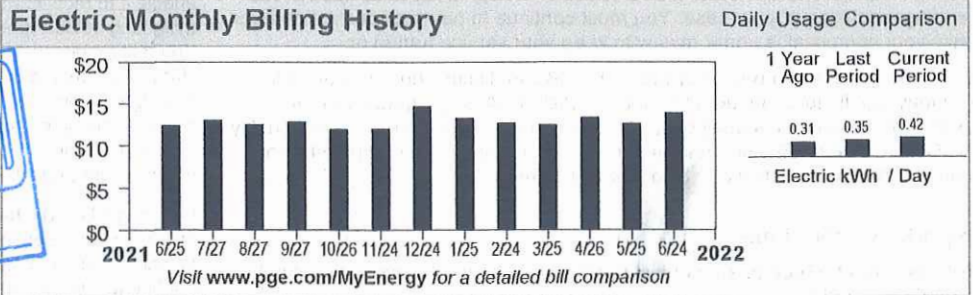
CREDIT BALANCE - NO PAYMENT DUE **-\$11.86**

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan



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

99901199050206100000013880000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

859870006588 01 AB 0.46 42 6588 1
ASSESSMENT DISTRCT C/O WESTCO EQUITIES
331 W SHIELDS AVE
C/O REGENCY
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 06/24/2022
Due Date: 07/11/2022

Details of Electric Charges

05/25/2022 - 06/23/2022 (30 billing days)

Service For: 501 N MINNEAWAWA AVE
Service Agreement ID: 1199050502 GATE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

05/25/2022 - 05/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	0.713300 kWh @ \$0.31009	0.22
Off Peak	0.980200 kWh @ \$0.29397	0.29
Super Off Peak	0.628500 kWh @ \$0.27755	0.17

06/01/2022 - 06/23/2022

Customer Charge	23 days @ \$0.32854	\$7.56
Energy Charges		
Peak	2.800800 kWh @ \$0.38827	1.09
Part Peak	1.652800 kWh @ \$0.33904	0.56
Off Peak	5.702800 kWh @ \$0.31824	1.81
PDP Program Details		
Peak Usage Credits	2.800800 kWh @ -\$0.05667	-0.16
Part Peak Usage Credits	1.652800 kWh @ -\$0.01683	-0.03
Event Day Charges	0.112200 kWh @ \$0.60000	0.07

\$13.88

Usage For This Period's Event Days (4PM to 9PM)

06/10/2022 0.112200 kWh

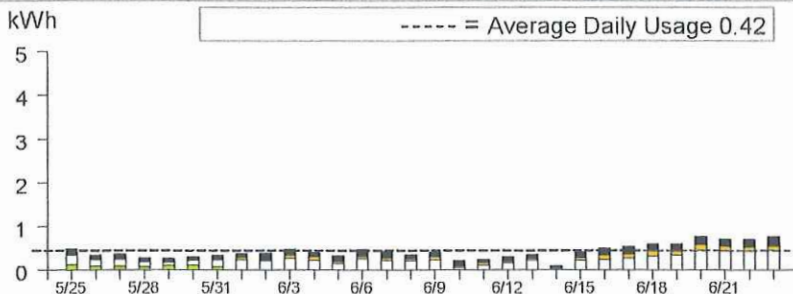
Service Information

Meter # 1004466468
Total Usage 12.478400 kWh
Serial C
Rotating Outage Block 2A

Additional Messages

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: 12.478400 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	28.16%	\$1.31
Part Peak ²	13.26%	\$0.56
Off Peak ³	53.55%	\$2.10
Super Off Peak ⁴	5.03%	\$0.17

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: 3077447206-9
Statement Date: 08/31/2022
Due Date: 09/19/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$76.44
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$76.44
Current Electric Charges	\$45.23

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

CHECKED SEP 09 2022

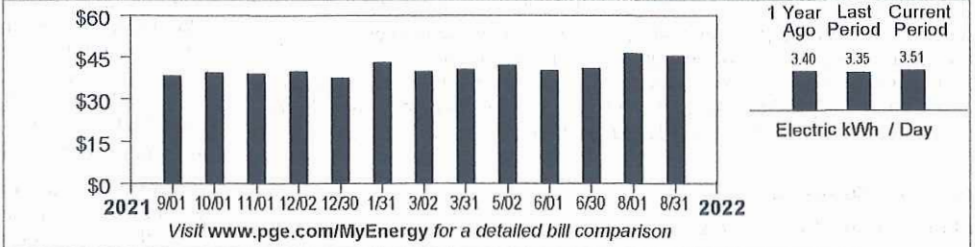
**CREDIT BALANCE - NO PAYMENT
DUE**

-\$31.21



Electric Monthly Billing History

Daily Usage Comparison



AD area 1

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

9990307744720690000004523000000000



Account Number:
3077447206-9

Total Amount Due:
No Payment Due

914430019084 01 AV 0.45 121 1722 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: 3077447206-9
Statement Date: 08/31/2022
Due Date: 09/19/2022

Details of Electric Charges

08/01/2022 - 08/30/2022 (30 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

08/01/2022 – 08/30/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	21.759400 kWh @ \$0.38827	8.45
Part Peak	18.989500 kWh @ \$0.33904	6.44
Off Peak	64.603500 kWh @ \$0.31824	20.56
PDP Program Details		
Peak Usage Credits	21.759400 kWh @ -\$0.05667	-1.23
Part Peak Usage Credits	18.989500 kWh @ -\$0.01683	-0.32
Event Day Charges	2.399200 kWh @ \$0.60000	1.44
Energy Commission Tax		0.03

\$45.23

Usage For This Period's Event Days (4PM to 9PM)

08/16/2022	0.787900 kWh	08/19/2022	0.743900 kWh
08/17/2022	0.867400 kWh		

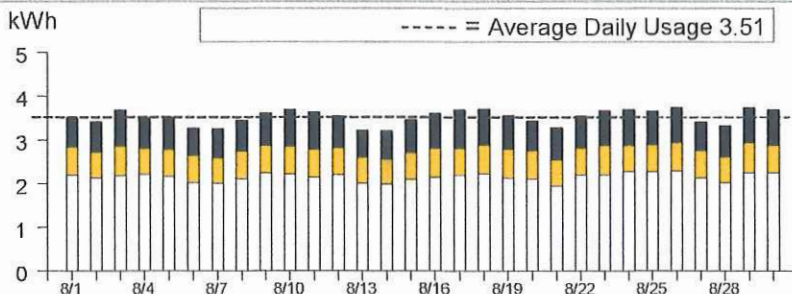
Service Information

Meter #	1005685883
Total Usage	105.352400 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 105.352400 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	20.65%	\$8.45
Part Peak ²	18.03%	\$6.44
Off Peak ³	61.32%	\$20.56
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: 3035780542-0
Statement Date: 08/31/2022
Due Date: 09/19/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$19.49
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$19.49
Current Electric Charges	\$10.21

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

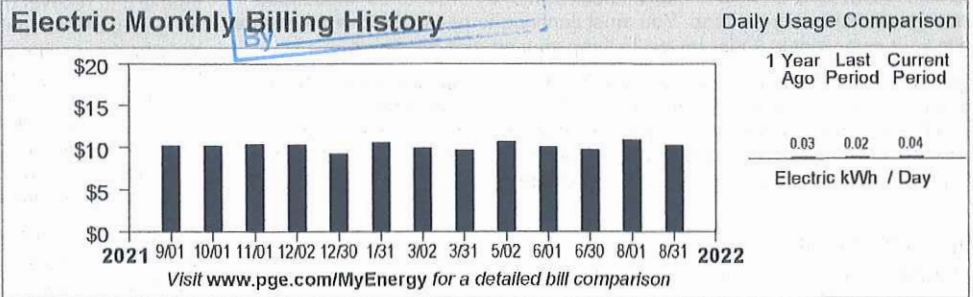
Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$9.28**



CHECKED SEP 09 2022



AD area 1

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

999030357805420000000010210000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

914430019085 01 AV 0.45 121 1723 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: 08/31/2022

Due Date: 09/19/2022

Details of Electric Charges

08/01/2022 - 08/30/2022 (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

08/01/2022 – 08/30/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Part Peak	0.214800 kWh @ \$0.33904	0.07
Off Peak	0.876590 kWh @ \$0.31824	0.28

\$10.21

Usage For This Period's Event Days (4PM to 9PM)

08/16/2022	0.000000 kWh Est.	08/19/2022	0.000000 kWh Est.
08/17/2022	0.000000 kWh Est.		

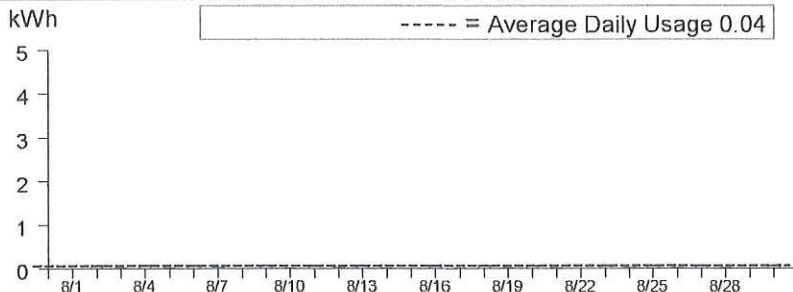
Service Information

Meter #	1005685850
Total Usage	1.091480 kWh
Serial	H
Rotating Outage Block	2A

Additional Messages

Peak Day Pricing event includes estimated usage This bill includes estimated usage from a Peak Day Pricing (PDP) event. As a result, usage for the day was billed at the lowest possible price.

Electric Usage This Period: 1.091480 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	0.00%	\$0.00
■ Part Peak ²	19.69%	\$0.07
■ Off Peak ³	80.31%	\$0.28
■ 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.



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 Jun 19, 2022
 Web Site att.com

Monthly Statement

RECEIVED
 AUG 10 2022
 BY:

Bill-At-A-Glance

Previous Bill	210.09
Payment Received 5-24 Thank you!	210.09CR
Adjustments	.00
Balance	.00
Current Charges	106.83
Amount to be Debited	\$106.83
Your Credit Card will be Debited by	Jul 11, 2022

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	106.83
1 800 750-2355		
Total Current Charges		106.83

Plans and Services

Monthly Service - Jun 19 thru Jul 18

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

Company Fees and Surcharges

3. Federal Subscriber Line Charge	7.81
4. State Regulatory Fee	.45
5. Federal Universal Service Fee	2.46
6. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	14.82

Government Fees and Taxes

7. CA High Cost Fund Surcharge - A:	.60
8. CA High Cost Fund-B and CA Advanced Svc Fund	.88
9. California Teleconnect Fund Surcharge	.66
10. Universal Lifeline Telephone Service Surcharge	4.07
11. CA Relay Service and Communications Devices Fund	.96
12. State E911 Surcharge	.30
13. Federal	2.79
Total Government Fees and Taxes	10.26

Total Plans and Services

106.83

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 \$68.07. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

News You Can Use Summary

- PREVENT DISCONNECT
- CARRIER INFORMATION
- COST ASSESSMENT CHRG
- RATE INCREASE
- STILL GETTING PAPER?

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 MANAGEMENT
331 W SHIELDS AVE
FRESNO CA 93705 - 4106

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Jun 19, 2022

Web Site att.com

Monthly Statement



Bill-At-A-Glance

Previous Bill	104 . 87
Payment Received 6-09 Thank you!	104 . 87CR
Adjustments	. 00
Balance	. 00
Current Charges	104 . 87
Amount to be Debited	\$104 . 87
Your Credit Card will be Debited by	Jul 11, 2022

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	104 . 87
1 800 750-2355		
Total Current Charges		104 . 87

Plans and Services

Monthly Service - Jun 19 thru Jul 18

1. Bus Local Calling Unlimited A	80.00
Measured Rate Business Service	
Unlimited Local Usage	
Call Forwarding	
Caller ID	
Three-Way Calling	

Company Fees and Surcharges

2. Federal Subscriber Line Charge	7.81
3. State Regulatory Fee	.44
4. Federal Universal Service Fee	2.46
5. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	14.81

Government Fees and Taxes

6. CA High Cost Fund Surcharge - A:	.59
7. CA High Cost Fund-B and CA Advanced Svc Fund	.86
8. California Teleconnect Fund Surcharge	.65
9. Universal Lifeline Telephone Service Surcharge	3.99
10. CA Relay Service and Communications Devices Fund	.94
11. State E911 Surcharge	.30
12. Federal	2.73
Total Government Fees and Taxes	10.06

Total Plans and Services

104 . 87

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 \$68.07. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- STILL GETTING PAPER?
- CARRIER INFORMATION
- RATE INCREASE

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.

Renaissance AD Area 1
'July -September 2022

Report Title	Page #
* Balance Sheet	1
* Profit & Loss Statement	2 - 3
* Budget Comparison	4 - 5
* Cash Flow	6
* General Ledger	7 - 8
* Aged Payables	9
* Check/Deposit Listing	10
* Transaction Documents	11 - 53

Balance Sheet

Property: Renaissance - (45) Blackhorse
As of 09/30/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III-FFB	878.80
Total Bank	878.80
TOTAL ASSETS	878.80

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	79,625.69
Total Other Current Liability	79,625.69
Total Liabilities	79,625.69

Equity

3000 Net Income	-6,953.43
3001 Retained Earnings	-71,793.46
Total Equity	-78,746.89
TOTAL LIABILITIES & EQUITY	878.80

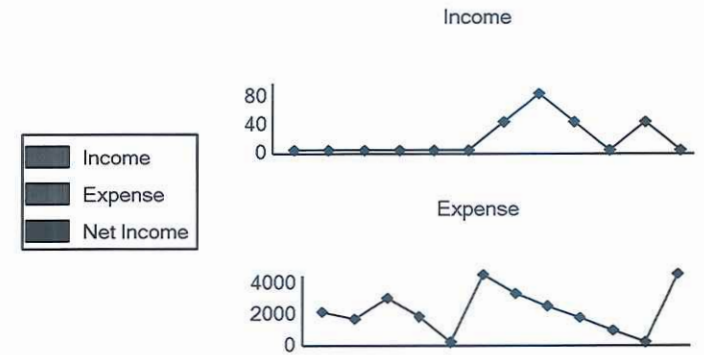
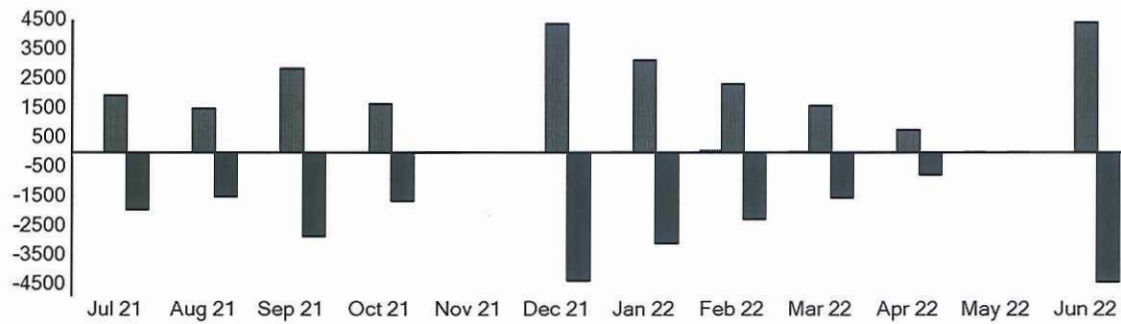
Profit & Loss 12 Month Recap

Property: Renaissance - (45) Blackhorse

Monthly recap 07/01/21 - 09/30/22 (cash basis)

	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	TOTAL
INCOME													
4101 Rent Credits	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-40.00	0.00	0.00	0.00	-40.00
4406 Keys & Transmitters	0.00	0.00	0.00	0.00	0.00	0.00	40.00	80.00	80.00	0.00	40.00	0.00	240.00
TOTAL INCOME	0.00	0.00	0.00	0.00	0.00	0.00	40.00	80.00	40.00	0.00	40.00	0.00	200.00
EXPENSE													
60004 Bank Fees	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.14	1.06	0.53	5.00	0.00	7.73
61200 City Administration (	0.00	70.62	0.00	5.78	6.41	0.00	38.52	4.40	0.00	13.49	0.00	305.52	444.74
62600 Miscellaneous/Cont	227.44	0.00	0.00	0.00	-0.34	0.00	0.00	0.00	0.00	0.00	0.00	0.00	227.10
62100 Electronic Gate Mai	0.00	123.00	382.38	103.98	0.00	253.12	1,148.18	590.64	0.00	0.00	0.00	690.00	3,291.30
64000 Landscape Mainten:	454.00	0.00	908.00	454.00	0.00	719.00	919.35	465.35	465.35	0.00	0.00	1,766.94	6,151.99
61900 Telephone	99.96	99.72	109.28	99.64	0.00	377.66	-27.11	0.00	0.00	0.00	0.00	313.61	1,072.76
62150 Street Sweep Servic	0.00	0.00	52.80	0.00	0.00	477.00	53.00	53.00	93.50	0.00	0.00	280.50	1,009.80
63100 Water, Sewer	179.80	0.00	409.90	0.00	0.00	283.86	72.88	0.00	39.49	0.00	0.00	120.83	1,106.76
63000 Electrical Power for	233.02	238.73	236.95	238.28	0.00	536.45	178.84	240.10	238.34	0.00	0.00	519.10	2,659.81
65000 District Administratc	745.00	745.00	745.00	745.00	0.00	1,490.00	745.00	745.00	745.00	745.00	0.00	0.00	7,450.00
65100 Insurance	0.00	228.57	0.00	0.00	0.00	228.57	0.00	228.57	0.00	0.00	0.00	413.35	1,099.06
TOTAL EXPENSE	1,939.22	1,505.64	2,844.31	1,646.68	6.07	4,365.66	3,128.66	2,328.20	1,582.74	759.02	5.00	4,409.85	24,521.05
NET INCOME	-1,939.22	-1,505.64	-2,844.31	-1,646.68	-6.07	-4,365.66	-3,088.66	-2,248.20	-1,542.74	-759.02	35.00	-4,409.85	-24,321.05

	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	TOTAL
NET INCOME SUMMARY													
Income	0.00	0.00	0.00	0.00	0.00	0.00	40.00	80.00	40.00	0.00	40.00	0.00	200.00
Expense	-1,939.22	-1,505.64	-2,844.31	-1,646.68	-6.07	-4,365.66	-3,128.66	-2,328.20	-1,582.74	-759.02	-5.00	-4,409.85	-24,521.05
NET INCOME	-1,939.22	-1,505.64	-2,844.31	-1,646.68	-6.07	-4,365.66	-3,088.66	-2,248.20	-1,542.74	-759.02	35.00	-4,409.85	-24,321.05



Budget Comparison

Property: Renaissance - (45) Blackhorse

Comparison Periods: 07/01/22 - 09/30/22 and 07/01/20 - 09/30/22 (cash basis)

	Actual 07/01/22 - 09/30/22	Budget 07/22 - 09/22	\$ Change	% Change	Actual 07/01/20 - 09/30/22	Budget 07/20 - 09/22	\$ Change	% Change
INCOME								
4101 Rent Credits	0.00	0.00	0.00		-40.00	0.00	-40.00	
4050 Other Income	0.00	0.00	0.00		120.00	0.00	120.00	
4401 Association Dues	0.00	0.00	0.00		0.00	37,597.50	-37,597.50	-100.0 %
4406 Keys & Transmitters	0.00	0.00	0.00		240.00	0.00	240.00	
TOTAL INCOME	0.00	0.00	0.00		320.00	37,597.50	-37,277.50	-99.1 %
EXPENSE								
60004 Bank Fees	-11.39	0.00	-11.39		-3.66	0.00	-3.66	
61200 City Administration Costs	59.28	0.00	59.28		834.02	2,113.48	-1,279.46	-60.5 %
62600 Miscellaneous/Contingency Repairs	5.79	0.00	5.79		7,827.91	617.98	7,209.93	1,166.7 %
62100 Electronic Gate Maintenance	0.00	0.00	0.00		4,718.39	2,471.98	2,246.41	90.9 %
64000 Landscape Maintenance	1,443.98	0.00	1,443.98		19,825.78	8,188.48	11,637.30	142.1 %
61900 Telephone	458.48	0.00	458.48		2,549.83	1,081.48	1,468.35	135.8 %
62150 Street Sweep Service	194.48	0.00	194.48		1,540.28	787.50	752.78	95.6 %
63100 Water, Sewer	228.25	0.00	228.25		1,501.10	0.00	1,501.10	
63000 Electrical Power for Gate and Streetlight	619.92	0.00	619.92		6,554.04	4,867.48	1,686.56	34.6 %
65800 County Collection Fees	0.00	0.00	0.00		0.00	11.98	-11.98	-100.0 %
65000 District Administrator	3,725.00	0.00	3,725.00		20,115.00	12,825.00	7,290.00	56.8 %
61500 Assessment Engineering	0.00	0.00	0.00		0.00	1,955.98	-1,955.98	-100.0 %
65100 Insurance	229.64	0.00	229.64		2,333.79	1,468.48	865.31	58.9 %
TOTAL EXPENSE	6,953.43	0.00	6,953.43		67,796.48	36,389.82	31,406.66	86.3 %
NOI	-6,953.43	0.00	-6,953.43		-67,476.48	1,207.68	-68,684.16	-5,687.3 %
NON OPERATING EXPENSE								
67000 Reserve Deposit	0.00	0.00	0.00		0.00	1,207.48	-1,207.48	-100.0 %
TOTAL NON OPERATING EXPENSE	0.00	0.00	0.00		0.00	1,207.48	-1,207.48	-100.0 %
NET INCOME	-6,953.43	0.00	-6,953.43		-67,476.48	0.20	-67,476.68	-33,738,340.0 %

	Actual 07/01/22 - 09/30/22	Budget 07/22 - 09/22	\$ Change	% Change	Actual 07/01/20 - 09/30/22	Budget 07/20 - 09/22	\$ Change	% Change
NET INCOME SUMMARY								
Income	0.00	0.00	0.00		320.00	37,597.50	-37,277.50	-99.1 %
Expense	-6,953.43	0.00	-6,953.43		-67,796.48	-36,389.82	-31,406.66	86.3 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
Non Operating Expense	0.00	0.00	0.00		0.00	-1,207.48	1,207.48	100.0 %
NET INCOME	-6,953.43	0.00	-6,953.43		-67,476.48	0.20	-67,476.68	-33,738,340.0 %

Cash Flow

Property: Renaissance - (45) Blackhorse
07/01/22 - 09/30/22 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
EXPENSE		
60004 Bank Fees	11.39	0.00 %
61200 City Administration Costs	-59.28	0.00 %
62600 Miscellaneous/Contingency Repairs	-5.79	0.00 %
64000 Landscape Maintenance	-1,443.98	0.00 %
61900 Telephone	-458.48	0.00 %
62150 Street Sweep Service	-194.48	0.00 %
63100 Water, Sewer	-228.25	0.00 %
63000 Electrical Power for Gate and Streetlights	-619.92	0.00 %
65000 District Administrator	-3,725.00	0.00 %
65100 Insurance	-229.64	0.00 %
TOTAL EXPENSE	-6,953.43	0.00%
Net Income	-6,953.43	0.00 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	11,503.50	
Net cash provided by Operating Activities	4,550.07	
 Net cash increase for period	 4,550.07	
 Cash at beginning of period	 -3,671.27	
Cash at end of period	878.80	

General Ledger

Property: Renaissance - (45) Blackhorse

Detail 07/01/22 - 09/30/22 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance
1542 Blackhorse Estates III PNC 1555 (Bank)						-6,341.02
07/31/22	JOURNL	J23453	Corporate Account Analysis Charge June and July		10.00	-6,351.02
08/31/22	JOURNL	J23859	Bank Fee Waived	21.39		-6,329.63
09/30/22	JOURNL	J24194	balance sheet reconciled between AD 1 and AD 2	6,329.63		0.00
1542 Blackhorse Estates III PNC 1555 Beg Bal:				-6,341.02		
Activity:				6,341.02	10.00	0.00
74437 Common Client Trust-FFB (Bank)						40.00
07/01/22	JOURNL	J23199	D137055 Remote Control Unit 630		40.00	0.00
74437 Common Client Trust-FFB Beg Bal:				40.00		
Activity:				-40.00	0.00	0.00
77619 Blackhorse Estates III-FFB (Bank)						2,629.75
07/01/22	CHECK	ACH	American Express Credit Card: 06/15/22 - Renaissance // Phon		154.50	2,475.25
07/01/22	CHECK	ACH	American Express Credit Card: 06/15/22 - Renaissance // Phon		210.09	2,265.16
07/01/22	JOURNL	J23199	D137055 Remote Control Unit 630	40.00		2,305.16
07/07/22	CHECK	511	PG&E: Acct: 3077447206-9 // 543 N Minnewawa Ave		122.70	2,182.46
07/07/22	CHECK	512	PG&E: Acct: 3035780542-0 // 541 N Minnewawa Ave		30.31	2,152.15
07/15/22	CHECK	513	PG&E: Acct:3035780542-0 / 541 N Minnewawa Ave, Acct: 307		19.73	2,132.42
07/15/22	CHECK	513	PG&E: Acct:3035780542-0 / 541 N Minnewawa Ave, Acct: 307		81.11	2,051.31
07/15/22	BNKDEP	D140116	Owner Contributions	5,173.87		7,225.18
07/20/22	CHECK	514	Guardian Western Sweeping, INC: Invoice: 374994 // Cambridg		97.24	7,127.94
07/21/22	CHECK	515	City of Clovis: Acct: 463-342238.01 //AD Area 1 , Acct: 463-422		74.25	7,053.69
07/27/22	CHECK	AV28	BrightView Landscape Service Inc.: Invoice: 7956843 // Custorr		476.98	6,576.71
07/31/22	CHECK	516	Regency Property Management: Management fees for multiple		2,235.00	4,341.71
08/01/22	CHECK	517	Regency Property Management: Management fees for multiple		745.00	3,596.71
08/03/22	CHECK	518	Regency Property Management: Invoice: 35686 // Blackhorse H		12.50	3,584.21
08/03/22	CHECK	AV30	BrightView Landscape Service Inc.: Invoice: 7998296 // Renais:		483.50	3,100.71
08/05/22	CHECK	519	PG&E: Acct: 1199050206-1 // 501 N Minnewawa Ave , Acct: 6E		7.22	3,093.49
08/18/22	CHECK	ACH	State Farm Insurance: Acct # 1036-3217-12 / Blackhorse Estate		229.64	2,863.85
08/25/22	CHECK	520	Regency Property Management: Inv: 36796 // 28066 // Black Ho		5.34	2,858.51
08/25/22	CHECK	521	Guardian Western Sweeping, INC: Invoice:375237// Cambridge		97.24	2,761.27
08/31/22	CHECK	AV33	BrightView Landscape Service Inc.: Invoice: 8045135 // Custom		483.50	2,277.77
09/01/22	CHECK	522	Regency Property Management: Management fees for multiple		745.00	1,532.77
09/07/22	CHECK	523	Regency Property Management: Regency Paid DoorKing Inc In		93.89	1,438.88
09/07/22	CHECK	ACH	American Express Credit Card: 08/15/22 - Renaissance - AT &		5.79	1,433.09
09/20/22	CHECK	524	Regency Property Management: Copies and Postage and Ballo		41.44	1,391.65
09/20/22	CHECK	525	PG&E: Acct 0042707453-9//Country View // 269 Oak Ave, Acc		17.75	1,373.90
09/27/22	CHECK	526	City of Clovis, Finance Department: Invoice: AR00108377 // AD		341.10	1,032.80
09/27/22	CHECK	527	City of Clovis: 463-422662.01 // Alluvial , 463-342238.01 // Minn		154.00	878.80
77619 Blackhorse Estates III-FFB Beg Bal:				2,629.75		
Activity:				-1,750.95	5,213.87	6,964.82
2003 Owner Contributions (Other Current Liability)						68,122.19
07/15/22	BNKDEP	D140116	Blackhorse Estates III-FFB		5,173.87	73,296.06
09/30/22	JOURNL	J24194	balance sheet reconciled between AD 1 and AD 2		6,329.63	79,625.69
2003 Owner Contributions Beg Bal:				68,122.19		
Activity:				11,503.50	0.00	11,503.50
61200 Office Expense (Expense)						0.00
08/03/22	CHKITM	518	Regency Property Management: Invoice: 35686 // Blackhorse H	12.50		12.50
08/25/22	CHKITM	520	Regency Property Management: Inv: 36796 // 28066 // Black Ho	5.34		17.84
09/20/22	CHKITM	524	Regency Property Management: Copies and Postage and Ballo	41.44		59.28
61200 Office Expense Beg Bal:				0.00		
Activity:				59.28	0.00	59.28
60004 Bank Fees (Expense)						0.00
07/31/22	JOURNL	J23453	Corporate Account Analysis Charge June and July	10.00		10.00
08/31/22	JOURNL	J23859	Bank Fee Waived		21.39	-11.39

Date	Type	Reference	Description	Debit	Credit	Balance
60004	Bank Fees		Beg Bal: 0.00 Activity: -11.39	10.00	21.39	-11.39
62600	General Maintenance (Expense)					0.00
09/07/22	CHKITM	ACH	American Express Credit Card: 08/15/22 - Renaissance - AT & T	5.79		5.79
62600	General Maintenance		Beg Bal: 0.00 Activity: 5.79	5.79	0.00	5.79
61900	Telephone Gate (Expense)					0.00
07/01/22	CHKITM	ACH	American Express Credit Card: 06/15/22 - Renaissance // Phon	154.50		154.50
07/01/22	CHKITM	ACH	American Express Credit Card: 06/15/22 - Renaissance // Phon	210.09		364.59
09/07/22	CHKITM	523	Regency Property Management: Regency Paid DoorKing Inc In	93.89		458.48
61900	Telephone Gate		Beg Bal: 0.00 Activity: 458.48	458.48	0.00	458.48
62150	Street Sweep Service (Expense)					0.00
07/20/22	CHKITM	514	Guardian Western Sweeping, INC: Invoice:374995 // Renaissan	97.24		97.24
08/25/22	CHKITM	521	Guardian Western Sweeping, INC: Invoice: 375238 // Renaissar	97.24		194.48
62150	Street Sweep Service		Beg Bal: 0.00 Activity: 194.48	194.48	0.00	194.48
64000	Landscape Service (Expense)					0.00
07/27/22	CHKITM	AV28	BrightView Landscape Service Inc.: Invoice: 7956843 // Custom	476.98		476.98
08/03/22	CHKITM	AV30	BrightView Landscape Service Inc.: Invoice: 7998296 // Renais	483.50		960.48
08/31/22	CHKITM	AV33	BrightView Landscape Service Inc.: Invoice: 8045135 // Custom	483.50		1,443.98
64000	Landscape Service		Beg Bal: 0.00 Activity: 1,443.98	1,443.98	0.00	1,443.98
63000	Gas & Electric (Expense)					0.00
07/07/22	CHKITM	511	PG&E: Acct: 3077447206-9 // 543 N Minnewawa Ave	122.70		122.70
07/07/22	CHKITM	512	PG&E: Acct: 3035780542-0 // 541 N Minnewawa Ave	30.31		153.01
07/15/22	CHKITM	513	PG&E: Acct:3035780542-0 / 541 N Minnewawa Ave	19.73		172.74
07/15/22	CHKITM	513	PG&E: Acct: 3077447206-9 / 543 N Minnewawa Ave	81.11		253.85
08/05/22	CHKITM	519	PG&E: Acct: 1199050206-1 // 501 N Minnewawa Ave	7.22		261.07
09/20/22	CHKITM	525	PG&E: Acct 1199050206-1//Renaissance // 501 N Minnewawa /	17.75		278.82
09/27/22	CHKITM	526	City of Clovis, Finance Department: Invoice: A20782679 // Acct:	341.10		619.92
63000	Gas & Electric		Beg Bal: 0.00 Activity: 619.92	619.92	0.00	619.92
63100	Water, Sewer (Expense)					0.00
07/21/22	CHKITM	515	City of Clovis: Acct: 463-342238.01 //AD Area 1	74.25		74.25
09/27/22	CHKITM	527	City of Clovis: 463-342238.01 // Minnewawa	154.00		228.25
63100	Water, Sewer		Beg Bal: 0.00 Activity: 228.25	228.25	0.00	228.25
65000	Management Fees (Expense)					0.00
07/31/22	CHKITM	516	Regency Property Management: Management fees for multiple	2,235.00		2,235.00
08/01/22	CHKITM	517	Regency Property Management: Management fees for multiple	745.00		2,980.00
09/01/22	CHKITM	522	Regency Property Management: Management fees for multiple	745.00		3,725.00
65000	Management Fees		Beg Bal: 0.00 Activity: 3,725.00	3,725.00	0.00	3,725.00
65100	Property/Liability Insurance (Expense)					0.00
08/18/22	CHKITM	ACH	State Farm Insurance: Acct # 1036-3217-12 / Blackhorse Estate	229.64		229.64
65100	Property/Liability Insurance		Beg Bal: 0.00 Activity: 229.64	229.64	0.00	229.64
Totals:				18,539.71	18,539.71	

Aged Payables

Property: Renaissance - (45) Blackhorse
 Bill Dates as of Friday September 30, 2022

Chart Name	Account #	61+ (P)	60-31 (P)	30-1 (P)	0-30	31-60	61+	Total
American Express Credit Card				111.04				111.04
61200 Office Expense		0.00	0.00	111.04	0.00	0.00	0.00	111.04
PG&E					18.80			18.80
63000 Gas & Electric		0.00	0.00	0.00	18.80	0.00	0.00	18.80
		<u>0.00</u>	<u>0.00</u>	<u>111.04</u>	<u>18.80</u>	<u>0.00</u>	<u>0.00</u>	<u>129.84</u>

Chart Account Summary

Chart Account	Amount
61200 Office Expense	111.04
63000 Gas & Electric	18.80
	<u>129.84</u>

Payable Summary by Property

Property	Amount
Renaissance - (45) Blackhorse	129.84
	<u>129.84</u>

Check / Deposit Listing

Property: Renaissance - (45) Blackhorse
 Blackhorse Estates III PNC 1555, Blackhorse Estates III-FFB
 All Transactions
 Date Range: 07/01/22 - 09/30/22

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III-FFB						
7/1/22	J23199		D137055 Remote Control Unit 630	Y	40.00	
7/1/22	ACH	American Express Credit Card	06/15/22 - Renaissance // Phone Bill	Y		210.09
7/1/22	ACH	American Express Credit Card	06/15/22 - Renaissance // Phone Bill	Y		154.50
7/7/22	511	PG&E	Acct: 3077447206-9 // 543 N Minnewawa	Y		122.70
7/7/22	512	PG&E	Acct: 3035780542-0 // 541 N Minnewawa	Y		30.31
7/15/22	D140116			Y	5,173.87	
7/15/22	513	PG&E	Acct:3035780542-0 / 541 N Minnewawa	Y		100.84
7/20/22	514	Guardian Western Sweeping, INC	Invoice: 374994 // Cambridge Country Vie	Y		97.24
7/21/22	515	City of Clovis	Acct: 463-342238.01 //AD Area 1 , Acct: 4	Y		74.25
7/27/22	AV28	BrightView Landscape Service Inc.	Invoice: 7956843 // Customer # 21792174	Y		476.98
7/31/22	516	Regency Property Management	Management fees for multiple properties.	Y		2,235.00
8/1/22	517	Regency Property Management	Management fees for multiple properties.	Y		745.00
8/3/22	518	Regency Property Management	Invoice: 35686 // Blackhorse HOA	Y		12.50
8/3/22	AV30	BrightView Landscape Service Inc.	Invoice: 7998296 // Renaissance	Y		483.50
8/5/22	519	PG&E	Acct: 1199050206-1 // 501 N Minnewawa	Y		7.22
8/18/22	ACH	State Farm Insurance	Acct # 1036-3217-12 / Blackhorse Estates	Y		229.64
8/25/22	520	Regency Property Management	Inv: 36796 // 28066 // Black Horse	Y		5.34
8/25/22	521	Guardian Western Sweeping, INC	Invoice:375237// Cambridge Country View	Y		97.24
8/31/22	AV33	BrightView Landscape Service Inc.	Invoice: 8045135 // Customer # 21792174	Y		483.50
9/1/22	522	Regency Property Management	Management fees for multiple properties.	Y		745.00
9/7/22	523	Regency Property Management	Regency Paid DoorKing Inc Invoice 18695	Y		93.89
9/7/22	ACH	American Express Credit Card	08/15/22 - Renaissance - AT & T	Y		5.79
9/20/22	524	Regency Property Management	Copies and Postage and Ballot Env. Invoice	Y		41.44
9/20/22	525	PG&E	Acct 0042707453-9//Country View // 269	Y		17.75
9/27/22	526	City of Clovis, Finance Department	Invoice: AR00108377 // AD Area 1 & 2	N		341.10
9/27/22	527	City of Clovis	463-422662.01 // Alluvial , 463-342238.01	N		154.00

Totals of Deposits/Payments for Bank 5,213.87 6,964.82

Blackhorse Estates III PNC 1555						
7/31/22	J23453			Y		10.00
8/31/22	J23859			Y	21.39	

Totals of Deposits/Payments for Bank 21.39 10.00

Totals:	5,235.26	6,974.82
Counts:	3	25
Balance of listed transactions:		-1,739.56

Check Worksheet

Vendor: American Express Credit Card
Address: PO Box 0001
 Los Angeles, CA 90096-8000
Bank: 77619 Blackhorse Estates III-FFB
Memo: 06/15/22 - Renaissance // Phone Bill

Check #: ACH
Date: 07/01/2022
Status: Printed
Cleared: No
Amount: 210.09

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
06/15/2022	06/15/2022	06/15/22 - Renaissance	06/15/22 - Renaissance // Phone Bill	210.09	210.09

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	61900 Telephone Gate	06/15/22 - Renaissance // Phone Bill	210.09
					210.09



CHECK REQUEST

Property: Renaissance

Description: Phone Bill- Auto Pay

Owner Name:

Checked needed by: ASAP

Amount: \$ 210.09

Approved: Allison Najera

Payee: AMEX

Date: 5/24/22

CHARGED JUN 30 2022



AT&T

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

Page 1 of 3
 Account Number 559 297-9317 492 8
 Billing Date May 19, 2022
 Web Site att.com

Monthly Statement

EXPLORE ALL THAT AT&T CAN DO FOR YOU
 Get Wireless, Internet and other premium services from AT&T. We're eager to help you find the best deals possible. Call 866.252.6149. Business customers: 800.371.2000

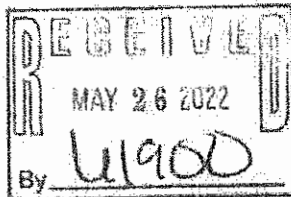
Bill-At-A-Glance	
Previous Bill	.00
Payment	.00
Adjustments	.00
Balance	.00
Current Charges	210.09
Total Amount Due	\$210.09
Amount Due in Full by	Jun 9, 2022

Plans and Services	
Monthly Service - May 19 thru Jun 18	
Service is billed in advance from the 15th 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

Billing Summary	
Online: att.com/myatt	Page
Plans and Services	1 210.09
1 800 750-2355	
Total Current Charges	210.09

Additions and Changes to Service
 This section of your bill reflects charges and credits resulting from account activity.
 We Are Not Holding a Deposit On Your Account
 Charges for 559 297-9317
 Order No. N86204624
 PON ALLISON NAJERA
 PLACED THIS ORDER
 CBH 559-297-9317

Item No.	Description	Quantity	Monthly Rate	Amount Billed
Services Established (Monthly Charges are Prorated from Apr 19, 2022 to your Billing Date: May 15, 2022)				
3.	Cost Assessment Charge	1	4.10	3.06
4.	Federal Universal Service Fee	1	2.48	2.38
5.	Your Listing Is Not Published	1	1.75	1.69
6.	Federal Subscriber Line Charge	1	7.81	7.50
7.	Bus Local Call Unlimited A	1	80.00	77.03
	Measured Rate Business Service			
	Unlimited Local Usage			
	Call Forwarding			
	Caller ID			
	Three-Way Calling			
	Total 559 297-9317			92.91
	Total Additions and Changes to Service			82.91



Company Fees and Surcharges		
8.	Federal Subscriber Line Charge	7.81
9.	State Regulatory Fee	.88
10.	Federal Universal Service Fee	2.48
11.	Cost Assessment Charge	3.10
Total Company Fees and Surcharges		15.28

News You Can Use Summary

- PREVENT DISCONNECT
- CARRIER INFORMATION
- COST ASSESSMENT CHRG
- EMAIL MY INVOICE
- DISASTER GUIDELINES
- STILL GETTING PAPER?

See "News You Can Use" for additional information

Government Fees and Taxes		
12.	CA High Cost Fund Surcharge - A	1.13

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

GO GREEN - Enroll in paperless billing.

Return bottom portion with your check in the enclosed envelope.

DUE BY: Jun 9, 2022

\$210.09

Amount After Jun 21, 2022

\$220.09



Account



Payments



Bill



Settings

Back

History



Home phone

5592979317462

ACTIVE

Bill history

Payment history

Payment history

Up to 16 months of account history available online

Paid twice

PAYMENT DATE ▼	AMOUNT	PAYMENT STATUS	PAYMENT METHOD	CONFIRMATION
Jun 28, 2022	\$210.09	Posted	Check ending in 6454	
May 24, 2022	\$210.09	Posted	American Express ending in 1608	7CH7C5R1V0572MT

[Find a store](#)

[Support](#)

[Coverage maps](#)

[Small business home](#)

Check Worksheet

Vendor: American Express Credit Card
Address: PO Box 0001
 Los Angeles, CA 90096-8000
Bank: 77619 Blackhorse Estates III-FFB
Memo: 06/15/22 - Renaissance // Phone Bill

Check #: ACH
Date: 07/01/2022
Status: Printed
Cleared: No
Amount: 154.50

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
06/15/2022	06/15/2022	06/15/22 - Renaissance	06/15/22 - Renaissance // Phone Bill	154.50	154.50

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	61900 Telephone Gate	06/15/22 - Renaissance // Phone Bill	154.50
					154.50



CHECK REQUEST

Property: Renaissance

Owner Name: _____

Amount: \$ 154.50

Payee: AMEX

Description: Phone Bill- Auto Pay

Checked needed by: ASAP

Approved: Allison Najera

Date: 5/24/22

CHARGED JUN 30 2022



AT&T

WILSON PROPERTY MANAGEMENT
301 W 34th St
FRESNO CA 93705-4108

Page 1 of 1
Account Number: 156 102 001 10
Billing Date: Apr 21, 2022
Web Site: at&t.com

Renin
APR 25 2022
W

Monthly Statement

CHECKED APR 26 2022

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[REDACTED]	
Previous Bill	313.51
Payments Received 4-19	Thank you! 313.51
Administrative	.00
Service	.00
Account Charges	154.50
Total Amount Due	\$154.50
Amount Due in Full by	May 11, 2022
[REDACTED]	

[REDACTED]

Promotions and Discounts

No.	Description
1	Business Local Calling agreement terminated Apr 12, 2022

Government Fees and Taxes

1. Federal

Total Plans and Services

[REDACTED]

THREE PAYMENT OPTIONS: Monthly through Automatic Bill



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 06/01/2022
Due Date: 06/20/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$82.54
Payment(s) Received Since Last Statement	0.00
Previous Unpaid Balance	\$82.54
Current Electric Charges	\$40.16

Questions about your bill?

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

Total Amount Due by 06/20/2022 \$122.70

PAID JUL 06 2022
CK 511

Ways To Pay

www.pge.com/waystopay

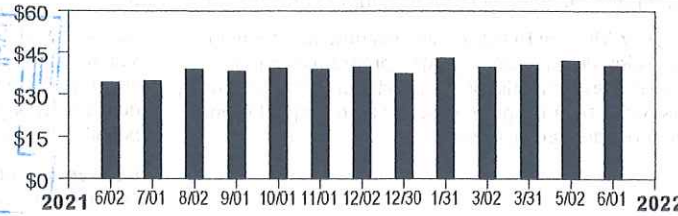
Your Enrolled Programs

Peak Day Pricing Plan



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
3.33	3.33	3.43

Electric kWh / Day

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

63000
AD Area 1

CHARGED JUL 06 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 06/01/2022
Due Date: 06/20/2022

Details of Electric Charges

05/02/2022 - 05/31/2022 (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

05/02/2022 - 05/31/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	20.635700 kWh @ \$0.31009	6.40
Off Peak	65.803200 kWh @ \$0.29397	19.34
Super Off Peak	16.332000 kWh @ \$0.27755	4.53
Energy Commission Tax		0.03
		\$40.16

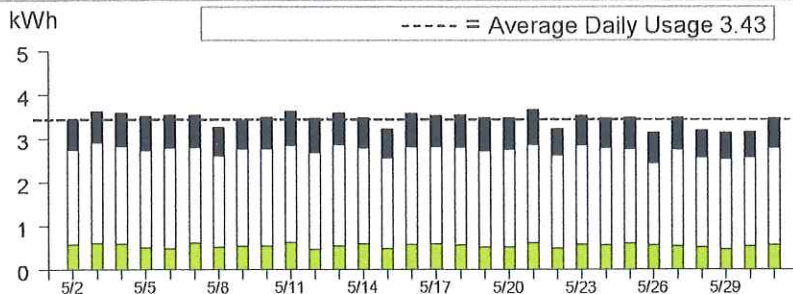
Service Information

Meter #	1005685883
Total Usage	102.770900 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 102.770900 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	20.07%	\$6.40
Part Peak ²	0.00%	\$0.00
Off Peak ³	64.02%	\$19.34
Super Off Peak ⁴	15.91%	\$4.53

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: 06/01/2022

Due Date: 06/20/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$20.29
Payment(s) Received Since Last Statement	0.00
Previous Unpaid Balance	\$20.29
Current Electric Charges	\$10.02

Total Amount Due by 06/20/2022 \$30.31

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

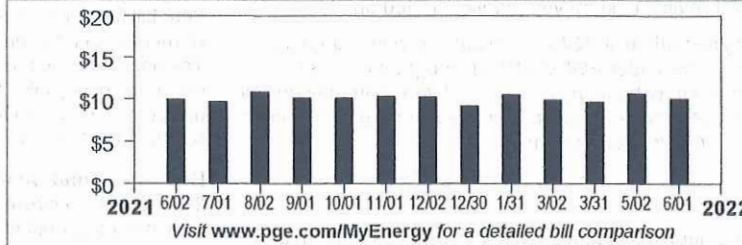
Peak Day Pricing Plan



PAID JUL 06 2022
CK 512

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period Current Period

0.01 0.01 0.02
Electric kWh / Day

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

AD Area 1
63000

CHARGED JUL 06 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 06/01/2022
Due Date: 06/20/2022

Details of Electric Charges

05/02/2022 - 05/31/2022 (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

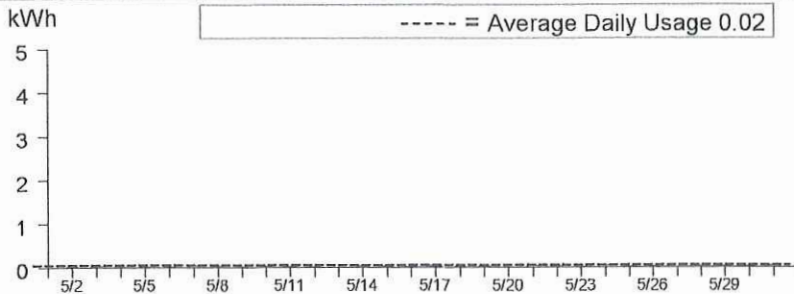
05/02/2022 - 05/31/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Off Peak	0.547060 kWh @ \$0.29397	0.16
		\$10.02

Service Information

Meter #	1005685850
Total Usage	0.561720 kWh
Serial	H
Rotating Outage Block	2A

Electric Usage This Period: 0.561720 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%	\$0.16
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: 0042707453-9
Statement Date: 06/24/2022
Due Date: 07/11/2022

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

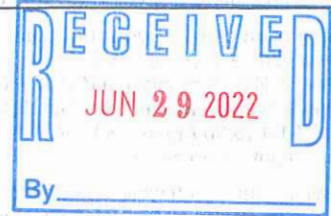
Amount Due on Previous Statement	\$51.13
Payment(s) Received Since Last Statement	-85.57
Outstanding Credit Balance	-\$34.44
Current Electric Charges	\$17.12

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

-\$17.32



Ways To Pay

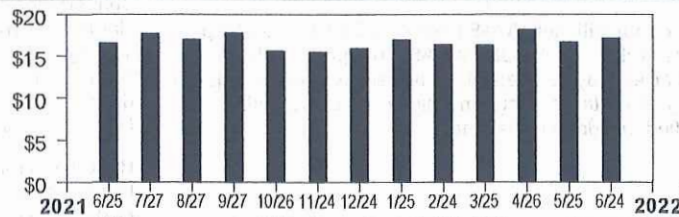
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
0.82	0.83	0.76

Electric kWh / Day

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

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

9990004270745390000001712000000000



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

859870006590 01 AB 0.46 42 6590 1
CENTRAL PACIFIC BLDRS INC
331 W SHIELDS AVE
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 06/24/2022
Due Date: 07/11/2022

Details of Electric Charges

05/25/2022 - 06/23/2022 (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

05/25/2022 - 05/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	1.394000 kWh @ \$0.31009	0.43
Off Peak	2.701000 kWh @ \$0.29397	0.79
Super Off Peak	1.559000 kWh @ \$0.27755	0.43

06/01/2022 - 06/23/2022

Customer Charge	23 days @ \$0.32854	\$7.56
Energy Charges		
Peak	4.320000 kWh @ \$0.38827	1.68
Part Peak	2.841000 kWh @ \$0.33904	0.96
Off Peak	9.937000 kWh @ \$0.31824	3.16
PDP Program Details		
Peak Usage Credits	4.320000 kWh @ -\$0.05667	-0.24
Part Peak Usage Credits	2.841000 kWh @ -\$0.01683	-0.05
Event Day Charges	0.150000 kWh @ \$0.60000	0.09
Energy Commission Tax		0.01

\$17.12

Usage For This Period's Event Days (4PM to 9PM)

06/10/2022 0.150000 kWh

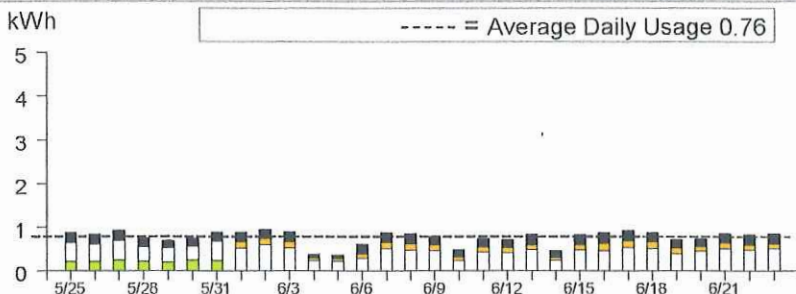
Service Information

Meter # 1008817939
Total Usage 22.752000 kWh
Serial C
Rotating Outage Block 11F

Additional Messages

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: 22.752000 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	25.11%	\$2.11
Part Peak ²	12.50%	\$0.96
Off Peak ³	55.54%	\$3.95
Super Off Peak ⁴	6.85%	\$0.43

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: 3077447206-9

Statement Date: 06/30/2022

Due Date: 07/18/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$122.70
Payment(s) Received Since Last Statement	-82.54
Previous Unpaid Balance	\$40.16
Current Electric Charges	\$40.95

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

Total Amount Due

\$81.11



Your total amount due by 07/18/2022 is \$43.95. This amount includes \$40.95 from your current monthly bill and \$3.00 from your Payment Arrangement. For details of all Payment Arrangement installments, log into pge.com. If you have already made your payment, thank you.

PAID JUL 15 2022
CK S13

CHECKED JUL 11 2022



Renaissance (lori)

AD Areal



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 06/30/2022
Due Date: 07/18/2022

Details of Electric Charges

06/01/2022 - 06/29/2022 (29 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

06/01/2022 - 06/29/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	17.968600 kWh @ \$0.38827	6.98
Part Peak	17.901100 kWh @ \$0.33904	6.07
Off Peak	59.762200 kWh @ \$0.31824	19.02
PDP Program Details		
Peak Usage Credits	17.968600 kWh @ -\$0.05667	-1.02
Part Peak Usage Credits	17.901100 kWh @ -\$0.01683	-0.30
Event Day Charges	1.059800 kWh @ \$0.60000	0.64
Energy Commission Tax		0.03

\$40.95

Usage For This Period's Event Days (4PM to 9PM)

06/10/2022 0.482100 kWh 06/27/2022 0.577700 kWh

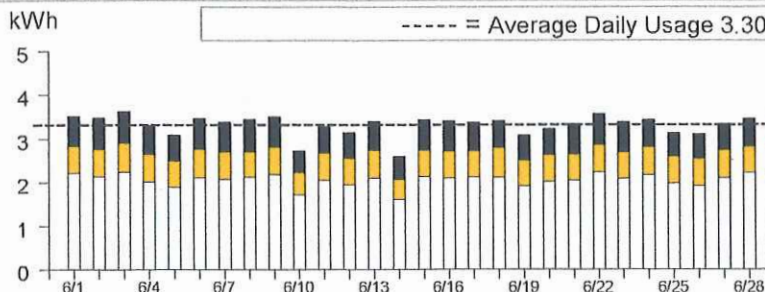
Service Information

Meter # 1005685883
Total Usage 95.631900 kWh
Serial H
Rotating Outage Block 11F

Additional Messages

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: 95.631900 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	18.78%	\$6.98
Part Peak ²	18.73%	\$6.07
Off Peak ³	62.49%	\$19.02
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: 3035780542-0

Statement Date: 06/30/2022

Due Date: 07/18/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$30.31
Payment(s) Received Since Last Statement	-20.29
Previous Unpaid Balance	\$10.02
Current Electric Charges	\$9.71

Total Amount Due by 07/18/2022 \$19.73

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

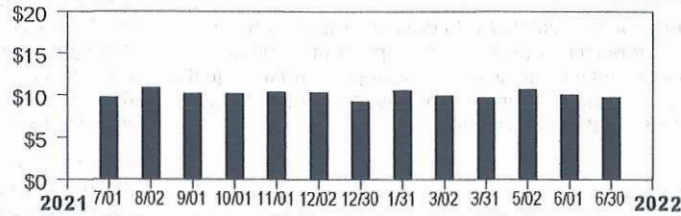
Peak Day Pricing Plan **JUL 05 2022**



PAID JUL 15 2022
CK513

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Current Period	Current Period
0.01	0.01	0.02

Electric kWh / Day

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

CHECKED JUL 11 2022

Renaissance (lori)

ADArea1



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 06/30/2022
Due Date: 07/18/2022

Details of Electric Charges

06/01/2022 - 06/29/2022 (29 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

06/01/2022 – 06/29/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Part Peak	0.146300 kWh @ \$0.33904	0.05
Off Peak	0.409750 kWh @ \$0.31824	0.13

\$9.71

Usage For This Period's Event Days (4PM to 9PM)

06/10/2022 0.000000 kWh 06/27/2022 0.000000 kWh Est.

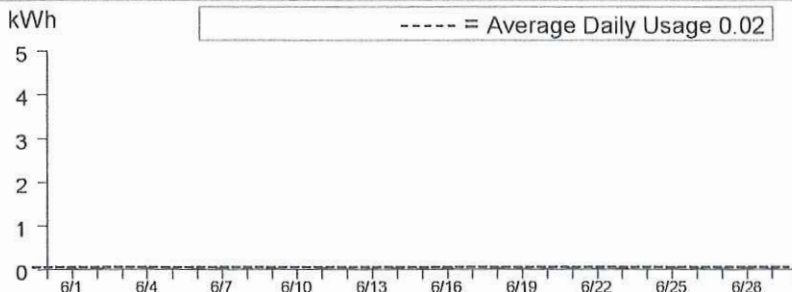
Service Information

Meter #	1005685850
Total Usage	0.556070 kWh
Serial	H
Rotating Outage Block	2A

Additional Messages

Peak Day Pricing event includes estimated usage This bill includes estimated usage from a Peak Day Pricing (PDP) event. As a result, usage for the day was billed at the lowest possible price.

Electric Usage This Period: 0.556070 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	26.32%	\$0.05
Off Peak ³	73.68%	\$0.13
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.

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
6/30/2022	374995

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

CHARGED JUL 15 2022

TERMS	DUE DATE	ACCOUNT #
Net 30	7/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	JUNE	93.50
FUEL RECOVERY FEE		3.74

PAID JUL 19 2022

OK 514

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.

Total \$97.24

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
MINNEWAWA	463-342238.01	05/01/2022 to 06/30/2022

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
07/31/2022	\$ 74.25

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
13330	13289	41	122	85

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
04/08/2022 - 06/09/2022	62	41	0.6612

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
04/08/2013 - 06/07/2013	60	85	1.4167
06/07/2013 - 08/12/2013	66	102	1.5455
08/12/2013 - 10/07/2013	56	134	2.3929

BILLING SUMMARY	
Previous Balance	120.83
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	74.25
Adjustments	0.00
Payments	-120.83
TOTAL DUE	\$ 74.25

PAID JUL 21 2022
CK 515
RECEIVED
JUL 18 2022
BY: _____

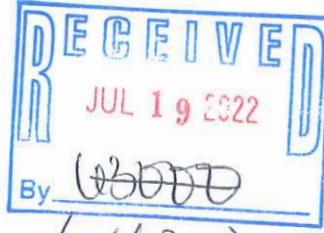
CHARGED JUL 19 2022

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

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

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



Customer #: 21792174
 Invoice #: 7956843
 Invoice Date: 7/1/2022
 Cust PO #:

AD 1

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For July	465.35
311800094	RENAISSANCE 2.5% Fuel Surcharge For July	11.63
Total invoice amount Tax amount Balance due		476.98 476.98

CHARGED JUL 21 2022

PAID JUL 27 2022

AVAP

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 #: 7956843
 Invoice Date: 7/1/2022

Amount Due:	\$476.98
-------------	----------

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

Gino

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III-FFB
Memo: Management fees for multiple properties.

Check #: 516
Date: 07/31/2022
Status: Printed
Cleared: Yes
Amount: 5,994.51

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		3,759.51
AD Area 1		<input type="checkbox"/>	65000 Management Fees		2,235.00
					5,994.51

3 @ 745.00 2,235.00

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

Fresno First Bank
 7690 N Palm Ave #101
 Fresno, CA 93711

517

08/01/2022

1,998.17**

REGENCY PROPERTY

ONE THOUSAND NINE HUNDRED NINETY EIGHT DOLLARS AND 17/100 *****

REGENCY PROPERTY
 331 W. Shields Ave
 Fresno, CA 93705

Brend Hardie

Management fees for multiple properties.

⑈ 5 1 7 ⑈ ⑆ 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 4299A
 08/01/2022 Regency Property

517

Management fees for multiple properties.

\$ 1,998.17

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,253.17
AD Area 1		65000 Management Fees		745.00

WA Funding itf
 Blackhorse Estates III
 Tract 4299A
 08/01/2022 Regency Property

517

Management fees for multiple properties.

\$ 1,998.17

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,253.17
AD Area 1		65000 Management Fees		745.00

Regency Property

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

Invoice

Invoice No.	Invoice Date
35686	07/26/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
35.01	

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
114	Black and White Copies	0.24	27.36
1	Postage	7.65	7.65
CHECKED AUG 01 2022 CHECKED AUG 02 2022 PAID AUG 03 2022 CR 518 AD 1 12.50 AD 2 22.50 Blackhorse RECEIVED JUL 26 2022 By: w1200			
Sub Total			35.01
Tax			0.00
TOTAL			35.01

Comments
Thank you for Your Business Month of June!



INVOICE

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

#64000

Customer #: 21792174
Invoice #: 7998296
Invoice Date: 8/1/2022
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For August	465.35
311800094	RENAISSANCE 3.90% Fuel Surcharge For August	18.15
Total invoice amount		483.50
Tax amount		
Balance due		483.50

CHARGED JUL 28 2022

PAID AUG 03 2022
AV 30

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 #: 7998296
Invoice Date: 8/1/2022

Amount Due: \$483.50

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



ENERGY STATEMENT

www.pge.com/MyEnergy

KEN

Account No: 1199050206-1

Statement Date: 07/26/2022

Due Date: 08/12/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$11.86
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$11.86
Current Electric Charges	\$19.08



Total Amount Due by 08/12/2022 \$7.22

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

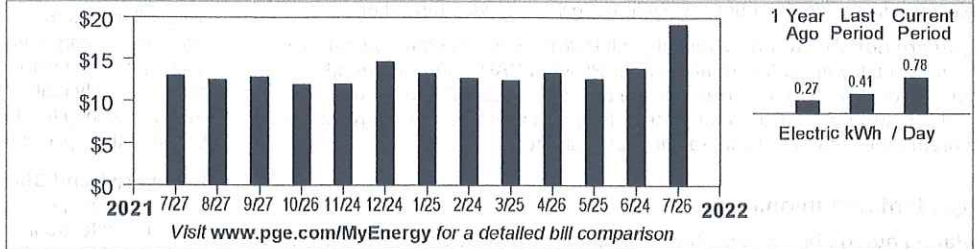
PAID AUG 5 2022

ck 519

CHECKED AUG 01 2022

Electric Monthly Billing History

Daily Usage Comparison



Important Messages

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: 1199050206-1

Statement Date: 07/26/2022

Due Date: 08/12/2022

Details of Electric Charges

06/24/2022 - 07/25/2022 (32 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

06/24/2022 – 07/25/2022

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Peak	6.177000 kWh @ \$0.38827	2.40
Part Peak	4.119500 kWh @ \$0.33904	1.40
Off Peak	14.752000 kWh @ \$0.31824	4.69
PDP Program Details		
Peak Usage Credits	6.177000 kWh @ -\$0.05667	-0.35
Part Peak Usage Credits	4.119500 kWh @ -\$0.01683	-0.07
Event Day Charges	0.811300 kWh @ \$0.60000	0.49
Energy Commission Tax		0.01

\$19.08

Usage For This Period's Event Days (4PM to 9PM)

06/27/2022	0.192800 kWh	07/18/2022	0.213900 kWh
07/11/2022	0.200700 kWh	07/21/2022	0.203900 kWh

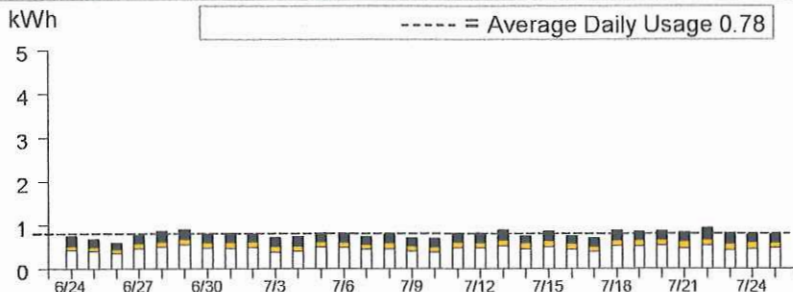
Service Information

Meter #	1004466468
Total Usage	25.048500 kWh
Serial	C
Rotating Outage Block	2A

Additional Messages

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: 25.048500 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	24.66%	\$2.40
Part Peak ²	16.45%	\$1.40
Off Peak ³	58.89%	\$4.69
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.

State Farm Payment Plan
 PO Box 52265
 Phoenix AZ 85072-2265



AT1 001636 0006 1036-3217-12 55-0AED

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

ST-1
 0101-1000

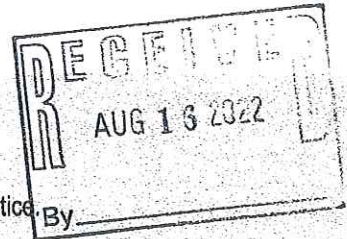
Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
 Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: September 9, 2022



Agent Kevin Lowry
 3644 E Ashlan Ave
 Fresno CA 93726-2161
 Phone: 559-274-9262



Important Information

- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after August 10, 2022 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

AD 1 229.61
 AD 2 413.38

PAID AUG 16 2022
 ACT

SFPP Account 1036-3217-12

Page 1 of 2

Prepared August 10, 2022

↓ Please fold and tear here ↓

Ways to Pay



Online
 PC or
 mobile devices



Mobile
 Use State Farm
 mobile app



Mail
 Send us
 a check



Call
 Automated Line: 1-800-440-0998
 Your agent: 559-274-9262



Walk In
 See your
 State Farm Agent

Key code: 4844229630

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
 SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
 Please pay by September 9, 2022
 Make payment to State Farm

1200209303
 State Farm Insurance Companies
 P.O. Box 680001
 Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	0930
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Regency Property
 331 W. Shields Ave
 Fresno, CA 93705
 Office: 559-221-3170
 Fax: 559-225-3174

Blackhorse
RECEIVED
 AUG 15 2022
 By *61200*

- Camb CU

Invoice

<i>AW</i> Invoice No.	Invoice Date
36796	08/15/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
14.95	

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
29	Color Copies	0.35	10.15
20	Black and White Copies	0.24	4.80
	<i>AD 1 5.34</i>		
	<i>AD 2 9.61</i>		
	CHARGED AUG 28 2022		
	PAID AUG 25 2022		
	<i>ck 520</i>		
	Sub Total		14.95
	Tax		0.00
	TOTAL		14.95

Comments
 Thank you for Your Business Month of July!

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

Ren
RECEIVED AUG 17 2022
62150

DATE	INVOICE #
7/31/2022	375238

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	8/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	JUNE	93.50
FUEL RECOVERY FEE		3.74
CHARGED AUG 23 2022		
PAID AUG 25 2022 <i>OK 521</i>		

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.

Total	\$97.24
--------------	----------------

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

Allen



INVOICE

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

Customer #: 21792174
Invoice #: 8045135
Invoice Date: 9/1/2022
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For September	465.35
311800094	RENAISSANCE 3.90% Fuel Surcharge For September	18.15
Total invoice amount		483.50
Tax amount		
Balance due		483.50

CHARGED AUG 29 2022

PAID AV33

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 #: 8045135
Invoice Date: 9/1/2022

Amount Due: \$483.50

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

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III-FFB
Memo: Management fees for multiple properties.

Check #: 522
Date: 09/01/2022
Status: Printed
Cleared: Yes
Amount: 1,998.17

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		1,253.17
AD Area 1		<input type="checkbox"/>	65000 Management Fees		745.00
					1,998.17

DKS Cellular Subscription

DoorKing Inc.

IMServer Payments
120 S. Glasgow Avenue
Inglewood, CA 90301
(800) 826-7493

INVOICE #1869972

INVOICE DATE September 1, 2022

SUBSCRIBER

Gina Dobson
Regency Property
331 W. Shield Ave
Fresno, CA 93705

INVOICE

User ID: **RegencyProperty**
Period Starts: September 1, 2022
Period Ends: August 31, 2023

Cell Systems

9/1/2022 8/31/2023 County View	559 297 9343 5757 95	\$ 131.45
9/1/2022 8/31/2023 Rennisance	559 297 9317 8060 48	\$ 131.45
	Total	\$ 262.90

AD 1 3 2
93.89 169.01
619.00

PAID SEP 07 2022

CK 523

Check Worksheet

Vendor: American Express Credit Card
Address: PO Box 0001
 Los Angeles, CA 90096-8000
Bank: 77619 Blackhorse Estates III-FFB
Memo: 08/15/22 - Renaissance - AT & T

Check #: ACH
Date: 09/07/2022
Status: Printed
Cleared: No
Amount: 5.79

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
08/15/2022	08/15/2022	08/15/22	08/15/22 - Renaissance - AT & T	5.79	5.79

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	62600 General Maintenance	08/15/22 - Renaissance - AT & T	5.79
					5.79



CHECK REQUEST

Property: Renaissance

Owner Name: _____

Amount: \$ 5.79

Payee: AMEX

Description: AT&T Bill

Checked needed by: ASAP

Approved: Allison Najera

Date: 8/10/22

Allison



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 \$69.81. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

COST ASSESSMENT CHRG

AT&T charges you this monthly per line amount to recover its ongoing costs incurred for property taxes and supporting the administration of local number portability, a government program that enables customers to retain their telephone number when changing service providers. This fee is not a tax or charge that the government requires AT&T to collect from its customers.

RATE INCREASE

Local Usage (Zones 1 and 2) and Zone 3 Day, Evening, and Night/Weekend per minute rates will increase from \$0.69 to \$0.76 on September 1, 2022. For questions, please call the toll-free number listed on your bill or visit us online at business.att.com.

AT&T RELAY SERVICE

Dial 711 is a Telecommunications Relay Service for customers with hearing and speech loss. AT&T offers products and services for customers with visual, hearing, speech or physical loss. For more information, please go to att.com/accessibility or call AT&T's Disability and Aging Center at 1-800-772-3140. You can also go online at realpageslive.com (choose a Directory or enter zip code or city name; select Table of Contents; and then click on Community Pages).

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Terms and Conditions

THREE PAYMENT OPTIONS: Electronically through Automatic Payment Service or Online: AT&T eBillSM. At an Authorized Payment Location. Or mail to AT&T PO BOX 5025, Carol Stream, IL 60197-5025.

BILLING QUESTIONS: Call us at 800.288.2020, or write to Customer Care at AT&T, P.O. Box 5074, Carol Stream, IL 60197-5074; or AT&T Business, 555 E. Cook St., Springfield, IL 62703; or visit att.com. If you have a complaint you cannot resolve with us, contact the California Public Utilities Commission (CPUC) at Consumer Affairs Branch, 505 Van Ness Ave, Room 2003, San Francisco, CA 94102, <http://consumers.cpuc.ca.gov/complaints> or call 800.649.7670. The CPUC's DDTP program offers assistance to individuals with hearing and speaking limitations including California Relay Service available by dialing 711, more information is available at <http://ddtp.cpuc.ca.gov/relay.aspx> if your complaint concerns interstate or international calling, write the FCC at Consumer Complaints, 445 12th Street SW, Washington, D.C. 20554, or call 888.225.5322 or TTY 888.835.5322.

FEDERAL SURCHARGES: The Federal Universal Service Fee and the Federal Subscriber Line Charge are charges imposed by action of the Federal Communications Commission.

TARIFF INFORMATION: Call 1-888-319-8800 or visit our web site www.att.com/servicepublications.

SERVICE INFORMATION

Your local services are provided by AT&T California (Pacific Bell Telephone Company). Your AT&T long distance services, if any, are provided by one or more of the following AT&T Inc. subsidiaries: AT&T Long Distance (SBC Long Distance, LLC), AT&T Communications of California, Inc., and/or AT&T Corp. You can find the name of your long distance service provider in the long distance section of your bill. To view your provider's service publications, including Guidebooks, Service Guides and/or Tariffs, go to att.com/servicepublications.

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

Invoice

Invoice No.	Invoice Date
37822	09/08/22

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

CCVd
 Penn.

Property	Unit	Acc #
Regenc		28066



Amount Due	Amount Enclosed
116.04	



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
41	Black and White Copies	0.24	9.84
1	Postage	97.00	97.00
1	Supply materials needed-Ballot Envelopes (82004)	9.20	9.20
AD 1 41.44			
AD 2 74.60			
		PAID SEP 20 2022	CK 524
		Sub Total	116.04
		Tax	0.00
		TOTAL	116.04

Comments
 Thank you for your business for the month of August!



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 08/25/2022
Due Date: 09/12/2022

Service For:

ASSESSMENT DISTRCT C/O WESTCO
EQUITIES
501 N MINNEAWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$7.22
Payment(s) Received Since Last Statement	-7.22
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$17.75

Total Amount Due by 09/12/2022 \$17.75

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

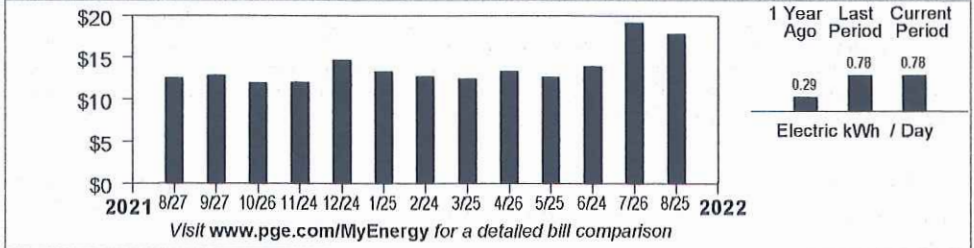
Peak Day Pricing Plan

CHECKED SEP 01 2022

Renn
RECEIVED
AUG 29 2022
BY: 603000

Electric Monthly Billing History

Daily Usage Comparison



PAID SEP 20 2022
CK 525



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1

Statement Date: 08/25/2022

Due Date: 09/12/2022

Details of Electric Charges

07/26/2022 - 08/24/2022 (30 billing days)

Service For: 501 N MINNEAWAWA AVE
Service Agreement ID: 1199050502 GATE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

07/26/2022 - 08/24/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	5.810400 kWh @ \$0.38827	2.26
Part Peak	3.769200 kWh @ \$0.33904	1.28
Off Peak	13.700000 kWh @ \$0.31824	4.36
PDP Program Details		
Peak Usage Credits	5.810400 kWh @ -\$0.05667	-0.33
Part Peak Usage Credits	3.769200 kWh @ -\$0.01683	-0.06
Event Day Charges	0.609500 kWh @ \$0.60000	0.37
Energy Commission Tax		0.01

\$17.75

Usage For This Period's Event Days (4PM to 9PM)

08/16/2022	0.202900 kWh	08/19/2022	0.191000 kWh
08/17/2022	0.215600 kWh		

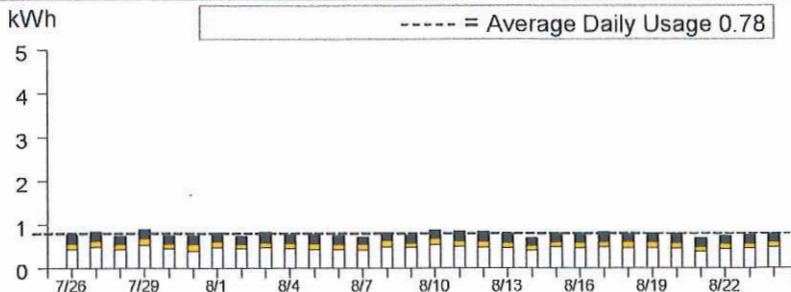
Service Information

Meter #	1004466468
Total Usage	23.279600 kWh
Serial	C
Rotating Outage Block	2A

Additional Messages

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: 23.279600 kWh, 30 billing days



	Usage	Energy Charges
 Peak ¹	24.95%	\$2.26
 Part Peak ²	16.21%	\$1.28
 Off Peak ³	58.84%	\$4.36
 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

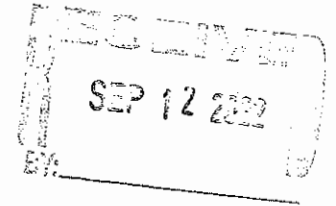


Visit www.pge.com/MyEnergy for a detailed bill comparison.



CITY of CLOVIS

INVOICE / STATEMENT



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 09/06/2022
DUE DATE: 09/30/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 09/01/2022				1,972.36
09/02/2022	09/2022 STREET LIGHT BILLING <i>h</i>	A21933770	493.09	0.00	2,465.45
09/02/2022	768 SPRUCE FIRE INSP	A21938772	231.00	0.00	2,696.45
09/02/2022	728 SPRUCE FIRE INSP	A21938808	231.00	0.00	2,927.45
	Ending Balance as of 09/06/2022		955.09	0.00	2,927.45
Total Due:					\$2,927.45

CHARGED SEP 21 2022

AD 1 341.10
AD 2 613.99

CHECKED SEP 13 2022

PAID SEP 27 2022
CR526

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: 09/06/2022
DUE DATE: 09/30/2022
AMOUNT DUE: \$2,927.45

City of Clovis

SERVICE BILLING REQUEST

DATE: 8/15/2022

BILL TO: Regency Properties
331 W Shields
Fresno, CA 93705

AVR ID: 108377

Transaction Description: 768 Spruce - 07/22/2022

REASON FOR BILLING: State Mandated Fire & Life Safety Annual Inspection - First Visit completed on 7/22/2022
Inspected by : Garrett Rogers, Fire Inspector
Inspection Report Mailed Previously

Itemized Charges	Account#	Amount
R-2 OCCUPANCY - 3 Units	62000-46326	\$ 231.00
	PAID	SEP 27 2022
TOTAL DUE	62000-46326	\$ 231.00

ISSUED BY: DEPT:

Please send the attached letter or form along with the invoice... Yes No

Finance Department Use

Account Distribution:

Invoice# Issued:

City of Clovis

SERVICE BILLING REQUEST

DATE: 8/15/2022

BILL TO: Regency Properties
331 W Shields
Fresno, CA 93705

A/R ID: 108377

Transaction Description: 728 Spruce - 07/22/2022

REASON FOR BILLING: State Mandated Fire & Life Safety Annual Inspection - First Visit completed on 7/22/2022
Inspected by : Garrett Rogers, Fire Inspector
Inspection Report Mailed Previously

Itemized Charges	Account#	Amount
R-2 OCCUPANCY - 3 Units	62000-46326	\$ 231.00
TOTAL DUE	62000-46326	\$ 231.00

~~PAID~~ SEP 27 2022

ISSUED BY: DEPT:

Please send the attached letter or form along with the invoice... Yes No

Finance Department Use

Account Distribution:

Invoice# Issued:

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
MINNEWAWA	463-342238.01	07/01/2022 to 08/31/2022

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
09/30/2022	\$ 154.00

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
13426	13330	96	286	102

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
06/09/2022 - 08/05/2022	57	96	1.6842

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
06/07/2013 - 08/12/2013	66	102	1.5455
08/12/2013 - 10/07/2013	56	134	2.3929
10/07/2013 - 12/04/2013	58	93	1.6034

BILLING SUMMARY	
Previous Balance	74.25
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	154.00
CHECKED SEP 20 2022	
CHARGED SEP 24 2022	
PAID SEP 27 2022	
Adjustments	0.00
Payments	-74.25
TOTAL DUE	\$ 154.00

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

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

Country View AD Area 2
'July - September 2022

Report Title	Page #
* Balance Sheet	1
* Profit & Loss Statement	2 - 3
* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 7
* Aged Payables	8
* Check/Deposit Listing	9
* Transaction Documents	10 - 43

Balance Sheet

Property: Country View - (81) Blackhorse

As of 09/30/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III-FFB	-427.94
Total Bank	-427.94
Other Current Asset	
1200 Undeposited Funds	40.00
Total Other Current Asset	40.00

TOTAL ASSETS -387.94

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	91,590.25
Total Other Current Liability	91,590.25

Total Liabilities 91,590.25

Equity

3000 Net Income	-9,974.71
3001 Retained Earnings	-82,003.48

Total Equity -91,978.19

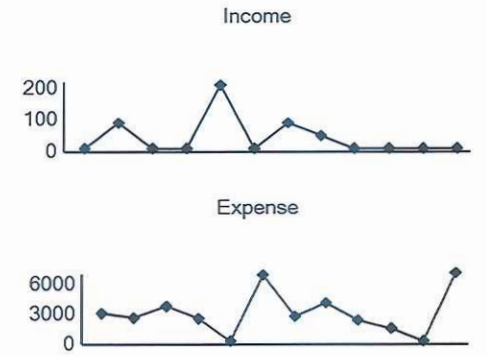
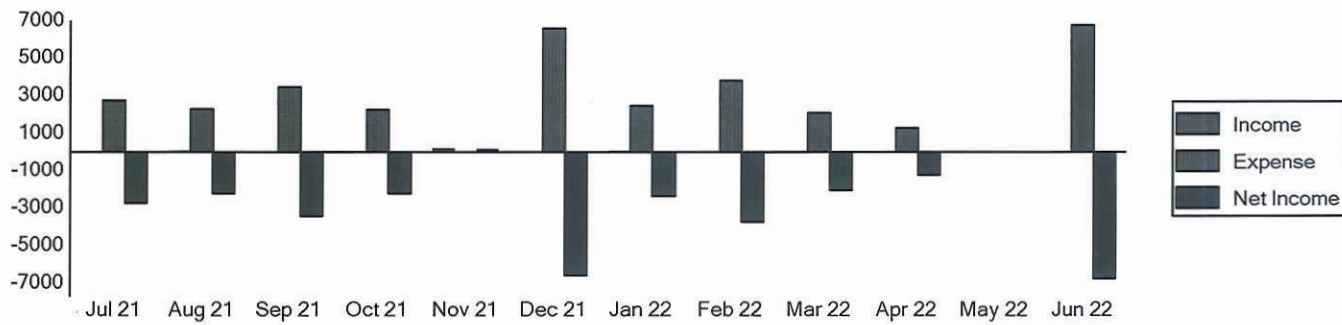
TOTAL LIABILITIES & EQUITY -387.94

Profit & Loss 12 Month Recap

Property: Country View - (81) Blackhorse
 Monthly recap 07/01/21 - 09/30/22 (cash basis)

	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	TOTAL
INCOME													
4050 Other Income	0.00	80.00	0.00	0.00	200.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	280.00
4406 Keys & Transmitters	0.00	0.00	0.00	0.00	0.00	0.00	80.00	40.00	0.00	0.00	0.00	0.00	120.00
TOTAL INCOME	0.00	80.00	0.00	0.00	200.00	0.00	80.00	40.00	0.00	0.00	0.00	0.00	400.00
EXPENSE													
60004 Bank Fees	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1.14	0.00	0.53	5.00	0.00	6.67
61200 City Administration (	0.00	0.00	0.00	5.77	6.41	0.00	38.51	0.00	0.00	13.49	0.00	97.54	161.72
62600 Miscellaneous/Cont	0.00	0.00	0.00	0.00	0.00	0.00	0.00	231.70	0.00	0.00	0.00	0.00	231.70
62100 Electronic Gate Mai	0.00	0.00	519.67	103.97	0.00	150.00	164.00	849.78	0.00	0.00	0.00	2,136.59	3,924.01
64000 Landscape Mainten:	860.00	0.00	1,030.00	515.00	0.00	1,855.00	527.88	527.88	0.00	0.00	0.00	2,659.12	7,974.88
61900 Telephone	99.96	99.72	109.28	99.64	0.00	377.66	-27.11	0.00	262.92	0.00	0.00	261.18	1,283.25
62150 Street Sweep Servic	134.00	268.00	134.00	0.00	0.00	589.00	134.00	134.00	154.00	0.00	0.00	462.00	2,009.00
63100 Water, Sewer	131.92	0.00	134.53	0.00	0.00	133.16	46.56	0.00	39.49	0.00	0.00	35.45	521.11
63000 Electrical Power for	365.33	368.64	366.58	369.01	0.00	770.05	316.99	367.45	364.47	0.00	0.00	885.46	4,173.98
65000 District Administratc	1,155.00	1,155.00	1,155.00	1,155.00	0.00	2,310.00	1,253.16	1,253.17	1,253.17	1,253.17	0.00	0.00	11,942.67
65100 Insurance	0.00	411.42	0.00	0.00	0.00	411.42	0.00	411.42	0.00	0.00	0.00	229.64	1,463.90
TOTAL EXPENSE	2,746.21	2,302.78	3,449.06	2,248.39	6.41	6,596.29	2,453.99	3,776.54	2,074.05	1,267.19	5.00	6,766.98	33,692.89
NET INCOME	-2,746.21	-2,222.78	-3,449.06	-2,248.39	193.59	-6,596.29	-2,373.99	-3,736.54	-2,074.05	-1,267.19	-5.00	-6,766.98	-33,292.89

	JUL 21	AUG 21	SEP 21	OCT 21	NOV 21	DEC 21	JAN 22	FEB 22	MAR 22	APR 22	MAY 22	JUN 22	TOTAL
NET INCOME SUMMARY													
Income	0.00	80.00	0.00	0.00	200.00	0.00	80.00	40.00	0.00	0.00	0.00	0.00	400.00
Expense	-2,746.21	-2,302.78	-3,449.06	-2,248.39	-6.41	-6,596.29	-2,453.99	-3,776.54	-2,074.05	-1,267.19	-5.00	-6,766.98	-33,692.89
NET INCOME	-2,746.21	-2,222.78	-3,449.06	-2,248.39	193.59	-6,596.29	-2,373.99	-3,736.54	-2,074.05	-1,267.19	-5.00	-6,766.98	-33,292.89



Budget Comparison

Property: Country View - (81) Blackhorse

Comparison Periods: 07/01/22 - 09/30/22 and 07/01/20 - 09/30/22 (cash basis)

	Actual 07/01/22 - 09/30/22	Budget 07/22 - 09/22	\$ Change	% Change	Actual 07/01/20 - 09/30/22	Budget 07/20 - 09/22	\$ Change	% Change
INCOME								
4050 Other Income	0.00	0.00	0.00		400.00	0.00	400.00	
4401 Association Dues	0.00	0.00	0.00		0.00	56,011.50	-56,011.50	-100.0 %
4406 Keys & Transmitters	120.00	0.00	120.00		240.00	0.00	240.00	
TOTAL INCOME	120.00	0.00	120.00		640.00	56,011.50	-55,371.50	-98.9 %
EXPENSE								
60004 Bank Fees	10.00	0.00	10.00		16.67	0.00	16.67	
61200 City Administration Costs	106.72	0.00	106.72		632.72	945.00	-312.28	-33.0 %
62600 Miscellaneous/Contingency Repairs	0.00	0.00	0.00		2,689.55	927.00	1,762.55	190.1 %
62100 Electronic Gate Maintenance	240.00	0.00	240.00		5,247.96	4,635.00	612.96	13.2 %
64000 Landscape Maintenance	1,638.02	0.00	1,638.02		18,913.56	9,270.00	9,643.56	104.0 %
61900 Telephone	273.88	0.00	273.88		2,395.66	1,314.00	1,081.66	82.3 %
62150 Street Sweep Service	320.32	0.00	320.32		4,061.32	2,008.48	2,052.84	102.2 %
63100 Water, Sewer	146.59	0.00	146.59		712.93	0.00	712.93	
63000 Electrical Power for Gate and Streetlight	679.98	0.00	679.98		7,584.81	8,188.48	-603.67	-7.4 %
65800 County Collection Fees	0.00	0.00	0.00		0.00	20.98	-20.98	-100.0 %
65000 District Administrator	6,265.85	0.00	6,265.85		32,068.52	22,556.98	9,511.54	42.2 %
61500 Assessment Engineering	0.00	0.00	0.00		0.00	3,519.00	-3,519.00	-100.0 %
65100 Insurance	413.35	0.00	413.35		3,430.59	2,626.48	804.11	30.6 %
TOTAL EXPENSE	10,094.71	0.00	10,094.71		77,754.29	56,011.40	21,742.89	38.8 %
NET INCOME	-9,974.71	0.00	-9,974.71		-77,114.29	0.10	-77,114.39	-77,114,390.0 %
NET INCOME SUMMARY								
Income	120.00	0.00	120.00		640.00	56,011.50	-55,371.50	-98.9 %
Expense	-10,094.71	0.00	-10,094.71		-77,754.29	-56,011.40	-21,742.89	38.8 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	-9,974.71	0.00	-9,974.71		-77,114.29	0.10	-77,114.39	-77,114,390.0 %

Cash Flow

Property: Country View - (81) Blackhorse

07/01/22 - 09/30/22 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
INCOME		
4406 Keys & Transmitters	120.00	100.00 %
TOTAL INCOME	120.00	100.00%
EXPENSE		
60004 Bank Fees	-10.00	-8.33 %
61200 City Administration Costs	-106.72	-88.93 %
62100 Electronic Gate Maintenance	-240.00	-200.00 %
64000 Landscape Maintenance	-1,638.02	-1365.02 %
61900 Telephone	-273.88	-228.23 %
62150 Street Sweep Service	-320.32	-266.93 %
63100 Water, Sewer	-146.59	-122.16 %
63000 Electrical Power for Gate and Streetlights	-679.98	-566.65 %
65000 District Administrator	-6,265.85	-5221.54 %
65100 Insurance	-413.35	-344.46 %
TOTAL EXPENSE	-10,094.71	-8412.25%
Net Income	-9,974.71	-8312.26 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	1,709.54	
Net cash provided by Operating Activities	-8,265.17	
 Net cash increase for period	 -8,265.17	
 Cash at beginning of period	 7,877.23	
Cash at end of period	-387.94	

General Ledger

Property: Country View - (81) Blackhorse

Detail 07/01/22 - 09/30/22 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance
1542 Blackhorse Estates III PNC 1555 (Bank)						6,339.63
07/31/22	JOURNL	J23453	Corporate Account Analysis Charge June and July		10.00	6,329.63
09/30/22	JOURNL	J24194	balance sheet reconciled between AD 1 and AD 2		6,329.63	0.00
1542 Blackhorse Estates III PNC 1555 Beg Bal:				6,339.63	Activity: -6,339.63	0.00
77619 Blackhorse Estates III-FFB (Bank)						1,537.60
07/01/22	CHECK	ACH	American Express Credit Card: 06/15/22 -CCV HOA // Phone B		104.87	1,432.73
07/15/22	BNKDEP	D140115	Tenant payment bank deposit	40.00		1,472.73
07/15/22	BNKDEP	D140116	Owner Contributions	8,039.17		9,511.90
07/20/22	CHECK	514	Guardian Western Sweeping, INC: Invoice: 374994 // Cambridge		160.16	9,351.74
07/21/22	CHECK	515	City of Clovis: Acct: 463-342238.01 //AD Area 1 , Acct: 463-422		70.14	9,281.60
07/27/22	CHECK	AV27	BrightView Landscape Service Inc.: Invoice: 7956780 // Custom		541.08	8,740.52
07/31/22	CHECK	516	Regency Property Management: Management fees for multiple		3,759.51	4,981.01
08/01/22	CHECK	517	Regency Property Management: Management fees for multiple		1,253.17	3,727.84
08/03/22	CHECK	518	Regency Property Management: Invoice: 35686 // Blackhorse H		22.51	3,705.33
08/03/22	CHECK	AV29	BrightView Landscape Service Inc.: Invoice: 21792158 // Cambi		548.47	3,156.86
08/05/22	CHECK	519	PG&E: Acct: 1199050206-1 // 501 N Minnewawa Ave , Acct: 6f		1.61	3,155.25
08/05/22	CHECK	519	PG&E: Acct: 1199050206-1 // 501 N Minnewawa Ave , Acct: 6f		8.93	3,146.32
08/18/22	CHECK	ACH	State Farm Insurance: Acct # 1036-3217-12 / Blackhorse Estate		413.35	2,732.97
08/24/22	BNKDEP	D142172	ePay Provider Deposit: Blackhorse Estates III-FFB	40.00		2,772.97
08/25/22	CHECK	520	Regency Property Management: Inv: 36796 // 28066 // Black Ho		9.61	2,763.36
08/25/22	CHECK	521	Guardian Western Sweeping, INC: Invoice:375237// Cambridge		160.16	2,603.20
08/25/22	CHECK	AV31	Expert Gate Repair: Invoice: 13045 // Country View HOA		240.00	2,363.20
08/31/22	CHECK	AV32	BrightView Landscape Service Inc.: Invoice: 8045075 // Custom		548.47	1,814.73
09/01/22	CHECK	522	Regency Property Management: Management fees for multiple		1,253.17	561.56
09/07/22	CHECK	523	Regency Property Management: Regency Paid DoorKing Inc In		169.01	392.55
09/20/22	CHECK	524	Regency Property Management: Copies and Postage and Ballo		74.60	317.95
09/20/22	CHECK	525	PG&E: Acct 0042707453-9//Country View // 269 Oak Ave, Ac		17.81	300.14
09/20/22	CHECK	525	PG&E: Acct 0042707453-9//Country View // 269 Oak Ave, Ac		37.64	262.50
09/27/22	CHECK	526	City of Clovis, Finance Department: Invoice: AR00108377 // AD		613.99	-351.49
09/27/22	CHECK	527	City of Clovis: 463-422662.01 // Alluvial , 463-342238.01 // Minn		76.45	-427.94
77619 Blackhorse Estates III-FFB Beg Bal:				1,537.60	Activity: -1,965.54	8,119.17
				10,084.71	-427.94	
1200 Undeposited Funds (Other Current Asset)						0.00
07/15/22	CSTPAY	3597	Bryan Analla 727 21458	40.00		40.00
07/15/22	BNKDEP	D140115	Tenant payment bank deposit		40.00	0.00
08/19/22	CSTPAY	ePay VISA	Donald & Dorothy 77 21503	40.00		40.00
08/24/22	BNKDEP	D142172	ePay Provider Deposit: Blackhorse Estates III-FFB		40.00	0.00
09/30/22	CSTPAY	ePay MC	Antonius & Veronic 790 21507	40.00		40.00
1200 Undeposited Funds Beg Bal:				0.00	Activity: 40.00	120.00
				80.00	40.00	
2003 Owner Contributions (Other Current Liability)						89,880.71
07/15/22	BNKDEP	D140116	Blackhorse Estates III-FFB		8,039.17	97,919.88
09/30/22	JOURNL	J24194	balance sheet reconciled between AD 1 and AD 2		6,329.63	91,590.25
2003 Owner Contributions Beg Bal:				89,880.71	Activity: 1,709.54	6,329.63
				8,039.17	91,590.25	
4406 Keys & Transmitters (Income)						0.00
07/15/22	CHPAID	3597	Bryan Analla 727 Alloc to 'Remote' Ch date: 7/15/		40.00	40.00
08/19/22	CHPAID	ePay VISA	Donald & Dorothy 77 Alloc to 'Remote' Ch date: 8/19/		40.00	80.00
09/30/22	CHPAID	ePay MC	Antonius & Veronic 790 Alloc to 'Remote' Ch date: 9/30/		40.00	120.00
4406 Keys & Transmitters Beg Bal:				0.00	Activity: 120.00	0.00
				120.00	120.00	120.00
61200 Office Expense (Expense)						0.00
08/03/22	CHKITM	518	Regency Property Management: Invoice: 35686 // Blackhorse H	22.51		22.51

Date	Type	Reference	Description	Debit	Credit	Balance	
08/25/22	CHKITM	520	Regency Property Management: Inv: 36796 // 28066 // Black Ho	9.61		32.12	
09/20/22	CHKITM	524	Regency Property Management: Copies and Postage and Ballo	74.60		106.72	
61200 Office Expense			Beg Bal: 0.00	Activity: 106.72	106.72	0.00	106.72
60004 Bank Fees (Expense) 0.00							
07/31/22	JOURNL	J23453	Corporate Account Analysis Charge June and July	10.00		10.00	
60004 Bank Fees			Beg Bal: 0.00	Activity: 10.00	10.00	0.00	10.00
61900 Telephone Gate (Expense) 0.00							
07/01/22	CHKITM	ACH	American Express Credit Card: 06/15/22 -CCV HOA // Phone B	104.87		104.87	
09/07/22	CHKITM	523	Regency Property Management: Regency Paid DoorKing Inc In	169.01		273.88	
61900 Telephone Gate			Beg Bal: 0.00	Activity: 273.88	273.88	0.00	273.88
62100 Gate Repair/Maintenance (Expense) 0.00							
08/25/22	CHKITM	AV31	Expert Gate Repair: Invoice: 13045 // Country View HOA	240.00		240.00	
62100 Gate Repair/Maintenance			Beg Bal: 0.00	Activity: 240.00	240.00	0.00	240.00
62150 Street Sweep Service (Expense) 0.00							
07/20/22	CHKITM	514	Guardian Western Sweeping, INC: Invoice: 374994 // Cambridg	160.16		160.16	
08/25/22	CHKITM	521	Guardian Western Sweeping, INC: Invoice:375237// Cambridge	160.16		320.32	
62150 Street Sweep Service			Beg Bal: 0.00	Activity: 320.32	320.32	0.00	320.32
64000 Landscape Service (Expense) 0.00							
07/27/22	CHKITM	AV27	BrightView Landscape Service Inc.: Invoice: 7956780 // Custorr	541.08		541.08	
08/03/22	CHKITM	AV29	BrightView Landscape Service Inc.: Invoice: 21792158 // Cambi	548.47		1,089.55	
08/31/22	CHKITM	AV32	BrightView Landscape Service Inc.: Invoice: 8045075 // Custom	548.47		1,638.02	
64000 Landscape Service			Beg Bal: 0.00	Activity: 1,638.02	1,638.02	0.00	1,638.02
63000 Gas & Electric (Expense) 0.00							
08/05/22	CHKITM	519	PG&E: Acct: 0042707453-9 // 269 Oak Ave	1.61		1.61	
08/05/22	CHKITM	519	PG&E: Acct: 6542845756-1 // 149 Oak Ave	8.93		10.54	
09/20/22	CHKITM	525	PG&E: Acct 0042707453-9//Country View // 269 Oak Ave	17.81		28.35	
09/20/22	CHKITM	525	PG&E: Acct 6542845756-1//Country View // 149 Oak Ave	37.64		65.99	
09/27/22	CHKITM	526	City of Clovis, Finance Department: Invoice: A20782679 // Acct:	613.99		679.98	
63000 Gas & Electric			Beg Bal: 0.00	Activity: 679.98	679.98	0.00	679.98
63100 Water, Sewer (Expense) 0.00							
07/21/22	CHKITM	515	City of Clovis: Acct: 081-014796.01 // 596 W Stuart Ave	70.14		70.14	
09/27/22	CHKITM	527	City of Clovis: 463-422662.01 // Alluvial	76.45		146.59	
63100 Water, Sewer			Beg Bal: 0.00	Activity: 146.59	146.59	0.00	146.59
65000 Management Fees (Expense) 0.00							
07/31/22	CHKITM	516	Regency Property Management: Management fees for multiple	3,759.51		3,759.51	
08/01/22	CHKITM	517	Regency Property Management: Management fees for multiple	1,253.17		5,012.68	
09/01/22	CHKITM	522	Regency Property Management: Management fees for multiple	1,253.17		6,265.85	
65000 Management Fees			Beg Bal: 0.00	Activity: 6,265.85	6,265.85	0.00	6,265.85
65100 Property/Liability Insurance (Expense) 0.00							
08/18/22	CHKITM	ACH	State Farm Insurance: Acct # 1036-3217-12 / Blackhorse Estate	413.35		413.35	
65100 Property/Liability Insurance			Beg Bal: 0.00	Activity: 413.35	413.35	0.00	413.35
Totals:				24,663.51	24,663.51		

Aged Payables

Property: Country View - (81) Blackhorse
 Bill Dates as of Friday September 30, 2022

Chart Name	Account #	61+ (P)	60-31 (P)	30-1 (P)	0-30	31-60	61+	Total
PG&E								
	63000 Gas & Electric				40.29			40.29
	63000 Gas & Electric				20.20			20.20
		0.00	0.00	0.00	60.49	0.00	0.00	60.49
		0.00	0.00	0.00	60.49	0.00	0.00	60.49

Chart Account Summary

Chart Account	Amount
63000 Gas & Electric	60.49
	60.49

Payable Summary by Property

Property	Amount
Country View - (81) Blackhorse	60.49
	60.49

Check / Deposit Listing

Property: Country View - (81) Blackhorse
 Blackhorse Estates III PNC 1555, Blackhorse Estates III-FFB
 All Transactions
 Date Range: 07/01/22 - 09/30/22

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III-FFB						
7/1/22	ACH	American Express Credit Card	06/15/22 -CCV HOA // Phone Bill Auto Pa Y			104.87
7/15/22	D140115			Y	40.00	
7/15/22	D140116			Y	8,039.17	
7/20/22	514	Guardian Western Sweeping, INC	Invoice: 374994 // Cambridge Country Vie Y			160.16
7/21/22	515	City of Clovis	Acct: 463-342238.01 //AD Area 1 , Acct: 4 Y			70.14
7/27/22	AV27	BrightView Landscape Service Inc.	Invoice: 7956780 // Customer # 2172158 / Y			541.08
7/31/22	516	Regency Property Management	Management fees for multiple properties. Y			3,759.51
8/1/22	517	Regency Property Management	Management fees for multiple properties. Y			1,253.17
8/3/22	518	Regency Property Management	Invoice: 35686 // Blackhorse HOA Y			22.51
8/3/22	AV29	BrightView Landscape Service Inc.	Invoice: 21792158 // Cambridge Country V Y			548.47
8/5/22	519	PG&E	Acct: 1199050206-1 // 501 N Minnewawa Y			10.54
8/18/22	ACH	State Farm Insurance	Acct # 1036-3217-12 / Blackhorse Estates Y			413.35
8/24/22	D142172	ePay Provider Deposit: Blackhorse Estate:		Y	40.00	
8/25/22	520	Regency Property Management	Inv: 36796 // 28066 // Black Horse Y			9.61
8/25/22	521	Guardian Western Sweeping, INC	Invoice:375237// Cambridge Country View Y			160.16
8/25/22	AV31	Expert Gate Repair	Invoice: 13045 // Country View HOA Y			240.00
8/31/22	AV32	BrightView Landscape Service Inc.	Invoice: 8045075 // Customer # 21792158 Y			548.47
9/1/22	522	Regency Property Management	Management fees for multiple properties. Y			1,253.17
9/7/22	523	Regency Property Management	Regency Paid DoorKing Inc Invoice 18699 Y			169.01
9/20/22	524	Regency Property Management	Copies and Postage and Ballot Env. Invoic Y			74.60
9/20/22	525	PG&E	Acct 0042707453-9//Country View // 269 Y			55.45
9/27/22	526	City of Clovis, Finance Department	Invoice: AR00108377 // AD Area 1 & 2 N			613.99
9/27/22	527	City of Clovis	463-422662.01 // Alluvial , 463-342238.01 N			76.45

Totals of Deposits/Payments for Bank 8,119.17 10,084.71

Blackhorse Estates III PNC 1555						
7/31/22	J23453			Y		10.00

Totals of Deposits/Payments for Bank 0.00 10.00

	8,119.17	10,094.71
Totals:		
Counts:	3	21
Balance of listed transactions:		-1,975.54

Check Worksheet

Vendor: American Express Credit Card
Address: PO Box 0001
 Los Angeles, CA 90096-8000
Bank: 77619 Blackhorse Estates III-FFB
Memo: 06/15/22 -CCV HOA // Phone Bill Auto Pay

Check #: ACH
Date: 07/01/2022
Status: Printed
Cleared: No
Amount: 104.87

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
06/15/2022	06/15/2022	06/15/22 -CCV HOA	06/15/22 -CCV HOA // Phone Bill Auto Pay	104.87	104.87

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	61900 Telephone Gate	06/15/22 -CCV HOA // Phone Bill Auto Pay	104.87
					104.87



CHECK REQUEST

Property: Cambridge Country View

Description: Phone Bill- Auto Pay

Owner Name: _____

Checked needed by: ASAP

Amount: \$ 104.87

Approved: Allison Najera

Payee: AMEX

Date: 6/9/22

CHARGED JUN 30 2022



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

Page 1 of 2
 Account Number 559 297-9343 165 5
 Billing Date May 19, 2022
 Web Site att.com

Bill-At-A-Glance	
Previous Bill	146.18
Payment Received 5-11 Thank you!	146.18CR
Adjustments	.00
Balance	.00
Current Charges	104.87
Amount to be Debited	\$104.87
Your Credit Card will be Debited by	Jun 9, 2022

Plans and Services	
Monthly Service - May 19 thru Jun 19	
1. Bus Local Calling Unlimited A	89.00
Measured Rate Business Service	
Unlimited Local Usage	
Call Forwarding	
Caller ID	
Three-Way Calling	
Company Fees and Surcharges	
2. Federal Subscriber Line Charge	7.81
3. State Regulatory Fee	.44
4. Federal Universal Service Fee	2.46
5. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	14.81
Government Fees and Taxes	
6. CA High Cost Fund Surcharge - A:	.59
7. CA High Cost Fund - B and CA Advanced Svc Fund	.86
8. California Teleconnect Fund Surcharge	.65
9. Universal Lifeline Telephone Service Surcharge	3.99
10. CA Relay Service and Communications Devices Fund	.94
11. State E911 Surcharge	.30
12. Federal	2.73
Total Government Fees and Taxes	10.06
Total Plans and Services	104.87

Billing Summary		
Online: att.com/myatt	Page	
Plans and Services	1	104.87
1 800 750-2355		
Total Current Charges		104.87

61900

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 \$83.07. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION
 Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

- News You Can Use Summary**
- PREVENT DISCONNECT
 - COST ASSESSMENT CHRG
 - DISASTER GUIDELINES
 - CARRIER INFORMATION
 - EMAIL MY INVOICE
 - STILL GETTING PAPER?
- 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.

Your Credit Card will be Debited by **Jun 9, 2022** Amount to Be Debited **\$104.87**



Billing Date May 19, 2022 Account Number **559 297-9343 165 5** REGENCY PROPERTY MANAGEMENT
 331 W SHIELDS AVE
 FRESNO CA 93705 - 4106

AT&T
 PO BOX 6025
 CAROL STREAM IL 60197-5025

1000 55929793431655 9000000022160 15912000000000000000000010487

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
6/30/2022	374994

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

CHARGED JUL 15 2022

TERMS	DUE DATE	ACCOUNT #
Net 30	7/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
PAID JUL 19 2022		
CK 514		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
ALLUVIAL	463-422662.01	05/01/2022 to 06/30/2022

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
07/31/2022	\$ 70.14

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
5015	4977	38	86	32

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
04/08/2022 - 06/09/2022	62	38	0.6129

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
04/08/2013 - 06/07/2013	60	32	0.5333
06/07/2013 - 08/12/2013	66	55	0.8333
08/12/2013 - 10/07/2013	56	46	0.8214

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	35.45
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	70.14

RECEIVED
JUL 18 2022
BY: _____

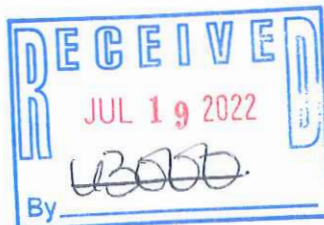
PAID JUL 21 2022
CKSIS

Adjustments	0.00
Payments	-35.45
TOTAL DUE	\$ 70.14

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

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

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



Customer #: 21792158
 Invoice #: 7956780
 Invoice Date: 7/1/2022
 Cust PO #:

AD 2 64000

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For July	527.88
311800014	CAMBRIDGE COUNTRY VIEW 2.5% Fuel Surcharge For July	13.20
CHARGED JUL 21 2022 PAID JUL 27 2022 AV 27		
Total invoice amount		541.08
Tax amount		
Balance due		541.08

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 #: 7956780
 Invoice Date: 7/1/2022

Amount Due:	\$541.08
-------------	----------

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

Gina

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
Fresno, CA 93705
Bank: 77619 Blackhorse Estates III-FFB
Memo: Management fees for multiple properties.

Check #: 516
Date: 07/31/2022
Status: Printed
Cleared: Yes
Amount: 5,994.51

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		3,759.51
AD Area 1		<input type="checkbox"/>	65000 Management Fees		2,235.00
					5,994.51

3 @ 1253.17

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III-FFB
Memo: Management fees for multiple properties.

Check #: 517
Date: 08/01/2022
Status: Printed
Cleared: Yes
Amount: 1,998.17

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		1,253.17
AD Area 1		<input type="checkbox"/>	65000 Management Fees		745.00
					1,998.17



INVOICE

#64000

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

Customer #: 21792158
Invoice #: 7998233
Invoice Date: 8/1/2022
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For August	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For August	20.59
Total invoice amount		548.47
Tax amount		
Balance due		548.47

CHARGED JUL 28 2022

PA J AUG 03 2022
 AV29

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 #: 7998233
 Invoice Date: 8/1/2022

Amount Due:	\$548.47
--------------------	-----------------

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

BLACK HORSE CV

Account No: 6542845756-1
Statement Date: 07/26/2022
Due Date: 08/12/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$31.17
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$31.17
Current Electric Charges	\$40.10

Total Amount Due by 08/12/2022 \$8.93

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

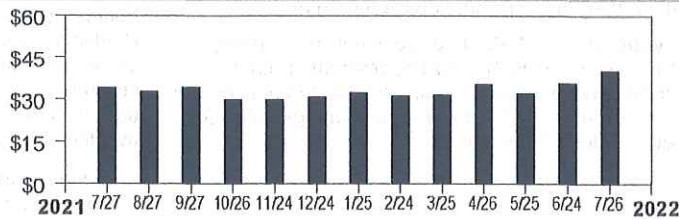
CHARGED AUG 03 2022

RECEIVED
JUL 29 2022
BY: _____

PAID AUG 05 2022
CS19

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
2.66	2.69	2.72
Electric kWh / Day		

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

Important Messages

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.

CHECKED AUG 01 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 07/26/2022
Due Date: 08/12/2022

Details of Electric Charges

06/24/2022 - 07/25/2022 (32 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

06/24/2022 - 07/25/2022

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Peak	18.899200 kWh @ \$0.38827	7.34
Part Peak	14.712000 kWh @ \$0.33904	4.99
Off Peak	53.491200 kWh @ \$0.31824	17.02
PDP Program Details		
Peak Usage Credits	18.899200 kWh @ -\$0.05667	-1.07
Part Peak Usage Credits	14.712000 kWh @ -\$0.01683	-0.25
Event Day Charges	2.543900 kWh @ \$0.60000	1.53
Energy Commission Tax		0.03

\$40.10

Usage For This Period's Event Days (4PM to 9PM)

06/27/2022	0.674500 kWh	07/18/2022	0.641300 kWh
07/11/2022	0.620900 kWh	07/21/2022	0.607200 kWh

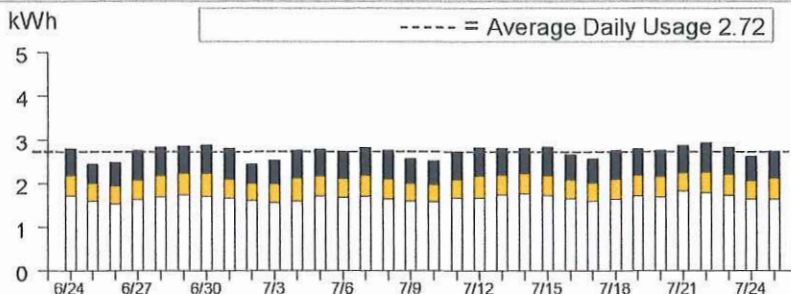
Service Information

Meter #	1004466471
Total Usage	87.102400 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 87.102400 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	21.69%	\$7.34
Part Peak ²	16.90%	\$4.99
Off Peak ³	61.41%	\$17.02
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

Black Horse

Account No: 0042707453-9
Statement Date: 07/26/2022
Due Date: 08/12/2022

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$17.32
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$17.32
Current Electric Charges	\$18.93

Total Amount Due by 08/12/2022 \$1.61

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

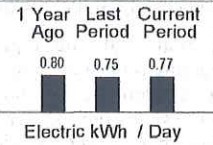
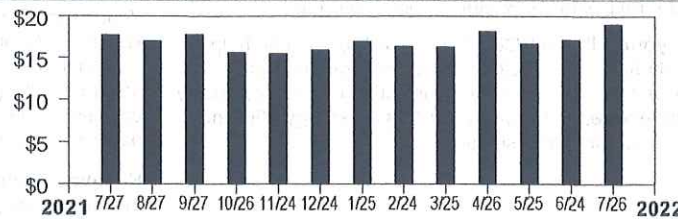
RECEIVED
JUL 29 2022
BY: _____

PAID AUG 03 2022
CK 519

CHARGED AUG 03 2022

Electric Monthly Billing History

Daily Usage Comparison



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

Important Messages

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.

CHECKED AUG 01 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 07/26/2022
Due Date: 08/12/2022

Details of Electric Charges

06/24/2022 - 07/25/2022 (32 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

06/24/2022 - 07/25/2022

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Peak	6.049000 kWh @ \$0.38827	2.35
Part Peak	4.101000 kWh @ \$0.33904	1.39
Off Peak	14.513000 kWh @ \$0.31824	4.62
PDP Program Details		
Peak Usage Credits	6.049000 kWh @ -\$0.05667	-0.34
Part Peak Usage Credits	4.101000 kWh @ -\$0.01683	-0.07
Event Day Charges	0.759000 kWh @ \$0.60000	0.46
Energy Commission Tax		0.01

\$18.93

Usage For This Period's Event Days (4PM to 9PM)

06/27/2022	0.208000 kWh	07/18/2022	0.159000 kWh
07/11/2022	0.199000 kWh	07/21/2022	0.193000 kWh

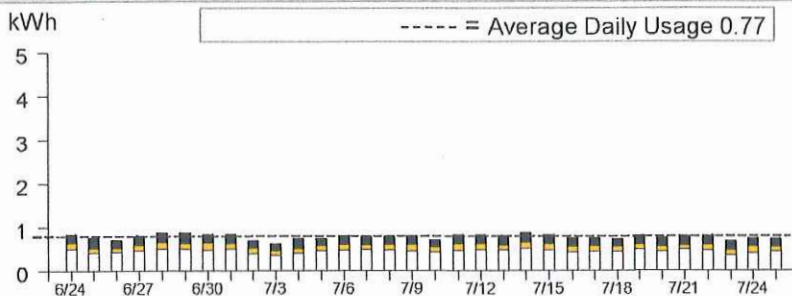
Service Information

Meter #	1008817939
Total Usage	24.663000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 24.663000 kWh, 32 billing days



	Usage	Energy Charges
■ Peak ¹	24.52%	\$2.35
■ Part Peak ²	16.64%	\$1.39
■ Off Peak ³	58.84%	\$4.62
■ 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: 3035780542-0
Statement Date: 08/01/2022
Due Date: 08/18/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$19.73
Payment(s) Received Since Last Statement	-50.04
Outstanding Credit Balance	<u>-\$30.31</u>
Current Electric Charges	\$10.82

Questions about your bill?

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

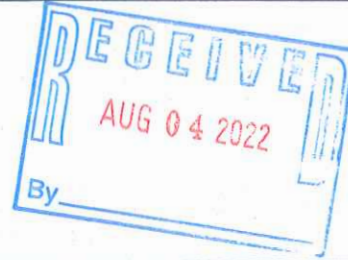
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

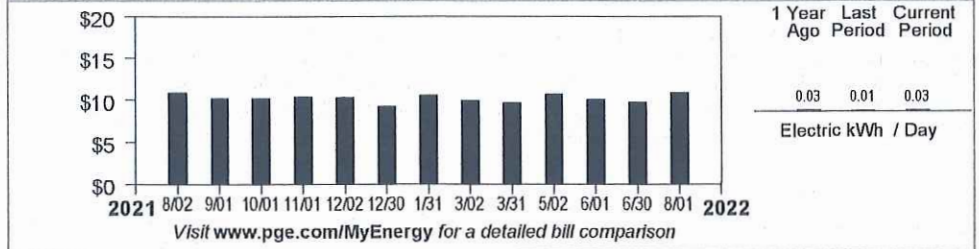
Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$19.49**



Electric Monthly Billing History

Daily Usage Comparison



Important Messages

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.

9990303578054200000001082000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

886630021737 01 AV 0.45 123 3967 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: 08/01/2022

Due Date: 08/18/2022

Details of Electric Charges

06/30/2022 - 07/31/2022 (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

06/30/2022 - 07/31/2022

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Part Peak	0.210700 kWh @ \$0.33904	0.07
Off Peak	0.738580 kWh @ \$0.31824	0.24

\$10.82

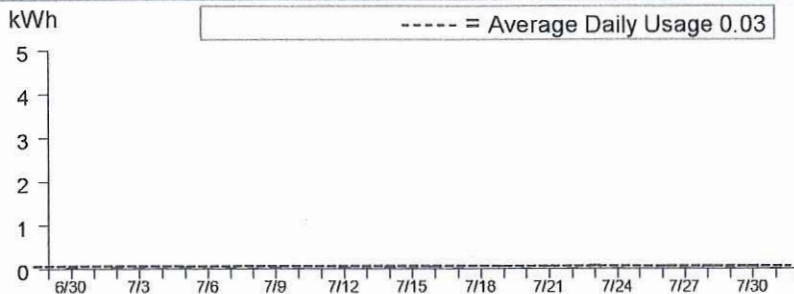
Usage For This Period's Event Days (4PM to 9PM)

07/11/2022	0.000000 kWh	07/21/2022	0.000000 kWh
07/18/2022	0.000000 kWh		

Service Information

Meter #	1005685850
Total Usage	0.949280 kWh
Serial	H
Rotating Outage Block	2A

Electric Usage This Period: 0.949280 kWh, 32 billing days



	Usage	Energy Charges
■ Peak ¹	0.00%	\$0.00
■ Part Peak ²	22.20%	\$0.07
■ Off Peak ³	77.80%	\$0.24
■ 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: 3077447206-9
Statement Date: 08/01/2022
Due Date: 08/18/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$81.11
Payment(s) Received Since Last Statement	-203.81
Outstanding Credit Balance	<u>-\$122.70</u>
Current Electric Charges	\$46.26

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

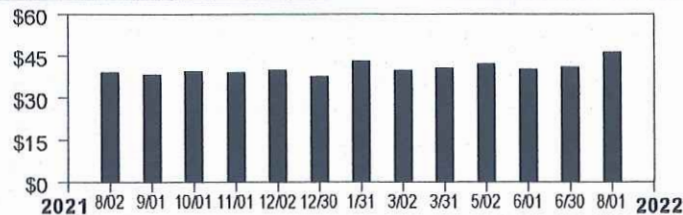
CREDIT BALANCE - NO PAYMENT DUE

-\$76.44



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Current Period	Current Period
3.19	3.29	3.35
Electric kWh / Day		

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

Important Messages

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.

999030774472069000000462600000000000



Account Number:
3077447206-9

Total Amount Due:
No Payment Due

886630021734 01 AV 0.45 123 3964 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: 3077447206-9
Statement Date: 08/01/2022
Due Date: 08/18/2022

Details of Electric Charges

06/30/2022 - 07/31/2022 (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

06/30/2022 - 07/31/2022

Customer Charge	32 days @ \$0.32854	\$10.51
Energy Charges		
Peak	20.51000 kWh @ \$0.38827	7.96
Part Peak	19.91700 kWh @ \$0.33904	6.75
Off Peak	66.85600 kWh @ \$0.31824	21.28
PDP Program Details		
Peak Usage Credits	20.51000 kWh @ -\$0.05667	-1.16
Part Peak Usage Credits	19.91700 kWh @ -\$0.01683	-0.34
Event Day Charges	2.05140 kWh @ \$0.60000	1.23
Energy Commission Tax		0.03

\$46.26

Usage For This Period's Event Days (4PM to 9PM)

07/11/2022	0.638800 kWh	07/21/2022	0.689000 kWh
07/18/2022	0.723600 kWh		

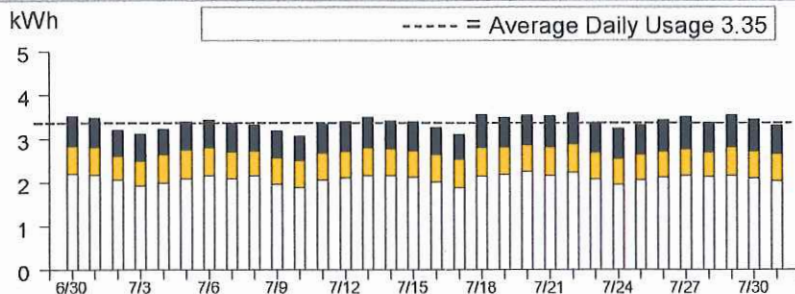
Service Information

Meter #	1005685883
Total Usage	107.283000 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 107.283000 kWh, 32 billing days



	Usage	Energy Charges
■ Peak ¹	19.11%	\$7.96
■ Part Peak ²	18.58%	\$6.75
■ Off Peak ³	62.31%	\$21.28
■ 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.

State Farm Payment Plan
 PO Box 52265
 Phoenix AZ 85072-2265



AT1 001636 0006 1036-3217-12 55-0AED

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

ST-1
 0101-1000

Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
 Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: September 9, 2022



Agent Kevin Lowry
 3644 E Ashlan Ave
 Fresno CA 93726-2161
 Phone: 559-274-9262



Important Information

- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after August 10, 2022 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

AD 1 229.64
 AD 2 413.35

PAID AUG 18 2022
 ACH

1004429 143163 203 01-30-2015

SFPP Account 1036-3217-12

Page 1 of 2

Prepared August 10, 2022

↓ Please fold and tear here ↓

Ways to Pay



Online
 PC or
 mobile devices



Mobile
 Use State Farm
 mobile app



Mail
 Send us
 a check



Call
 Automated Line: 1-800-440-0998
 Your agent: 559-274-9262



Walk In
 See your
 State Farm Agent

Key code: 4844229630

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
 SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
Please pay by September 9, 2022
 Make payment to State Farm

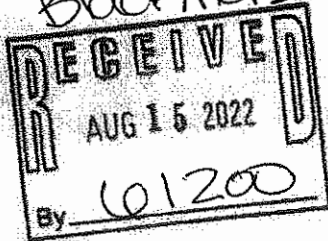
1200209303
 State Farm Insurance Companies
 P.O. Box 680001
 Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	0930
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Regency Property
 331 W. Shields Ave
 Fresno, CA 93705
 Office: 559-221-3170
 Fax: 559-225-3174



Blackhorse - Camb CU

Invoice

Invoice No.	Invoice Date
36796	08/15/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
14.95	

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
29	Color Copies	0.35	10.15
20	Black and White Copies	0.24	4.80
	AD 1 5.34		
	AD 2 9.61		
	CHARGED AUG 23 2022		
	PAID AUG 25 2022		
	ck 520		
	Sub Total		14.95
	Tax		0.00
	TOTAL		14.95

Comments

Thank you for Your Business Month of July!

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

CCU

RECEIVED AUG 17 2022

LOZISO

AN

DATE	INVOICE #
7/31/2022	375237

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

TERMS	DUE DATE	ACCOUNT #
Net 30	8/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
CHARGED AUG 23 2022		
PAID AUG 25 2022		
CK 521		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

Allison



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

62100

INVOICE

BILL TO
Country View C/O Regency
Clovis, Ca

INVOICE # 13045
DATE 08/22/2022
DUE DATE 09/21/2022
TERMS Net 30

CHARGED AUG 24 2022

ACTIVITY	QTY	RATE	AMOUNT
Labor Check gate open.	1	240.00	240.00

Found firelock missing. Repaired box, installed new lock and welded chain to it.

BALANCE DUE

\$240.00

PAID AUG 25 2022

AV 31



INVOICE

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

Customer #: 21792158
Invoice #: 8045075
Invoice Date: 9/1/2022
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For September	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For September	20.59
CHARGED AUG 29 2022		
PAID AV32		
Total invoice amount		548.47
Tax amount		
Balance due		548.47

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 #: 8045075
Invoice Date: 9/1/2022

Amount Due: \$548.47

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

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

Fresno First Bank
 7690 N Palm Ave #101
 Fresno, CA 93711

522

09/01/2022

REGENCY PROPERTY

1,998.17**

ONE THOUSAND NINE HUNDRED NINETY EIGHT DOLLARS AND 17/100 *****

REGENCY PROPERTY
 331 W. Shields Ave
 Fresno, CA 93705

Brad Hurdle

Management fees for multiple properties.

⑈ 5 2 2 ⑈ ⑆ 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 4299A
 09/01/2022 Regency Property

522

Management fees for multiple properties.

\$ 1,998.17

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,253.17
AD Area 1		65000 Management Fees		745.00

WA Funding itf
 Blackhorse Estates III
 Tract 4299A
 09/01/2022 Regency Property

522

Management fees for multiple properties.

\$ 1,998.17

Prop	Unit	Account	Comment	Amount
AD Area 2		65000 Management Fees		1,253.17
AD Area 1		65000 Management Fees		745.00

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

Invoice

Invoice No.	Invoice Date
35686	07/26/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
35.01	

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
114	Black and White Copies	0.24	27.36
1	Postage	7.65	7.65
CHECKED AUG 01 2022 CHECKED AUG 02 2022 PAID AUG 03 2022 CR 518 AD 1 12.50 AD 2 22.50 Blackhorse RECEIVED JUL 26 2022 By <u>61200</u>			
Sub Total			35.01
Tax			0.00
TOTAL			35.01

Comments

Thank you for Your Business Month of June!

DKS Cellular Subscription

DoorKing Inc.
IMServer Payments
120 S. Glasgow Avenue
Inglewood, CA 90301
(800) 826-7493

INVOICE #1869972
INVOICE DATE September 1, 2022

SUBSCRIBER
Gina Dobson
Regency Property
331 W. Shield Ave
Fresno, CA 93705

INVOICE
User ID: **RegencyProperty**
Period Starts: September 1, 2022
Period Ends: August 31, 2023

Cell Systems

9/1/2022 8/31/2023 County View	559 297 9343 5757 95	\$	131.45
9/1/2022 8/31/2023 Rennisance	559 297 9317 8060 48	\$	131.45
		Total	\$ 262.90

AD 1 ~~2~~
93.89 169.01
61900

PAID SEP 07 2022
CK 523



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1

Statement Date: 08/25/2022

Due Date: 09/12/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$8.93
Payment(s) Received Since Last Statement	-8.93
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$37.64

Total Amount Due by 09/12/2022 \$37.64

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

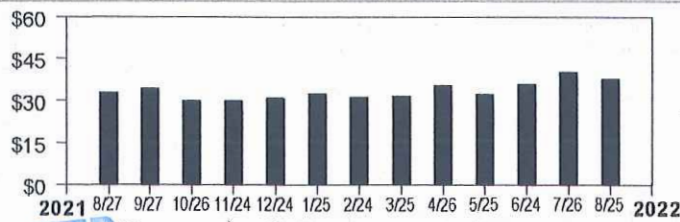
Peak Day Pricing Plan

PAID SEP 20 2022

CK 525

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
2.67	2.72	2.77
Electric kWh / Day		

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

4300
RECEIVED
AUG 29 2022
BY: CW

CHECKED SEP 01 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 08/25/2022
Due Date: 09/12/2022

Details of Electric Charges

07/26/2022 - 08/24/2022 (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

07/26/2022 - 08/24/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	18.763200 kWh @ \$0.38827	7.29
Part Peak	13.893900 kWh @ \$0.33904	4.71
Off Peak	50.371100 kWh @ \$0.31824	16.03
PDP Program Details		
Peak Usage Credits	18.763200 kWh @ -\$0.05667	-1.06
Part Peak Usage Credits	13.893900 kWh @ -\$0.01683	-0.23
Event Day Charges	1.692700 kWh @ \$0.60000	1.02
Energy Commission Tax		0.02

\$37.64

Usage For This Period's Event Days (4PM to 9PM)

08/16/2022	0.655400 kWh	08/19/2022	0.425700 kWh
08/17/2022	0.611600 kWh		

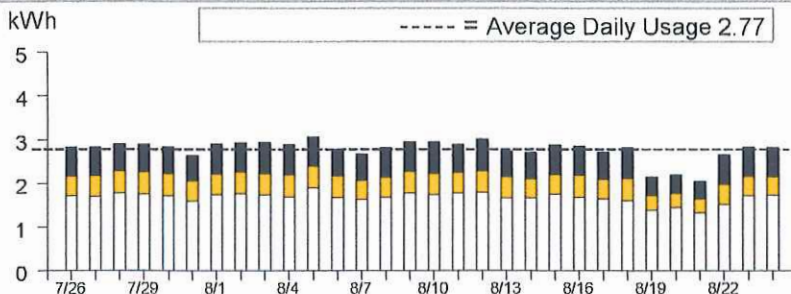
Service Information

Meter #	1004466471
Total Usage	83.028200 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 83.028200 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	22.59%	\$7.29
Part Peak ²	16.75%	\$4.71
Off Peak ³	60.66%	\$16.03
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: 0042707453-9
Statement Date: 08/25/2022
Due Date: 09/12/2022

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$1.61
Payment(s) Received Since Last Statement	-1.61
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$17.81

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 09/12/2022 *CCW* **\$17.81**

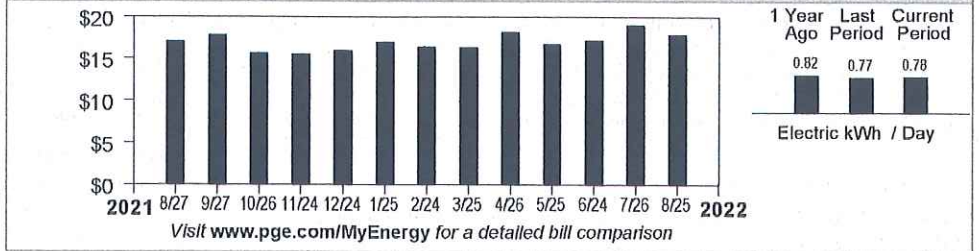
RECEIVED
AUG 29 2022
BY: *W3CW*

W

CHECKED SEP 01 2022

Electric Monthly Billing History

Daily Usage Comparison



PAID SEP 20 2022
ck 525



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 08/25/2022
Due Date: 09/12/2022

Details of Electric Charges

07/26/2022 - 08/24/2022 (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

07/26/2022 - 08/24/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	5.739000 kWh @ \$0.38827	2.23
Part Peak	3.823000 kWh @ \$0.33904	1.30
Off Peak	13.975000 kWh @ \$0.31824	4.45
PDP Program Details		
Peak Usage Credits	5.739000 kWh @ -\$0.05667	-0.33
Part Peak Usage Credits	3.823000 kWh @ -\$0.01683	-0.06
Event Day Charges	0.575000 kWh @ \$0.60000	0.35
Energy Commission Tax		0.01

\$17.81

Usage For This Period's Event Days (4PM to 9PM)

08/16/2022	0.194000 kWh	08/19/2022	0.201000 kWh
08/17/2022	0.180000 kWh		

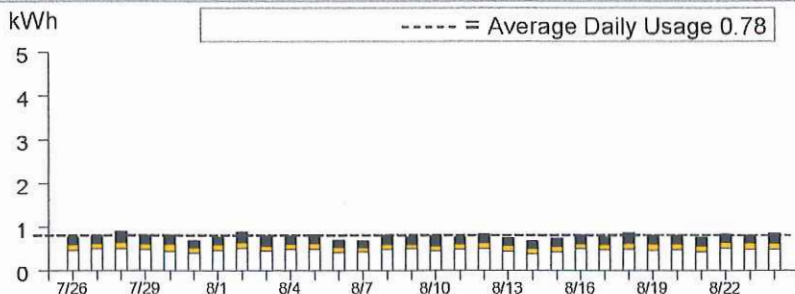
Service Information

Meter #	1008817939
Total Usage	23.537000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 23.537000 kWh, 30 billing days



	Usage	Energy Charges
 Peak ¹	24.38%	\$2.23
 Part Peak ²	16.25%	\$1.30
 Off Peak ³	59.37%	\$4.45
 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.



CITY of CLOVIS

INVOICE / STATEMENT



AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 09/06/2022
DUE DATE: 09/30/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to	09/01/2022			1,972.36
09/02/2022	09/2022 STREET LIGHT BILLING	A21933770	493.09	0.00	2,465.45
09/02/2022	768 SPRUCE FIRE INSP	A21938772	231.00	0.00	2,696.45
09/02/2022	728 SPRUCE FIRE INSP	A21938808	231.00	0.00	2,927.45
	Ending Balance as of	09/06/2022	955.09	0.00	2,927.45
Total Due:					\$2,927.45

CHARGED SEP 21 2022

AD 1 341.10
AD 2 613.99

CHECKED SEP 18 2022

PAID SEP 27 2022
CK 526

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: 09/06/2022
DUE DATE: 09/30/2022
AMOUNT DUE: \$2,927.45

City of Clovis

SERVICE BILLING REQUEST

DATE: 8/15/2022

BILL TO: Regency Properties
331 W Shields
Fresno, CA 93705

A/R ID: 108377

Transaction Description: 768 Spruce - 07/22/2022

REASON FOR BILLING: State Mandated Fire & Life Safety Annual Inspection - First Visit completed on 7/22/2022
Inspected by : Garrett Rogers, Fire Inspector
Inspection Report Mailed Previously

Itemized Charges	Account#	Amount
R-2 OCCUPANCY - 3 Units	62000-46326	\$ 231.00
	PAID SEP 21 2022	
TOTAL DUE	62000-46326	\$ 231.00

ISSUED BY: DEPT:

Please send the attached letter or form along with the invoice... Yes No

Finance Department Use

Account Distribution:

Invoice# Issued:

City of Clovis

SERVICE BILLING REQUEST

DATE: 8/15/2022

BILL TO: Regency Properties
331 W Shields
Fresno, CA 93705

A/R ID: 108377

Transaction Description: 728 Spruce - 07/22/2022

REASON FOR BILLING: State Mandated Fire & Life Safety Annual Inspection - First Visit completed on 7/22/2022
Inspected by : Garrett Rogers, Fire Inspector
Inspection Report Mailed Previously

Itemized Charges	Account#	Amount
R-2 OCCUPANCY - 3 Units	62000-46326	\$ 231.00
TOTAL DUE	62000-46326	\$ 231.00

PAID SEP 27 2022

ISSUED BY: DEPT:

Please send the attached letter or form along with the invoice... Yes No

Finance Department Use

Account Distribution:

Invoice# Issued:

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
ALLUVIAL	463-422662.01	07/01/2022 to 08/31/2022

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
09/30/2022	\$ 76.45

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
5056	5015	41	85	55

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
06/09/2022 - 08/05/2022	57	41	0.7192

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
06/07/2013 - 08/12/2013	66	55	0.8333
08/12/2013 - 10/07/2013	56	46	0.8214
10/07/2013 - 12/04/2013	58	49	0.8448

BILLING SUMMARY

Previous Balance	70.14
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	76.45
CHECKED SEP 20 2022	
PAID SEP 27 2022 CK 527	
Adjustments	0.00
Payments	-70.14
TOTAL DUE	\$ 76.45

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.

RECEIVED
SEP 19 2022
BY:

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

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

Blackhorse Estates HOA

July - September 2022

FINAL PAGE

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

Q-2

Oct - Dec 2022

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.

December 2022

Report Title	Page #
* Balance Sheet	1
* Bank Statement	2 - 14
* Renaissance Financials	15 - 65
* Country View Financials	66 - 112

Balance Sheet

Properties: Country View - (81) Blackhorse ,Renaissance - (45) Blackhorse
As of 12/31/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	807.30
Total Bank	807.30

TOTAL ASSETS

807.30

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	171,215.94
Total Other Current Liability	171,215.94

Total Liabilities

171,215.94

Equity

3000 Net Income	-33,659.84
3001 Retained Earnings	-153,796.94
3042 Blackstone Crossroads LLC Draws	17,048.14

Total Equity

-170,408.64

TOTAL LIABILITIES & EQUITY

807.30

Bank Reconciliation Report

Blackhorse Estates III-FFB

Reconciled on: 10/31/22

Deposits

Date	Ref #	Details	Amount
10/05/22	D144374	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III-FFB	40.00
10/19/22	D145246	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III-FFB	40.00
			80.00

Payments

Date	Ref #	Details	Amount
09/27/22	526	City of Clovis	955.09
09/27/22	527	City of Clovis	230.45
10/05/22	ACH	American Express Credit Card	111.04
10/13/22	528	PG&E	79.29
10/19/22	529	Regency Property	115.60
			1,491.47

Summary

Beginning Balance:	1,636.40
+ Selected Deposits (2)	80.00
- Selected Payments (5)	1,491.47
Ending Balance:	224.93
Goal:	224.93
Difference:	0.00

Reconciled Balance	224.93
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	224.93



FINANCIAL SERVICES STATEMENT



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



Statement Date: 10/31/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 09/30/22		1,636.40
Debits	4	1,380.43
Automatic Withdrawals	1	111.04
Automatic Deposits	2	80.00+
Ending Balance On 10/31/22		224.93
Average Balance (Ledger)	546.05 +	

ALL CREDIT ACTIVITY

Date	Description	Amount
10/05/22	PAYLEASE.COM CREDIT	40.00
10/19/22	PAYLEASE.COM CREDIT	40.00

ELECTRONIC DEBITS

Date	Description	Amount
10/05/22	AMEX - RENAISSANCE-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 5309265	111.04

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
10/07/22	526	955.09	10/19/22	528	79.29			
10/06/22	527	230.45	10/19/22	529	115.60			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 09/30/22 was 1,636.40

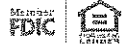
Date	Balance	Date	Balance
10/05/22	1,565.36	10/07/22	379.82
10/06/22	1,334.91	10/19/22	224.93



FresnoFirstBank.com
559.439.0200

7690 N Palm Ave
Fresno, CA 93711

FINANCIAL SERVICES STATEMENT



Statement Date: 10/31/2022

Account No.:

*****7619 Page: 2

This Statement Cycle Reflects 31 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**

Continued

1/3810/2



IMAGE STATEMENT

WA Funding Inc
 Blackhorse Estates III
 331 W 4th Ave
 Fresno, CA 93709

955.09

Fresno First Bank
 228 W Palm Ave #101
 Fresno, CA 93711

526
 09/27/2022

CITY OF CLOVIS : 955.09****

NINE HUNDRED FIFTY FIVE DOLLARS AND 00/100 *****

CITY OF CLOVIS
 10333 500 St
 Clovis, CA 93317

Beaul Haudice

⑆526⑆ ⑆121144146⑆ 100077619⑆

AM: 955.09 CK: 526 DT: 10/07 SQ: 80400030 Paid

WA Funding Inc
 Blackhorse Estates III
 331 W 4th Ave
 Fresno, CA 93709

527

Fresno First Bank
 228 W Palm Ave #101
 Fresno, CA 93711

09/27/2022

CITY OF CLOVIS : 230.45****

TWO HUNDRED THIRTY DOLLARS AND 45/100 *****

CITY OF CLOVIS
 P.O. Box 3007
 Clovis, CA 93315-3007

Beaul Haudice

⑆527⑆ ⑆121144146⑆ 100077619⑆

AM: 230.45 CK: 527 DT: 10/06 SQ: 80002460 Paid

WA Funding Inc
 Blackhorse Estates III
 331 W 4th Ave
 Fresno, CA 93709

528

Fresno First Bank
 228 W Palm Ave #101
 Fresno, CA 93711

10/13/2022

POSE : 79.29****

SEVENTY NINE DOLLARS AND 29/100 *****

POSE
 Box 727303
 Sacramento, CA 95899-7309

Beaul Haudice

⑆528⑆ ⑆121144146⑆ 100077619⑆

AM: 79.29 CK: 528 DT: 10/19 SQ: 80100600 Paid

WA Funding Inc
 Blackhorse Estates III
 331 W 4th Ave
 Fresno, CA 93709

529

Fresno First Bank
 228 W Palm Ave #101
 Fresno, CA 93711

10/19/2022

REGENCY PROPERTY : 115.60****

ONE HUNDRED FIFTEEN DOLLARS AND 60/100 *****

REGENCY PROPERTY
 331 W Shields Ave
 Fresno, CA 93705

Beaul Haudice

⑆529⑆ ⑆121144146⑆ 100077619⑆

AM: 115.60 CK: 529 DT: 10/19 SQ: 70501450 Paid



Bank Reconciliation Report

Blackhorse Estates III-FFB

Reconciled on: 11/30/22

Deposits

Date	Ref #	Details	Amount
11/10/22	D146556	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III-FFB	80.00
11/10/22	D146589	Bank Deposit	17,048.14
			17,128.14

Payments

Date	Ref #	Details	Amount
11/09/22	ACH	American Express Credit Card	109.31
11/09/22	530	PG&E	17.27
11/14/22	AV34	BrightView Landscape Service Inc.	548.46
11/14/22	AV35	BrightView Landscape Service Inc.	483.50
11/14/22	AV36	Guardian Western Sweeping, INC	97.24
11/14/22	AV37	Guardian Western Sweeping, INC	160.16
11/14/22	AV38	BrightView Landscape Service Inc.	483.50
11/14/22	AV39	BrightView Landscape Service Inc.	548.46
11/14/22	AV40	BrightView Landscape Service Inc.	275.00
11/14/22	AV41	BEAM & Company, Inc.	272.50
11/14/22	AV42	BrightView Landscape Service Inc.	336.00
11/14/22	AV43	BEAM & Company, Inc.	322.60
11/14/22	AV44	Guardian Western Sweeping, INC	97.24
11/14/22	AV45	Expert Gate Repair	140.00
11/16/22	531	Regency Property	19.40
11/22/22	533	City of Clovis	83.50
11/22/22	534	City of Clovis	156.82
11/29/22	ACH	State Farm Payment Processing Center	642.99
11/29/22	AV46	Wild Electric Inc.	581.79
11/29/22	AV47	Expert Gate Repair	140.00
			5,515.74

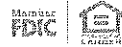
Outstanding Payments

Date	Ref #	Details	Amount
11/22/22	ACH	American Express Credit Card	108.41
11/22/22	532	City of Clovis	2,958.54
			3,066.95

Summary

Beginning Balance:	224.93
+ Selected Deposits (2)	17,128.14
- Selected Payments (20)	5,515.74
Ending Balance:	11,837.33
Goal:	11,837.33
Difference:	0.00

Reconciled Balance	11,837.33
+ Uncleared Deposits	0.00
- Outstanding Checks	3,066.95
Register Balance	8,770.38



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



Statement Date: 11/30/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

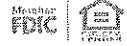
Category	Number	Amount
Balance Forward From 10/31/22		224.93
Debits	4	276.99
Automatic Withdrawals	16	5,238.75
Automatic Deposits	2	17,128.14+
Ending Balance On 11/30/22		11,837.33
Average Balance (Ledger)	7,900.49+	

ALL CREDIT ACTIVITY

Date	Description	Amount
11/10/22	PAYLEASE.COM CREDIT	80.00
11/14/22	CLOVIS UTIL BILL AP EFT	17,048.14

ELECTRONIC DEBITS

Date	Description	Amount
11/09/22	BLACKHORSE-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 4364892	109.31
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV44 221114 Guardian Western Sweeping INC10037382949447465 100373829	97.24
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV36 221114 Guardian Western Sweeping INC10037383249447466 100373832	97.24
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV45 221114 Expert Gate Repair 100373836 49447467100373836	140.00
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV37 221114 Guardian Western Sweeping INC10037382649447464 100373826	160.16
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV41 221114 BEAM Company Inc 100373835 49408844100373835	272.50
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV40 221114 BrightView Landscape Service Inc100373831 49408841 100373831	275.00
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV43 221114 BEAM Company Inc 100373833 49408842100373833	322.60
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV42 221114 BrightView Landscape Service Inc100373828 49408839 100373828	336.00
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV38 221114 BrightView Landscape Service Inc100373830 49408840 100373830	483.50
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV35 221114 BrightView Landscape Service Inc100373827 49408838 100373827	483.50
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV39 221114 BrightView Landscape Service Inc100373834 49408843 100373834	548.46
11/16/22	AVIDPAY SERVICE AVIDPAY REF CK AV34 221114 BrightView Landscape Service Inc100373825 49408837 100373825	548.46



Statement Date: 11/30/2022

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

ELECTRONIC DEBITS (cont.)

Date	Description	Amount
11/30/22	AVIDPAY SERVICE AVIDPAY REF CK AV47 221129 Expert Gate Repair 101389244 50341731101389244	140.00
11/30/22	AVIDPAY SERVICE AVIDPAY REF CK AV46 221129 Wild Electric Inc 101389243 50341730101389243	581.79
11/30/22	STATE FARM RO 08 CPC-CLIENT	642.99

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
11/16/22	530	17.27	11/29/22	533*	83.50			
11/18/22	531	19.40	11/29/22	534	156.82			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 10/31/22 was 224.93

Date	Balance	Date	Balance	Date	Balance
11/09/22	115.62	11/16/22	13,461.83	11/30/22	11,837.33
11/10/22	195.62	11/18/22	13,442.43		
11/14/22	17,243.76	11/29/22	13,202.11		

This Statement Cycle Reflects 30 Days

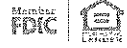
IMPORTANT MESSAGE!!! FOR SECURITY PURPOSES, YOUR FULL ACCOUNT NUMBER WILL NOW BE MASKED ON YOUR MONTHLY BANK STATEMENTS. YOU WILL STILL HAVE FULL VISIBILITY WITHIN ONLINE BANKING.



FresnoFirstBank.com
559.439.0200

7690 N Palm Ave
Fresno, CA 93711

FINANCIAL SERVICES STATEMENT



Statement Date: 11/30/2022

Account No.: *****7619 Page: 3

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



IMAGE STATEMENT

WARNING: THIS DOCUMENT HAS SECURITY FEATURES ON THE PAPER

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

Fresno First Bank
231 W Shields Ave #111
Fresno, CA 93705

530
11/09/2022
17.27*****

PG&E
SEVENTEEN DOLLARS AND 27/100 *****

PG&E
Box 697200
Sacramento, CA 95899-7200
307747206-1 & 543747206-2

Paul Hurdle

⑈530⑈ ⑆121144145⑆ 100077619⑈

AM: 17.27 CK: 530 DT: 11/16 SQ: 80101220 Paid

WARNING: THIS DOCUMENT HAS SECURITY FEATURES ON THE PAPER

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

Fresno First Bank
231 W Shields Ave
Fresno, CA 93705

531
11/18/2022
19.40*****

REGENCY PROPERTY
NINETEEN DOLLARS AND 40/100 *****

REGENCY PROPERTY
231 W Shields Ave
Fresno, CA 93705

NOVICE 2000 OCTOBER COPIES AND POSTAGE

Paul Hurdle

⑈531⑈ ⑆121144145⑆ 100077619⑈

AM: 19.40 CK: 531 DT: 11/18 SQ: 71101230 Paid

WARNING: THIS DOCUMENT HAS SECURITY FEATURES ON THE PAPER

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

Fresno First Bank
231 W Shields Ave #111
Fresno, CA 93705

533
11/22/2022
83.50*****

CITY OF CLOVIS
EIGHTY THREE DOLLARS AND 50/100 *****

CITY OF CLOVIS
P.O. Box 3007
Clovis, CA 93313-3007
433-312233-01 & 433-312233-02

Paul Hurdle

⑈533⑈ ⑆121144145⑆ 100077619⑈

AM: 83.50 CK: 533 DT: 11/29 SQ: 80900870 Paid

WARNING: THIS DOCUMENT HAS SECURITY FEATURES ON THE PAPER

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

Fresno First Bank
231 W Shields Ave
Fresno, CA 93705

534
11/22/2022
156.82*****

CITY OF CLOVIS
ONE HUNDRED FIFTY SIX DOLLARS AND 82/100 *****

CITY OF CLOVIS
P.O. Box 3007
Clovis, CA 93313-3007
433-312233-01 & 433-312233-02

Paul Hurdle

⑈534⑈ ⑆121144145⑆ 100077619⑈

AM: 156.82 CK: 534 DT: 11/29 SQ: 80900880 Paid



Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 12/31/22

Payments

Date	Ref #	Details	Amount
11/22/22	ACH	American Express Credit Card	108.41
11/22/22	532	City of Clovis	2,958.54
12/06/22	AV48	BrightView Landscape Service Inc.	80.00
12/06/22	AV49	BrightView Landscape Service Inc.	548.46
12/06/22	AV50	BrightView Landscape Service Inc.	483.50
12/06/22	AV51	BEAM & Company, Inc.	272.50
12/15/22	537	Regency Property	5,700.00
12/16/22	AV52	Guardian Western Sweeping, INC	97.24
12/16/22	AV53	Guardian Western Sweeping, INC	160.16
12/16/22	536	PG&E	14.98
12/29/22	AV54	Expert Gate Repair	140.00
			10,563.79

Outstanding Payments

Date	Ref #	Details	Amount
12/06/22	535	BEAM Construction & Management	322.60
12/30/22	ACH	American Express Credit Card	143.64
			466.24

Summary

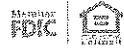
Beginning Balance:	11,837.33
+ Selected Deposits (0)	0.00
- Selected Payments (11)	10,563.79
Ending Balance:	1,273.54
Goal:	1,273.54
Difference:	0.00

Reconciled Balance	1,273.54
+ Uncleared Deposits	0.00
- Outstanding Checks	466.24
Register Balance	807.30





FINANCIAL SERVICES STATEMENT



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



Statement Date: 12/30/2022

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

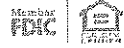
Category	Number	Amount
Balance Forward From 11/30/22		11,837.33
Debits	3	8,673.52
Automatic Withdrawals	8	1,890.27
Ending Balance On 12/30/22		1,273.54
Average Balance (Ledger)	5,870.48+	

PRIVACY NOTICE

Federal law requires us to tell you how we collect, share, and protect your personal information. Our privacy policy has not changed and you may review our policy and practices with respect to your personal information at <http://www.fresnofirstbank.com> or we will mail you a free copy upon request if you call us at 559-439-0200

ELECTRONIC DEBITS

Date	Description	Amount
12/01/22	RENAISSANCE-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 1642077	108.41
12/07/22	AVIDPAY SERVICE AVIDPAY REF CK AV48 221206 BrightView Landscape Service Inc101894843 50822564 101894843	80.00
12/07/22	AVIDPAY SERVICE AVIDPAY REF CK AV51 221206 BEAM Company Inc 101894846 50822567101894846	272.50
12/07/22	AVIDPAY SERVICE AVIDPAY REF CK AV50 221206 BrightView Landscape Service Inc101894842 50822563 101894842	483.50
12/07/22	AVIDPAY SERVICE AVIDPAY REF CK AV49 221206 BrightView Landscape Service Inc101894845 50822566 101894845	548.46
12/20/22	AVIDPAY SERVICE AVIDPAY REF CK AV52 221216 Guardian Western Sweeping INC10290995251846491 102909952	97.24
12/20/22	AVIDPAY SERVICE AVIDPAY REF CK AV53 221216 Guardian Western Sweeping INC10290994451846486 102909944	160.16
12/30/22	AVIDPAY SERVICE AVIDPAY REF CK AV54 221229 Expert Gate Repair 103710786 52708303103710786	140.00



Statement Date: 12/30/2022

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
12/07/22	532	2,958.54	12/21/22	536*	14.98	12/19/22	537	5,700.00

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 11/30/22 was 11,837.33

Date	Balance	Date	Balance	Date	Balance
12/01/22	11,728.92	12/19/22	1,685.92	12/21/22	1,413.54
12/07/22	7,385.92	12/20/22	1,428.52	12/30/22	1,273.54

This Statement Cycle Reflects 30 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



Fresno
First BANK

WA FUNDING INC
Account No. : *****7619
Stmt. Date : 12/30/2022

Bank : 667
Images : 3
Page : 3

IMAGE STATEMENT

WA Funding Inc Blackhorse Estates III 331 W. Edwards Ave Fresno, CA 93705	Fresno First Bank 333 W. Edwards Ave Fresno, CA 93711	532 11/22/2022
CITY OF CLOVIS		2,958.54**
TWO THOUSAND NINE HUNDRED FIFTY EIGHT DOLLARS AND 54/100 *****		
CITY OF CLOVIS P.O. Box 3007 Clovis, CA 93213-3007 Attn: 19177 Street Light Billing		<i>Beal Harter</i>
⑈532⑈ ⑆121144445⑆ ⑆00077619⑈		

AM: 2,958.54 CK: 532 DT: 12/07 SQ: 80600150 Paid

WA Funding Inc Blackhorse Estates III 331 W. Edwards Ave Fresno, CA 93705	Fresno First Bank 333 W. Edwards Ave Fresno, CA 93711	536 12/18/2022
FOSE		14.98****
FOURTEEN DOLLARS AND 08/100 *****		
FOSE Box 997302 Sacramento, CA 95808-7300 202774255 2 / 243 H. W. ...		<i>Beal Harter</i>
⑈536⑈ ⑆121144445⑆ ⑆00077619⑈		

AM: 14.98 CK: 536 DT: 12/21 SQ: 80002970 Paid

WA Funding Inc Blackhorse Estates III 331 W. Edwards Ave Fresno, CA 93705	Fresno First Bank 333 W. Edwards Ave Fresno, CA 93711	537 12/15/2022
REGENCY PROPERTY		5,700.00**
FIVE THOUSAND SEVEN HUNDRED DOLLARS AND 00/100 *****		
REGENCY PROPERTY 531 W. Edwards Ave Fresno, CA 93705 Management fees for multiple properties		<i>Beal Harter</i>
⑈537⑈ ⑆121144445⑆ ⑆00077619⑈		

AM: 5,700.00 CK: 537 DT: 12/19 SQ: 70102420 Paid



December 2022

Report Title	Page #
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* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 7
* All Receipts Deposited	8
* Aged Payables	9
* Check/Deposit Listing	10
* Transaction Documents	11 - 50

Balance Sheet

Property: Renaissance - (45) Blackhorse
As of 12/31/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	1,715.88
Total Bank	1,715.88
TOTAL ASSETS	1,715.88

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	79,625.69
Total Other Current Liability	79,625.69
Total Liabilities	79,625.69

Equity

3000 Net Income	-13,069.78
3001 Retained Earnings	-71,793.46
3042 Blackstone Crossroads LLC Draws	6,953.43
Total Equity	-77,909.81

TOTAL LIABILITIES & EQUITY	1,715.88
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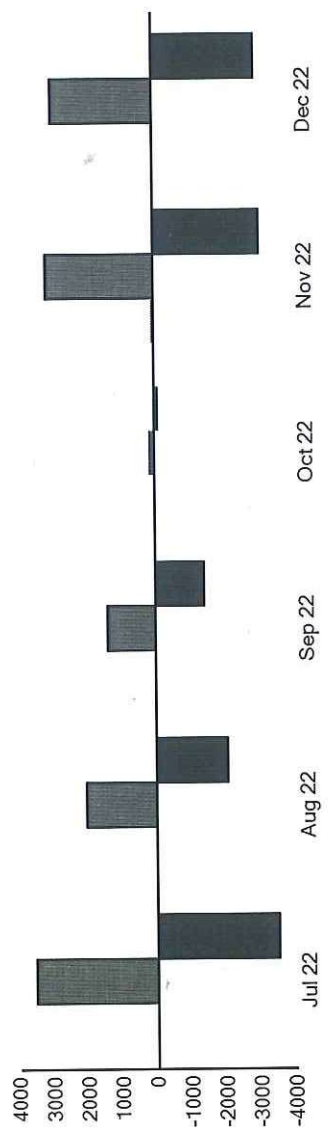
Profit & Loss 12 Month Recap

Property: Renaissance - (45) Blackhorse
 Monthly recap 07/01/22 - 12/31/22 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
INCOME							
4406 Keys & Transmitters	0.00	0.00	0.00	40.00	80.00	0.00	120.00
TOTAL INCOME	0.00	0.00	0.00	40.00	80.00	0.00	120.00
EXPENSE							
60004 Bank Fees	10.00	-21.39	0.00	0.00	0.00	0.00	-11.39
61200 City Administration Costs	0.00	17.84	41.44	152.33	6.92	0.00	218.53
62600 Miscellaneous/Contingency Repairs	0.00	0.00	5.79	0.00	0.00	0.00	5.79
62100 Electronic Gate Maintenance	0.00	0.00	0.00	0.00	280.00	0.00	280.00
64000 Landscape Maintenance	476.98	967.00	0.00	0.00	967.00	483.50	2,894.48
61900 Telephone	364.59	0.00	93.89	0.00	217.72	108.03	784.23
62150 Street Sweep Service	97.24	97.24	0.00	0.00	194.48	97.24	486.20
63100 Water, Sewer	74.25	0.00	154.00	0.00	1,213.44	0.00	1,441.69
63000 Electrical Power for Gate and Streetlight	253.85	7.22	358.85	18.80	17.27	14.98	670.97
65000 District Administrator	2,235.00	745.00	745.00	0.00	0.00	2,235.00	5,960.00
65100 Insurance	0.00	229.64	0.00	0.00	229.64	0.00	459.28
TOTAL EXPENSE	3,511.91	2,042.55	1,398.97	171.13	3,126.47	2,938.75	13,189.78
NET INCOME	-3,511.91	-2,042.55	-1,398.97	-131.13	-3,046.47	-2,938.75	-13,069.78

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
Income	0.00	0.00	0.00	40.00	80.00	0.00	120.00
Expense	-3,511.91	-2,042.55	-1,398.97	-171.13	-3,126.47	-2,938.75	-13,189.78
NET INCOME	-3,511.91	-2,042.55	-1,398.97	-131.13	-3,046.47	-2,938.75	-13,069.78

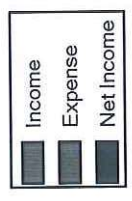
NET INCOME SUMMARY



Income



Expense



Budget Comparison

Property: Renaissance - (45) Blackhorse

Comparison Periods: 10/01/22 - 12/31/22 and 07/01/22 - 12/31/22 (cash basis)

	Actual 10/01/22 - 12/31/22	Budget 10/22 - 12/22	\$ Change	% Change	Actual 07/01/22 - 12/31/22	Budget 07/22 - 12/22	\$ Change	% Change
INCOME								
4406 Keys & Transmitters	120.00	0.00	120.00		120.00	0.00	120.00	
TOTAL INCOME	120.00	0.00	120.00		120.00	0.00	120.00	
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		-11.39	0.00	-11.39	-75.7 %
61200 City Administration Costs	159.25	450.00	-290.75	-64.6 %	218.53	900.00	-681.47	-97.1 %
62600 Miscellaneous/Contingency Repairs	0.00	100.00	-100.00	-100.0 %	5.79	200.02	-194.23	-72.0 %
62100 Electronic Gate Maintenance	280.00	500.01	-220.01	-44.0 %	280.00	1,000.02	-720.02	-14.8 %
64000 Landscape Maintenance	1,450.50	1,699.50	-249.00	-14.7 %	2,894.48	3,399.00	-504.52	4.6 %
61900 Telephone	325.75	375.00	-49.25	-13.1 %	784.23	750.00	34.23	35.1 %
62150 Street Sweep Service	291.72	180.00	111.72	62.1 %	486.20	360.00	126.20	
63100 Water, Sewer	1,213.44	0.00	1,213.44		1,441.69	0.00	1,441.69	
63000 Electrical Power for Gate and Streetlight	51.05	875.01	-823.96	-94.2 %	670.97	1,750.02	-1,079.05	-100.0 %
65800 County Collection Fees	0.00	2.01	-2.01	-100.0 %	0.00	4.02	-4.02	33.3 %
65000 District Administrator	2,235.00	2,235.00	0.00	0.0 %	5,960.00	4,470.00	1,490.00	-100.0 %
61500 Assessment Engineering	0.00	352.75	-352.75	-100.0 %	0.00	705.52	-705.52	-16.5 %
65100 Insurance	229.64	275.01	-45.37	-16.5 %	459.28	550.02	-90.74	
TOTAL EXPENSE	6,236.35	7,044.29	-807.94	-11.5 %	13,189.78	14,088.62	-898.84	-6.4 %
NET INCOME	-6,116.35	-7,044.29	927.94	13.2 %	-13,069.78	-14,088.62	1,018.84	7.2 %
NET INCOME SUMMARY								
Income	120.00	0.00	120.00		120.00	0.00	120.00	6.4 %
Expense	-6,236.35	-7,044.29	807.94	11.5 %	-13,189.78	-14,088.62	898.84	
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	-6,116.35	-7,044.29	927.94	13.2 %	-13,069.78	-14,088.62	1,018.84	7.2 %

Cash Flow

Property: Renaissance - (45) Blackhorse
10/01/22 - 12/31/22 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
INCOME		
4406 Keys & Transmitters	120.00	100.00 %
TOTAL INCOME	120.00	100.00%
EXPENSE		
61200 City Administration Costs	-159.25	-132.71 %
62100 Electronic Gate Maintenance	-280.00	-233.33 %
64000 Landscape Maintenance	-1,450.50	-1208.75 %
61900 Telephone	-325.75	-271.46 %
62150 Street Sweep Service	-291.72	-243.10 %
63100 Water, Sewer	-1,213.44	-1011.20 %
63000 Electrical Power for Gate and Streetlights	-51.05	-42.54 %
65000 District Administrator	-2,235.00	-1862.50 %
65100 Insurance	-229.64	-191.37 %
TOTAL EXPENSE	-6,236.35	-5196.96%
Net Income	-6,116.35	-5096.96 %
Net cash provided by Operating Activities	-6,116.35	
FINANCING ACTIVITIES		
EQUITY		
3042 Blackstone Crossroads LLC Draws	6,953.43	
TOTAL EQUITY	6,953.43	
Net cash provided by Financing Activities	6,953.43	
Net cash increase for period	837.08	
Cash at beginning of period	878.80	
Cash at end of period	1,715.88	

General Ledger

Property: Renaissance - (45) Blackhorse

Detail 10/01/22 - 12/31/22 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance		
77619 Blackhorse Estates III -FFB (Bank)						878.80		
10/05/22	CHECK	ACH	American Express Credit Card: 09/15/22 - Renaissance		111.04	767.76		
10/13/22	CHECK	528	PG&E: 1199050206-1 // 501 N Minnewawa , 6542845756-1 // 1		18.80	748.96		
10/19/22	CHECK	529	Regency Property Management: Invoice 38831 / Copies and Po		41.29	707.67		
10/19/22	BNKDEP	D145246	ePay Provider Deposit: Blackhorse Estates III-FFB	40.00		747.67		
11/09/22	CHECK	530	PG&E: 3077447206-9 // 543 N Minnewawa		17.27	730.40		
11/09/22	CHECK	ACH	American Express Credit Card: 10/11/22 Renaissance HOA		109.31	621.09		
11/10/22	BNKDEP	D146556	ePay Provider Deposit: Blackhorse Estates III-FFB	80.00		701.09		
11/10/22	BNKDEP	D146589	Blackstone Crossroads LLC Draws	6,953.43		7,654.52		
11/14/22	CHECK	AV35	BrightView Landscape Service Inc.: Customer 21792174 // Inv		483.50	7,171.02		
11/14/22	CHECK	AV36	Guardian Western Sweeping, INC: Invoice: 375763 // Renaissar		97.24	7,073.78		
11/14/22	CHECK	AV38	BrightView Landscape Service Inc.: Customer 21792174 // Inv		483.50	6,590.28		
11/14/22	CHECK	AV44	Guardian Western Sweeping, INC: Invoice: 375959 / RENAISS/		97.24	6,493.04		
11/14/22	CHECK	AV45	Jason G McIntosh DBA Expert Gate Repair: 13448 // Renaissar		140.00	6,353.04		
11/16/22	CHECK	531	Regency Property Management: INVOICE 39866 / OCTOBER (		6.92	6,346.12
11/22/22	CHECK	532	City of Clovis: AR00108377 // Street Light Billing		1,056.62	5,289.50		
11/22/22	CHECK	534	City of Clovis: 463-342238.01 // Minnewawa		156.82	5,132.68		
11/22/22	CHECK	ACH	American Express Credit Card: 11/15/22 - Renaissance - ATT		108.41	5,024.27		
11/29/22	CHECK	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse		229.64	4,794.63		
11/29/22	CHECK	AV47	Jason G McIntosh DBA Expert Gate Repair: 13663 // Renaissar		140.00	4,654.63		
12/06/22	CHECK	AV50	BrightView Landscape Service Inc.: Acct: 21792174// Inv: 8179:		483.50	4,171.13		
12/15/22	CHECK	537	Regency Property Management: Management fees for multiple		2,235.00	1,936.13		
12/16/22	CHECK	536	PG&E: 3077447206-9 // 543 N Minnewawa		14.98	1,921.15		
12/16/22	CHECK	AV52	Guardian Western Sweeping, INC: 376190 // Renaissance		97.24	1,823.91		
12/30/22	CHECK	ACH	American Express Credit Card: 12/15/22 - Renaissance - AT&T		108.03	1,715.88		
77619 Blackhorse Estates III -FFB				Beg Bal: 878.80	Activity: 837.08	7,073.43	6,236.35	1,715.88
1200 Undeposited Funds (Other Current Asset)						0.00		
10/14/22	CSTPAY	ePay VISA	Stephen & Autumn 635 21428	40.00		40.00		
10/19/22	BNKDEP	D145246	ePay Provider Deposit: Blackhorse Estates III-FFB		40.00	0.00		
11/07/22	CSTPAY	ePay VISA	Yia Yang (VE) 47 21404	80.00		80.00		
11/10/22	BNKDEP	D146556	ePay Provider Deposit: Blackhorse Estates III-FFB		80.00	0.00		
1200 Undeposited Funds				Beg Bal: 0.00	Activity: 0.00	120.00	120.00	0.00
2003 Owner Contributions (Other Current Liability)						79,625.69		
No activity in the period						79,625.69		
2003 Owner Contributions				Beg Bal: 79,625.69	Activity: 0.00	0.00	0.00	79,625.69
3042 Blackstone Crossroads LLC Draws (Equity)						0.00		
11/10/22	BNKDEP	D146589	Blackhorse Estates III -FFB		6,953.43	6,953.43		
3042 Blackstone Crossroads LLC Draw				Beg Bal: 0.00	Activity: 6,953.43	0.00	6,953.43	6,953.43
4406 Keys & Transmitters (Income)						0.00		
10/14/22	CHPAID	ePay VISA	Stephen & Autumn 635 Alloc to 'Remote' Ch date: 10/14		40.00	40.00		
11/07/22	CHPAID	ePay VISA	Yia Yang (VE) 47 Alloc to 'Remote' Ch date: 10/31		80.00	120.00		
4406 Keys & Transmitters				Beg Bal: 0.00	Activity: 120.00	0.00	120.00	120.00
61200 Office Expense (Expense)						59.28		
10/05/22	CHKITM	ACH	American Express Credit Card: 09/15/22 - Renaissance	111.04		170.32		
10/19/22	CHKITM	529	Regency Property Management: Invoice 38831 / Copies and Po	41.29		211.61		
11/16/22	CHKITM	531	Regency Property Management: INVOICE 39866 / OCTOBER (	6.92		218.53	
61200 Office Expense				Beg Bal: 59.28	Activity: 159.25	159.25	0.00	218.53
60004 Bank Fees (Expense)						-11.39		
No activity in the period						-11.39		

Date	Type	Reference	Description	Debit	Credit	Balance
60004	Bank Fees		Beg Bal: -11.39 Activity: 0.00	0.00	0.00	-11.39
62600	General Maintenance (Expense)		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)					458.48
11/09/22	CHKITM	ACH	American Express Credit Card: 10/11/22 Renaissance HOA	109.31		567.79
11/22/22	CHKITM	ACH	American Express Credit Card: 11/15/22 - Renaissance - ATT	108.41		676.20
12/30/22	CHKITM	ACH	American Express Credit Card: 12/15/22 - Renaissance - AT&T	108.03		784.23
61900	Telephone Gate		Beg Bal: 458.48 Activity: 325.75	325.75	0.00	784.23
62100	Gate Repair/Maintenance (Expense)					0.00
11/14/22	CHKITM	AV45	Jason G McIntosh DBA Expert Gate Repair: 13448 // Renaissar	140.00		140.00
11/29/22	CHKITM	AV47	Jason G McIntosh DBA Expert Gate Repair: 13663 // Renaissar	140.00		280.00
62100	Gate Repair/Maintenance		Beg Bal: 0.00 Activity: 280.00	280.00	0.00	280.00
62150	Street Sweep Service (Expense)					194.48
11/14/22	CHKITM	AV36	Guardian Western Sweeping, INC: Invoice: 375763 // Renaissar	97.24		291.72
11/14/22	CHKITM	AV44	Guardian Western Sweeping, INC: Invoice: 375959 / RENAISS/	97.24		388.96
12/16/22	CHKITM	AV52	Guardian Western Sweeping, INC: 376190 // Renaissance	97.24		486.20
62150	Street Sweep Service		Beg Bal: 194.48 Activity: 291.72	291.72	0.00	486.20
64000	Landscape Service (Expense)					1,443.98
11/14/22	CHKITM	AV35	BrightView Landscape Service Inc.: Customer 21792174 // Inv	483.50		1,927.48
11/14/22	CHKITM	AV38	BrightView Landscape Service Inc.: Customer 21792174 // Inv	483.50		2,410.98
12/06/22	CHKITM	AV50	BrightView Landscape Service Inc.: Acct: 21792174// Inv: 8179:	483.50		2,894.48
64000	Landscape Service		Beg Bal: 1,443.98 Activity: 1,450.50	1,450.50	0.00	2,894.48
63000	Gas & Electric (Expense)					619.92
10/13/22	CHKITM	528	PG&E: 1199050206-1 // 501 N Minnewawa	18.80		638.72
11/09/22	CHKITM	530	PG&E: 3077447206-9 // 543 N Minnewawa	17.27		655.99
12/16/22	CHKITM	536	PG&E: 3077447206-9 // 543 N Minnewawa	14.98		670.97
63000	Gas & Electric		Beg Bal: 619.92 Activity: 51.05	51.05	0.00	670.97
63100	Water, Sewer (Expense)					228.25
11/22/22	CHKITM	532	City of Clovis: AR00108377 // Street Light Billing	1,056.62		1,284.87
11/22/22	CHKITM	534	City of Clovis: 463-342238.01 // Minnewawa	156.82		1,441.69
63100	Water, Sewer		Beg Bal: 228.25 Activity: 1,213.44	1,213.44	0.00	1,441.69
65000	Management Fees (Expense)					3,725.00
12/15/22	CHKITM	537	Regency Property Management: Management fees for multiple	2,235.00		5,960.00
65000	Management Fees		Beg Bal: 3,725.00 Activity: 2,235.00	2,235.00	0.00	5,960.00
65100	Property/Liability Insurance (Expense)					229.64
11/29/22	CHKITM	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse	229.64		459.28
65100	Property/Liability Insurance		Beg Bal: 229.64 Activity: 229.64	229.64	0.00	459.28
Totals:				13,429.78	13,429.78	

All Receipts Deposited

Property: Renaissance - (45) Blackhorse

Date Range: 10/1/2022 - 12/31/2022

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount
Deposit Number: D145246		Date: 10/19/2022		Bank: Blackhorse Estates III -FFB			
10/14/2022	Stephen & Autumn Robertson (VE)	Current	21428	AD Area 1	635	ePay VISA	40.00
Subtotal:							40.00
Deposit Number: D146556		Date: 11/10/2022		Bank: Blackhorse Estates III -FFB			
11/07/2022	Yia Yang (VE)	Current	21404	AD Area 1	47	ePay VISA	80.00
Subtotal:							80.00
Deposit Number: D146589		Date: 11/10/2022		Bank: Blackhorse Estates III -FFB			
11/10/2022	Blackstone Crossroads LLC Draws			AD Area 1		ACH	6,953.43
Subtotal:							6,953.43
Grand Total:							7,073.43

Aged Payables Detail

Property: Renaissance - (45) Blackhorse

All Vendors

Bill Dates as of Saturday December 31, 2022

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
							0.00
							<u>0.00</u>

Check / Deposit Listing

Property: Renaissance - (45) Blackhorse
 Blackhorse Estates III -FFB, Blackhorse Estates III PNC 1555
 All Transactions
 Date Range: 10/01/22 - 12/31/22

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
10/5/22	ACH	American Express Credit Card	09/15/22 - Renaissance	Y		111.04
10/13/22	528	PG&E	1199050206-1 // 501 N Minnewawa , 654	Y		18.80
10/19/22	D145246	ePay Provider Deposit: Blackhorse Estate		Y	40.00	
10/19/22	529	Regency Property Management	Invoice 38831 / Copies and Postage	Y		41.29
11/9/22	ACH	American Express Credit Card	10/11/22 Renaissance HOA	Y		109.31
11/9/22	530	PG&E	3077447206-9 // 543 N Minnewawa	Y		17.27
11/10/22	D146556	ePay Provider Deposit: Blackhorse Estate		Y	80.00	
11/10/22	D146589			Y	6,953.43	
11/14/22	AV35	BrightView Landscape Service Inc.	Customer 21792174 // Invoice 8091979 / Y			483.50
11/14/22	AV36	Guardian Western Sweeping, INC	Invoice: 375763 // Renaissance	Y		97.24
11/14/22	AV38	BrightView Landscape Service Inc.	Customer 21792174 // Invoice 8135182 / Y			483.50
11/14/22	AV44	Guardian Western Sweeping, INC	Invoice: 375959 / RENAISSANCE	Y		97.24
11/14/22	AV45	Jason G McIntosh DBA Expert Gate Repa	13448 // Renaissance	Y		140.00
11/16/22	531	Regency Property Management	INVOICE 39866 / OCTOBER COPIES AT Y			6.92
11/22/22	ACH	American Express Credit Card	11/15/22 - Renaissance - ATT	Y		108.41
11/22/22	532	City of Clovis	AR00108377 // Street Light Billing	Y		1,056.62
11/22/22	534	City of Clovis	463-342238.01 // Minnewawa	Y		156.82
11/29/22	ACH	State Farm Insurance	1036-3217-12 // Blackhorse	Y		229.64
11/29/22	AV47	Jason G McIntosh DBA Expert Gate Repa	13663 // Renaissance	Y		140.00
12/6/22	AV50	BrightView Landscape Service Inc.	Acct: 21792174// Inv: 8179224 // Renaiss: Y			483.50
12/15/22	537	Regency Property Management	Management fees for multiple properties.	Y		2,235.00
12/16/22	AV52	Guardian Western Sweeping, INC	376190 // Renaissance	Y		97.24
12/16/22	536	PG&E	3077447206-9 // 543 N Minnewawa	Y		14.98
12/30/22	ACH	American Express Credit Card	12/15/22 - Renaissance - AT&T Bill, 12/15/22			108.03

Totals of Deposits/Payments for Bank 7,073.43 6,236.35

	Totals:	7,073.43	6,236.35
	Counts:	3	21
	Balance of listed transactions:		837.08



CHECK REQUEST

Property: Renaissance

Owner Name:

Amount: \$ 111.04

Payee: AMEX

Description: AT&T Bill

Checked needed by: ASAP

Approved: Allison Najera

Date: 9/9/22



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1

Statement Date: 09/26/2022

Due Date: 10/13/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$17.75
Payment(s) Received Since Last Statement	-17.75
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$18.80

Total Amount Due by 10/13/2022 \$18.80

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

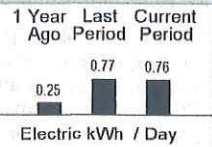
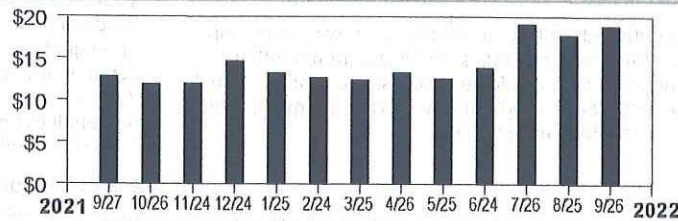
Peak Day Pricing Plan



CHARGED OCT 10 2022

Electric Monthly Billing History

Daily Usage Comparison



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

PAID OCT 13 2022

CK 528



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 09/26/2022
Due Date: 10/13/2022

Details of Electric Charges

08/25/2022 - 09/25/2022 (32 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

08/25/2022 - 08/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	1.296700 kWh @ \$0.38827	0.50
Part Peak	0.876400 kWh @ \$0.33904	0.30
Off Peak	3.201400 kWh @ \$0.31824	1.02
PDP Program Details		
Peak Usage Credits	1.296700 kWh @ -\$0.05667	-0.07
Part Peak Usage Credits	0.876400 kWh @ -\$0.01683	-0.01

09/01/2022 - 09/25/2022

Customer Charge	25 days @ \$0.32854	\$8.21
Energy Charges		
Peak	4.514900 kWh @ \$0.38827	1.75
Part Peak	3.058300 kWh @ \$0.33904	1.04
Off Peak	11.307100 kWh @ \$0.31824	3.60
PDP Program Details		
Peak Usage Credits	4.514900 kWh @ -\$0.05667	-0.26
Part Peak Usage Credits	3.058300 kWh @ -\$0.01683	-0.05
Event Day Charges	0.758800 kWh @ \$0.60000	0.46
Energy Commission Tax		0.01

\$18.80

Usage For This Period's Event Days (4PM to 9PM)

09/01/2022	0.209700 kWh	09/06/2022	0.194300 kWh
09/05/2022	0.163000 kWh	09/07/2022	0.191800 kWh

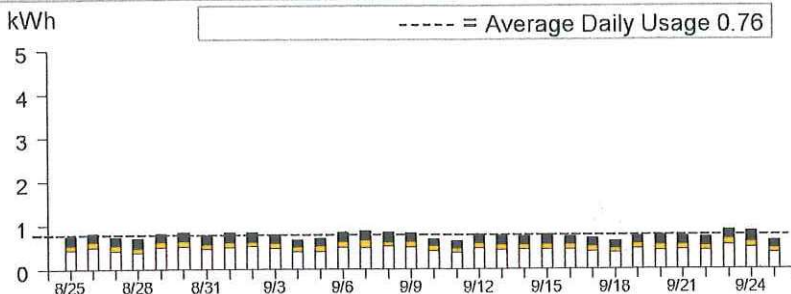
Service Information

Meter #	1004466468
Total Usage	24.254800 kWh
Serial	C
Rotating Outage Block	2A

Additional Messages

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: 24.254800 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	23.96%	\$2.25
Part Peak ²	16.23%	\$1.34
Off Peak ³	59.81%	\$4.62
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.

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



Invoice

Invoice No.	Invoice Date
38831	10/05/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
115.60	

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
65	Black and White Copies	0.24	15.60
1	Postage	100.00	100.00
AD 1 41.29 AD 2 74.31			
PAID OCT 19 2022 CK 529			
Sub Total			115.60
Tax			0.00
TOTAL			115.60

Comments
Thank you for your business for the month of September!

Check Worksheet

Vendor: American Express Credit Card
Address: PO Box 0001
 Los Angeles, CA 90096-8000
Bank: 77619 Blackhorse Estates III-FFB
Memo: 10/11/22 Renaissance HOA

Check #: ACH
Date: 11/09/2022
Status: Printed
Cleared: No
Amount: 109.31

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
10/11/2022	10/11/2022	10/11/22 Renaissance	10/11/22 Renaissance HOA	109.31	109.31

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	61900 Telephone Gate	10/11/22 Renaissance HOA	109.31
					109.31



CHECK REQUEST

Property: Renaissance
Owner Name: _____
Amount: \$ 109.31
Payee: AMEX

Description: AT&T Bill
Checked needed by: ASAP
Approved: Allison Najera
Date: 10/11/22

61900



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 Sep 19, 2022
Web Site att.com

Monthly Statement

Expand your AT&T

Get internet, wireless and other premium services from AT&T. We're eager to help you find the best deals possible.

Call 866.254.7381. Business customers: 800.321.2000

Bill-At-A-Glance

Previous Bill	111.04
Payment Received 9-09 Thank you!	111.04CR
Adjustments	.00
Balance	.00
Current Charges	109.31

Amount to be Debited \$109.31

Your Credit Card will be Debited by Oct 11, 2022

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	109.31
1 800 750-2355		
Total Current Charges		109.31

CHECKED SEP 28 2022

Plans and Services

Monthly Service - Sep 19 thru Oct 18

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

Company Fees and Surcharges

3. Federal Subscriber Line Charge	8.86
4. State Regulatory Fee	.45
5. Federal Universal Service Fee	3.85
6. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	17.26

Government Fees and Taxes

7. CA High Cost Fund Surcharge - A:	.60
8. CA High Cost Fund-B and CA Advanced Svc Fund	.88
9. California Teleconnect Fund Surcharge	.66
10. Universal Lifeline Telephone Service Surcharge	4.07
11. CA Relay Service and Communications Devices Fund	.96
12. State E911 Surcharge	.30
13. Federal	2.83
Total Government Fees and Taxes	10.30

Total Plans and Services

109.31

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 \$69.81. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRGE
- FEES AND SURCHARGES
- CARRIER INFORMATION
- DISASTER GUIDELINES
- STILL GETTING PAPER?

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: 3077447206-9

Statement Date: 09/30/2022

Due Date: 10/17/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	- \$31.21
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	- \$31.21
Current Electric Charges	\$48.48

Questions about your bill?

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

Total Amount Due by 10/17/2022

\$17.27

Ways To Pay

www.pge.com/waystopay

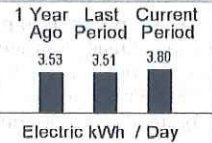
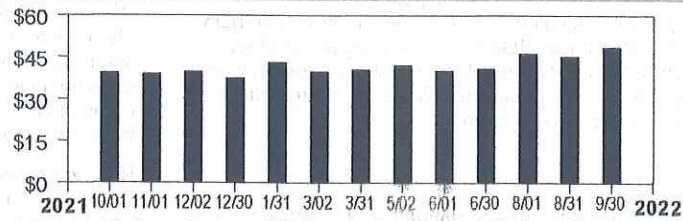
Your Enrolled Programs

Peak Day Pricing Plan



Electric Monthly Billing History

Daily Usage Comparison



CHECKED OCT 06 2022

CHARGED OCT 24 2022

PAID NOV 08 2022
CK 530

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



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 09/30/2022
Due Date: 10/17/2022

Details of Electric Charges

08/31/2022 - 09/29/2022 (30 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

08/31/2022

Customer Charge	1 days @ \$0.32854	\$0.33
Energy Charges		
Peak	0.869200 kWh @ \$0.38827	0.34
Part Peak	0.656500 kWh @ \$0.33904	0.22
Off Peak	2.288000 kWh @ \$0.31824	0.73
PDP Program Details		
Peak Usage Credits	0.869200 kWh @ -\$0.05667	-0.05
Part Peak Usage Credits	0.656500 kWh @ -\$0.01683	-0.01

09/01/2022 - 09/29/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	24.367300 kWh @ \$0.38827	9.46
Part Peak	19.043300 kWh @ \$0.33904	6.46
Off Peak	66.737800 kWh @ \$0.31824	21.24
PDP Program Details		
Peak Usage Credits	24.367300 kWh @ -\$0.05667	-1.38
Part Peak Usage Credits	19.043300 kWh @ -\$0.01683	-0.32
Event Day Charges	3.161900 kWh @ \$0.60000	1.90
Energy Commission Tax		0.03

\$48.48

Usage For This Period's Event Days (4PM to 9PM)

09/01/2022	0.764500 kWh	09/06/2022	0.795900 kWh
09/05/2022	0.709700 kWh	09/07/2022	0.891800 kWh

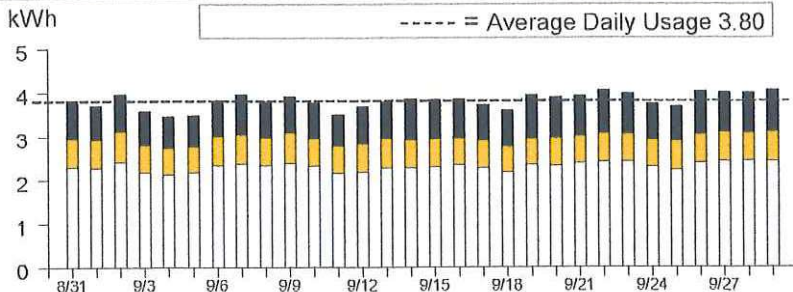
Service Information

Meter #	1005685883
Total Usage	113.962100 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 113.962100 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	22.14%	\$9.80
Part Peak ²	17.30%	\$6.68
Off Peak ³	60.56%	\$21.97
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: 3035780542-0
Statement Date: 09/30/2022
Due Date: 10/17/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	- \$9.28
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	- \$9.28
Current Electric Charges	\$10.16

Questions about your bill?

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

This amount may be paid with your next bill: \$0.88



Ways To Pay

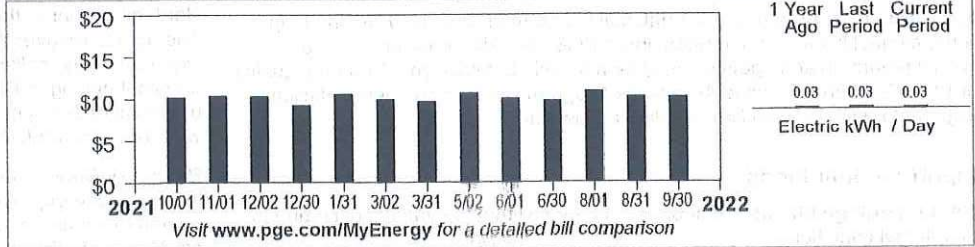
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



CHECKED OCT 06 2022

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

99903035780542000000010160000000088



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

941340022713 01 AV 0.45 131 5770 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: 09/30/2022
Due Date: 10/17/2022

Details of Electric Charges

08/31/2022 - 09/29/2022 (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

Service Information

Meter # 1005685850
Total Usage 0.911180 kWh
Serial H
Rotating Outage Block 2A

08/31/2022

Customer Charge	1 days @ \$0.32854	\$0.33
Energy Charges		
Off Peak	0.017520 kWh @ \$0.31824	0.01

09/01/2022 - 09/29/2022

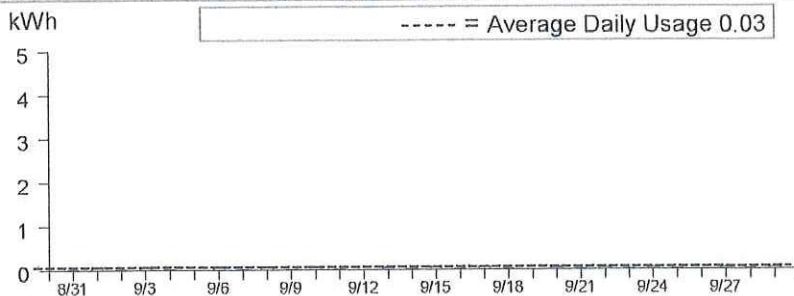
Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Part Peak	0.133100 kWh @ \$0.33904	0.05
Off Peak	0.760420 kWh @ \$0.31824	0.24

\$10.16

Usage For This Period's Event Days (4PM to 9PM)

09/01/2022	0.000000 kWh	09/06/2022	0.000000 kWh
09/05/2022	0.000000 kWh	09/07/2022	0.000000 kWh

Electric Usage This Period: 0.911180 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	14.63%	\$0.05
Off Peak ³	85.37%	\$0.25
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.



INVOICE

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

Customer #: 21792174
Invoice #: 8091979
Invoice Date: 10/1/2022
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For October	465.35
311800094	RENAISSANCE 3.90% Fuel Surcharge For October	18.15
Total invoice amount		483.50
Tax amount		
Balance due		483.50

CHARGED OCT 27 2022

PAID NOV 14 2022

AV 35

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 #: 8091979
Invoice Date: 10/1/2022

Amount Due:	\$483.50
--------------------	-----------------

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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
9/30/2022	375763

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	10/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	JUNE	93.50
FUEL RECOVERY FEE		3.74

CHARGED OCT 27 2022

PAID NOV 14 2022
AVBL

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.

Total \$97.24

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



INVOICE

RECEIVED
OCT 28 2022
D.V.

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

Customer #: 21792174
Invoice #: 8135182
Invoice Date: 11/1/2022
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For November	465.35
311800094	RENAISSANCE 3.90% Fuel Surcharge For November	18.15
Total invoice amount		483.50
Tax amount		
Balance due		483.50

PAID NOV 14 2022
AV 38

ENTERED
OCT 28 2022

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 #: 8135182
Invoice Date: 11/1/2022

Amount Due: \$483.50

Thank you for allowing us to serve you

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

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

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

AD Area 1

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
10/31/2022	375959

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	11/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE) FUEL RECOVERY FEE	JUNE	93.50
		3.74

CHECKED NOV 04 2022

PAID NOV 14 2022

AV44

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.

Total \$97.24

THANK YOU FOR YOUR BUSINESS!

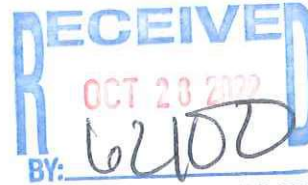
Phone: 559-291-1890
 Fax: 559-291-1892
 Website: www.guardianwestern.com

E-MAIL
service@guardianwestern.com



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

INVOICE



BILL TO
Renaissance C/O Regency
Clovis, CA

INVOICE # 13448
DATE 10/21/2022
DUE DATE 11/20/2022
TERMS Net 30

ACTIVITY	QTY	RATE	AMOUNT
Labor Back gate stuck open. Found fire switch activated. Reset, serviced and tested gate.	1	140.00	140.00

BALANCE DUE **\$140.00**

PAID NOV 14 2022
AV45

RECEIVED NOV 14 2022

ENTERED NOV 14 2022

AD Area 1

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

~~DUPLICATE~~

RECEIVED
 NOV 10 2022
 By: *61200*

Invoice

Invoice No.	Invoice Date
39866	11/10/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
19.40	

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
35	Black and White Copies	0.24	8.40
1	Postage	11.00	11.00
	② 12.47		
	① 6.92		
	PAID NOV 16 2022 CK#531		
		Sub Total	19.40
		Tax	0.00
		TOTAL	19.40

Comments

Thank you for Your Business Month of October!



CHECK REQUEST

Property: Renaissance
Owner Name:
Amount: \$ 108.41
Payee: AMEX

Description: AT&T Bill
Checked needed by: ASAP
Approved: Allison Najera
Date: 11/9/22

Code# 61900

RECEIVED NOV 21 2022

ENTERED NOV 21 2022

ACH

PAID NOV 22 2022



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 Oct 19, 2022
 Web Site att.com

Monthly Statement

Renn
W
 All the best from us

Let us help connect you to our great deals for internet, wireless and other premium services. Call 877.677.0491.

Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	109.31
Payment Received 10-11 Thank you!	109.31CR
Adjustments	.00
Balance	.00
Current Charges	108.41

Amount to be Debited \$108.41

Your Credit Card will be Debited by Nov 9, 2022

Billing Summary

Online: att.com/myatt	Page	
Plans and Services 1 800 750-2355	1	108.41
Total Current Charges		108.41

Plans and Services

Monthly Service - Oct 19 thru Nov 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 Oct 1, 2022 to your Billing Date, Oct 19, 2022)				
3.	Rate Change	1	.56	.34CR
	Federal Universal Service Fee			

Company Fees and Surcharges

4.	Federal Subscriber Line Charge			8.86
5.	State Regulatory Fee			.45
6.	Federal Universal Service Fee			3.29
7.	Cost Assessment Charge			4.10
Total Company Fees and Surcharges				16.70

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.	Federal			2.83
Total Government Fees and Taxes				10.30

Total Plans and Services

108.41

News You Can Use Summary

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

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.

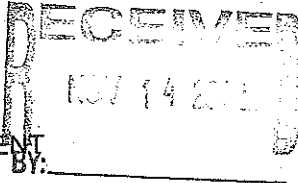
GO GREEN - Enroll in paperless billing.



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705



STATEMENT DATE: 11/08/2022
DUE DATE: 11/30/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to	11/01/2022			2,465.45
11/03/2022	11/2022 STREET LIGHT BILLING	A22312171	493.09	0.00	2,958.54
	Ending Balance as of	11/08/2022	493.09	0.00	2,958.54
Total Due:					\$2,958.54

AD 1 1056.62
AD 2 1901.92

ENTERED NOV 14 2022

ENTERED NOV 16 2022

PAID NOV 22 2022
ck# 532

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: 11/08/2022
DUE DATE: 11/30/2022
AMOUNT DUE: \$2,958.54

RECEIVED NOV 15 2022

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	09/01/2022 to 10/31/2022

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
11/30/2022	\$ 156.82

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
13524	13426	98	194	134

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
08/05/2022 - 10/06/2022	62	98	1.5806

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
08/12/2013 - 10/07/2013	56	134	2.3929
10/07/2013 - 12/04/2013	58	93	1.6034
12/11/2012 - 02/06/2013	57	7	0.1228

BILLING SUMMARY	
Previous Balance	154.00
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	156.82
Adjustments	0.00
Payments	-154.00
TOTAL DUE	\$ 156.82

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.

Rem
RECEIVED
NOV 16 2022
BY: 603100

PAID NOV 22 2022
ck # 534

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

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

State Farm Payment Plan
 PO Box 52265
 Phoenix AZ 85072-2265

AT1 001245 0006 1036-3217-12 55-0AED

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

Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
 Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: December 9, 2022

ST-1
 0101-1000



RECEIVED
 NOV 18 2022
 BY: LES1006

Agent Kevin Lowry
 3644 E Ashlan Ave
 Fresno CA 93726-2161
 Phone: 559-274-9262

1004429 143163 203 01-30-2015

Important Information

- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after November 9, 2022 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

77619 AD 1 229.64
 AD 2 413.35

PAID NOV 29 2022
 ACH
 ENTERED NOV 21 2022

SFPP Account 1036-3217-12

Page 1 of 2

Prepared November 9, 2022

↓ Please fold and tear here ↓

Ways to Pay



Key code: 4845880793

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
 SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
Please pay by December 9, 2022

Make payment to State Farm

1200212309
 State Farm Insurance Companies
 P.O. Box 680001
 Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	1230
-----------	----------	------

500236400064299 800103632171211312>



EXPERT GATE REPAIR LLC

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

INVOICE

BILL TO
Renaissance C/O Regency
Clovis, CA

INVOICE 13663
DATE 11/17/2022
TERMS Net 30
DUE DATE 12/17/2022

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Labor	Back gate stuck open. Found fire switch locked on . Reset, adjusted and tested gate.	1	140.00	140.00

SUBTOTAL	140.00
TAX	0.00
TOTAL	140.00
<hr/>	
BALANCE DUE	\$140.00

PAID NOV 29 2022
AV47

ENTERED NOV 22 2022



INVOICE

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

Customer #: 21792174
 Invoice #: 8179224
 Invoice Date: 12/1/2022
 Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For December	465.35
311800094	RENAISSANCE 3.90% Fuel Surcharge For December	18.15
Total invoice amount		483.50
Tax amount		
Balance due		483.50

PAID DEC 06 2022
 \$483.50

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 #: 8179224
 Invoice Date: 12/1/2022

Amount Due:	\$483.50
--------------------	-----------------

Thank you for allowing us to serve you
 Please reference the invoice # on your check
 and make payable to:

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

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

RECEIVED NOV 30 2022
 ENTERED DEC 01 2022

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: Management fees for multiple properties.

Check #: 537
Date: 12/15/2022
Status: Printed
Cleared: Yes
Amount: 5,700.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		3,465.00
AD Area 1		<input type="checkbox"/>	65000 Management Fees		2,235.00
					5,700.00

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
11/30/2022	376190

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	12/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE) FUEL RECOVERY FEE	JUNE	93.50
		3.74

ENTERED DEC 06 2022

RECEIVED DEC 06 2022

PAID DEC 16 2022
 AV52

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.

Total \$97.24

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 12/01/2022
Due Date: 12/19/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$14.88
Payment(s) Received Since Last Statement	-17.27
Outstanding Credit Balance	-\$32.15
Current Electric Charges	\$47.13

Total Amount Due by 12/19/2022 **\$14.98**

Questions about your bill?

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

PAID DEC 16 2022
CK536

Ways To Pay

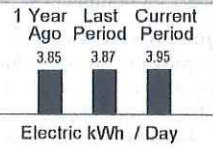
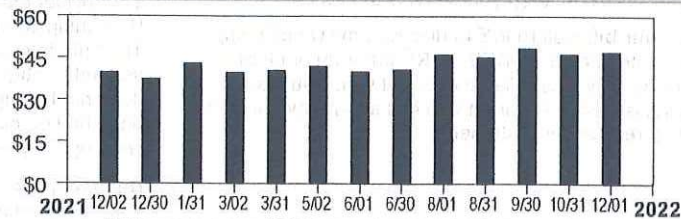
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



ENTERED DEC 10 2022

AD Arval

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

Important Messages

Your commercial electricity rate Your electricity usage is currently billed on a non-residential (commercial or industrial) rate. If this is incorrect, please call us at 1-800-468-4743.





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 12/01/2022
Due Date: 12/19/2022

Details of Electric Charges

10/31/2022 - 11/30/2022 (31 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

10/31/2022 - 11/30/2022

Customer Charge	31 days @ \$0.32854	\$10.18
Energy Charges		
Peak	33.195400 kWh @ \$0.31285	10.39
Off Peak	89.362100 kWh @ \$0.29674	26.52
Energy Commission Tax		0.04
		\$47.13

Service Information

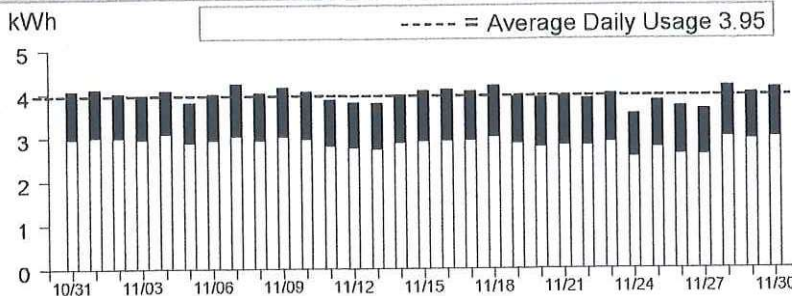
Meter #	1005685883
Total Usage	122.557500 kWh
Serial	H
Rotating Outage Block	11F

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: 122.557500 kWh, 31 billing days



	Usage	Energy Charges
Peak ¹	27.08%	\$10.39
Part Peak ²	0.00%	\$0.00
Off Peak ³	72.92%	\$26.52
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: 3035780542-0
Statement Date: 12/01/2022
Due Date: 12/19/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$67.37
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$67.37
Current Electric Charges	\$10.24

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

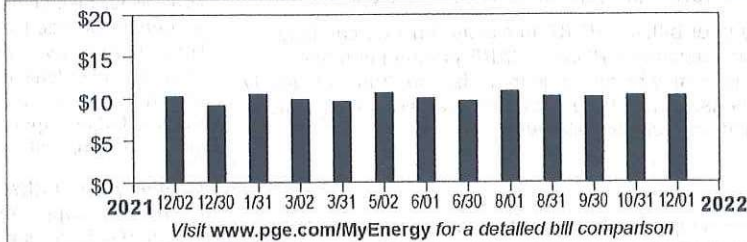
CREDIT BALANCE - NO PAYMENT DUE

-\$57.13



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period: N/A
Last Period: 0.01
Current Period: 0.01

Electric kWh / Day

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

Important Messages

Your commercial electricity rate Your electricity usage is currently billed on a non-residential (commercial or industrial) rate. If this is incorrect, please call us at 1-800-468-4743.

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

999030357805420000000010240000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

991860022763 01 AV 0.45 138 4416 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: 12/01/2022
Due Date: 12/19/2022

Details of Electric Charges

10/31/2022 - 11/30/2022 (31 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

10/31/2022 - 11/30/2022

Customer Charge	31 days @ \$0.32854	\$10.18
Energy Charges		
Off Peak	0.194660 kWh @ \$0.29674	0.06
		\$10.24

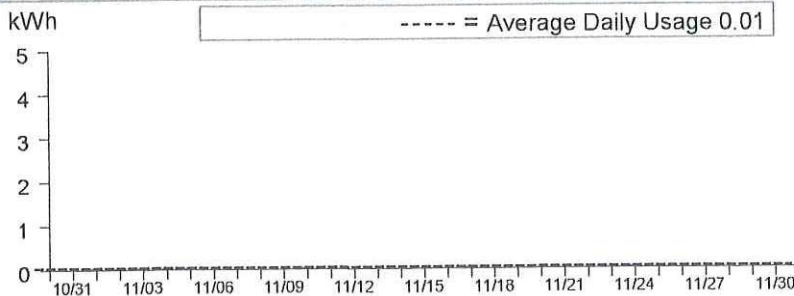
Service Information

Meter #	1005685850
Total Usage	0.194770 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: 0.194770 kWh, 31 billing days



	Usage	Energy Charges
■ Peak ¹	0.00%	\$0.00
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	100.00%	\$0.06
■ 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: 3077447206-9

Statement Date: 10/31/2022

Due Date: 11/17/2022

Service For:

ASSESSMENT DISTRICT C/O WESTCO
EQUITIES
543 N MINNEWAWA AVE
CLOVIS, CA 93611 *Black horse*

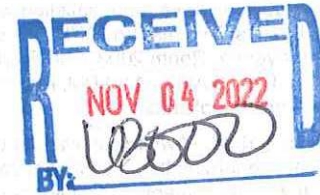
Your Account Summary

Amount Due on Previous Statement	\$17.27
Payment(s) Received Since Last Statement	0.00
Previous Unpaid Balance	\$17.27
Current Electric Charges	\$46.45
Electric Adjustments	-78.60

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 **-\$14.88**



Ways To Pay

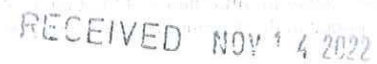
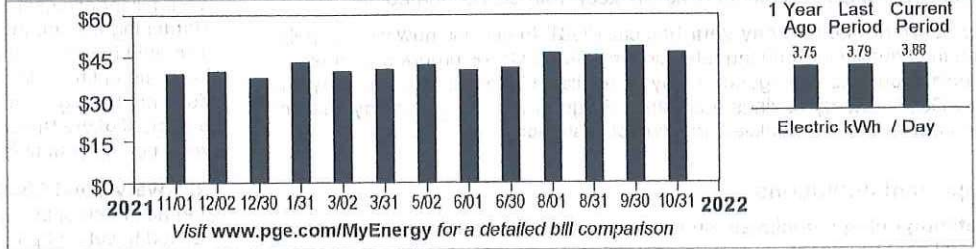
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



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

9990307744720690000004645000000000



Account Number:
3077447206-9

Total Amount Due:
No Payment Due

967110023068 01 AV 0.45 147 5270 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: 3077447206-9
Statement Date: 10/31/2022
Due Date: 11/17/2022

Details of Electric Charges

09/30/2022 - 10/30/2022 (31 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

09/30/2022

Customer Charge	1 days @ \$0.32854	\$0.33
Energy Charges		
Peak	0.866800 kWh @ \$0.38827	0.34
Part Peak	0.664200 kWh @ \$0.33904	0.23
Off Peak	2.400100 kWh @ \$0.31824	0.76
PDP Program Details		
Peak Usage Credits	0.866800 kWh @ -\$0.05667	-0.05
Part Peak Usage Credits	0.664200 kWh @ -\$0.01683	-0.01

10/01/2022 - 10/30/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	27.399100 kWh @ \$0.31285	8.57
Off Peak	88.941400 kWh @ \$0.29674	26.39
Energy Commission Tax		0.03

\$46.45

Adjustments

CA Climate Credit	-	\$39.30
CA Climate Credit	-	39.30

Total Adjustments **-\$78.60**

Service Information

Meter #	1005685883
Total Usage	120.271600 kWh
Serial	H
Rotating Outage Block	11F

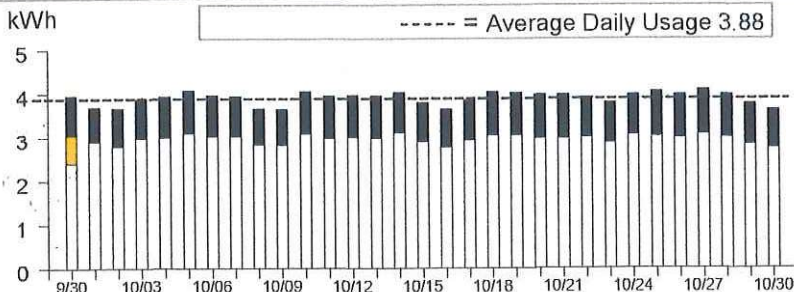
Additional Messages

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

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: 120.271600 kWh, 31 billing days



	Usage	Energy Charges
Peak ¹	23.50%	\$8.91
Part Peak ²	0.56%	\$0.23
Off Peak ³	75.94%	\$27.15
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: 3035780542-0

Statement Date: 10/31/2022

Due Date: 11/17/2022

Service For:

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

Blackhorse

Your Account Summary

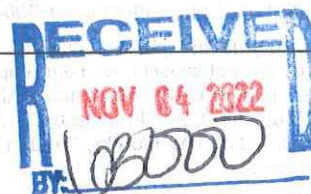
Amount Due on Previous Statement	\$0.88
Payment(s) Received Since Last Statement	0.00
Previous Unpaid Balance	\$0.88
Current Electric Charges	\$10.35
Electric Adjustments	-78.60

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**

-\$67.37



Ways To Pay

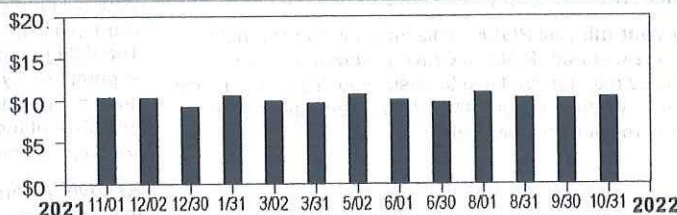
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



1 Year Last Current
Ago Period Period

0.01 0.03 0.02

Electric kWh / Day

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

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

999030357805420000000010350000000000

RECEIVED NOV 4 2022



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

967110023073 01 AV 0.45 147 5275 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: 10/31/2022
Due Date: 11/17/2022

Details of Electric Charges

09/30/2022 - 10/30/2022 (31 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

09/30/2022

Customer Charge 1 days @ \$0.32854 \$0.33

10/01/2022 - 10/30/2022

Customer Charge 30 days @ \$0.32854 \$9.86
Energy Charges
Off Peak 0.543940 kWh @ \$0.29674 0.16

\$10.35

Adjustments

CA Climate Credit -\$39.30
CA Climate Credit -39.30

Total Adjustments -\$78.60

Service Information

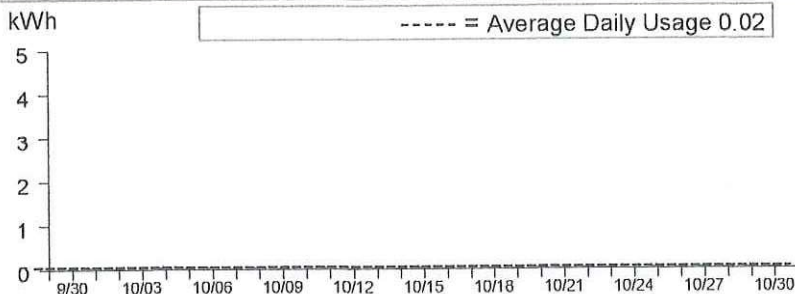
Meter # 1005685850
Total Usage 0.554510 kWh
Serial H
Rotating Outage Block 2A

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: 0.554510 kWh, 31 billing days



	Usage	Energy Charges
Peak ¹	0.00%	\$0.00
Part Peak ²	0.00%	\$0.00
Off Peak ³	100.00%	\$0.16
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: 11/23/2022

Due Date: 12/12/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$62.83
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$62.83
Current Electric Charges	\$15.54

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

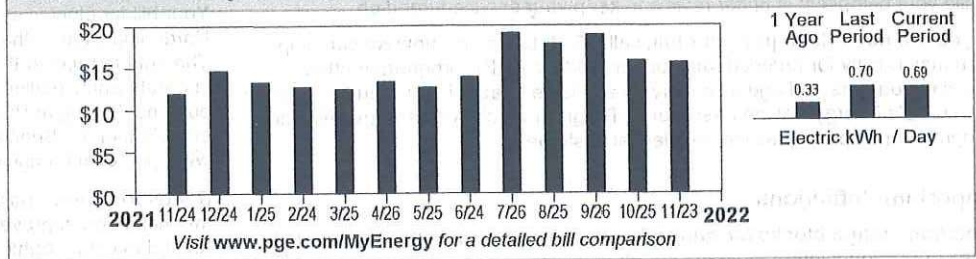
Peak Day Pricing Plan

**CREDIT BALANCE - NO PAYMENT
DUE**

-\$47.29



Electric Monthly Billing History



Important Messages

Your commercial electricity rate Your electricity usage is currently billed on a non-residential (commercial or industrial) rate. If this is incorrect, please call us at 1-800-468-4743.

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

9990119905020610000001554000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

986780010418 01 AV 0.45 68 5246 2

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

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 11/23/2022
Due Date: 12/12/2022

Details of Electric Charges

10/25/2022 - 11/22/2022 (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

10/25/2022 - 11/22/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	4.653800 kWh @ \$0.31285	1.46
Off Peak	15.308200 kWh @ \$0.29674	4.54
Energy Commission Tax		0.01
		\$15.54

Service Information

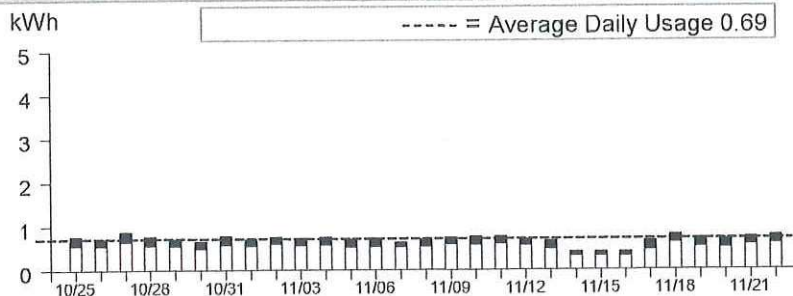
Meter #	1004466468
Total Usage	19.962000 kWh
Serial	C
Rotating Outage Block	2A

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 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: 19.962000 kWh, 29 billing days



	Usage	Energy Charges
■ Peak ¹	23.31%	\$1.46
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	76.69%	\$4.54
■ 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.



CHECK REQUEST

Property: Renaissance

Owner Name: _____

Amount: \$ 108.03

Payee: Regency Property Mgmt

Description: ATT Bill

Checked needed by: ASAP

Approved: Allison

Date: 12/22/22

ENTERED DEC 30 2022

12/30/22
PAID
AD 1



REGENCY PROPERTY MANAGEMENT
C/O RENAISSANCE
331 W SHIELDS AVE
FRESNO CA 93705 - 4105

Page 1 of 2
Account Number 559 297-9317 462 8
Billing Date Nov 19, 2022
Web Site att.com

Monthly Statement

All the best from us

Let us help connect you to our great deals for internet, wireless and other premium services. Call 866.259.3753.

Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	108.41
Payment Received 11-09 Thank you!	108.41CR
Adjustments	.00
Balance	.00
Current Charges	108.03
Amount to be Debited	\$108.03
Your Credit Card will be Debited by	Dec 14, 2022

Plans and Services

Monthly Service - Nov 19 thru Dec 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 Oct 1, 2022 to your Billing Date, Nov 19, 2022)				
3.	Rate Change	1	.27	.43CR
	Federal Subscriber Line Charge			

Company Fees and Surcharges

4.	Federal Subscriber Line Charge			8.59
5.	State Regulatory Fee			.45
6.	Federal Universal Service Fee			3.29
7.	Cost Assessment Charge			4.10
Total Company Fees and Surcharges				16.43

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.	Federal			2.81
Total Government Fees and Taxes				10.28

Total Plans and Services

108.03

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	108.03
1 800 750-2355		
Total Current Charges		108.03

News You Can Use Summary

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

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.



December 2022

Report Title	Page #
* Balance Sheet	1
* Profit & Loss Statement	2 - 3
* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 7
* All Receipts Deposited	8
* Aged Payables	9
* Check/Deposit Listing	10
* Transaction Documents	11 - 46

Balance Sheet

Property: Country View - (81) Blackhorse
As of 12/31/22 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	-908.58
Total Bank	-908.58
TOTAL ASSETS	-908.58

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	91,590.25
Total Other Current Liability	91,590.25
Total Liabilities	91,590.25

Equity

3000 Net Income	-20,590.06
3001 Retained Earnings	-82,003.48
3042 Blackstone Crossroads LLC Draws	10,094.71
Total Equity	-92,498.83
TOTAL LIABILITIES & EQUITY	-908.58

Profit & Loss 12 Month Recap

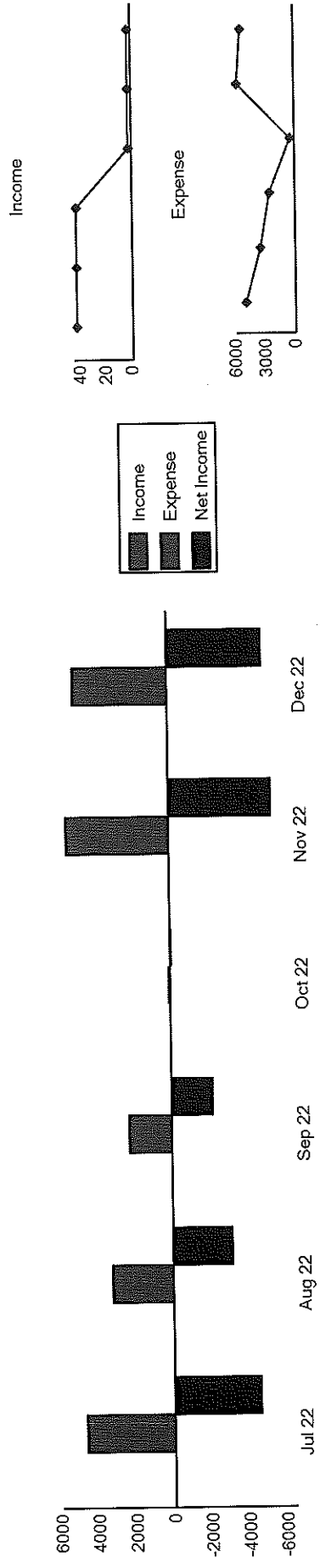
Property: Country View - (81) Blackhorse
 Monthly recap 07/01/22 - 12/31/22 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
INCOME							
4406 Keys & Transmitters	40.00	40.00	40.00	0.00	0.00	0.00	120.00
TOTAL INCOME	40.00	40.00	40.00	0.00	0.00	0.00	120.00
EXPENSE							
60004 Bank Fees	10.00	0.00	0.00	0.00	0.00	0.00	10.00
61200 City Administration Costs	0.00	32.12	74.60	74.31	12.48	0.00	193.51
62600 Miscellaneous/Contingency Repairs	0.00	0.00	0.00	0.00	1,176.89	595.10	1,771.99
62100 Electronic Gate Maintenance	0.00	240.00	0.00	0.00	0.00	140.00	380.00
64000 Landscape Maintenance	541.08	1,096.94	0.00	0.00	1,707.92	628.46	3,974.40
61900 Telephone	104.87	0.00	169.01	0.00	0.00	35.61	309.49
62150 Street Sweep Service	160.16	160.16	0.00	0.00	160.16	160.16	640.64
63100 Water, Sewer	70.14	0.00	76.45	0.00	1,985.42	0.00	2,132.01
63000 Electrical Power for Gate and Streetlight	0.00	10.54	669.44	60.49	0.00	0.00	740.47
65000 District Administrator	3,759.51	1,253.17	1,253.17	0.00	0.00	3,465.00	9,730.85
65100 Insurance	0.00	413.35	0.00	0.00	413.35	0.00	826.70
TOTAL EXPENSE	4,645.76	3,206.28	2,242.67	134.80	5,456.22	5,024.33	20,710.06
NET INCOME	-4,605.76	-3,166.28	-2,202.67	-134.80	-5,456.22	-5,024.33	-20,590.06

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	TOTAL
Income	40.00	40.00	40.00	0.00	0.00	0.00	120.00
Expense	-4,645.76	-3,206.28	-2,242.67	-134.80	-5,456.22	-5,024.33	-20,710.06
NET INCOME	-4,605.76	-3,166.28	-2,202.67	-134.80	-5,456.22	-5,024.33	-20,590.06

NET INCOME SUMMARY

Income
Expense
NET INCOME



Budget Comparison

Property: Country View - (81) Blackhorse

Comparison Periods: 10/01/22 - 12/31/22 and 07/01/22 - 12/31/22 (cash basis)

	Actual 10/01/22 - 12/31/22	Budget 10/22 - 12/22	\$ Change	% Change	Actual 07/01/22 - 12/31/22	Budget 07/22 - 12/22	\$ Change	% Change
INCOME								
4406 Keys & Transmitters	0.00	0.00	0.00		120.00	0.00	120.00	
TOTAL INCOME	0.00	0.00	0.00		120.00	0.00	120.00	
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		10.00	0.00	10.00	
61200 City Administration Costs	86.79	750.00	-663.21	-88.4 %	193.51	1,500.00	-1,306.49	-87.1 %
62600 Miscellaneous/Contingency Repairs	1,771.99	250.00	1,521.99	608.8 %	1,771.99	500.02	1,271.97	254.4 %
62100 Electronic Gate Maintenance	140.00	500.01	-360.01	-72.0 %	380.00	1,000.02	-620.02	-62.0 %
64000 Landscape Maintenance	2,336.38	2,162.50	173.88	8.0 %	3,974.40	4,325.02	-350.62	-8.1 %
61900 Telephone	35.61	375.00	-339.39	-90.5 %	309.49	750.00	-440.51	-58.7 %
62150 Street Sweep Service	320.32	450.00	-129.68	-28.8 %	640.64	900.00	-259.36	-28.8 %
63100 Water, Sewer	1,985.42	0.00	1,985.42		2,132.01	0.00	2,132.01	
63000 Electrical Power for Gate and Streetlight	60.49	875.01	-814.52	-93.1 %	740.47	1,750.02	-1,009.55	-57.7 %
65800 County Collection Fees	0.00	3.51	-3.51	-100.0 %	0.00	7.02	-7.02	-100.0 %
65000 District Administrator	3,465.00	3,465.00	0.00	0.0 %	9,730.85	6,930.00	2,800.85	40.4 %
61500 Assessment Engineering	0.00	634.75	-634.75	-100.0 %	0.00	1,269.52	-1,269.52	-100.0 %
65100 Insurance	413.35	400.00	13.35	3.3 %	826.70	800.02	26.68	3.3 %
TOTAL EXPENSE	10,615.35	9,865.78	749.57	7.6 %	20,710.06	19,731.64	978.42	5.0 %
NET INCOME	-10,615.35	-9,865.78	-749.57	-7.6 %	-20,590.06	-19,731.64	-858.42	-4.4 %
NET INCOME SUMMARY								
Income	0.00	0.00	0.00		120.00	0.00	120.00	
Expense	-10,615.35	-9,865.78	-749.57	7.6 %	-20,710.06	-19,731.64	-978.42	5.0 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	-10,615.35	-9,865.78	-749.57	-7.6 %	-20,590.06	-19,731.64	-858.42	-4.4 %

Cash Flow

Property: Country View - (81) Blackhorse
10/01/22 - 12/31/22 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
EXPENSE		
61200 City Administration Costs	-86.79	0.00 %
62600 Miscellaneous/Contingency Repairs	-1,771.99	0.00 %
62100 Electronic Gate Maintenance	-140.00	0.00 %
64000 Landscape Maintenance	-2,336.38	0.00 %
61900 Telephone	-35.61	0.00 %
62150 Street Sweep Service	-320.32	0.00 %
63100 Water, Sewer	-1,985.42	0.00 %
63000 Electrical Power for Gate and Streetlights	-60.49	0.00 %
65000 District Administrator	-3,465.00	0.00 %
65100 Insurance	-413.35	0.00 %
TOTAL EXPENSE	-10,615.35	0.00%
Net Income	-10,615.35	0.00 %
Net cash provided by Operating Activities	-10,615.35	
FINANCING ACTIVITIES		
EQUITY		
3042 Blackstone Crossroads LLC Draws	10,094.71	
TOTAL EQUITY	10,094.71	
Net cash provided by Financing Activities	10,094.71	
Net cash increase for period	-520.64	
Cash at beginning of period	-387.94	
Cash at end of period	-908.58	

General Ledger

Property: Country View - (81) Blackhorse

Detail 10/01/22 - 12/31/22 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance
77619 Blackhorse Estates III -FFB (Bank)						-427.94
10/05/22	BNKDEP	D144374	ePay Provider Deposit: Blackhorse Estates III-FFB	40.00		-387.94
10/13/22	CHECK	528	PG&E: 1199050206-1 // 501 N Minnewawa , 6542845756-1 // 1		20.20	-408.14
10/13/22	CHECK	528	PG&E: 1199050206-1 // 501 N Minnewawa , 6542845756-1 // 1		40.29	-448.43
10/19/22	CHECK	529	Regency Property Management: Invoice 38831 / Copies and Po		74.31	-522.74
11/10/22	BNKDEP	D146589	Blackstone Crossroads LLC Draws	10,094.71		9,571.97
11/14/22	CHECK	AV34	BrightView Landscape Service Inc.: Customer 21792158 // Inv		548.46	9,023.51
11/14/22	CHECK	AV37	Guardian Western Sweeping, INC: Invoice: 375762 // Cambridg		160.16	8,863.35
11/14/22	CHECK	AV39	BrightView Landscape Service Inc.: Customer 21792158 // Inv		548.46	8,314.89
11/14/22	CHECK	AV40	BrightView Landscape Service Inc.: 8157086 // Cambridge Coui		275.00	8,039.89
11/14/22	CHECK	AV41	BEAM & Company, Inc.: 10696 // Cambridge Country View		272.50	7,767.39
11/14/22	CHECK	AV42	BrightView Landscape Service Inc.: Inv: 8164799 // Cust: 21792		336.00	7,431.39
11/14/22	CHECK	AV43	BEAM & Company, Inc.: 10742 // Cambridge Country View		322.60	7,108.79
11/16/22	CHECK	531	Regency Property Management: INVOICE 39866 / OCTOBER C		12.48	7,096.31
11/22/22	CHECK	532	City of Clovis: AR00108377 // Street Light Billing		1,901.92	5,194.39
11/22/22	CHECK	533	City of Clovis: 463-422662.01 // Alluvial		83.50	5,110.89
11/29/22	CHECK	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse		413.35	4,697.54
11/29/22	CHECK	AV46	Wild Electric Inc.: S22286 // 129 Oak		581.79	4,115.75
12/06/22	CHECK	535	BEAM Construction & Management: 10742 // 129 Oak Ave		322.60	3,793.15
12/06/22	CHECK	AV48	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8192		80.00	3,713.15
12/06/22	CHECK	AV49	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8175		548.46	3,164.69
12/06/22	CHECK	AV51	BEAM & Company, Inc.: 10696 // 129 Oak		272.50	2,892.19
12/15/22	CHECK	537	Regency Property Management: Management fees for multiple		3,465.00	-572.81
12/16/22	CHECK	AV53	Guardian Western Sweeping, INC: 376189 // Cambridge Countr		160.16	-732.97
12/29/22	CHECK	AV54	Jason G McIntosh DBA Expert Gate Repair: 13306 // Country Vi		140.00	-872.97
12/30/22	CHECK	ACH	American Express Credit Card: 12/15/22 - Renaissance - AT&T		35.61	-908.58
77619 Blackhorse Estates III -FFB Beg Bal:				-427.94		
Activity:				-480.64		
				10,134.71	10,615.35	-908.58
1200 Undeposited Funds (Other Current Asset)						40.00
10/05/22	BNKDEP	D144374	ePay Provider Deposit: Blackhorse Estates III-FFB		40.00	0.00
1200 Undeposited Funds Beg Bal:				40.00		
Activity:				-40.00		
				0.00	40.00	0.00
2003 Owner Contributions (Other Current Liability)						91,590.25
No activity in the period						91,590.25
2003 Owner Contributions Beg Bal:				91,590.25		
Activity:				0.00		
				0.00	0.00	91,590.25
3042 Blackstone Crossroads LLC Draws (Equity)						0.00
11/10/22	BNKDEP	D146589	Blackhorse Estates III -FFB		10,094.71	10,094.71
3042 Blackstone Crossroads LLC Draw Beg Bal:				0.00		
Activity:				10,094.71		
				0.00	10,094.71	10,094.71
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)						106.72
10/19/22	CHKITM	529	Regency Property Management: Invoice 38831 / Copies and Po	74.31		181.03
11/16/22	CHKITM	531	Regency Property Management: INVOICE 39866 / OCTOBER C	12.48		193.51
61200 Office Expense Beg Bal:				106.72		
Activity:				86.79		
				86.79	0.00	193.51
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)						0.00
11/14/22	CHKITM	AV41	BEAM & Company, Inc.: 10696 // Cambridge Country View	272.50		272.50
11/14/22	CHKITM	AV43	BEAM & Company, Inc.: 10742 // Cambridge Country View	322.60		595.10

Date	Type	Reference	Description	Debit	Credit	Balance	
11/29/22	CHKITM	AV46	Wild Electric Inc.: Invoice #S22254 // 1027 W Dakota #101	581.79		1,176.89	
12/06/22	CHKITM	535	BEAM Construction & Management: 10742 // 129 Oak Ave	322.60		1,499.49	
12/06/22	CHKITM	AV51	BEAM & Company, Inc.: 10696 // 129 Oak	272.50		1,771.99	
62600 General Maintenance			Beg Bal: 0.00	Activity: 1,771.99	1,771.99	0.00	1,771.99
61900 Telephone Gate (Expense)						273.88	
12/30/22	CHKITM	ACH	American Express Credit Card: 12/15/22 - Country View - AT&T	35.61		309.49	
61900 Telephone Gate			Beg Bal: 273.88	Activity: 35.61	35.61	0.00	309.49
62100 Gate Repair/Maintenance (Expense)						240.00	
12/29/22	CHKITM	AV54	Jason G McIntosh DBA Expert Gate Repair: 13306 // Country Vi	140.00		380.00	
62100 Gate Repair/Maintenance			Beg Bal: 240.00	Activity: 140.00	140.00	0.00	380.00
62150 Street Sweep Service (Expense)						320.32	
11/14/22	CHKITM	AV37	Guardian Western Sweeping, INC: Invoice: 375762 // Cambridg	160.16		480.48	
12/16/22	CHKITM	AV53	Guardian Western Sweeping, INC: 376189 // Cambridge Countr	160.16		640.64	
62150 Street Sweep Service			Beg Bal: 320.32	Activity: 320.32	320.32	0.00	640.64
64000 Landscape Service (Expense)						1,638.02	
11/14/22	CHKITM	AV34	BrightView Landscape Service Inc.: Customer 21792158 // Inv	548.46		2,186.48	
11/14/22	CHKITM	AV39	BrightView Landscape Service Inc.: Customer 21792158 // Inv	548.46		2,734.94	
11/14/22	CHKITM	AV40	BrightView Landscape Service Inc.: 8157086 // Cambridge Coui	275.00		3,009.94	
11/14/22	CHKITM	AV42	BrightView Landscape Service Inc.: Inv: 8164799 // Cust: 21792	336.00		3,345.94	
12/06/22	CHKITM	AV48	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8194	80.00		3,425.94	
12/06/22	CHKITM	AV49	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8175	548.46		3,974.40	
64000 Landscape Service			Beg Bal: 1,638.02	Activity: 2,336.38	2,336.38	0.00	3,974.40
63000 Gas & Electric (Expense)						679.98	
10/13/22	CHKITM	528	PG&E: 0042707453-9 // 269 Oak	20.20		700.18	
10/13/22	CHKITM	528	PG&E: 6542845756-1 // 149 Oak	40.29		740.47	
63000 Gas & Electric			Beg Bal: 679.98	Activity: 60.49	60.49	0.00	740.47
63100 Water, Sewer (Expense)						146.59	
11/22/22	CHKITM	532	City of Clovis: AR00108377 // Street Light Billing	1,901.92		2,048.51	
11/22/22	CHKITM	533	City of Clovis: 463-422662.01 // Alluvial	83.50		2,132.01	
63100 Water, Sewer			Beg Bal: 146.59	Activity: 1,985.42	1,985.42	0.00	2,132.01
65000 Management Fees (Expense)						6,265.85	
12/15/22	CHKITM	537	Regency Property Management: Management fees for multiple	3,465.00		9,730.85	
65000 Management Fees			Beg Bal: 6,265.85	Activity: 3,465.00	3,465.00	0.00	9,730.85
65100 Property/Liability Insurance (Expense)						413.35	
11/29/22	CHKITM	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse	413.35		826.70	
65100 Property/Liability Insurance			Beg Bal: 413.35	Activity: 413.35	413.35	0.00	826.70
Totals:				20,750.06	20,750.06		

All Receipts Deposited

Property: Country View - (81) Blackhorse

Date Range: 10/1/2022 - 12/31/2022

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount
Deposit Number: D144374		Date: 10/05/2022		Bank: Blackhorse Estates III -FFB			
09/30/2022	Antonius & Veronica Dinata	Current	21507	AD Area 2	790	ePay MC	40.00
Subtotal:							40.00
Deposit Number: D146589		Date: 11/10/2022		Bank: Blackhorse Estates III -FFB			
11/10/2022	Blackstone Crossroads LLC Draws			AD Area 2		ACH	10,094.71
Subtotal:							10,094.71
Grand Total:							10,134.71

Aged Payables Detail

Property: Country View - (81) Blackhorse

All Vendors

Bill Dates as of Saturday December 31, 2022

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
							0.00
							<u>0.00</u>

Check / Deposit Listing

Property: Country View - (81) Blackhorse
 Blackhorse Estates III -FFB, Blackhorse Estates III PNC 1555
 All Transactions
 Date Range: 10/01/22 - 12/31/22

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
10/5/22	D144374	ePay Provider Deposit: Blackhorse Estate		Y	40.00	
10/13/22	528	PG&E	1199050206-1 // 501 N Minnewawa , 654	Y		60.49
10/19/22	529	Regency Property Management	Invoice 38831 / Copies and Postage	Y		74.31
11/10/22	D146589			Y	10,094.71	
11/14/22	AV34	BrightView Landscape Service Inc.	Customer 21792158 // Invoice 8091920	Y		548.46
11/14/22	AV37	Guardian Western Sweeping, INC	Invoice: 375762 // Cambridge Country View	Y		160.16
11/14/22	AV39	BrightView Landscape Service Inc.	Customer 21792158 // Invoice 21792158	Y		548.46
11/14/22	AV40	BrightView Landscape Service Inc.	8157086 // Cambridge Country View	Y		275.00
11/14/22	AV41	BEAM & Company, Inc.	10696 // Cambridge Country View	Y		272.50
11/14/22	AV42	BrightView Landscape Service Inc.	Inv: 8164799 // Cust: 21792158 // Country	Y		336.00
11/14/22	AV43	BEAM & Company, Inc.	10742 // Cambridge Country View	Y		322.60
11/16/22	531	Regency Property Management	INVOICE 39866 / OCTOBER COPIES AT	Y		12.48
11/22/22	532	City of Clovis	AR00108377 // Street Light Billing	Y		1,901.92
11/22/22	533	City of Clovis	463-422662.01 // Alluvial	Y		83.50
11/29/22	ACH	State Farm Insurance	1036-3217-12 // Blackhorse	Y		413.35
11/29/22	AV46	Wild Electric Inc.	S22286 // 129 Oak	Y		581.79
12/6/22	AV48	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8194049 // Cambric	Y		80.00
12/6/22	AV49	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8179166 // Cambric	Y		548.46
12/6/22	AV51	BEAM & Company, Inc.	10696 // 129 Oak	Y		272.50
12/6/22	535	BEAM Construction & Management	10742 // 129 Oak Ave	N		322.60
12/15/22	537	Regency Property Management	Management fees for multiple properties.	Y		3,465.00
12/16/22	AV53	Guardian Western Sweeping, INC	376189 // Cambridge Country View	Y		160.16
12/29/22	AV54	Jason G McIntosh DBA Expert Gate Repa	13306 // Country View	Y		140.00
12/30/22	ACH	American Express Credit Card	12/15/22 - Renaissance - AT&T Bill, 12/15/22	N		35.61

Totals of Deposits/Payments for Bank 10,134.71 10,615.35

Totals:	10,134.71	10,615.35
Counts:	2	22
Balance of listed transactions:		-480.64



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 09/26/2022
Due Date: 10/13/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$37.64
Payment(s) Received Since Last Statement	-37.64
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$40.29

Total Amount Due by 10/13/2022 **\$40.29**

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

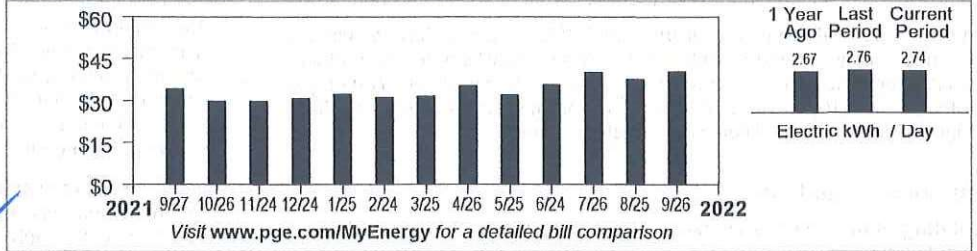
Peak Day Pricing Plan



PAID OCT 13 2022
CK 528

Electric Monthly Billing History

Daily Usage Comparison



COUNTY VIEW
AD AREA 2

CHARGED OCT 10 2022



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 09/26/2022
Due Date: 10/13/2022

Details of Electric Charges

08/25/2022 - 09/25/2022 (32 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

Service Information

Meter # 1004466471
Total Usage 87.686900 kWh
Serial C
Rotating Outage Block 11F

Additional Messages

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.

08/25/2022 - 08/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	4.766100 kWh @ \$0.38827	1.85
Part Peak	3.174400 kWh @ \$0.33904	1.08
Off Peak	11.745600 kWh @ \$0.31824	3.74
PDP Program Details		
Peak Usage Credits	4.766100 kWh @ -\$0.05667	-0.27
Part Peak Usage Credits	3.174400 kWh @ -\$0.01683	-0.05
Energy Commission Tax		0.01

09/01/2022 - 09/25/2022

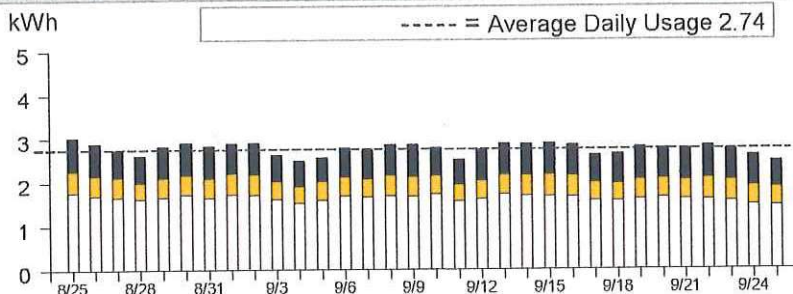
Customer Charge	25 days @ \$0.32854	\$8.21
Energy Charges		
Peak	16.450600 kWh @ \$0.38827	6.39
Part Peak	11.122400 kWh @ \$0.33904	3.77
Off Peak	40.427800 kWh @ \$0.31824	12.87
PDP Program Details		
Peak Usage Credits	16.450600 kWh @ -\$0.05667	-0.93
Part Peak Usage Credits	11.122400 kWh @ -\$0.01683	-0.19
Event Day Charges	2.483400 kWh @ \$0.60000	1.49
Energy Commission Tax		0.02

\$40.29

Usage For This Period's Event Days (4PM to 9PM)

09/01/2022	0.668900 kWh	09/06/2022	0.642000 kWh
09/05/2022	0.517100 kWh	09/07/2022	0.655400 kWh

Electric Usage This Period: 87.686900 kWh, 32 billing days



	Usage	Energy Charges
■ Peak ¹	24.19%	\$8.24
■ Part Peak ²	16.32%	\$4.85
□ Off Peak ³	59.49%	\$16.61
■ 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: 0042707453-9

Statement Date: 09/26/2022

Due Date: 10/13/2022

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$17.81
Payment(s) Received Since Last Statement	-17.81
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$20.20

Total Amount Due by 10/13/2022 \$20.20

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

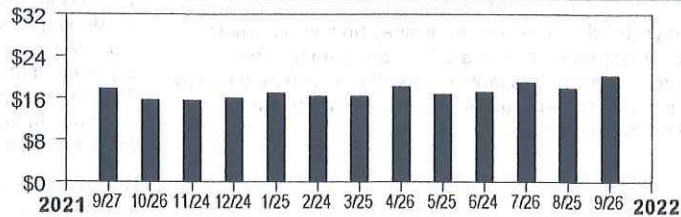
PAID OCT 13 2022

CK528

CHARGED OCT 10 2022

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
0.81	0.78	0.89

Electric kWh / Day

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

COUNTY VIEW
AD AREA 2

RECEIVED
SEP 29 2022
By _____



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 09/26/2022
Due Date: 10/13/2022

Details of Electric Charges

08/25/2022 - 09/25/2022 (32 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

08/25/2022 - 08/31/2022

Customer Charge	7 days @ \$0.32854	\$2.30
Energy Charges		
Peak	1.401000 kWh @ \$0.38827	0.54
Part Peak	0.867000 kWh @ \$0.33904	0.29
Off Peak	3.379000 kWh @ \$0.31824	1.08
PDP Program Details		
Peak Usage Credits	1.401000 kWh @ -\$0.05667	-0.08
Part Peak Usage Credits	0.867000 kWh @ -\$0.01683	-0.01

09/01/2022 - 09/25/2022

Customer Charge	25 days @ \$0.32854	\$8.21
Energy Charges		
Peak	5.590000 kWh @ \$0.38827	2.17
Part Peak	3.708000 kWh @ \$0.33904	1.26
Off Peak	13.640000 kWh @ \$0.31824	4.34
PDP Program Details		
Peak Usage Credits	5.590000 kWh @ -\$0.05667	-0.32
Part Peak Usage Credits	3.708000 kWh @ -\$0.01683	-0.06
Event Day Charges	0.786000 kWh @ \$0.60000	0.47
Energy Commission Tax		0.01

\$20.20

Usage For This Period's Event Days (4PM to 9PM)

09/01/2022	0.215000 kWh	09/06/2022	0.196000 kWh
09/05/2022	0.175000 kWh	09/07/2022	0.200000 kWh

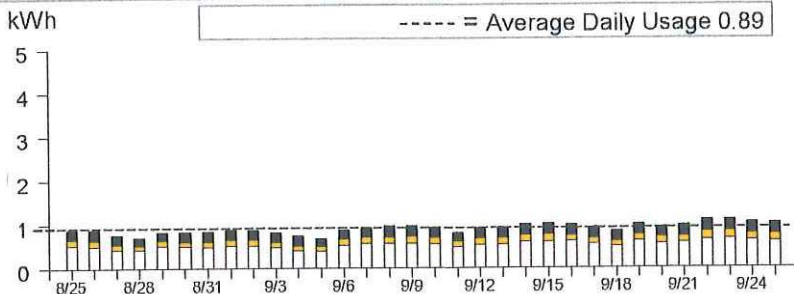
Service Information

Meter #	1008817939
Total Usage	28.585000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 28.585000 kWh, 32 billing days



	Usage	Energy Charges
Peak ¹	24.45%	\$2.71
Part Peak ²	16.02%	\$1.55
Off Peak ³	59.53%	\$5.42
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.

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

Blackhorse
RECEIVED
 OCT 05 2022
 By *61200*

Invoice

Invoice No.	Invoice Date
38831	10/05/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
115.60	

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
65	Black and White Copies	0.24	15.60
1	Postage	100.00	100.00
AD 1 41.29 AD 2 24.31			
		PAID OCT 19 2022 CK 529	
		Sub Total	115.60
		Tax	0.00
		TOTAL	115.60

Comments

Thank you for your business for the month of September!



INVOICE

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

Customer #: 21792158
Invoice #: 8135124
Invoice Date: 11/1/2022
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For November	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For November	20.58
ENTERED OCT 28 2022 PAID NOV 14 2022 AV34		
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 #: 8135124
 Invoice Date: 11/1/2022

Amount Due:	\$548.46
--------------------	-----------------

Thank you for allowing us to serve you

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

AD Area 2

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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
9/30/2022	375762

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

TERMS	DUE DATE	ACCOUNT #
Net 30	10/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
CHARGED OCT 27 2022		
PAID NOV 14 2022 AV37		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



INVOICE

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

Customer #: 21792158
 Invoice #: 8091920
 Invoice Date: 10/1/2022
 Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For October	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For October	20.58
Total invoice amount		548.46
Tax amount		
Balance due		548.46

PAID NOV 4 2022
 AV309

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

CHARGED OCT 24 2022

Payment Stub

Customer Account#: 21792158
 Invoice #: 8091920
 Invoice Date: 10/1/2022

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

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

Customer #: 21792158
Invoice #: 8157086
Invoice Date: 10/28/2022
Sales Order: 7908959
Cust PO #:

Project Name: Overseeding turf areas with Perennial Ryegrass
Project Description: Overseeding turf areas with Perennial Ryegrass

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Overseeding turf areas with Perennial Ryegrass	275.00
Total Invoice Amount		275.00
Taxable Amount		
Tax Amount		
Balance Due		275.00

PAID NOV 14 2022
AV 40

CHARGED NOV 02 2022

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 #: 8157086
Invoice Date: 10/28/2022

Amount Due: \$ 275.00

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

Allison



9840 N Cedar Ave
 Fresno, CA 93720
 +1 5593742600
 billing4beam@gmail.com

INVOICE

BILL TO
 Cambridge Country View
 331 W Shields Ave
 Fresno, CA 93705

SHIP TO
 129 Oak Ave
 Clovis, CA 93611

INVOICE 10696
 DATE 10/28/2022
 DUE DATE 11/12/2022

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Hourly Rate	Hourly Service Rate	3.50	75.00	262.50
	Maintenance Materials	Materials Used	1	0.00	0.00
	Fuel Surcharge	Fuel Surcharge	1	10.00	10.00
	Building Services	Work Description: Remove all of the cobwebs off the gates, pillars and along the wall. And also pressure wash the tree sap, etc.	1	0.00	0.00
	Building Services	Address is 129 Oak Ave in Clovis. Gate Code is : #3317 Walk Thru- 312 Enter Work Resolution: Pressure washed all the cobwebs, tree sap, and dirt from all the pillars, walls, gates, and light fixtures. Washed the sidewalks where the dirt was built up after cleaning.	1	0.00	0.00

BALANCE DUE

\$272.50

PAID NOV 14 2022

AV41

CHARGED NOV 02 2022

INVOICE



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

Customer #: 21792158
Invoice #: 8164799
Invoice Date: 11/4/2022
Sales Order: 7940343
Cust PO #:

Project Name: Cambridge Fall/Winter annuals
Project Description: Cambridge Fall/Winter annuals in front entrance

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Fall/Winter annuals in frontentrance	336.00
Total Invoice Amount		336.00
Taxable Amount		
Tax Amount		
Balance Due		336.00

PAID NOV 14 2022
AV42

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 #: 8164799
Invoice Date: 11/4/2022

Amount Due: \$ 336.00

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



9840 N Cedar Ave
Fresno, CA 93720
+1 5593742600
billing4beam@gmail.com

INVOICE

BILL TO
Cambridge Country View
331 W Shields Ave
Fresno, CA 93705

SHIP TO
129 Oak Ave
Clovis, CA 93611

INVOICE 10742
DATE 11/07/2022
DUE DATE 11/22/2022

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Hourly Rate	Hourly Service Rate	3.50	75.00	262.50
	Maintenance Materials	Materials Used	1	50.10	50.10
	Fuel Surcharge	Fuel Surcharge	1	10.00	10.00
	Building Services	Work Description: Pressure wash the tops of the pillars The ones by the trees	1	0.00	0.00
	Building Services	Work Resolution: Pressure washed the tops of the pillars	1	0.00	0.00

BALANCE DUE **\$322.60**

ENTERED NOV 10 2022

PAID NOV 14 2022

AV43

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



SW

Invoice

Invoice No.	Invoice Date
39866	11/10/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
19.40	

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
35	Black and White Copies	0.24	8.40
1	Postage	11.00	11.00
	② 12.47		
	⑬ 6.92		
PAID NOV 16 2022 CK#531			
Sub Total			19.40
Tax			0.00
TOTAL			19.40

Comments

Thank you for Your Business Month of October!



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705



STATEMENT DATE: 11/08/2022
DUE DATE: 11/30/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 11/01/2022				2,465.45
11/03/2022	11/2022 STREET LIGHT BILLING	A22312171	493.09	0.00	2,958.54
	Ending Balance as of 11/08/2022		493.09	0.00	2,958.54
Total Due:					\$2,958.54

AD 1 1056.62
AD 2 1901.92

ENTERED NOV 14 2022

ENTERED NOV 16 2022

PAID NOV 22 2022
CHK# 532

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: 11/08/2022
DUE DATE: 11/30/2022
AMOUNT DUE: \$2,958.54

RECEIVED NOV 15 2022

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
ALLUVIAL	463-422662.01	09/01/2022 to 10/31/2022

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
11/30/2022	\$ 83.50

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
5102	5056	46	84	46

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
08/05/2022 - 10/06/2022	62	46	0.7419

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
08/12/2013 - 10/07/2013	56	46	0.8214
10/07/2013 - 12/04/2013	58	49	0.8448
12/11/2012 - 02/06/2013	57	68	1.1930

BILLING SUMMARY	
Previous Balance	76.45
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	83.50
Adjustments	0.00
Payments	-76.45
TOTAL DUE	\$ 83.50

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.

RECEIVED
NOV 16, 2022
BY: 103100 JW

PAID NOV 22 2022
CHK # 533

SEE OTHER SIDE FOR ADDITIONAL INFORMATION

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

State Farm Payment Plan
 PO Box 52265
 Phoenix AZ 85072-2265

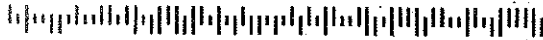
AT1 001245 0006 1036-3217-12 55-0AED

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

Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
 Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: December 9, 2022



RECEIVED
 NOV 18 2022
 BY: LESIODI

Agent Kevin Lowry
 3644 E Ashlan Ave
 Fresno CA 93726-2161
 Phone: 559-274-9262

Important Information

- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after November 9, 2022 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

AD 1 229.64
 AD 2 413.35

PAID NOV 29 2022
 ACH
 ENTERED NOV 21 2022

SFPP Account 1036-3217-12

Page 1 of 2

Prepared November 9, 2022

↓ Please fold and tear here ↓

Ways to Pay



Online
 PC or
 mobile devices



Mobile
 Use State Farm
 mobile app



Mail
 Send us
 a check



Call
 Automated Line: 1-800-440-0998
 Your agent: 559-274-9262



Walk In
 See your
 State Farm Agent

Key code: 4845880793

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
 SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
 Please pay by December 9, 2022
 Make payment to State Farm

1200212309
 State Farm Insurance Companies
 P.O. Box 680001
 Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	1230
-----------	----------	------

500236400064299 800103632171211312>

INVOICE

Phone: (559) 251-7770
 Fax: (559) 251-2372

Invoice: S22286
 Invoice Date: 11/17/2022

Customer #: 00217 Job #: S22286

Bill To: REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE. FRESNO, CA 93705	Project Details: REGENCY - CARRIAGE LIGHTS TIMER 129 OAK AVE CLOVIS, California
---	---


Payment Terms	Contract Number	Invoice Due Date
Net 20		12/7/2022

Description
 TROUBLESHOOT FRONT CARRIAGE LIGHTS. REPLACE BAD PHOTOCCELL AND MASTER LOCKS TO PANELS.



Description	Quantity	UOM	Unit Price	Bill Amount
LABOR	4.0000	HR	125.0000	500.00
MATERIAL	1.0000	LS	75.7500	75.75 T
Subtotal Amount				575.75
CLOVIS, CITY OF @ 7.9750%				6.04
Total Invoice Amount Due				581.79

Pay your bills online
www.wildelectric.net
 We are now accepting MasterCard and Visa
 Just phone our office to arrange payment
 THANK YOU FOR YOUR BUSINESS!

PAID NOV 29 2022
 AV46


Pay with a picture in seconds!
 Search Papaya Payments in the App Store

or pay online at
ppaya.com/wildelectric

COUNTRY VIEW

ENTERED NOV 22 2022

TERMS: DUE UPON RECEIPT. A LATE CHARGE of 1.5% permonth or 18.0% per year will be charged on past due accounts.
 If you do not pay for this invoice, you will be held liable for court costs and attorneys' fees



INVOICE

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

Customer #: 21792158
Invoice #: 8194049
Invoice Date: 11/29/2022
Sales Order: 7945384
Cust PO #:

Project Name: Plant installation and sprinkler head
Project Description: Plant installation and sprinkler head

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Plant installation (giant Liriope 5 gallon) and sprinkler he	80.00
Total Invoice Amount Taxable Amount Tax Amount Balance Due		80.00 80.00

PAID DEC 06 2022

AV48

ENTERED NOV 30 2022

RECEIVED NOV 30 2022

64000

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 #: 8194049
Invoice Date: 11/29/2022

Amount Due: \$ 80.00

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



INVOICE

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

Customer #: 21792158
Invoice #: 8179166
Invoice Date: 12/1/2022
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For December	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For December	20.58
Total invoice amount		548.46
Tax amount		
Balance due		548.46

PAID DEC 06 2022
AV49

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 #: 8179166
Invoice Date: 12/1/2022

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

RECEIVED NOV 30 2022

ENTERED DEC 01 2022



CAV

RECEIVED
NOV 28 2022

BY: *W2000*

9840 N Cedar Ave
Fresno, CA 93720
+1 5593742600
billing4beam@gmail.com

INVOICE

BILL TO
Cambridge Country View
331 W Shields Ave
Fresno, CA 93705

SHIP TO
129 Oak Ave
Clovis, CA 93611

INVOICE 10696
DATE 10/28/2022
DUE DATE 11/12/2022

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Hourly Rate	Hourly Service Rate	3.50	75.00	262.50
	Maintenance Materials	Materials Used	1	0.00	0.00
	Fuel Surcharge	Fuel Surcharge	1	10.00	10.00
	Building Services	Work Description: Remove all of the cobwebs off the gates, pillars and along the wall. And also pressure wash the tree sap, etc.	1	0.00	0.00
	Building Services	Address is 129 Oak Ave in Clovis. Gate Code is : #3317 Walk Thru- 312 Enter	1	0.00	0.00
	Building Services	Work Resolution: Pressure washed all the cobwebs, tree sap, and dirt from all the pillars, walls, gates, and light fixtures. Washed the sidewalks where the dirt was built up after cleaning.	1	0.00	0.00

BALANCE DUE **\$272.50**

ENTERED DEC 02 2022
RECEIVED DEC 02 2022

PAID DEC 08 2022
AVSI



9840 N Cedar Ave
 Fresno, CA 93720
 +1 5593742600
 billing4beam@gmail.com

INVOICE

BILL TO
 Cambridge Country View
 331 W Shields Ave
 Fresno, CA 93705

SHIP TO
 129 Oak Ave
 Clovis, CA 93611

INVOICE 10742
DATE 11/07/2022
DUE DATE 11/22/2022

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
	Hourly Rate	Hourly Service Rate	3.50	75.00	262.50
	Maintenance Materials	Materials Used	1	50.10	50.10
	Fuel Surcharge	Fuel Surcharge	1	10.00	10.00
	Building Services	Work Description: Pressure wash the tops of the pillars The ones by the trees	1	0.00	0.00
	Building Services	Work Resolution: Pressure washed the tops of the pillars	1	0.00	0.00

BALANCE DUE **\$322.60**

PAID DEC 06 2022
 CK 535

AD AM 2
 62000

RECEIVED NOV 29 2022

ENTERED NOV 29 2022

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: Management fees for multiple properties.

Check #: 537
Date: 12/15/2022
Status: Printed
Cleared: Yes
Amount: 5,700.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		3,465.00
AD Area 1		<input type="checkbox"/>	65000 Management Fees		2,235.00
					5,700.00

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
11/30/2022	376189

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

TERMS	DUE DATE	ACCOUNT #
Net 30	12/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
ENTERED DEC 06 2022 RECEIVED DEC 06 2022 PAID DEC 16 2022 AV 53		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



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

INVOICE 13306
DATE 09/29/2022
DUE DATE 10/29/2022

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Check remote range bad.	1	140.00	140.00

When we arrived we found we had to be very close to the gate for the remote to work.

We cleaned and tightened all radio receiver power connections and antenna connections.

After, we could open gate from across the street.

Possibly radio receiver is failing but works great now.

PAID DEC 29 2022
AV54

SUBTOTAL	140.00
TAX	0.00
TOTAL	140.00

BALANCE DUE	\$140.00
-------------	-----------------

62100
AD 2



CHECK REQUEST

Property: Cambridge Country View
Owner Name: _____
Amount: \$ 35.61
Payee: AMEX

Description: AT&T Phone Bill- Gates
Checked needed by: ASAP
Approved: Allison Najera
Date: 12/15/22

Code # 61900

12/30/22
PAID
AD 2

ENTERED DEC 30 2022



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

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Nov 19, 2022

Web Site att.com

RECEIVED
DEC 01 2022

Monthly Statement

All the best from us

Let us help connect you to our great deals for internet,
wireless and other premium services. Call 866.259.3753.

Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	70.47CR
Payment	.00
Adjustments	.00
Balance	70.47CR
Current Charges	106.08

Amount to be Debited \$35.61

Your Credit Card will be Debited by Dec 14, 2022

Billing Summary

Online: att.com/myatt

Plans and Services 106.08
1 800 750-2355

Total Current Charges 106.08

Plans and Services

Monthly Service - Nov 19 thru Dec 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	

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	Monthly	Amount
No. Description	Quantity Rate	Billed
Rates Changed		
(Monthly Charges are Prorated from Oct 1, 2022 to your Billing Date, Nov 19, 2022)		
2. Rate Change	1 .27	.43CR
Federal Subscriber Line Charge		

Company Fees and Surcharges

3. Federal Subscriber Line Charge	8.59
4. State Regulatory Fee	.44
5. Federal Universal Service Fee	3.29
6. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	16.42

Government Fees and Taxes

7. CA High Cost Fund Surcharge - A:	.59
8. CA High Cost Fund-B and CA Advanced Svc Fund	.86
9. California Teleconnect Fund Surcharge	.65
10. Universal Lifeline Telephone Service Surcharge	3.99
11. CA Relay Service and Communications Devices Fund	.94
12. State E911 Surcharge	.30
13. Federal	2.76
Total Government Fees and Taxes	10.09

Total Plans and Services

106.08

News You Can Use Summary

- CARRIER INFORMATION
- FEEES AND SURCHARGES
- STILL GETTING PAPER?
- COST ASSESSMENT CHRG
- WHITE PAGE DIRECTORY

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.

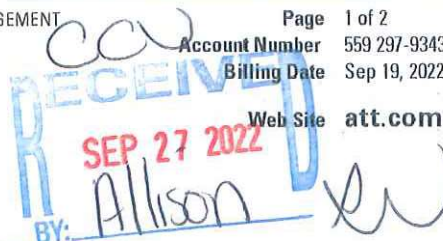
GO GREEN - Enroll in paperless billing.



AT&T

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

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Sep 19, 2022
Web Site att.com



Monthly Statement

Expand your AT&T

Get internet, wireless and other premium services from AT&T. We're eager to help you find the best deals possible.

Call 866.254.7381. Business customers: 800.321.2000

Bill-At-A-Glance

Previous Bill	171.74CR
Payment	.00
Adjustments	.00
Balance	171.74CR
Current Charges	107.36

Balance \$64.38CR

Payment is Not Required

Plans and Services

Monthly Service - Sep 19 thru Oct 18

1. Bus Local Calling Unlimited A	80.00
Measured Rate Business Service	
Unlimited Local Usage	
Call Forwarding	
Caller ID	
Three-Way Calling	

Company Fees and Surcharges

2. Federal Subscriber Line Charge	8.86
3. State Regulatory Fee	.44
4. Federal Universal Service Fee	3.85
5. Cost Assessment Charge	4.10

Total Company Fees and Surcharges

17.25

Government Fees and Taxes

6. CA High Cost Fund Surcharge - A:	.59
7. CA High Cost Fund-B and CA Advanced Svc Fund	.86
8. California Teleconnect Fund Surcharge	.65
9. Universal Lifeline Telephone Service Surcharge	3.99
10. CA Relay Service and Communications Devices Fund	.94
11. State E911 Surcharge	.30
12. Federal	2.78

Total Government Fees and Taxes

10.11

Total Plans and Services

107.36

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	107.36
1 800 750-2355		
Total Current Charges		107.36

CHECKED SEP 28 2022

News You Can Use

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

COST ASSESSMENT CHRG

AT&T charges you this monthly per line amount to recover its ongoing costs incurred for property taxes and supporting the administration of local number portability, a government program that enables customers to retain their telephone number when changing service providers. This fee is not a tax or charge that the government requires AT&T to collect from its customers.

News You Can Use Summary

- CARRIER INFORMATION
- DISASTER GUIDELINES
- STILL GETTING PAPER?
- COST ASSESSMENT CHRG
- FEES AND SURCHARGES

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.



AT&T

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

Page 1 of 2
Account Number 559 297-9343 165 5
Billing Date Oct 19, 2022

Web Site att.com

Monthly Statement

All the best from us

Let us help connect you to our great deals for internet,
wireless and other premium services. Call 877.677.0491.

Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	64.38CR
Payment Received 10-11 Thank you!	112.55CR
Adjustments	.00
Balance	176.93CR
Current Charges	106.46

Balance \$70.47CR

Payment is Not Required

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	106.46
1 800 750-2355		
Total Current Charges		106.46

Plans and Services

Monthly Service - Oct 19 thru Nov 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	

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 Oct 1, 2022 to your Billing Date, Oct 19, 2022)				
2.	Rate Change	1	.56	.34CR
	Federal Universal Service Fee			

Company Fees and Surcharges

3.	Federal Subscriber Line Charge			8.86
4.	State Regulatory Fee			.44
5.	Federal Universal Service Fee			3.29
6.	Cost Assessment Charge			4.10
Total Company Fees and Surcharges				16.69

Government Fees and Taxes

7.	CA High Cost Fund Surcharge - A:			.59
8.	CA High Cost Fund-B and CA Advanced Svc Fund			.86
9.	California Teleconnect Fund Surcharge			.65
10.	Universal Lifeline Telephone Service Surcharge			3.99
11.	CA Relay Service and Communications Devices Fund			.94
12.	State E911 Surcharge			.30
13.	Federal			2.78
Total Government Fees and Taxes				10.11

Total Plans and Services

106.46

News You Can Use Summary

- CARRIER INFORMATION
- PRICE INCREASE
- STILL GETTING PAPER?
- COST ASSESSMENT CHRG
- FEES AND SURCHARGES

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: 6542845756-1
Statement Date: 10/25/2022
Due Date: 11/14/2022

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$40.29
Payment(s) Received Since Last Statement	-40.29
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$34.56
Electric Adjustments	-78.60



CREDIT BALANCE - NO PAYMENT DUE **-\$44.04**

Questions about your bill?

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

Ways To Pay

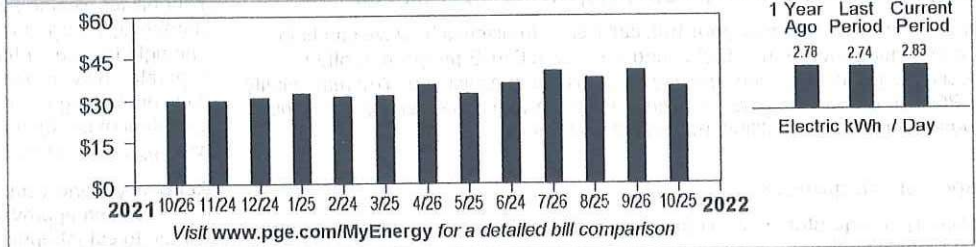
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



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

99906542845756100000034560000000000



Account Number:
6542845756-1

Total Amount Due:
No Payment Due

962330010059 01 AV 0.45 63 4329 2



ASSESSMENT DISTRCT BA2C/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: 6542845756-1
Statement Date: 10/25/2022
Due Date: 11/14/2022

Details of Electric Charges

09/26/2022 - 10/24/2022 (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

09/26/2022 - 09/30/2022

Customer Charge	5 days @ \$0.32854	\$1.64
Energy Charges		
Peak	3.653100 kWh @ \$0.38827	1.42
Part Peak	2.315200 kWh @ \$0.33904	0.78
Off Peak	7.932600 kWh @ \$0.31824	2.52
PDP Program Details		
Peak Usage Credits	3.653100 kWh @ -\$0.05667	-0.21
Part Peak Usage Credits	2.315200 kWh @ -\$0.01683	-0.04

10/01/2022 - 10/24/2022

Customer Charge	24 days @ \$0.32854	\$7.88
Energy Charges		
Peak	17.466000 kWh @ \$0.31285	5.46
Off Peak	50.844900 kWh @ \$0.29674	15.09
Energy Commission Tax		0.02

\$34.56

Adjustments

CA Climate Credit	-\$39.30
CA Climate Credit	-39.30
Total Adjustments	-\$78.60

Service Information

Meter #	1004466471
Total Usage	82.211800 kWh
Serial	C
Rotating Outage Block	11F

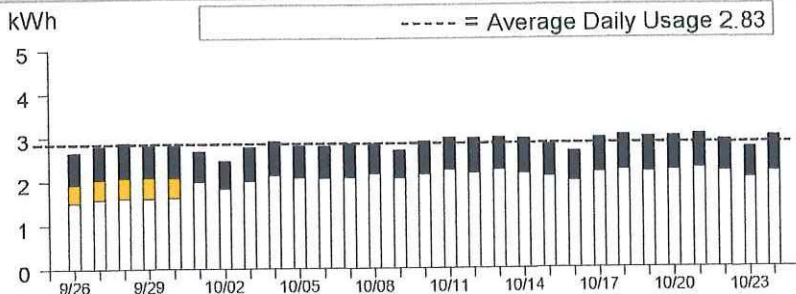
Additional Messages

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

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: 82.211800 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	25.68%	\$6.88
Part Peak ²	2.83%	\$0.78
Off Peak ³	71.49%	\$17.61
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.



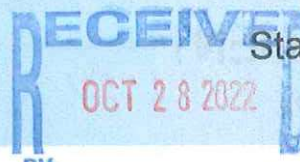
ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9

Statement Date: 10/25/2022

Due Date: 11/14/2022



Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Amount Due on Previous Statement	\$20.20
Payment(s) Received Since Last Statement	-20.20
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$19.10
Electric Adjustments	-78.60

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

-\$59.50

Ways To Pay

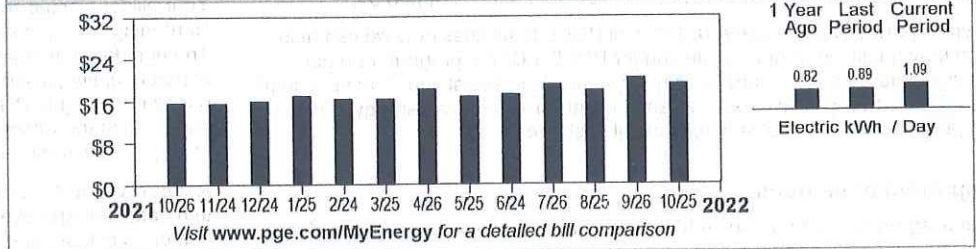
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



CHECKED OCT 31 2022

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

999000427074539000000191000000000000



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

962330010057 01 AV 0.45 63 4327 2



CENTRAL PACIFIC BLDRS INC
331 W SHIELDS AVE
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 10/25/2022
Due Date: 11/14/2022

Details of Electric Charges

09/26/2022 - 10/24/2022 (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

09/26/2022 - 09/30/2022

Customer Charge	5 days @ \$0.32854	\$1.64
Energy Charges		
Peak	1.338000 kWh @ \$0.38827	0.52
Part Peak	0.829000 kWh @ \$0.33904	0.28
Off Peak	3.235000 kWh @ \$0.31824	1.03
PDP Program Details		
Peak Usage Credits	1.338000 kWh @ -\$0.05667	-0.08
Part Peak Usage Credits	0.829000 kWh @ -\$0.01683	-0.01

10/01/2022 - 10/24/2022

Customer Charge	24 days @ \$0.32854	\$7.88
Energy Charges		
Peak	5.917000 kWh @ \$0.31285	1.85
Off Peak	20.169000 kWh @ \$0.29674	5.98
Energy Commission Tax		0.01

\$19.10

Adjustments

CA Climate Credit	-39.30
CA Climate Credit	-39.30

Total Adjustments - \$78.60

Service Information

Meter #	1008817939
Total Usage	31.488000 kWh
Serial	C
Rotating Outage Block	11F

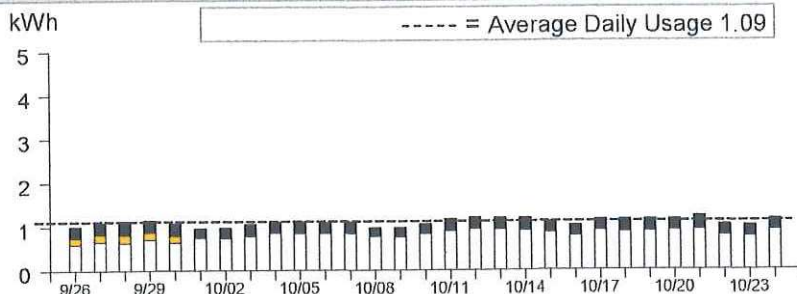
Additional Messages

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

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: 31.488000 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	23.04%	\$2.37
Part Peak ²	2.64%	\$0.28
Off Peak ³	74.32%	\$7.01
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: 0042707453-9

Statement Date: 11/23/2022

Due Date: 12/12/2022

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$59.50
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$59.50
Current Electric Charges	\$19.03

Questions about your bill?

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

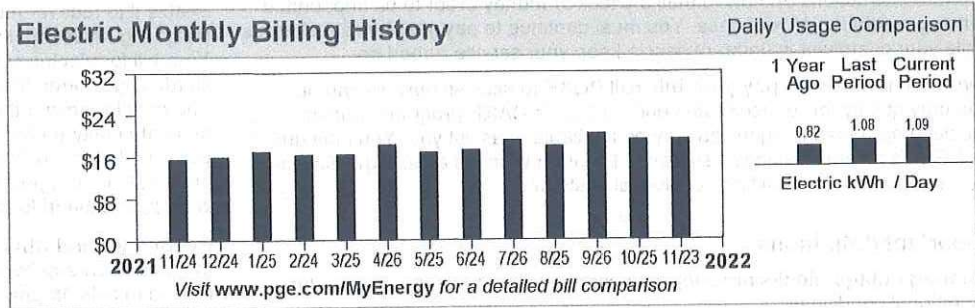
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$40.47**



Important Messages

Your commercial electricity rate Your electricity usage is currently billed on a non-residential (commercial or industrial) rate. If this is incorrect, please call us at 1-800-468-4743.

*Customer View
AD AREA 2*

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

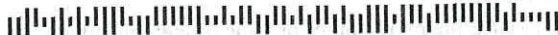
9990004270745390000001903000000000



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

986780010419 01 AV 0.45 68 5247 2



CENTRAL PACIFIC BLDRS INC
331 W SHIELDS AVE
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 11/23/2022
Due Date: 12/12/2022

Details of Electric Charges

10/25/2022 - 11/22/2022 (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

10/25/2022 - 11/22/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	7.249000 kWh @ \$0.31285	2.27
Off Peak	24.323000 kWh @ \$0.29674	7.22
Energy Commission Tax		0.01
		\$19.03

Service Information

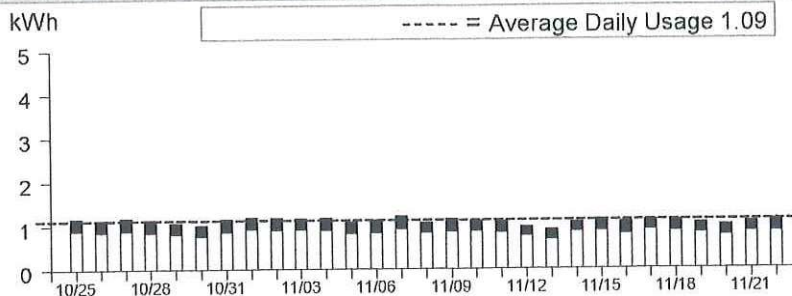
Meter #	1008817939
Total Usage	31.572000 kWh
Serial	C
Rotating Outage Block	11F

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: 31.572000 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	22.96%	\$2.27
Part Peak ²	0.00%	\$0.00
Off Peak ³	77.04%	\$7.22
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: 6542845756-1
Statement Date: 11/23/2022
Due Date: 12/12/2022

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$44.04
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$44.04
Current Electric Charges	\$36.17

CREDIT BALANCE - NO PAYMENT DUE **-\$7.87**

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

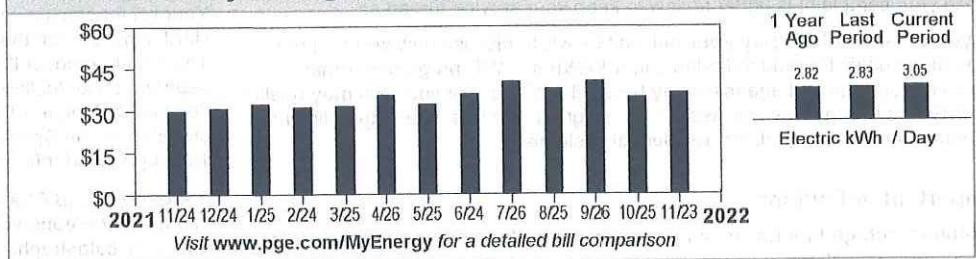
Your Enrolled Programs

Peak Day Pricing Plan



Electric Monthly Billing History

Daily Usage Comparison



Important Messages

Your commercial electricity rate Your electricity usage is currently billed on a non-residential (commercial or industrial) rate. If this is incorrect, please call us at 1-800-468-4743.

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

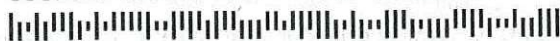
9990654284575610000003617000000000



Account Number:
6542845756-1

Total Amount Due:
No Payment Due

986780010420 01 AV 0.45 68 5248 2



ASSESSMENT DISTRCT BA2C/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: 6542845756-1
Statement Date: 11/23/2022
Due Date: 12/12/2022

Details of Electric Charges

10/25/2022 - 11/22/2022 (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

10/25/2022 - 11/22/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	22.884200 kWh @ \$0.31285	7.16
Off Peak	65.538200 kWh @ \$0.29674	19.45
Energy Commission Tax		0.03
		\$36.17

Service Information

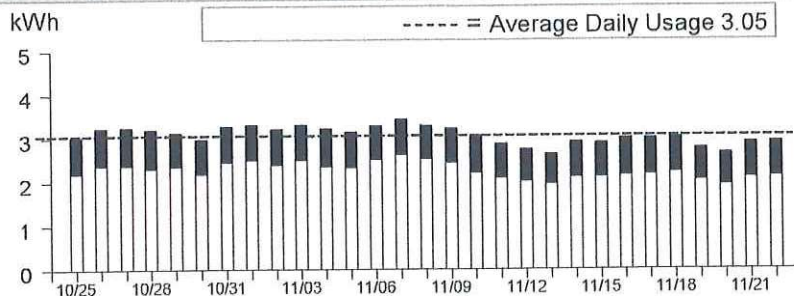
Meter #	1004466471
Total Usage	88.422400 kWh
Serial	C
Rotating Outage Block	11F

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: 88.422400 kWh, 29 billing days



	Usage	Energy Charges
■ Peak ¹	25.88%	\$7.16
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	74.12%	\$19.45
■ 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.

Blackhorse Estates
October - December 2022

FINAL PAGE

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

Tract 4299A

March 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.

March 2023

Report Title	Page #
* Balance Sheet	1
* Transaction	2
* Bank Statement	3 - 14
* Renaissance Financials	15 - 70
* Country View Financials	71 - 117

Balance Sheet

Properties: Country View - (81) Blackhorse ,Renaissance - (45) Blackhorse
As of 03/31/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	4,267.14
Total Bank	4,267.14
TOTAL ASSETS	4,267.14

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	205,115.78
Total Other Current Liability	205,115.78
Total Liabilities	205,115.78

Equity

3000 Net Income	-47,051.70
3001 Retained Earnings	-153,796.94
Total Equity	-200,848.64

TOTAL LIABILITIES & EQUITY	4,267.14
---------------------------------------	-----------------

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 74445 Regency Property Mgnt-FFB
Memo: Reimbursement

Check #: 823
Date: 12/20/2022
Status: Printed
Cleared: Yes
Amount: 2,465.45

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
Regenc		<input type="checkbox"/>	94203 Loss for Regency	Reimbursement of City of Clovis - Loan	2,465.45
					2,465.45

Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 03/31/23

Payments

Date	Ref #	Details	Amount
03/01/23	549	Regency Property	1,900.00
03/01/23	ACH	State Farm Payment Processing Center	642.99
03/02/23	ACH	American Express Credit Card	216.93
03/14/23	AV69	Guardian Western Sweeping, INC	105.00
03/14/23	AV70	Guardian Western Sweeping, INC	173.00
03/21/23	550	PG&E	8.37
03/21/23	551	City of Clovis	54.30
			3,100.59

Summary

Beginning Balance:	7,367.73
+ Selected Deposits (0)	0.00
- Selected Payments (7)	3,100.59
Ending Balance:	4,267.14
Goal:	4,267.14
Difference:	0.00

Reconciled Balance	4,267.14
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	4,267.14



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



Statement Date: 03/31/2023

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Table with 3 columns: Category, Number, Amount. Rows include Balance Forward From 02/28/23, Debits, Automatic Withdrawals, Ending Balance On 03/31/23, and Average Balance (Ledger).

ELECTRONIC DEBITS

Table with 3 columns: Date, Description, Amount. Rows include transactions from 03/01/23 to 03/16/23 such as 'CREATED ACH WITH WRONG HOA S/B 7619-INTERNET TRANSFER FROM'.

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Table with 8 columns: Date, Check #, Amount, Date, Check #, Amount, Date, Check #, Amount. Shows check transactions for 03/01/23 and 03/30/23.

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 02/28/23 was 7,367.73

Table with 7 columns: Date, Balance, Date, Balance, Date, Balance. Shows daily balance changes for 03/01/23 and 03/08/23.

This Statement Cycle Reflects 31 Days



Statement Date: 03/31/2023

Account No.:

*****7619 Page: 2

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 : 03/31/2023

Bank : 667
 Images : 3
 Page : 3

IMAGE STATEMENT

WA Funding Inc
 Blackstone Estate II
 331 W. Shields Ave
 Fresno, CA 93728

Fresno Federal
 200 N. Palm Ave #11
 Fresno, CA 93701

03/01/2023

549

REGENCY PROPERTY
 ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100 *****
 1,900.00**

REGENCY PROPERTY
 301 W. Shields Ave
 Fresno, CA 93705

Management fees for public properties

*****1121144146M 100077619*

AM: 1,900.00 CK: 549 DT: 03/01 SQ: 70300480 Paid

WA Funding Inc
 Blackstone Estate II
 331 W. Shields Ave
 Fresno, CA 93728

Fresno Federal
 200 N. Palm Ave #11
 Fresno, CA 93701

03/21/2023

550

PG&E
 EIGHT DOLLARS AND 37/100 *****
 8.37**

PG&E
 Box 927222
 Sacramento, CA 95894-7200

*****1121144146M 100077619*

AM: 8.37 CK: 550 DT: 03/30 SQ: 80501060 Paid

WA Funding Inc
 Blackstone Estate III
 331 W. Shields Ave
 Fresno, CA 93728

Fresno Federal
 200 N. Palm Ave #11
 Fresno, CA 93701

03/21/2023

551

CITY OF CLOVIS
 FIFTY FOUR DOLLARS AND 30/100 *****
 54.30**

CITY OF CLOVIS
 PO Box 3007
 Clovis, CA 93613-3007

403 342238-01 #11/monline ADD:4/20/2021 01 #11.vcf

*****1121144146M 100077619*

AM: 54.30 CK: 551 DT: 03/30 SQ: 80302330 Paid



Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 02/28/23

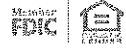
Payments

Date	Ref #	Details	Amount
01/30/23	AV63	Expert Gate Repair	140.00
01/30/23	AV64	BrightView Landscape Service Inc.	548.46
01/30/23	AV65	BrightView Landscape Service Inc.	502.58
02/01/23	546	Regency Property	1,900.00
02/07/23	547	PG&E	41.15
02/07/23	AV66	Expert Gate Repair	140.00
02/07/23	AV67	Guardian Western Sweeping, INC	173.00
02/07/23	AV68	Guardian Western Sweeping, INC	105.00
02/15/23	548	PG&E	50.92
			3,601.11

Summary

Beginning Balance:	10,968.84
+ Selected Deposits (0)	0.00
- Selected Payments (9)	3,601.11
Ending Balance:	7,367.73
Goal:	7,367.73
Difference:	0.00

Reconciled Balance	7,367.73
+ Uncleared Deposits	0.00
- Outstanding Checks	0.00
Register Balance	7,367.73



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



Statement Date: 02/28/2023

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

ANALYZED BUSINESS CHECKING SUMMARY

Type : **REG Status : Active

Category	Number	Amount
Balance Forward From 01/31/23		10,968.84
Debits	3	1,992.07
Automatic Withdrawals	6	1,609.04
Ending Balance On 02/28/23		7,367.73
Average Balance (Ledger)	7,548.09+	

ELECTRONIC DEBITS

Date	Description	Amount
02/01/23	AVIDPAY SERVICE AVIDPAY REF CK AV63 230130 Expert Gate Repair 106004327 54945071106004327	140.00
02/01/23	AVIDPAY SERVICE AVIDPAY REF CK AV65 230130 BrightView Landscape Service Inc106004330 54945074 106004330	502.58
02/01/23	AVIDPAY SERVICE AVIDPAY REF CK AV64 230130 BrightView Landscape Service Inc106004328 54945072 106004328	548.46
02/09/23	AVIDPAY SERVICE AVIDPAY REF CK AV68 230207 Guardian Western Sweeping INC10660400455624628 106604004	105.00
02/09/23	AVIDPAY SERVICE AVIDPAY REF CK AV66 230207 Expert Gate Repair 106604007 55624631106604007	140.00
02/09/23	AVIDPAY SERVICE AVIDPAY REF CK AV67 230207 Guardian Western Sweeping INC10660400555624629 106604005	173.00

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Date	Check #	Amount	Date	Check #	Amount	Date	Check #	Amount
02/01/23	546	1,900.00	02/14/23	547	41.15	02/24/23	548	50.92

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 01/31/23 was 10,968.84

Date	Balance	Date	Balance	Date	Balance
02/01/23	7,877.80	02/14/23	7,418.65		
02/09/23	7,459.80	02/24/23	7,367.73		



Statement Date: **02/28/2023**

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



**Fresno
First** BANK

WA FUNDING INC
Account No. : *****7619
Stmt. Date : 02/28/2023

Bank : 667
Images : 3
Page : 3

IMAGE STATEMENT

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93703	Fresno Funding 1700 A. Santa Anita Rd Fresno, CA 93711	546 02/01/2023
REGENCY PROPERTY		1,900.00**
ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100		
REGENCY PROPERTY 131 W. Grand Ave Fresno, CA 93703		<i>Brad Hedlee</i>
Management fees for multiple properties.		
⑆546⑆ ⑆121144146⑆ 100077619⑆		

AM: 1,900.00 CK: 546 DT: 02/01 SQ: 70701380 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93703	Fresno Funding 1700 A. Santa Anita Rd Fresno, CA 93711	547 02/07/2023
PG&E		41.15****
FORTY ONE DOLLARS AND 15/100		
PG&E Box 927070 SALAMANCA, CA 95890-7000		<i>Brad Hedlee</i>
Management fees for multiple properties.		
⑆547⑆ ⑆121144146⑆ 100077619⑆		

AM: 41.15 CK: 547 DT: 02/14 SQ: 80100570 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93703	Fresno Funding 1700 A. Santa Anita Rd Fresno, CA 93711	548 02/15/2023
PG&E		50.92****
FIFTY DOLLARS AND 92/100		
PG&E Box 927070 SALAMANCA, CA 95890-7000		<i>Brad Hedlee</i>
Management fees for multiple properties.		
⑆548⑆ ⑆121144146⑆ 100077619⑆		

AM: 50.92 CK: 548 DT: 02/24 SQ: 80002270 Paid



Bank Reconciliation Report

Blackhorse Estates III -FFB

Reconciled on: 01/31/23

Deposits

Date	Ref #	Details	Amount
01/19/23	D150411	Bank Deposit	16,851.70
01/19/23	D150425	Bank Deposit: ePay Provider Deposit: Blackhorse Estates III -FFB	116.00
			16,967.70

Payments

Date	Ref #	Details	Amount
12/06/22	535	BEAM Construction & Management	322.60
12/30/22	ACH	American Express Credit Card	143.64
01/06/23	538	PG&E	29.00
01/09/23	AV55	BrightView Landscape Service Inc.	502.58
01/09/23	AV56	Expert Gate Repair	140.00
01/19/23	539	The Villas at Copper Valley	116.00
01/20/23	AV57	BrightView Landscape Service Inc.	548.46
01/20/23	AV58	Guardian Western Sweeping, INC	97.24
01/20/23	AV59	Guardian Western Sweeping, INC	160.16
01/20/23	AV60	Guardian Western Sweeping, INC	160.16
01/20/23	AV61	Guardian Western Sweeping, INC	97.24
01/20/23	AV62	Guardian Western Sweeping, INC	160.16
01/20/23	540	PG&E	45.81
01/20/23	542	City of Clovis	131.75
01/20/23	543	Regency Property	37.16
01/25/23	544	Regency Property	1,900.00
01/27/23	545	Regency Property	2,465.45
01/27/23	ACH	American Express Credit Card	214.99
			7,272.40

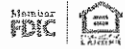
Outstanding Payments

Date	Ref #	Details	Amount
01/30/23	AV63	Expert Gate Repair	140.00
01/30/23	AV64	BrightView Landscape Service Inc.	548.46
01/30/23	AV65	BrightView Landscape Service Inc.	502.58
			1,191.04

Summary

Beginning Balance:	1,273.54
+ Selected Deposits (2)	16,967.70
- Selected Payments (18)	7,272.40
Ending Balance:	10,968.84
Goal:	10,968.84
Difference:	0.00

Reconciled Balance	10,968.84
+ Uncleared Deposits	0.00
- Outstanding Checks	1,191.04
Register Balance	9,777.80



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



Statement Date: 01/31/2023

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

ANALYZED BUSINESS CHECKING SUMMARY

Type: **REG Status: Active

Category	Number	Amount
Balance Forward From 12/30/22		1,273.54
Debits	8	5,047.77
Automatic Withdrawals	10	2,224.63
Automatic Deposits	2	16,967.70+
Ending Balance On 01/31/23		10,968.84
Average Balance (Ledger)	5,622.27+	

ALL CREDIT ACTIVITY

Date	Description	Amount
01/19/23	PAYLEASE.COM SETTLEMENT	116.00
01/20/23	CLOVIS UTIL BILL AP EFT	16,851.70

ELECTRONIC DEBITS

Date	Description	Amount
01/04/23	BLACKHORSE ESTATES III AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 5715206	143.64
01/10/23	AVIDPAY SERVICE AVIDPAY REF CK AV56 230109 Expert Gate Repair 104326294 53370263104326294	140.00
01/10/23	AVIDPAY SERVICE AVIDPAY REF CK AV55 230109 BrightView Landscape Service Inc104319807 53326921 104319807	502.58
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV58 230120 Guardian Western Sweeping INC10538575054373845 105385750	97.24
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV61 230120 Guardian Western Sweeping INC10538574754373842 105385747	97.24
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV60 230120 Guardian Western Sweeping INC10538574654373841 105385746	160.16
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV59 230120 Guardian Western Sweeping INC10538575154373846 105385751	160.16
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV62 230120 Guardian Western Sweeping INC10538575254373847 105385752	160.16
01/24/23	AVIDPAY SERVICE AVIDPAY REF CK AV57 230120 BrightView Landscape Service Inc105385745 54373840 105385745	548.46
01/30/23	INTERNET TRANSFER FROM CHK 7619 TO CHK 4453 8974664	214.99

Statement Date: 01/31/2023

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
01/03/23	535	322.60	01/30/23	540	45.81	01/26/23	544	1,900.00
01/18/23	538*	29.00	01/27/23	542*	131.75	01/27/23	545	2,465.45
01/19/23	539	116.00	01/20/23	543	37.16			

DAILY BALANCE SUMMARY

Beginning Ledger Balance on 12/30/22 was 1,273.54

Date	Balance	Date	Balance	Date	Balance
01/03/23	950.94	01/19/23	135.72	01/27/23	11,229.64
01/04/23	807.30	01/20/23	16,950.26	01/30/23	10,968.84
01/10/23	164.72	01/24/23	15,726.84		
01/18/23	135.72	01/26/23	13,826.84		

This Statement Cycle Reflects 32 Days
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<p>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.</p>
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<p>Direct Inquiries About Electronic Entries To: Phone: (559) 439-0200</p>
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IMAGE STATEMENT

WA Funding Inc Blackhorse Estates III 771 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	535 12/08/2022
BOAM CONSTRUCTION & MANAGEMENT		322.60***
THREE HUNDRED TWENTY TWO DOLLARS AND 00/100		
BEAL CONSTRUCTION & MANAGEMENT 9590 N. Cedar Ave Fresno, CA 93720		<i>Beal, Harold</i>
⑈535⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 322.60 CK: 535 DT: 01/03 SQ: 20100330 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	538 01/26/2023
PG&E		29.00***
TWENTY NINE DOLLARS AND 00/100		
PG&E 604 997200 Spartanburg, CA 95999-1300 1620M761-FRESNO, CA		<i>Beal, Harold</i>
⑈538⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 29.00 CK: 538 DT: 01/18 SQ: 80002910 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	539 01/18/2023
THE VILLAS AT COPPER VALLEY		116.00***
ONE HUNDRED SIXTEEN DOLLARS AND 00/100		
THE VILLAS AT COPPER VALLEY 789 N. Cherry Ln Clovis, CA 93611		<i>Beal, Harold</i>
⑈539⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 116.00 CK: 539 DT: 01/19 SQ: 70900790 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	540 01/20/2023
PG&E		45.81***
FORTY FIVE DOLLARS AND 81/100		
PG&E 604 997200 Spartanburg, CA 95999-1300 327417084-2313 MERRIMACK		<i>Beal, Harold</i>
⑈540⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 45.81 CK: 540 DT: 01/30 SQ: 80002870 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	542 01/20/2023
CITY OF CLOVIS		131.75***
ONE HUNDRED THIRTY ONE DOLLARS AND 75/100		
CITY OF CLOVIS PO Box 3007 Clovis, CA 93619-3007		<i>Beal, Harold</i>
⑈542⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 131.75 CK: 542 DT: 01/27 SQ: 80302050 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	543 01/20/2023
REGENCY PROPERTY		37.16***
THIRTY SEVEN DOLLARS AND 16/100		
REGENCY PROPERTY 331 W. Grand Ave Fresno, CA 93726		<i>Beal, Harold</i>
⑈543⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 37.16 CK: 543 DT: 01/20 SQ: 70900580 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	544 01/25/2023
REGENCY PROPERTY		1,900.00**
ONE THOUSAND NINE HUNDRED DOLLARS AND 00/100		
REGENCY PROPERTY 331 W. Grand Ave Fresno, CA 93726		<i>Beal, Harold</i>
⑈544⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 1,900.00 CK: 544 DT: 01/26 SQ: 70202390 Paid

WA Funding Inc Blackhorse Estates III 331 W. Grand Ave Fresno, CA 93726	Payment Book 2023 Payment Book www.wafund.com	545 01/27/2023
REGENCY PROPERTY		2,465.45**
TWO THOUSAND FOUR HUNDRED SIXTY FIVE DOLLARS AND 45/100		
REGENCY PROPERTY 331 W. Grand Ave Fresno, CA 93726		<i>Beal, Harold</i>
⑈545⑈ ⑈12⑈21144146⑈ ⑈100077619⑈		

AM: 2,465.45 CK: 545 DT: 01/27 SQ: 70402200 Paid



March 2023

Report Title	Page #
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* Profit & Loss Statement	2 - 3
* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 7
* All Receipts Deposited	8
* Aged Payables	9
* Check/Deposit Listing	10
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Balance Sheet

Property: Renaissance - (45) Blackhorse

As of 03/31/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	2,400.69
Total Bank	2,400.69
TOTAL ASSETS	2,400.69

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	92,815.47
Total Other Current Liability	92,815.47
Total Liabilities	92,815.47

Equity

3000 Net Income	-18,621.32
3001 Retained Earnings	-71,793.46
Total Equity	-90,414.78

TOTAL LIABILITIES & EQUITY	2,400.69
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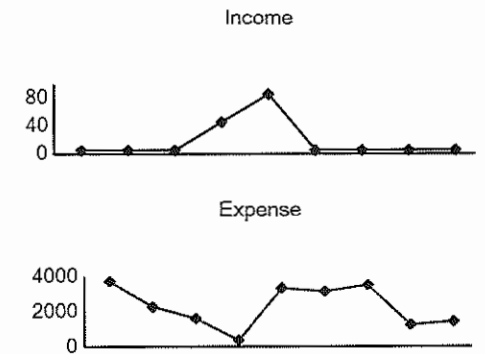
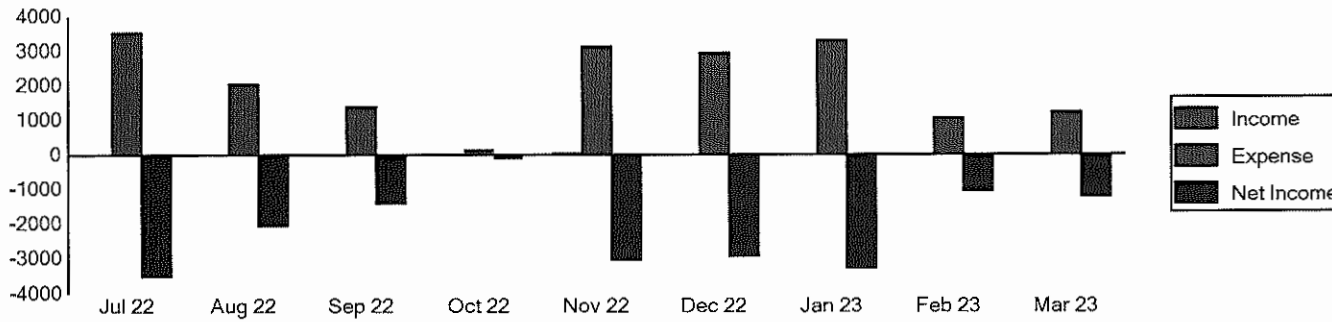
Profit & Loss 12 Month Recap

Property: Renaissance - (45) Blackhorse
 Monthly recap 07/01/22 - 03/31/23 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	TOTAL
INCOME										
4406 Keys & Transmitters	0.00	0.00	0.00	40.00	80.00	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	120.00
EXPENSE										
60004 Bank Fees	10.00	-21.39	0.00	0.00	0.00	0.00	0.00	0.00	0.00	-11.39
61200 City Administration Costs	0.00	17.84	41.44	152.33	6.92	0.00	13.27	0.00	0.00	231.80
62600 Miscellaneous/Contingenc	0.00	0.00	5.79	0.00	0.00	0.00	0.00	0.00	0.00	5.79
62100 Electronic Gate Maintenanc	0.00	0.00	0.00	0.00	280.00	0.00	140.00	140.00	0.00	560.00
64000 Landscape Maintenance	476.98	967.00	0.00	0.00	967.00	483.50	1,005.16	0.00	0.00	3,899.64
61900 Telephone	364.59	0.00	93.89	0.00	217.72	108.03	108.47	0.00	109.44	1,002.14
62150 Street Sweep Service	97.24	97.24	0.00	0.00	194.48	97.24	194.48	105.00	105.00	890.68
63100 Water, Sewer	74.25	0.00	154.00	0.00	1,213.44	0.00	73.63	0.00	27.15	1,542.47
63000 Electrical Power for Gate ar	253.85	7.22	358.85	18.80	17.27	14.98	1,014.38	50.92	0.00	1,736.27
65000 District Administrator	2,235.00	745.00	745.00	0.00	0.00	2,235.00	745.00	745.00	745.00	8,195.00
65100 Insurance	0.00	229.64	0.00	0.00	229.64	0.00	0.00	0.00	229.64	688.92
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	18,741.32
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	-18,621.32

NET INCOME SUMMARY

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	TOTAL
Income	0.00	0.00	0.00	40.00	80.00	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	-18,741.32
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	-18,621.32



Budget Comparison

Property: Renaissance - (45) Blackhorse

Comparison Periods: 01/01/23 - 03/31/23 and 07/01/22 - 03/31/23 (cash basis)

	Actual 01/01/23 - 03/31/23	Budget 01/23 - 03/23	\$ Change	% Change	Actual 07/01/22 - 03/31/23	Budget 07/22 - 03/23	\$ Change	% Change
INCOME								
4401 Association Dues	0.00	7,278.75	-7,278.75	-100.0 %	0.00	21,836.25	-21,836.25	-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	21,836.25	-21,716.25	-99.5 %
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		-11.39	0.00	-11.39	
61200 City Administration Costs	13.27	450.00	-436.73	-97.1 %	231.80	1,350.00	-1,118.20	-82.8 %
62600 Miscellaneous/Contingency Repairs	0.00	99.99	-99.99	-100.0 %	5.79	300.01	-294.22	-98.1 %
62100 Electronic Gate Maintenance	280.00	499.98	-219.98	-44.0 %	560.00	1,500.00	-940.00	-62.7 %
64000 Landscape Maintenance	1,005.16	1,699.50	-694.34	-40.9 %	3,899.64	5,098.50	-1,198.86	-23.5 %
61900 Telephone	217.91	375.00	-157.09	-41.9 %	1,002.14	1,125.00	-122.86	-10.9 %
62150 Street Sweep Service	404.48	180.00	224.48	124.7 %	890.68	540.00	350.68	64.9 %
63100 Water, Sewer	100.78	0.00	100.78		1,542.47	0.00	1,542.47	
63000 Electrical Power for Gate and Streetlight	1,065.30	874.98	190.32	21.8 %	1,736.27	2,625.00	-888.73	-33.9 %
65800 County Collection Fees	0.00	1.98	-1.98	-100.0 %	0.00	6.00	-6.00	-100.0 %
65000 District Administrator	2,235.00	2,235.00	0.00	0.0 %	8,195.00	6,705.00	1,490.00	22.2 %
61500 Assessment Engineering	0.00	352.74	-352.74	-100.0 %	0.00	1,058.26	-1,058.26	-100.0 %
65100 Insurance	229.64	274.98	-45.34	-16.5 %	688.92	825.00	-136.08	-16.5 %
TOTAL EXPENSE	5,551.54	7,044.15	-1,492.61	-21.2 %	18,741.32	21,132.77	-2,391.45	-11.3 %
NOI	-5,551.54	234.60	-5,786.14	-2,466.4 %	-18,621.32	703.48	-19,324.80	-2,747.0 %
NON OPERATING EXPENSE								
67000 Reserve Deposit	0.00	8,749.98	-8,749.98	-100.0 %	0.00	26,250.00	-26,250.00	-100.0 %
TOTAL NON OPERATING EXPENSE	0.00	8,749.98	-8,749.98	-100.0 %	0.00	26,250.00	-26,250.00	-100.0 %
NET INCOME	-5,551.54	-8,515.38	2,963.84	34.8 %	-18,621.32	-25,546.52	6,925.20	27.1 %
NET INCOME SUMMARY								
Income	0.00	7,278.75	-7,278.75	-100.0 %	120.00	21,836.25	-21,716.25	-99.5 %
Expense	-5,551.54	-7,044.15	1,492.61	21.2 %	-18,741.32	-21,132.77	2,391.45	11.3 %
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	-26,250.00	26,250.00	100.0 %
NET INCOME	-5,551.54	-8,515.38	2,963.84	34.8 %	-18,621.32	-25,546.52	6,925.20	27.1 %

Cash Flow

Property: Renaissance - (45) Blackhorse

01/01/23 - 03/31/23 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
EXPENSE		
61200 City Administration Costs	-13.27	0.00 %
62100 Electronic Gate Maintenance	-280.00	0.00 %
64000 Landscape Maintenance	-1,005.16	0.00 %
61900 Telephone	-217.91	0.00 %
62150 Street Sweep Service	-404.48	0.00 %
63100 Water, Sewer	-100.78	0.00 %
63000 Electrical Power for Gate and Streetlights	-1,065.30	0.00 %
65000 District Administrator	-2,235.00	0.00 %
65100 Insurance	-229.64	0.00 %
TOTAL EXPENSE	-5,551.54	0.00%
Net Income	-5,551.54	0.00 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	6,236.35	
Net cash provided by Operating Activities	684.81	
 Net cash increase for period	 684.81	
 Cash at beginning of period	 1,715.88	
Cash at end of period	2,400.69	

General Ledger

Property: Renaissance - (45) Blackhorse

Detail 01/01/23 - 03/31/23 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance		
77619 Blackhorse Estates III -FFB (Bank)						1,715.88		
01/09/23	CHECK	AV55	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8219		502.58	1,213.30		
01/19/23	BNKDEP	D150411	Owner Contributions	6,236.35		7,449.65		
01/20/23	CHECK	540	PG&E: 3077447206-9 // 543 N Minnewawa		45.81	7,403.84		
01/20/23	CHECK	542	City of Clovis: 463-342238.01 // AD Area 1 , 463-422662.01 // A		73.63	7,330.21		
01/20/23	CHECK	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl:		6.60	7,323.61		
01/20/23	CHECK	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl:		6.67	7,316.94		
01/20/23	CHECK	AV58	Guardian Western Sweeping, INC: 375516 // Renaissance		97.24	7,219.70		
01/20/23	CHECK	AV61	Guardian Western Sweeping, INC: 376459 // The Renaissance		97.24	7,122.46		
01/25/23	CHECK	544	Regency Property Management: Management fees for multiple		745.00	6,377.46		
01/27/23	CHECK	545	Regency Property Management: City of Clovis Bill paid by Rege		968.57	5,408.89		
01/27/23	CHECK	ACH	American Express Credit Card: 01/15/23 - AD Area 2 - Phone E		108.47	5,300.42		
01/30/23	CHECK	AV63	Jason G McIntosh DBA Expert Gate Repair: 14096 // Renaissar		140.00	5,160.42		
01/30/23	CHECK	AV65	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8257		502.58	4,657.84		
02/01/23	CHECK	546	Regency Property Management: Management fees for multiple		745.00	3,912.84		
02/07/23	CHECK	AV66	Jason G McIntosh DBA Expert Gate Repair: 14198 // Renaissar		140.00	3,772.84		
02/07/23	CHECK	AV68	Guardian Western Sweeping, INC: 376706 // The Renaissance		105.00	3,667.84		
02/15/23	CHECK	548	PG&E: 3077447206-9 // 543 N Minnewawa		50.92	3,616.92		
03/01/23	CHECK	549	Regency Property Management: Management fees for multiple		745.00	2,871.92		
03/01/23	CHECK	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse Estates		229.64	2,642.28		
03/02/23	CHECK	ACH	American Express Credit Card: 02/15/23 - AD Area 2 - Phone E		109.44	2,532.84		
03/14/23	CHECK	AV69	Guardian Western Sweeping, INC: 376950 // The Renaissance		105.00	2,427.84		
03/21/23	CHECK	551	City of Clovis: 463-342238.01 // Minnewawa, 463-422662.01 // /		27.15	2,400.69		
77619 Blackhorse Estates III -FFB				Beg Bal: 1,715.88	Activity: 684.81	6,236.35	5,551.54	2,400.69
2003 Owner Contributions (Other Current Liability)						86,579.12		
01/19/23	BNKDEP	D150411	Blackhorse Estates III -FFB		6,236.35	92,815.47		
2003 Owner Contributions				Beg Bal: 86,579.12	Activity: 6,236.35	0.00	6,236.35	92,815.47
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)						218.53		
01/20/23	CHKITM	543	Regency Property Management: Inv: 40940 // Acct: 28066 // Bl:	6.60		225.13		
01/20/23	CHKITM	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl:	6.67		231.80		
61200 Office Expense				Beg Bal: 218.53	Activity: 13.27	13.27	0.00	231.80
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)						784.23		
01/27/23	CHKITM	ACH	American Express Credit Card: 01/15/23 - AD Area 1 - Phone Bil	108.47		892.70		
03/02/23	CHKITM	ACH	American Express Credit Card: 02/15/23 - AD Area 1 - Phone B	109.44		1,002.14		
61900 Telephone Gate				Beg Bal: 784.23	Activity: 217.91	217.91	0.00	1,002.14
62100 Gate Repair/Maintenance (Expense)						280.00		
01/30/23	CHKITM	AV63	Jason G McIntosh DBA Expert Gate Repair: 14096 // Renaissar	140.00		420.00		
02/07/23	CHKITM	AV66	Jason G McIntosh DBA Expert Gate Repair: 14198 // Renaissar	140.00		560.00		
62100 Gate Repair/Maintenance				Beg Bal: 280.00	Activity: 280.00	280.00	0.00	560.00

Date	Type	Reference	Description	Debit	Credit	Balance
62150 Street Sweep Service (Expense)						486.20
01/20/23	CHKITM	AV58	Guardian Western Sweeping, INC: 375516 // Renaissance	97.24		583.44
01/20/23	CHKITM	AV61	Guardian Western Sweeping, INC: 376459 // The Renaissance	97.24		680.68
02/07/23	CHKITM	AV68	Guardian Western Sweeping, INC: 376706 // The Renaissance	105.00		785.68
03/14/23	CHKITM	AV69	Guardian Western Sweeping, INC: 376950 // The Renaissance	105.00		890.68
62150 Street Sweep Service				Beg Bal: 486.20	Activity: 404.48	404.48
					0.00	890.68
64000 Landscape Service (Expense)						2,894.48
01/09/23	CHKITM	AV55	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8219	502.58		3,397.06
01/30/23	CHKITM	AV65	BrightView Landscape Service Inc.: Acct: 21792174 // Inv: 8257	502.58		3,899.64
64000 Landscape Service				Beg Bal: 2,894.48	Activity: 1,005.16	1,005.16
					0.00	3,899.64
63000 Gas & Electric (Expense)						670.97
01/20/23	CHKITM	540	PG&E: 3077447206-9 // 543 N Minnewawa	45.81		716.78
01/27/23	CHKITM	545	Regency Property Management: City of Clovis Bill	968.57		1,685.35
02/15/23	CHKITM	548	PG&E: 3077447206-9 // 543 N Minnewawa	50.92		1,736.27
63000 Gas & Electric				Beg Bal: 670.97	Activity: 1,065.30	1,065.30
					0.00	1,736.27
63100 Water, Sewer (Expense)						1,441.69
01/20/23	CHKITM	542	City of Clovis: 463-342238.01 // AD Area 1	73.63		1,515.32
03/21/23	CHKITM	551	City of Clovis: 463-342238.01 // Minnewawa	27.15		1,542.47
63100 Water, Sewer				Beg Bal: 1,441.69	Activity: 100.78	100.78
					0.00	1,542.47
65000 Management Fees (Expense)						5,960.00
01/25/23	CHKITM	544	Regency Property Management: Management fees for multiple	745.00		6,705.00
02/01/23	CHKITM	546	Regency Property Management: Management fees for multiple	745.00		7,450.00
03/01/23	CHKITM	549	Regency Property Management: Management fees for multiple	745.00		8,195.00
65000 Management Fees				Beg Bal: 5,960.00	Activity: 2,235.00	2,235.00
					0.00	8,195.00
65100 Property/Liability Insurance (Expense)						459.28
03/01/23	CHKITM	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse Estates	229.64		688.92
65100 Property/Liability Insurance				Beg Bal: 459.28	Activity: 229.64	229.64
					0.00	688.92
				Totals:	11,787.89	11,787.89

All Receipts Deposited

Property: Renaissance - (45) Blackhorse

Date Range: 1/1/2023 - 3/31/2023

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount	
Deposit Number: D150411		Date: 01/19/2023	Bank: Blackhorse Estates III -FFB					
01/19/2023	Owner Contributions			AD Area 1		ACH	6,236.35	
							Subtotal:	6,236.35
							Grand Total:	6,236.35

Aged Payables Detail

Property: Renaissance - (45) Blackhorse
All Vendors

Bill Dates as of Friday March 31, 2023

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
American Express Credit Card 61900 Telephone Gate		03/15/23	03/15/2023	03/15/2023	16	0	109.19
							109.19
Regency Property Management < Multiple >	44180		03/08/2023	03/08/2023	23	0	8.46
							8.46
							<u>117.65</u>

Check / Deposit Listing

Property: Renaissance - (45) Blackhorse
 Blackhorse Estates III -FFB
 All Transactions
 Date Range: 01/01/23 - 03/31/23

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
1/9/23	AV55	BrightView Landscape Service Inc.	Acct: 21792174 // Inv: 8219878 // Renaiss	Y		502.58
1/19/23	D150411			Y	6,236.35	
1/20/23	AV58	Guardian Western Sweeping, INC	375516 // Renaissance	Y		97.24
1/20/23	AV61	Guardian Western Sweeping, INC	376459 // The Renaissance	Y		97.24
1/20/23	540	PG&E	3077447206-9 // 543 N Minnewawa	Y		45.81
1/20/23	542	City of Clovis	463-342238.01 // AD Area 1 , 463-422662	Y		73.63
1/20/23	543	Regency Property Management	Inv: 41969 // Acct: 28066 // Blackhorse Es	Y		13.27
1/25/23	544	Regency Property Management	Management fees for multiple properties.	Y		745.00
1/27/23	545	Regency Property Management	City of Clovis Bill paid by Regency	Y		968.57
1/27/23	ACH	American Express Credit Card	01/15/23 - AD Area 2 - Phone Bill , 01/15/	Y		108.47
1/30/23	AV63	Jason G McIntosh DBA Expert Gate Repa	14096 // Renaissance	Y		140.00
1/30/23	AV65	BrightView Landscape Service Inc.	Acct: 21792174 // Inv: 8257222 // Renaiss	Y		502.58
2/1/23	546	Regency Property Management	Management fees for multiple properties.	Y		745.00
2/7/23	AV66	Jason G McIntosh DBA Expert Gate Repa	14198 // Renaissance	Y		140.00
2/7/23	AV68	Guardian Western Sweeping, INC	376706 // The Renaissance	Y		105.00
2/15/23	548	PG&E	3077447206-9 // 543 N Minnewawa	Y		50.92
3/1/23	549	Regency Property Management	Management fees for multiple properties.	Y		745.00
3/1/23	ACH	State Farm Insurance	1036-3217-12 // Blackhorse Estates	Y		229.64
3/2/23	ACH	American Express Credit Card	02/15/23 - AD Area 2 - Phone Bill , 02/15/2	Y		109.44
3/14/23	AV69	Guardian Western Sweeping, INC	376950 // The Renaissance	Y		105.00
3/21/23	551	City of Clovis	463-342238.01 // Minnewawa, 463-42266;	Y		27.15

Totals of Deposits/Payments for Bank 6,236.35 5,551.54

	Totals:	6,236.35	5,551.54
	Counts:	1	20
	Balance of listed transactions:		684.81



INVOICE

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

Customer #: 21792174
Invoice #: 8219878
Invoice Date: 1/1/2023
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For January	502.58
Total invoice amount		502.58
Tax amount		
Balance due		502.58

PAID JAN 09 2023
AV 55

ENTERED JAN 03 2023

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 #: 8219878
Invoice Date: 1/1/2023

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

Profit & Loss

Property: Renaissance - (45) Blackhorse

10/01/22 - 12/31/22 (cash basis)

	<u>Amount</u>
INCOME	
4406 Keys & Transmitters	120.00
TOTAL INCOME	<u>120.00</u>
EXPENSE	
61200 City Administration Costs	159.25
62100 Electronic Gate Maintenance	280.00
64000 Landscape Maintenance	1,450.50
61900 Telephone	325.75
62150 Street Sweep Service	291.72
63100 Water, Sewer	1,213.44
63000 Electrical Power for Gate and Streetlights	51.05
65000 District Administrator	2,235.00
65100 Insurance	229.64
TOTAL EXPENSE	<u>6,236.35</u>
NET INCOME	<u>-6,116.35</u>

NET INCOME SUMMARY

Income	120.00
Expense	<u>-6,236.35</u>
NET INCOME	<u><u>-6,116.35</u></u>

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
8/31/2022	375516

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	9/30/2022	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	JUNE	93.50
FUEL RECOVERY FEE		3.74

PAID JAN 20 2023
AV58

ENTERED JAN 09 2023

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	\$97.24
--------------	---------

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

E-MAIL
service@guardianwestern.com

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
12/31/2022	376459

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	1/30/2023	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	JUNE	93.50
FUEL RECOVERY FEE		3.74

PAID JAN 20 2023
AV61

ENTERED JAN 09 2023

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.

Total

\$97.24

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9

Statement Date: 12/30/2022

Due Date: 01/17/2023

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$14.98
Payment(s) Received Since Last Statement	-14.98
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$45.81

Questions about your bill?

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

Total Amount Due by 01/17/2023

\$45.81

Ways To Pay

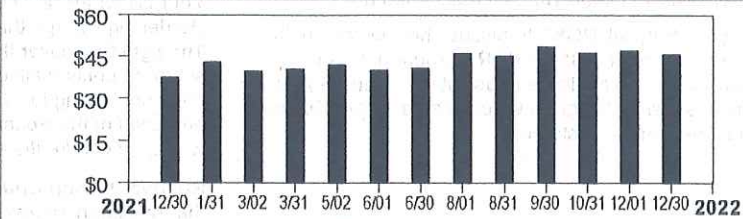
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison

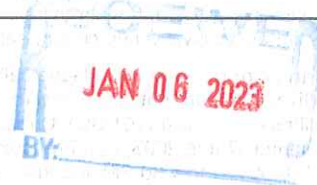


1 Year Ago	Last Period	Current Period
4.02	3.95	4.15
Electric kWh / Day		

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

PAID JAN 20 2023

CK 510



ENTERED JAN 12 2023

A D Arcul



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 12/30/2022
Due Date: 01/17/2023

Details of Electric Charges

12/01/2022 - 12/29/2022 (29 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

12/01/2022 - 12/29/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Peak	32.943400 kWh @ \$0.31285	10.31
Off Peak	87.387500 kWh @ \$0.29674	25.93
Energy Commission Tax		0.04
		\$45.81

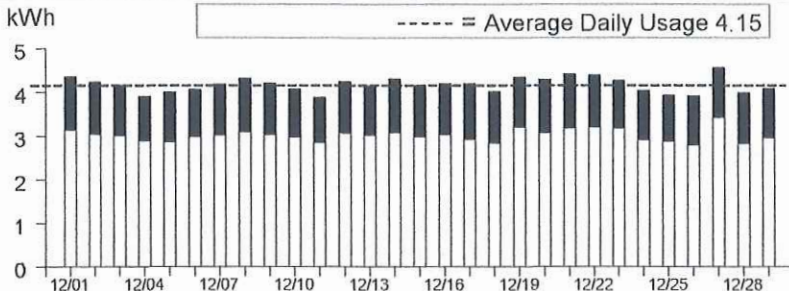
Service Information

Meter #	1005685883
Total Usage	120.330900 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 120.330900 kWh, 29 billing days



	Usage	Energy Charges
■ Peak ¹	27.37%	\$10.31
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	72.63%	\$25.93
■ 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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
MINNEWAWA	463-342238.01	11/01/2022 to 12/31/2022

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
01/31/2023	\$ 73.63

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	13524	39	40	93

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
10/06/2022 - 12/08/2022	63	39	0.6190

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
10/07/2013 - 12/04/2013	58	93	1.6034
12/11/2012 - 02/06/2013	57	7	0.1228
02/06/2013 - 04/08/2013	61	30	0.4918

BILLING SUMMARY	
Previous Balance	156.82
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	73.63
PAID JAN 20 2023 CR 542	
Adjustments	0.00
Payments	-156.82
TOTAL DUE	\$ 73.63

RECEIVED
JAN 17 2023

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

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

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

Invoice

Invoice No.	Invoice Date
41969	01/10/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
18.68	

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



PAID JAN 20 2023
 CK 543

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
32	Black and White Copies	0.24	7.68
1	Postage	11.00	11.00
AD Area 1 6.67 AD Area 2 12.01 <u>18.68</u>			
ENTERED JAN 18 2023			
		Sub Total	18.68
		Tax	0.00
		TOTAL	18.68

Blackhorse
RECEIVED
 JAN 10 2023
 By: [Signature]

Comments

Thank you for your business! This invoice is for the month of December.

Regency Property

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

Invoice

Invoice No.	Invoice Date
40940	12/30/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
18.48	

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 JAN 20 2023

CK543



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
27	Black and White Copies	0.24	6.48
1	Postage	12.00	12.00
	AD Area 1 6.60		
	AD Area 2 11.88		
	<u>18.48</u>		
	Blackhorse		
	RECEIVED		
	DEC 28 2023		
	By 61200		
		Sub Total	18.48
		Tax	0.00
		TOTAL	18.48

Comments
Thank you for your business! This is for the month of November.

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: Management fees for multiple properties.

Check #: 544
Date: 01/25/2023
Status: Printed
Cleared: Yes
Amount: 1,900.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		1,155.00
AD Area 1		<input type="checkbox"/>	65000 Management Fees		745.00
					1,900.00

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: City of Clovis Bill paid by Regency

Check #: 545
Date: 01/27/2023
Status: Printed
Cleared: Yes
Amount: 2,465.45

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	63000 Gas & Electric	City of Clovis Bill	968.57
AD Area 2		<input type="checkbox"/>	63000 Gas & Electric	City of Clovis Bill	1,496.88
					2,465.45



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W. SHIELDS
FRESNO, CA 93705

RECEIVED
OCT 17 2022
BY: _____

STATEMENT DATE: 10/07/2022
DUE DATE: 10/31/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to	10/01/2022			2,927.45
10/03/2022	10/2022 STREET LIGHT BILLING	A22097627	493.09	0.00	3,420.54
10/04/2022	09/222 STREET LIGHT		0.00	(493.09)	2,927.45
10/04/2022	768 & 728 SPRUCE FIRE INSP		0.00	(462.00)	2,465.46
	Ending Balance as of	10/07/2022	493.09	(955.09)	2,465.45
				Total Due:	\$2,465.45

PAID JAN 27 2023
2465.45

AD Area 1 968.57
AD Area 2 1496.88 } CK 545

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: 10/07/2022
DUE DATE: 10/31/2022
AMOUNT DUE: \$2,465.45

Lutz
Lutz 768



CHECK REQUEST

Property: Renaissance ^x
Owner Name: _____
Amount: \$ 108.47 ^x
Payee: Amex

Description: ATT Phone bill ^x
Checked needed by: ASAP
Approved: 1-11-23
Date: Allison

ENTERED JAN 25 2023



AT&T

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

Page 1 of 2
Account Number 559 297-9317 462 8
Billing Date Dec 19, 2022
Web Site att.com

Monthly Statement

Renn
RECEIVED
DEC 30 2022
Br.

All the best from us

Let us help connect you to our great deals for internet,
wireless and other premium services. Call 800.844.7951.

Business customers: 800.321.2000.

61900

Bill-At-A-Glance

Previous Bill	108.03
Payment Received 12-14 Thank you!	108.03CR
Adjustments	.00
Balance	.00
Current Charges	108.47

Amount to be Debited \$108.47

Your Credit Card will be Debited by Jan 11, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services 1 800 750-2355	1	108.47
Total Current Charges		108.47

Plans and Services

Monthly Service - Dec 19 thru Jan 18

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

Company Fees and Surcharges

3. Federal Subscriber Line Charge	8.59
4. State Regulatory Fee	.45
5. Federal Universal Service Fee	3.29
6. Cost Assessment Charge	4.10
Total Company Fees and Surcharges	16.43

Government Fees and Taxes

7. CA High Cost Fund Surcharge - A:	.60
8. CA High Cost Fund-B and CA Advanced Svc Fund	.88
9. California Teleconnect Fund Surcharge	.66
10. Universal Lifeline Telephone Service Surcharge	4.07
11. CA Relay Service and Communications Devices Fund	.96
12. State E911 Surcharge	.30
13. Federal	2.82
Total Government Fees and Taxes	10.29

Total Plans and Services

108.47

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 \$89.81. Failure to pay non-basic charges may result in other collection activities, including restriction of toll calls.

CARRIER INFORMATION

Our records show that you have selected Cust Undecided on Carrier or a company that resells their services as your primary local toll carrier and that you have chosen not to select a long distance carrier. Please contact us if this does not agree with your records.

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- WHITE PAGE DIRECTORY
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- BUSINESS RATE CHANGE

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.



R

EXPERT GATE REPAIR LLC

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

INVOICE

BILL TO
Renaissance C/O Regency
Clovis, CA

人

INVOICE 14096
DATE 01/19/2023
TERMS Net 30
DUE DATE 02/18/2023

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Check main gate stuck open Found firebox tampered with Repaired and tested gate	1	140.00	140.00

BALANCE DUE \$140.00

PAID JAN 20 2023
ENTERED JAN 20 2023
AV63



INVOICE

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

Customer #: 21792174
Invoice #: 8257222
Invoice Date: 2/1/2023
Cust PO #:

Job Number	Description	Amount
311800094	RENAISSANCE Landscape Maintenance For February	502.58
ENTERED JAN 27 2023		
AD Area		
PAID JAN 30 2023 AV65		
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 #: 8257222
Invoice Date: 2/1/2023

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

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

Fresno First Bank
7690 N Palm Ave #101
Fresno, CA 93711

546

02/01/2023

1,900.00**

REGENCY PROPERTY

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

REGENCY PROPERTY
331 W. Shields Ave
Fresno, CA 93705

Branch Handle

Management fees for multiple properties.

⑈ 546 ⑈ ⑆ 121144146 ⑆ 100077619 ⑈

WA Funding itf
Blackhorse Estates III
Tract 4299A
02/01/2023 Regency Property

Management fees for multiple properties.

546

\$ 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
02/01/2023 Regency Property

Management fees for multiple properties.

546

\$ 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



EXPERT GATE REPAIR LLC

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

INVOICE

BILL TO
Renaissance C/O Regency
Clovis, CA

INVOICE 14198 ✗
DATE 01/31/2023 ✓
TERMS Net 30
DUE DATE 03/02/2023 ✗

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Back gate stuck open	1	140.00	140.00
	Found fire key switch locked on			
	Reset and tested gate			

BALANCE DUE **\$140.00**

ENTERED FEB 02 2023

AD AMAL

PAID FEB 07 2023
AV66

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
1/31/2023	376706

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	3/2/2023	RGS004

DESCRIPTION	PHOTO	AMOUNT
POWER SWEEPING 1X BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	Jan 2023	105.00
ENTERED FEB 02 2023	PAID FEB 07 2023 AVL68	

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.

Total \$105.00

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9

Statement Date: 01/31/2023

Due Date: 02/17/2023

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$45.81
Payment(s) Received Since Last Statement	-45.81
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$50.92

Total Amount Due by 02/17/2023 \$50.92

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

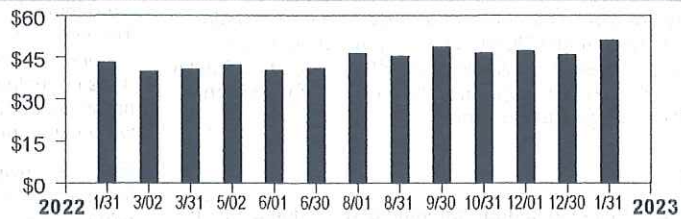
Your Enrolled Programs

Peak Day Pricing Plan

PAID FEB 15 2023
CK 848

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period: 3.79
Last Period: 4.14
Current Period: 4.05

Electric kWh / Day

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

ENTERED FEB 13 2023

AD Area 1



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 01/31/2023
Due Date: 02/17/2023

Details of Electric Charges

12/30/2022 - 01/30/2023 (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

12/30/2022 - 12/31/2022

Customer Charge	2 days @ \$0.32854	\$0.66
Energy Charges		
Peak	2.302100 kWh @ \$0.31285	0.72
Off Peak	6.071300 kWh @ \$0.29674	1.80

01/01/2023 - 01/30/2023

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	32.255100 kWh @ \$0.32329	10.43
Off Peak	89.238400 kWh @ \$0.30718	27.41
Energy Commission Tax		0.04

Total Electric Charges \$50.92

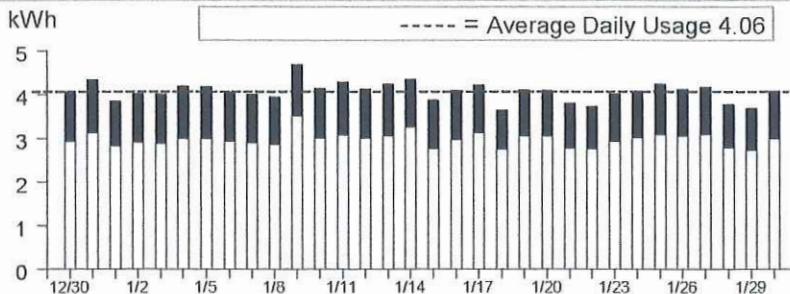
Service Information

Meter #	1005685883
Total Usage	129.866900 kWh
Serial	H
Rotating Outage Block	11F

Additional Messages

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: 129.866900 kWh, 32 billing days



	Usage	Energy Charges
■ Peak ¹	26.60%	\$11.15
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	73.40%	\$29.21
■ 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

5018800201144800200211





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 01/25/2023
Due Date: 02/13/2023

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$20.84
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$20.84
Current Electric Charges	\$21.23

Questions about your bill?

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

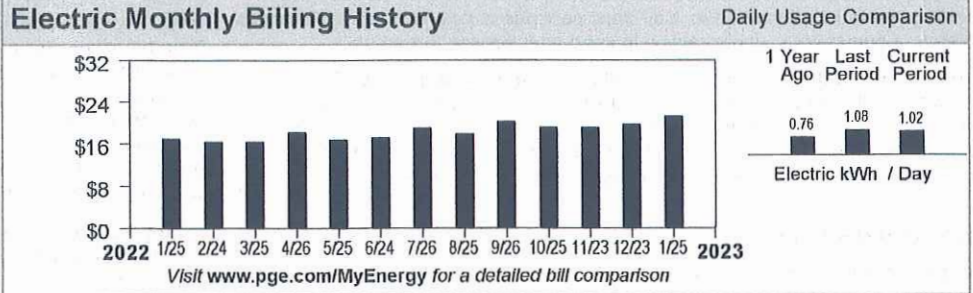
This amount may be paid with your next bill: \$0.39

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan



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

99900042707453900000021230000000039



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

036920000151 01 AV 0.47 1 151 1



CENTRAL PACIFIC BLDRS INC
331 W SHIELDS AVE
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 01/25/2023
Due Date: 02/13/2023

Details of Electric Charges

12/23/2022 - 01/24/2023 (33 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

12/23/2022 – 12/31/2022

Customer Charge	9 days @ \$0.32854	\$2.96
Energy Charges		
Peak	2.052000 kWh @ \$0.31285	0.64
Off Peak	7.158000 kWh @ \$0.29674	2.12

01/01/2023 – 01/24/2023

Customer Charge	24 days @ \$0.32854	\$7.88
Energy Charges		
Peak	5.554000 kWh @ \$0.32329	1.80
Off Peak	18.948000 kWh @ \$0.30718	5.82
Energy Commission Tax		0.01

\$21.23

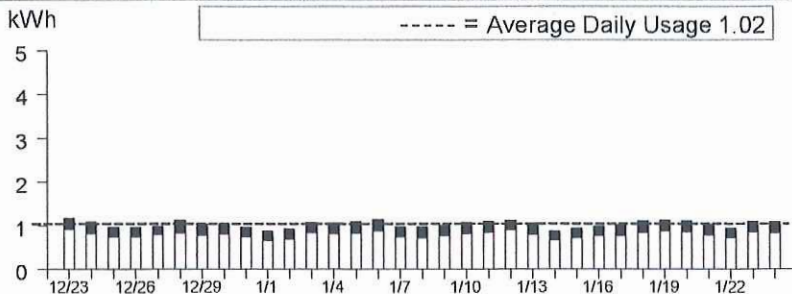
Service Information

Meter #	1008817939
Total Usage	33.712000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 33.712000 kWh, 33 billing days



	Usage	Energy Charges
■ Peak ¹	22.56%	\$2.44
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	77.44%	\$7.94
■ 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: 3035780542-0

Statement Date: 01/31/2023

Due Date: 02/17/2023

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$47.59
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$47.59
Current Electric Charges	\$10.52

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**

-\$37.07

Ways To Pay

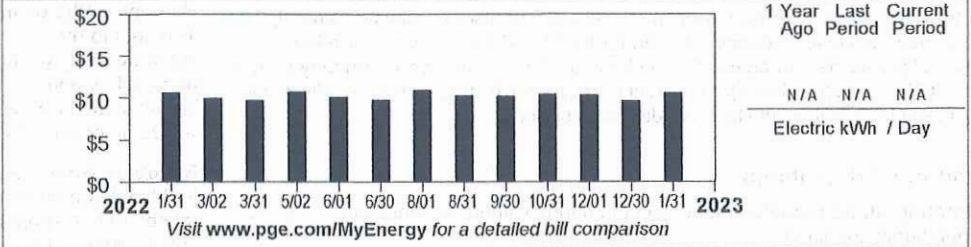
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



AD Area 1

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

999030357805420000000010520000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

501880022087 1 AV 0.471 100 11402 2



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

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



5018800201140200200101



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3035780542-0
Statement Date: 01/31/2023
Due Date: 02/17/2023

Details of Electric Charges

12/30/2022 - 01/30/2023 (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

12/30/2022 - 12/31/2022

Customer Charge 2 days @ \$0.32854 \$0.66

01/01/2023 - 01/30/2023

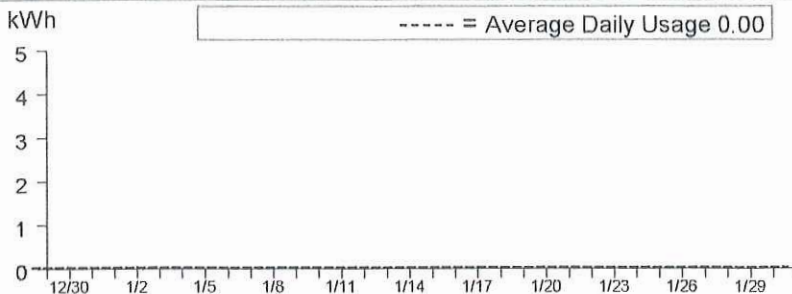
Customer Charge 30 days @ \$0.32854 \$9.86

Total Electric Charges \$10.52

Service Information

Meter # 1005685850
Total Usage 0.005940 kWh
Serial H
Rotating Outage Block 2A

Electric Usage This Period: 0.005940 kWh, 32 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



5018800201140200200201

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

Fresno First Bank
 7690 N Palm Ave #101
 Fresno, CA 93711

549

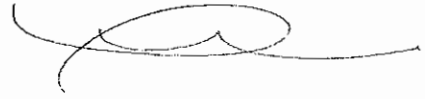
03/01/2023

1,900.00**

REGENCY PROPERTY

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

REGENCY PROPERTY
 331 W. Shields Ave
 Fresno, CA 93705



Management fees for multiple properties.

⑈ 549⑈ ⑆ 2 2 1 4 4 1 4 6 ⑆ 1000776 19⑈

WA Funding itf
 Blackhorse Estates III
 Tract 4299A
 03/01/2023 Regency Property

549

Management fees for multiple properties.

\$ 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
 03/01/2023 Regency Property

549

Management fees for multiple properties.

\$ 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

State Farm Payment Plan
 PO Box 52265
 Phoenix AZ 85072-2265



AT2 002674 0006 1036-3217-12 55-0AED

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

Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
 Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: March 9, 2023

ST-1
 0101-1000



PAID MAR 01 2023
 ACH

RECEIVED
 FEB 17 2023
 BY: _____

Agent Kevin Lowry
 3644 E Ashlan Ave
 Fresno CA 93726-2161
 Phone: 559-274-9262

REN \$229.64

~~DOTS 77619~~

Important Information

- We appreciate the way you consistently pay your account.
- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after February 8, 2023 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

ENTERED FEB 23 2023

AD Area 1 ER

SFPP Account 1036-3217-12

Page 1 of 2

Prepared February 8, 2023

↓ Please fold and tear here ↓

Ways to Pay



Online
 PC or
 mobile devices



Mobile
 Use State Farm
 mobile app



Mail
 Send us
 a check



Call
 Automated Line: 1-800-440-0998
 Your agent: 559-274-9262



Walk In
 See your
 State Farm Agent

Key code: 4847463459

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
 SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
 Please pay by March 9, 2023
 Make payment to State Farm

1200303308
 State Farm Insurance Companies
 P.O. Box 680001
 Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	0330
-----------	----------	------



CHECK REQUEST

Property: Renaissance
Owner Name:
Amount: \$ 109.44
Payee: Regency Property Mgmt

Description: ATT Bill
Checked needed by: ASAP
Approved: Allison
Date: 2/10/23

RECEIVED MAR 02 2023



AT&T

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

John
RECEIVED
 JAN 27 2023
61900
SW

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

Monthly Statement

All the best from us

Let us help connect you to our great deals for internet, wireless and other premium services. Call 866.247.9021. Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	108.47
Payment Received 1-11 Thank you!	108.47CR
Adjustments	.00
Balance	.00
Current Charges	109.44
Amount to be Debited	\$109.44
Your Credit Card will be Debited by	Feb 10, 2023

Plans and Services

Monthly Service - Jan 19 thru Feb 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 Jan 1, 2023 to your Billing Date, Jan 19, 2023)				
3.	Rate Change	1	.43	.26
	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			3.72
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 Device Fund			.06

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	109.44
1 800 750-2355		
Total Current Charges		109.44

3207.2.57.17223 1 AB 0.507 gf



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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
2/28/2023	376950

BILL TO
RENAISSANCE (BLACKHORSE ESTATES) C/O REGENCY PROPERTY MANAGEMENT 331 W. SHIELDS AVE FRESNO, CA 93705

PROPERTY
THE RENAISSANCE COLLECTION (BY BLACKHORSE ESTATES) MINNEWAWA SOUTH OF ALLUVIAL CLOVIS, CA

TERMS	DUE DATE	ACCOUNT #
Net 30	3/30/2023	RGS004

SERVICE DATE	DESCRIPTION	AMOUNT
	POWER SWEEPING ONE TIME BI-MONTHLY - JAN., MARCH, MAY, JULY, SEPT. & NOV. MONTHS OF SERVICE - BLACK HORSE "RENAISSANCE" (BILLED MONTHLY AT HALF BI-MONTHLY RATE)	105.00
	ENTERED 15... 0 8 2023	
	PAID MAR 14 2023 AV69	

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.

Total \$105.00

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
ALLUVIAL	463-422662.01	01/01/2023 to 02/28/2023

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
03/31/2023	\$ 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	13	68

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
12/08/2022 - 02/06/2023	60	0	0.0000

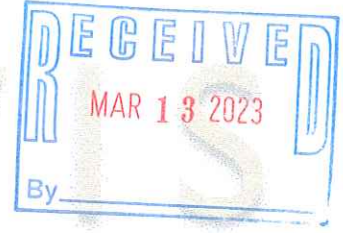
METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
12/11/2012 - 02/06/2013	57	68	1.1930
02/06/2013 - 04/08/2013	61	21	0.3443
04/08/2013 - 06/07/2013	60	32	0.5333

BILLING SUMMARY

Previous Balance 58.12
New Charges Since Last Billing

RESIDENTIAL LNDSCP 1 27.15

PAID MAR 21 2023
CK 551



Adjustments 0.00
Payments -58.12
TOTAL DUE \$ 27.15

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

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



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 02/24/2023
Due Date: 03/13/2023

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	\$0.39
Payment(s) Received Since Last Statement	0.00
Previous Unpaid Balance	\$0.39
Current Electric Charges	\$19.63
Electric Adjustments	-38.39

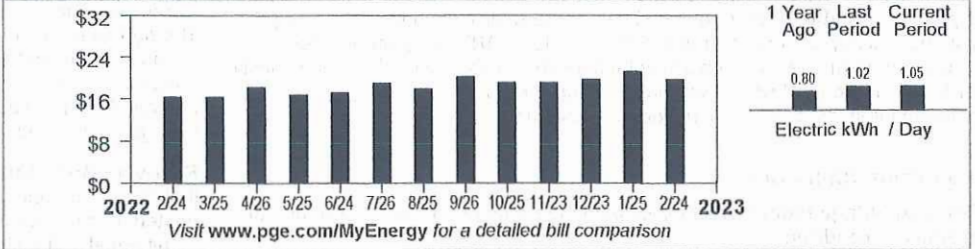
CREDIT BALANCE - NO PAYMENT DUE

-\$18.37



Electric Monthly Billing History

Daily Usage Comparison



RECEIVED MAR 03 2023

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

9990004270745390000001963000000000



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

513560007326 1 AV 0.471 35 7326 1



CENTRAL PACIFIC BLDERS INC
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



5135600100732600200121



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 02/24/2023
Due Date: 03/13/2023

Details of Electric Charges

01/25/2023 - 02/23/2023 (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

01/25/2023 - 02/23/2023

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	7.013000 kWh @ \$0.32329	2.27
Off Peak	24.375000 kWh @ \$0.30718	7.49
Energy Commission Tax		0.01

Total Electric Charges \$19.63

Adjustments

CA Climate Credit - \$38.39

Total Adjustments -\$38.39

Service Information

Meter #	1008817939
Total Usage	31.388000 kWh
Serial	C
Rotating Outage Block	11F

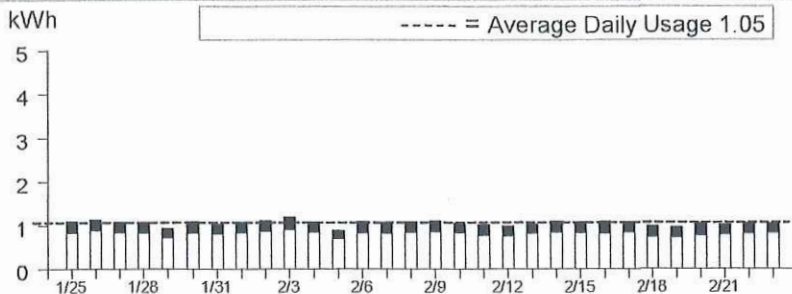
Additional Messages

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

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: 31.388000 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	22.34%	\$2.27
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	77.66%	\$7.49
■ 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.

5135600100732600200221



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 02/24/2023
Due Date: 03/13/2023

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$41.15
Payment(s) Received Since Last Statement	-41.15
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$37.55
Electric Adjustments	-38.39

CREDIT BALANCE - NO PAYMENT DUE

-\$0.84

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

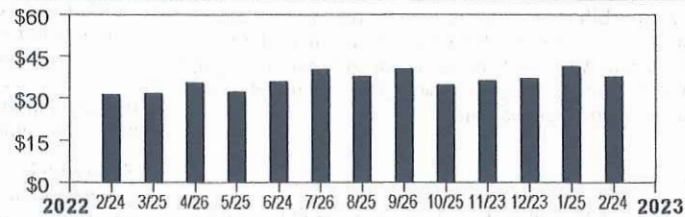
Your Enrolled Programs

Peak Day Pricing Plan



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
2.64	2.97	2.96

Electric kWh / Day

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

RECEIVED MAR 03 2023

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

9990654284575610000003755000000000



Account Number:
6542845756-1

Total Amount Due:
No Payment Due

513560007324 1 AV 0.471 35 7324 1



ASSESSMENT DISTRCT BA2C/O WESTCO EQUITIES
331 W SHIELDS AVE
FRESNO CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



5135600100732400200121



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 02/24/2023
Due Date: 03/13/2023

Details of Electric Charges

01/25/2023 - 02/23/2023 (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

01/25/2023 - 02/23/2023

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	22.340700 kWh @ \$0.32329	7.22
Off Peak	66.544700 kWh @ \$0.30718	20.44
Energy Commission Tax		0.03

Total Electric Charges \$37.55

Adjustments

CA Climate Credit - \$38.39

Total Adjustments -\$38.39

Service Information

Meter #	1004466471
Total Usage	88.885400 kWh
Serial	C
Rotating Outage Block	11F

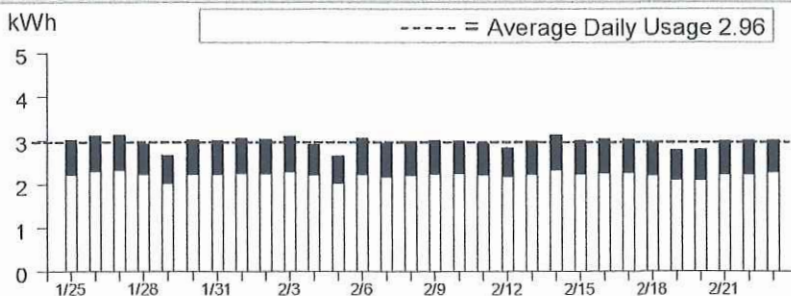
Additional Messages

CA Climate Credit -

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Electric Usage This Period: 88.885400 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	25.13%	\$7.22
Part Peak ²	0.00%	\$0.00
Off Peak ³	74.87%	\$20.44
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



5135600100732400200221



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 02/03/2023
DUE DATE: 02/28/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to	02/01/2023			(1,479.27)
02/01/2023	FEB 2023 STREET LIGHT BILLING	A22768411	493.09	0.00	(986.18)
	Ending Balance as of	02/03/2023	493.09	0.00	(986.18)

Total Due: (\$986.18)

RECEIVED
FEB 08 2023
BY: _____

ENTERED FEB 14 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: 02/03/2023
DUE DATE: 02/28/2023
AMOUNT DUE: (\$986.18)

March 2023

Report Title	Page #
* Balance Sheet	1
* Profit & Loss Statement	2 - 3
* Budget Comparison	4
* Cash Flow	5
* General Ledger	6 - 7
* All Receipts Deposited	8
* Aged Payables	9
* Check/Deposit Listing	10
* Transaction Documents	11 - 56

Balance Sheet

Property: Country View - (81) Blackhorse

As of 03/31/23 (cash basis)

ASSETS

Bank	
77619 Blackhorse Estates III -FFB	1,866.45
Total Bank	<u>1,866.45</u>
TOTAL ASSETS	<u><u>1,866.45</u></u>

LIABILITIES & EQUITY

Liabilities

Other Current Liability	
2003 Owner Contributions	112,300.31
Total Other Current Liability	<u>112,300.31</u>
Total Liabilities	112,300.31

Equity

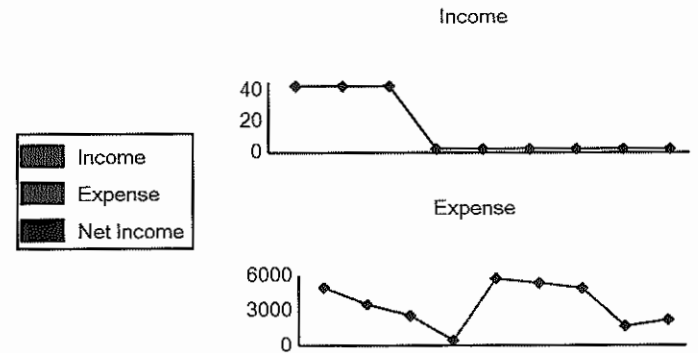
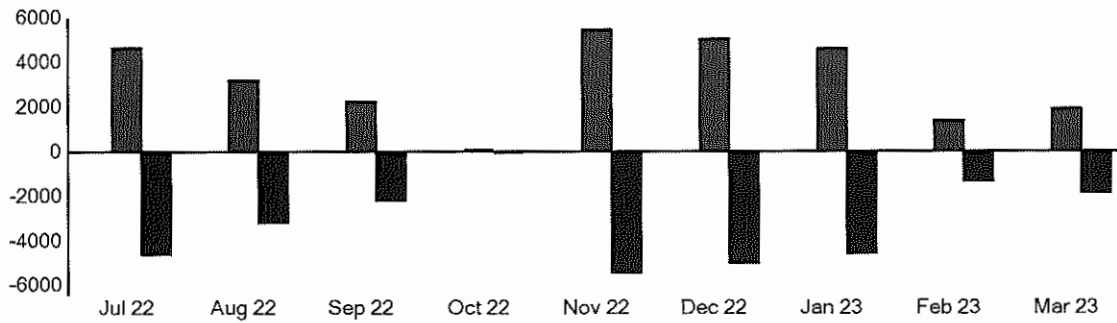
3000 Net Income	-28,430.38
3001 Retained Earnings	<u>-82,003.48</u>
Total Equity	-110,433.86
TOTAL LIABILITIES & EQUITY	<u><u>1,866.45</u></u>

Profit & Loss 12 Month Recap

Property: Country View - (81) Blackhorse
 Monthly recap 07/01/22 - 03/31/23 (cash basis)

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	TOTAL
INCOME										
4406 Keys & Transmitters	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
TOTAL INCOME	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
EXPENSE										
60004 Bank Fees	10.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	10.00
61200 City Administration Costs	0.00	32.12	74.60	74.31	12.48	0.00	23.89	0.00	0.00	217.40
62600 Miscellaneous/Contingency	0.00	0.00	0.00	0.00	1,176.89	595.10	0.00	0.00	0.00	1,771.99
62100 Electronic Gate Maintenance	0.00	240.00	0.00	0.00	0.00	140.00	140.00	0.00	0.00	520.00
64000 Landscape Maintenance	541.08	1,096.94	0.00	0.00	1,707.92	628.46	1,096.92	0.00	0.00	5,071.32
61900 Telephone	104.87	0.00	169.01	0.00	0.00	35.61	106.52	0.00	107.49	523.50
62150 Street Sweep Service	160.16	160.16	0.00	0.00	160.16	160.16	480.48	173.00	173.00	1,467.12
63100 Water, Sewer	70.14	0.00	76.45	0.00	1,985.42	0.00	58.12	0.00	27.15	2,217.28
63000 Electrical Power for Gate ar	0.00	10.54	669.44	60.49	0.00	0.00	1,525.88	41.15	8.37	2,315.87
65000 District Administrator	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	13,195.85
65100 Insurance	0.00	413.35	0.00	0.00	413.35	0.00	0.00	0.00	413.35	1,240.05
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	28,550.38
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	-28,430.38

	JUL 22	AUG 22	SEP 22	OCT 22	NOV 22	DEC 22	JAN 23	FEB 23	MAR 23	TOTAL
NET INCOME SUMMARY										
Income	40.00	40.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	120.00
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	-28,550.38
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	-28,430.38



Budget Comparison

Property: Country View - (81) Blackhorse

Comparison Periods: 01/01/23 - 03/31/23 and 07/01/22 - 03/31/23 (cash basis)

	Actual 01/01/23 - 03/31/23	Budget 01/23 - 03/23	\$ Change	% Change	Actual 07/01/22 - 03/31/23	Budget 07/22 - 03/23	\$ Change	% Change
INCOME								
4406 Keys & Transmitters	0.00	0.00	0.00		120.00	0.00	120.00	
TOTAL INCOME	0.00	0.00	0.00		120.00	0.00	120.00	
EXPENSE								
60004 Bank Fees	0.00	0.00	0.00		10.00	0.00	10.00	
61200 City Administration Costs	23.89	750.00	-726.11	-96.8 %	217.40	2,250.00	-2,032.60	-90.3 %
62600 Miscellaneous/Contingency Repairs	0.00	249.99	-249.99	-100.0 %	1,771.99	750.01	1,021.98	136.3 %
62100 Electronic Gate Maintenance	140.00	499.98	-359.98	-72.0 %	520.00	1,500.00	-980.00	-65.3 %
64000 Landscape Maintenance	1,096.92	2,162.49	-1,065.57	-49.3 %	5,071.32	6,487.51	-1,416.19	-21.8 %
61900 Telephone	214.01	375.00	-160.99	-42.9 %	523.50	1,125.00	-601.50	-53.5 %
62150 Street Sweep Service	826.48	450.00	376.48	83.7 %	1,467.12	1,350.00	117.12	8.7 %
63100 Water, Sewer	85.27	0.00	85.27		2,217.28	0.00	2,217.28	
63000 Electrical Power for Gate and Streetlight	1,575.40	874.98	700.42	80.0 %	2,315.87	2,625.00	-309.13	-11.8 %
65800 County Collection Fees	0.00	3.48	-3.48	-100.0 %	0.00	10.50	-10.50	-100.0 %
65000 District Administrator	3,465.00	3,465.00	0.00	0.0 %	13,195.85	10,395.00	2,800.85	26.9 %
61500 Assessment Engineering	0.00	634.74	-634.74	-100.0 %	0.00	1,904.26	-1,904.26	-100.0 %
65100 Insurance	413.35	399.99	13.36	3.3 %	1,240.05	1,200.01	40.04	3.3 %
TOTAL EXPENSE	7,840.32	9,865.65	-2,025.33	-20.5 %	28,550.38	29,597.29	-1,046.91	-3.5 %
NET INCOME	-7,840.32	-9,865.65	2,025.33	20.5 %	-28,430.38	-29,597.29	1,166.91	3.9 %
NET INCOME SUMMARY								
Income	0.00	0.00	0.00		120.00	0.00	120.00	
Expense	-7,840.32	-9,865.65	2,025.33	20.5 %	-28,550.38	-29,597.29	1,046.91	3.5 %
Other Income & Expense	0.00	0.00	0.00		0.00	0.00	0.00	
NET INCOME	-7,840.32	-9,865.65	2,025.33	20.5 %	-28,430.38	-29,597.29	1,166.91	3.9 %

Cash Flow

Property: Country View - (81) Blackhorse

01/01/23 - 03/31/23 (cash basis)

		<u>% Income</u>
OPERATING ACTIVITIES		
EXPENSE		
61200 City Administration Costs	-23.89	0.00 %
62100 Electronic Gate Maintenance	-140.00	0.00 %
64000 Landscape Maintenance	-1,096.92	0.00 %
61900 Telephone	-214.01	0.00 %
62150 Street Sweep Service	-826.48	0.00 %
63100 Water, Sewer	-85.27	0.00 %
63000 Electrical Power for Gate and Streetlights	-1,575.40	0.00 %
65000 District Administrator	-3,465.00	0.00 %
65100 Insurance	-413.35	0.00 %
TOTAL EXPENSE	-7,840.32	0.00%
Net Income	-7,840.32	0.00 %
Adjustments to reconcile Net Income to net cash provided by operations		
2003 Owner Contributions	10,615.35	
Net cash provided by Operating Activities	2,775.03	
Net cash increase for period	2,775.03	
Cash at beginning of period	-908.58	
Cash at end of period	1,866.45	

General Ledger

Property: Country View - (81) Blackhorse

Detail 01/01/23 - 03/31/23 (cash basis)

Date	Type	Reference	Description	Debit	Credit	Balance		
77619 Blackhorse Estates III -FFB (Bank)						-908.58		
01/06/23	CHECK	538	PG&E: 6542845756-1 // 149 Oak Ave		29.00	-937.58		
01/09/23	CHECK	AV56	Jason G McIntosh DBA Expert Gate Repair: 13925 // Country Vi		140.00	-1,077.58		
01/19/23	CHECK	539	Anna Silva (VE): Belongs to VCVHOA Acct 24469		116.00	-1,193.58		
01/19/23	BNKDEP	D150411	Owner Contributions	10,615.35		9,421.77		
01/19/23	BNKDEP	D150425	ePay Provider Deposit: Blackhorse Estates III -FFB	116.00		9,537.77		
01/20/23	CHECK	542	City of Clovis: 463-342238.01 // AD Area 1 , 463-422662.01 // A		58.12	9,479.65		
01/20/23	CHECK	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl		11.88	9,467.77		
01/20/23	CHECK	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl		12.01	9,455.76		
01/20/23	CHECK	AV57	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8215		548.46	8,907.30		
01/20/23	CHECK	AV59	Guardian Western Sweeping, INC: 375762 // Cambridge Countr		160.16	8,747.14		
01/20/23	CHECK	AV60	Guardian Western Sweeping, INC: 375515 // Cambridge Countr		160.16	8,586.98		
01/20/23	CHECK	AV62	Guardian Western Sweeping, INC: 376458 // Cambridge Countr		160.16	8,426.82		
01/25/23	CHECK	544	Regency Property Management: Management fees for multiple		1,155.00	7,271.82		
01/27/23	CHECK	545	Regency Property Management: City of Clovis Bill paid by Rege		1,496.88	5,774.94		
01/27/23	CHECK	ACH	American Express Credit Card: 01/15/23 - AD Area 2 - Phone E		106.52	5,668.42		
01/30/23	CHECK	AV64	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8257		548.46	5,119.96		
02/01/23	CHECK	546	Regency Property Management: Management fees for multiple		1,155.00	3,964.96		
02/07/23	CHECK	547	PG&E: 6542845756-1 // 149 Oak		41.15	3,923.81		
02/07/23	CHECK	AV67	Guardian Western Sweeping, INC: 376705 // Cambridge Countr		173.00	3,750.81		
03/01/23	CHECK	549	Regency Property Management: Management fees for multiple		1,155.00	2,595.81		
03/01/23	CHECK	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse Estates		413.35	2,182.46		
03/02/23	CHECK	ACH	American Express Credit Card: 02/15/23 - AD Area 2 - Phone E		107.49	2,074.97		
03/14/23	CHECK	AV70	Guardian Western Sweeping, INC: 376949 // Cambridge Countr		173.00	1,901.97		
03/21/23	CHECK	550	PG&E: 3077447206-9 // 543 N Minnewawa		8.37	1,893.60		
03/21/23	CHECK	551	City of Clovis: 463-342238.01 // Minnewawa, 463-422662.01 // /		27.15	1,866.45		
77619 Blackhorse Estates III -FFB				Beg Bal: -908.58	Activity: 2,775.03	10,731.35	7,956.32	1,866.45
1200 Undeposited Funds (Other Current Asset)						0.00		
01/18/23	CSTPAY	ECK - 36546343	Anna Silva (VE) 760 21494	116.00		116.00		
01/19/23	BNKDEP	D150425	ePay Provider Deposit: Blackhorse Estates III -FFB		116.00	0.00		
1200 Undeposited Funds				Beg Bal: 0.00	Activity: 0.00	116.00	116.00	0.00
1401 Pass-through (Other Current Asset)						0.00		
01/19/23	CHKITM	539	Anna Silva (VE): Belongs to VCVHOA Acct 24469	116.00		116.00		
01/19/23	CHPAID	ECK - 36546343	Anna Silva (VE) 760 Alloc to " Ch date: 1/19/2023		116.00	0.00		
1401 Pass-through				Beg Bal: 0.00	Activity: 0.00	116.00	116.00	0.00
2003 Owner Contributions (Other Current Liability)						101,684.96		
01/19/23	BNKDEP	D150411	Blackhorse Estates III -FFB		10,615.35	112,300.31		
2003 Owner Contributions				Beg Bal: 101,684.96	Activity: 10,615.35	0.00	10,615.35	112,300.31
2214 Tenant Prepaid (Other Current Liability)						0.00		
01/18/23	UNALOC	ECK - 36546343	Anna Silva (VE) 760 Unallocated prepay		116.00	116.00		
01/19/23	PPALOC	ECK - 36546343	Anna Silva (VE) 760 Prepay (payment: 1/18/2023 11)	116.00		0.00		
2214 Tenant Prepaid				Beg Bal: 0.00	Activity: 0.00	116.00	116.00	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)						193.51		
01/20/23	CHKITM	543	Regency Property Management: Inv: 40940 // Acct: 28066 // Bl	11.88		205.39		
01/20/23	CHKITM	543	Regency Property Management: Inv: 41969 // Acct: 28066 // Bl	12.01		217.40		
61200 Office Expense				Beg Bal: 193.51	Activity: 23.89	23.89	0.00	217.40

Date	Type	Reference	Description	Debit	Credit	Balance
60004	Bank Fees (Expense)					10.00
			No activity in the period			10.00
60004	Bank Fees	Beg Bal:	10.00	Activity:	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	1,771.99
61900	Telephone Gate (Expense)					309.49
01/27/23	CHKITM	ACH	American Express Credit Card: 01/15/23 - AD Area 2 - Phone B	106.52		416.01
03/02/23	CHKITM	ACH	American Express Credit Card: 02/15/23 - AD Area 2 - Phone B	107.49		523.50
61900	Telephone Gate	Beg Bal:	309.49	Activity:	214.01	523.50
62100	Gate Repair/Maintenance (Expense)					380.00
01/09/23	CHKITM	AV56	Jason G McIntosh DBA Expert Gate Repair: 13925 // Country Vi	140.00		520.00
62100	Gate Repair/Maintenance	Beg Bal:	380.00	Activity:	140.00	520.00
62150	Street Sweep Service (Expense)					640.64
01/20/23	CHKITM	AV59	Guardian Western Sweeping, INC: 375762 // Cambridge Countr	160.16		800.80
01/20/23	CHKITM	AV60	Guardian Western Sweeping, INC: 375515 // Cambridge Countr	160.16		960.96
01/20/23	CHKITM	AV62	Guardian Western Sweeping, INC: 376458 // Cambridge Countr	160.16		1,121.12
02/07/23	CHKITM	AV67	Guardian Western Sweeping, INC: 376705 // Cambridge Countr	173.00		1,294.12
03/14/23	CHKITM	AV70	Guardian Western Sweeping, INC: 376949 // Cambridge Countr	173.00		1,467.12
62150	Street Sweep Service	Beg Bal:	640.64	Activity:	826.48	1,467.12
64000	Landscape Service (Expense)					3,974.40
01/20/23	CHKITM	AV57	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8215	548.46		4,522.86
01/30/23	CHKITM	AV64	BrightView Landscape Service Inc.: Acct: 21792158 // Inv: 8257	548.46		5,071.32
64000	Landscape Service	Beg Bal:	3,974.40	Activity:	1,096.92	5,071.32
63000	Gas & Electric (Expense)					740.47
01/06/23	CHKITM	538	PG&E: 6542845756-1 // 149 Oak Ave	29.00		769.47
01/27/23	CHKITM	545	Regency Property Management: City of Clovis Bill	1,496.88		2,266.35
02/07/23	CHKITM	547	PG&E: 6542845756-1 // 149 Oak	41.15		2,307.50
03/21/23	CHKITM	550	PG&E: 3077447206-9 // 543 N Minnewawa	8.37		2,315.87
63000	Gas & Electric	Beg Bal:	740.47	Activity:	1,575.40	2,315.87
63100	Water, Sewer (Expense)					2,132.01
01/20/23	CHKITM	542	City of Clovis: 463-422662.01 // Alluvial	58.12		2,190.13
03/21/23	CHKITM	551	City of Clovis: 463-422662.01 // Alluvial	27.15		2,217.28
63100	Water, Sewer	Beg Bal:	2,132.01	Activity:	85.27	2,217.28
65000	Management Fees (Expense)					9,730.85
01/25/23	CHKITM	544	Regency Property Management: Management fees for multiple	1,155.00		10,885.85
02/01/23	CHKITM	546	Regency Property Management: Management fees for multiple	1,155.00		12,040.85
03/01/23	CHKITM	549	Regency Property Management: Management fees for multiple	1,155.00		13,195.85
65000	Management Fees	Beg Bal:	9,730.85	Activity:	3,465.00	13,195.85
65100	Property/Liability Insurance (Expense)					826.70
03/01/23	CHKITM	ACH	State Farm Insurance: 1036-3217-12 // Blackhorse Estates	413.35		1,240.05
65100	Property/Liability Insurance	Beg Bal:	826.70	Activity:	413.35	1,240.05
Totals:				18,919.67	18,919.67	

All Receipts Deposited

Property: Country View - (81) Blackhorse

Date Range: 1/1/2023 - 3/31/2023

Date	Tenant	Status	Account Number	Property	Unit	Reference	Amount	
Deposit Number: D150411		Date: 01/19/2023	Bank: Blackhorse Estates III -FFB					
01/19/2023	Owner Contributions			AD Area 2		ACH	10,615.35	
							Subtotal:	10,615.35
Deposit Number: D150425		Date: 01/19/2023	Bank: Blackhorse Estates III -FFB					
01/18/2023	Anna Silva (VE)	Current	21494	AD Area 2	760	ECK - 3654634	116.00	
							Subtotal:	116.00
							Grand Total:	10,731.35

Aged Payables Detail

Property: Country View - (81) Blackhorse

All Vendors

Bill Dates as of Friday March 31, 2023

Chart Name	Account #	Invoice #	Bill Date	Due Date	Overdue	Due In	Amount
American Express Credit Card							
61900 Telephone Gate		03/15/23	03/15/2023	03/15/2023	16	0	258.80
							258.80
PG&E							
63000 Gas & Electric		0042707453-9	03/27/2023	04/13/2023	0	13	2.16
63000 Gas & Electric		6542845756-1	03/27/2023	04/13/2023	0	13	38.20
							40.36
Regency Property Management							
< Multiple >	44180		03/08/2023	03/08/2023	23	0	15.22
							15.22
							314.38

Check / Deposit Listing

Property: Country View - (81) Blackhorse
 Blackhorse Estates III -FFB
 All Transactions
 Date Range: 01/01/23 - 03/31/23

Date	Reference	Information	Check Comment	Cleared	Deposit	Payment
Blackhorse Estates III -FFB						
1/6/23	538	PG&E	6542845756-1 // 149 Oak Ave	Y		29.00
1/9/23	AV56	Jason G McIntosh DBA Expert Gate Repa	13925 // Country View	Y		140.00
1/19/23	D150411			Y	10,615.35	
1/19/23	D150425	ePay Provider Deposit: Blackhorse Estates		Y	116.00	
1/19/23	539	Anna Silva (VE)	Belongs to VCVHOA Acct 24469	Y		116.00
1/20/23	AV57	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8219832 // Country	Y		548.46
1/20/23	AV59	Guardian Western Sweeping, INC	375762 // Cambridge Country View	Y		160.16
1/20/23	AV60	Guardian Western Sweeping, INC	375515 // Cambridge Country View	Y		160.16
1/20/23	AV62	Guardian Western Sweeping, INC	376458 // Cambridge Country View	Y		160.16
1/20/23	542	City of Clovis	463-342238.01 // AD Area 1 , 463-422662	Y		58.12
1/20/23	543	Regency Property Management	Inv: 41969 // Acct: 28066 // Blackhorse Es	Y		23.89
1/25/23	544	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
1/27/23	545	Regency Property Management	City of Clovis Bill paid by Regency	Y		1,496.88
1/27/23	ACH	American Express Credit Card	01/15/23 - AD Area 2 - Phone Bill , 01/15/	Y		106.52
1/30/23	AV64	BrightView Landscape Service Inc.	Acct: 21792158 // Inv: 8257168 // Country	Y		548.46
2/1/23	546	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
2/7/23	547	PG&E	6542845756-1 // 149 Oak	Y		41.15
2/7/23	AV67	Guardian Western Sweeping, INC	376705 // Cambridge Country View	Y		173.00
3/1/23	549	Regency Property Management	Management fees for multiple properties.	Y		1,155.00
3/1/23	ACH	State Farm Insurance	1036-3217-12 // Blackhorse Estates	Y		413.35
3/2/23	ACH	American Express Credit Card	02/15/23 - AD Area 2 - Phone Bill, 02/15/2	Y		107.49
3/14/23	AV70	Guardian Western Sweeping, INC	376949 // Cambridge Country View	Y		173.00
3/21/23	550	PG&E	3077447206-9 // 543 N Minnewawa	Y		8.37
3/21/23	551	City of Clovis	463-342238.01 // Minnewawa, 463-42266;	Y		27.15

Totals of Deposits/Payments for Bank

10,731.35 7,956.32

Totals:	10,731.35	7,956.32
Counts:	2	22
Balance of listed transactions:		2,775.03



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 12/23/2022
Due Date: 01/09/2023

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$7.87
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$7.87
Current Electric Charges	\$36.87

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

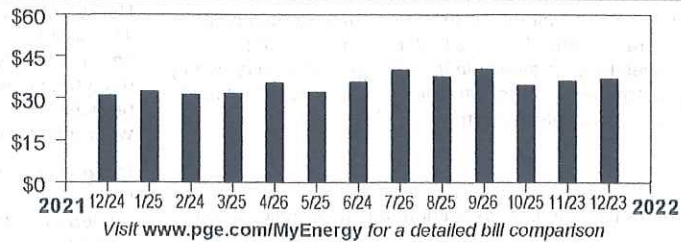
Total Amount Due by 01/09/2023

\$29.00

PAID JAN 05 2023
OK 538

Electric Monthly Billing History

Daily Usage Comparison



AP Area 1

ENTERED JAN 04 2023





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 12/23/2022
Due Date: 01/09/2023

Details of Electric Charges

11/23/2022 - 12/22/2022 (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

11/23/2022 - 12/22/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	23.706900 kWh @ \$0.31285	7.42
Off Peak	65.914520 kWh @ \$0.29674	19.56
Energy Commission Tax		0.03
		\$36.87

Service Information

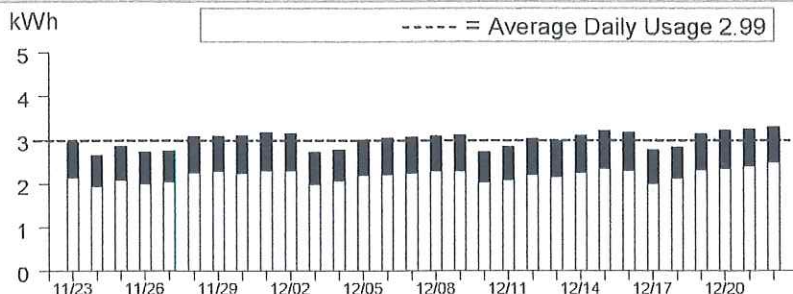
Meter #	1004466471
Total Usage	89.621420 kWh
Serial	C
Rotating Outage Block	11F

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 your electricity bill from two months ago.

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: 89.621420 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	26.45%	\$7.42
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	73.55%	\$19.56
■ 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: 0042707453-9

Statement Date: 12/23/2022

Due Date: 01/09/2023

Service For:

CENTRAL PACIFIC BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

Your Account Summary

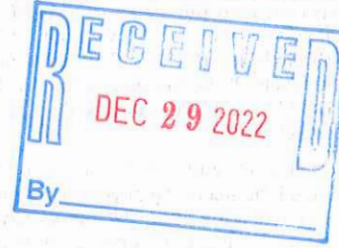
Credit Balance on Previous Statement	-\$40.47
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$40.47
Current Electric Charges	\$19.63

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

-\$20.84



Ways To Pay

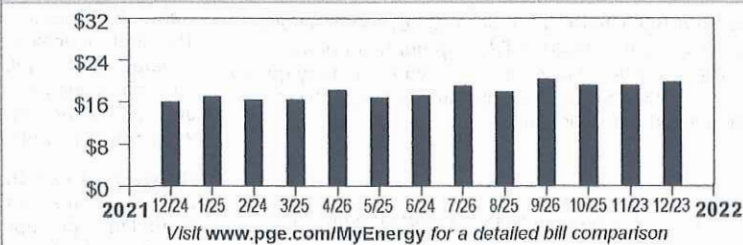
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



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

9990004270745390000001963000000000



Account Number:
0042707453-9

Total Amount Due:
No Payment Due

011550009151 01 AV 0.45 62 9151 1



CENTRAL PACIFIC BLDRS INC
331 W SHIELDS AVE
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 0042707453-9
Statement Date: 12/23/2022
Due Date: 01/09/2023

Details of Electric Charges

11/23/2022 - 12/22/2022 (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

11/23/2022 - 12/22/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	7.516000 kWh @ \$0.31285	2.35
Off Peak	24.961520 kWh @ \$0.29674	7.41
Energy Commission Tax		0.01

\$19.63

Service Information

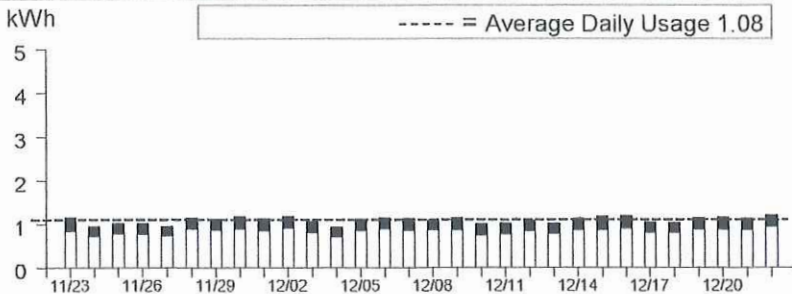
Meter #	1008817939
Total Usage	32.477520 kWh
Serial	C
Rotating Outage Block	11F

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 your electricity bill from two months ago.

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: 32.477520 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	23.14%	\$2.35
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	76.86%	\$7.41
■ 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: 12/23/2022
Due Date: 01/09/2023

Service For:

ASSESSMENT DISTRCT C/O WESTCO
EQUITIES
501 N MINNEAWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$47.29
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$47.29
Current Electric Charges	\$16.46

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

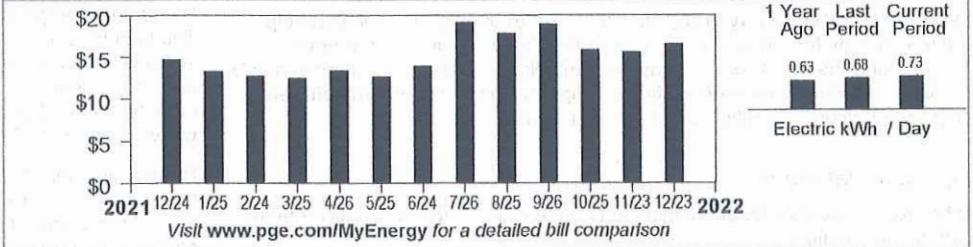
CREDIT BALANCE - NO PAYMENT DUE

-\$30.83



Electric Monthly Billing History

Daily Usage Comparison



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

9990119905020610000001646000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

011550009150 01 AV 0.45 62 9150 1

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

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 12/23/2022
Due Date: 01/09/2023

Details of Electric Charges

11/23/2022 - 12/22/2022 (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

11/23/2022 - 12/22/2022

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	5.172900 kWh @ \$0.31285	1.62
Off Peak	16.746400 kWh @ \$0.29674	4.97
Energy Commission Tax		0.01
		\$16.46

Service Information

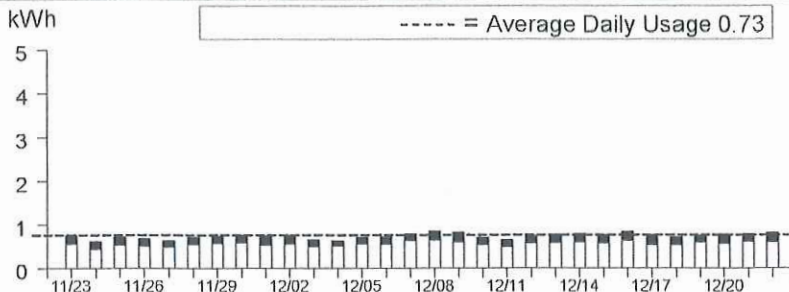
Meter # 1004466468
Total Usage 21.919300 kWh
Serial C
Rotating Outage Block 2A

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.

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: 21.919300 kWh, 30 billing days



	Usage	Energy Charges
Peak ¹	23.59%	\$1.62
Part Peak ²	0.00%	\$0.00
Off Peak ³	76.41%	\$4.97
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: 3035780542-0
Statement Date: 12/30/2022
Due Date: 01/17/2023

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$57.13
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$57.13
Current Electric Charges	\$9.54

Questions about your bill?

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

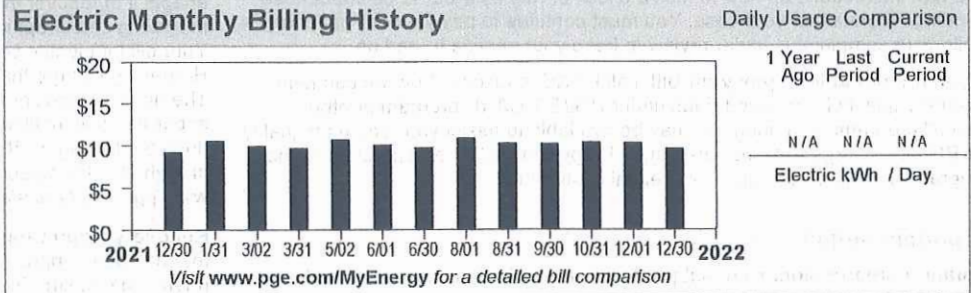
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$47.59**



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

9990303578054200000000954000000000



Account Number:
3035780542-0

Total Amount Due:
No Payment Due

016560022995 01 AV 0.45 160 4788 4

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: 12/30/2022
Due Date: 01/17/2023

Details of Electric Charges

12/01/2022 - 12/29/2022 (29 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

12/01/2022 - 12/29/2022

Customer Charge	29 days @ \$0.32854	\$9.53
Energy Charges		
Off Peak	0.050140 kWh @ \$0.29674	0.01
		\$9.54

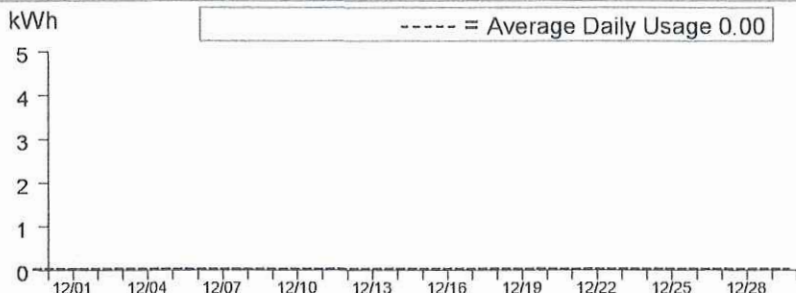
Service Information

Meter #	1005685850
Total Usage	0.050150 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: 0.050150 kWh, 29 billing days



	Usage	Energy Charges
■ Peak ¹	0.00%	\$0.00
■ Part Peak ²	0.00%	\$0.00
■ Off Peak ³	100.00%	\$0.01
■ 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.



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

INVOICE 13925
DATE 12/29/2022
TERMS Net 30
DUE DATE 01/28/2023

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	Check ped gate not latching	1	140.00	140.00
We found all ped gates latching. Tested and videoed.				

BALANCE DUE **\$140.00**

AD Area 2

ENTERED JAN 05 2023

PAID JAN 09 2023

AVS6

Profit & Loss

Property: Country View - (81) Blackhorse

10/01/22 - 12/31/22 (cash basis)

	<u>Amount</u>
EXPENSE	
61200 City Administration Costs	86.79
62600 Miscellaneous/Contingency Repairs	1,771.99
62100 Electronic Gate Maintenance	140.00
64000 Landscape Maintenance	2,336.38
61900 Telephone	35.61
62150 Street Sweep Service	320.32
63100 Water, Sewer	1,985.42
63000 Electrical Power for Gate and Streetlights	60.49
65000 District Administrator	3,465.00
65100 Insurance	413.35
TOTAL EXPENSE	<u>10,615.35</u>
NET INCOME	<u>-10,615.35</u>

NET INCOME SUMMARY

Income	0.00
Expense	<u>-10,615.35</u>
NET INCOME	<u><u>-10,615.35</u></u>



INVOICE

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

Customer #: 21792158
 Invoice #: 8219832
 Invoice Date: 1/1/2023
 Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For January	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For January	20.58
Total invoice amount Tax amount Balance due		 548.46 548.46

PAID JAN 20 2023
 AV57

ENTERED JAN 03 2023

AD Area 2

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 #: 8219832
 Invoice Date: 1/1/2023

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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
9/30/2022	375762

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

TERMS	DUE DATE	ACCOUNT #
Net 30	10/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
<p>AP Area 2</p> <p>ENTERED JAN 09 2023</p>		
<p>PAID JAN 20 2023</p> <p>AVS9</p>		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
8/31/2022	375515

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

TERMS	DUE DATE	ACCOUNT #
Net 30	9/30/2022	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
ENTERED JAN 09 2023 AD Area 2		
PAID JAN 20 2023 AV60		

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.

Total \$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
12/31/2022	376458

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

TERMS	DUE DATE	ACCOUNT #
Net 30	1/30/2023	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING		154.00
FUEL RECOVERY FEE		6.16
ENTERED JAN 09 2023		
PAID AV62		JAN 20 2023

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.

Total

\$160.16

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
ALLUVIAL	463-422662.01	11/01/2022 to 12/31/2022

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
01/31/2023	\$ 58.12

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	5102	28	20	49

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
10/06/2022 - 12/08/2022	63	28	0.4444

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
10/07/2013 - 12/04/2013	58	49	0.8448
12/11/2012 - 02/06/2013	57	68	1.1930
02/06/2013 - 04/08/2013	61	21	0.3443

BILLING SUMMARY

Previous Balance	83.50
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	58.12

PAID JAN 20 2023

CR 542



Adjustments	0.00
Payments	-83.50
TOTAL DUE	\$ 58.12

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

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

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

Invoice

Invoice No.	Invoice Date
41969	01/10/23

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
18.68	

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



PAID JAN 20 2023
 CK 543

PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
32	Black and White Copies	0.24	7.68
1	Postage	11.00	11.00
AD Area 1 6.67 AD Area 2 12.01 <hr/> 18.68			
ENTERED JAN 18 2023			
		Sub Total	18.68
		Tax	0.00
		TOTAL	18.68

Blackhorse
RECEIVED
 JAN 10 2023
 By lobao

Comments

Thank you for your business! This invoice is for the month of December.

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

Invoice

Invoice No.	Invoice Date
40940	12/30/22

Property	Unit	Acc #
Regenc		28066

Amount Due	Amount Enclosed
18.48	

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 JAN 20 2023

CK543



PLEASE RETURN TOP PORTION WITH YOUR REMITTANCE

Quantity	Description	Rate	Amount
27	Black and White Copies	0.24	6.48
1	Postage	12.00	12.00
	AD Area 1 6.60		
	AD Area 2 11.88		
	<u>18.48</u>		
	Blackhorse		
	RECEIVED		
	DEC 28 2023		
	By 101200		
		Sub Total	18.48
		Tax	0.00
		TOTAL	18.48

Comments
 Thank you for your business! This is for the month of November.

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: Management fees for multiple properties.

Check #: 544
Date: 01/25/2023
Status: Printed
Cleared: Yes
Amount: 1,900.00

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	65000 Management Fees		1,155.00
AD Area 1		<input type="checkbox"/>	65000 Management Fees		745.00
					1,900.00

Check Worksheet

Vendor: Regency Property Management
Address: 331 W. Shields Ave
 Fresno, CA 93705
Bank: 77619 Blackhorse Estates III -FFB
Memo: City of Clovis Bill paid by Regency

Check #: 545
Date: 01/27/2023
Status: Printed
Cleared: Yes
Amount: 2,465.45

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 1		<input type="checkbox"/>	63000 Gas & Electric	City of Clovis Bill	968.57
AD Area 2		<input type="checkbox"/>	63000 Gas & Electric	City of Clovis Bill	1,496.88
					2,465.45



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W. SHIELDS
FRESNO, CA 93705

RECEIVED
OCT 17 2022
BY: _____

STATEMENT DATE: 10/07/2022
DUE DATE: 10/31/2022

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 10/01/2022				2,927.45
10/03/2022	10/2022 STREET LIGHT BILLING	A22097527	493.09	0.00	3,420.54
10/04/2022	09/222 STREET LIGHT		0.00	(493.09)	2,927.45
10/04/2022	768 & 728 SPRUCE FIRE INSP		0.00	(462.00)	2,465.45
	Ending Balance as of 10/07/2022		493.09	(955.09)	2,465.45
				Total Due:	\$2,465.45

PAID JAN 27 2023
2465.45

AD Area 1 968.57
AD Area 2 1496.88 } CK 545

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: 10/07/2022
DUE DATE: 10/31/2022
AMOUNT DUE: \$2,465.45

Lutz
Lutz 708

Check Worksheet

Vendor: American Express Credit Card	Check #: ACH
Address: PO Box 0001 Los Angeles, CA 90096-8000	Date: 01/27/2023
Bank: 77619 Blackhorse Estates III -FFB	Status: Printed
Memo: 01/15/23 - AD Area 2 - Phone Bill , 01/15/23 - AD Area 1- Phone Bil	Cleared: No
	Amount: 214.99

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
01/15/2023	01/15/2023	01/15/23	01/15/23 - AD Area 2 - Phone Bill	106.52	106.52
01/15/2023	01/15/2023	01/15/23	01/15/23 - AD Area 1- Phone Bill	108.47	108.47

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	61900 Telephone Gate	01/15/23 - AD Area 2 - Phone Bill	106.52
AD Area 1		<input type="checkbox"/>	61900 Telephone Gate	01/15/23 - AD Area 1- Phone Bill	108.47
					214.99



CHECK REQUEST

61400

Property: Cambridge Country ^xView Description: ATT Phone bill ^x
Owner Name: _____ Checked needed by: ASAP
Amount: \$ 106.52 - Approved: Allison
Payee: Amex Date: 1-11-23 x

ENTERED JAN 25 2023



Bill-At-A-Glance

Previous Bill	35.61
Payment Received 12-14 Thank you!	35.61 CR
Adjustments	.00
Balance	.00
Current Charges	106.52
Amount to be Debited	\$106.52
Your Credit Card will be Debited by	Jan 11, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	106.52
1 800 750-2355		
Total Current Charges		106.52

News You Can Use Summary

- PREVENT DISCONNECT
- COST ASSESSMENT CHRG
- WHITE PAGE DIRECTORY
- STILL GETTING PAPER?
- CARRIER INFORMATION
- FEES AND SURCHARGES
- BUSINESS RATE CHANGE

See "News You Can Use" for additional information

Plans and Services

Promotions and Discounts

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

Monthly Service - Dec 19 thru Jan 18

2.	Bus Local Calling Unlimited A Measured Rate Business Service Unlimited Local Usage Call Forwarding Caller ID Three-Way Calling	80.00
----	--	-------

Company Fees and Surcharges

3.	Federal Subscriber Line Charge	8.59
4.	State Regulatory Fee	.44
5.	Federal Universal Service Fee	3.29
6.	Cost Assessment Charge	4.10
	Total Company Fees and Surcharges	16.42

Government Fees and Taxes

7.	CA High Cost Fund Surcharge - A:	.59
8.	CA High Cost Fund-B and CA Advanced Svc Fund	.86
9.	California Teleconnect Fund Surcharge	.65
10.	Universal Lifeline Telephone Service Surcharge	3.99
11.	CA Relay Service and Communications Devices Fund	.94
12.	State E911 Surcharge	.30
13.	Federal	2.77
	Total Government Fees and Taxes	10.10

Total Plans and Services **106.52**

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 \$69.81. 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.



INVOICE

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

Customer #: 21792158
Invoice #: 8257168
Invoice Date: 2/1/2023
Cust PO #:

Job Number	Description	Amount
311800014	CAMBRIDGE COUNTRY VIEW Landscape Maintenance For February	527.88
311800014	CAMBRIDGE COUNTRY VIEW 3.90% Fuel Surcharge For February	20.58
Total invoice amount		548.46
Tax amount		
Balance due		548.46

PAID JAN 30 2023
AV64

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 #: 8257168
Invoice Date: 2/1/2023

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

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

Fresno First Bank
 7690 N Palm Ave #101
 Fresno, CA 93711

546

02/01/2023

REGENCY PROPERTY

1,900.00**

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

REGENCY PROPERTY
 331 W. Shields Ave
 Fresno, CA 93705

Brend Heide

Management fees for multiple properties.

⑈ 546⑈ ⑆ 121144146⑆ 100077619⑈

WA Funding itf
 Blackhorse Estates III
 Tract 4299A
 02/01/2023 Regency Property

546

Management fees for multiple properties.

\$ 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
 02/01/2023 Regency Property

546

Management fees for multiple properties.

\$ 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



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1
Statement Date: 01/25/2023
Due Date: 02/13/2023

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$29.00
Payment(s) Received Since Last Statement	-29.00
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$41.15

Total Amount Due by 02/13/2023 **\$41.15**

Questions about your bill?

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

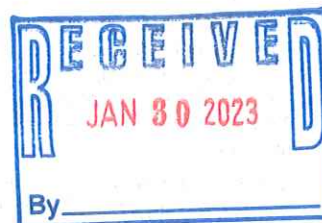
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

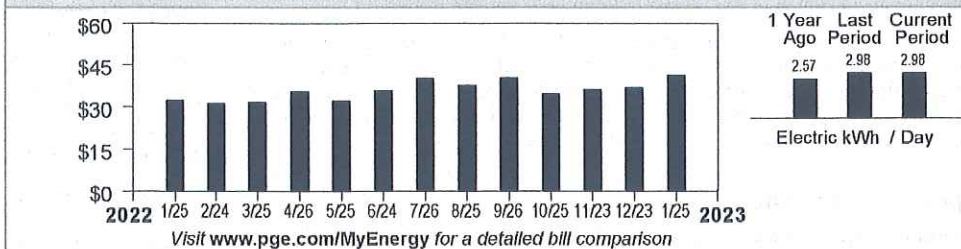
AD memo



ENTERED FEB 01 2023

Electric Monthly Billing History

Daily Usage Comparison



PAID FEB 07 2023

CK 547



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 6542845756-1

Statement Date: 01/25/2023

Due Date: 02/13/2023

Details of Electric Charges

12/23/2022 - 01/24/2023 (33 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

12/23/2022 - 12/31/2022

Customer Charge	9 days @ \$0.32854	\$2.96
Energy Charges		
Peak	6.804900 kWh @ \$0.31285	2.13
Off Peak	19.950800 kWh @ \$0.29674	5.92
Energy Commission Tax		0.01

01/01/2023 - 01/24/2023

Customer Charge	24 days @ \$0.32854	\$7.88
Energy Charges		
Peak	18.201300 kWh @ \$0.32329	5.88
Off Peak	53.237000 kWh @ \$0.30718	16.35
Energy Commission Tax		0.02

\$41.15

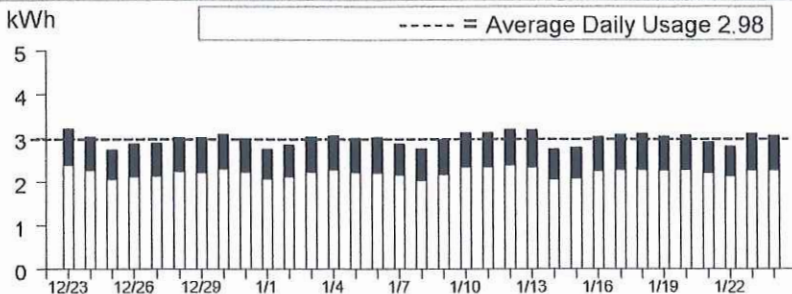
Service Information

Meter #	1004466471
Total Usage	98.194000 kWh
Serial	C
Rotating Outage Block	11F

Additional Messages

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: 98.194000 kWh, 33 billing days



	Usage	Energy Charges
 Peak ¹	25.46%	\$8.01
 Part Peak ²	0.00%	\$0.00
 Off Peak ³	74.54%	\$22.27
 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: 01/25/2023
Due Date: 02/13/2023

Service For:

ASSESSMENT DISTRCT C/O WESTCO
EQUITIES
501 N MINNEAWAWA AVE
CLOVIS, CA 93611

Your Account Summary

Credit Balance on Previous Statement	-\$30.83
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$30.83
Current Electric Charges	\$17.97

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**

-\$12.86

Ways To Pay

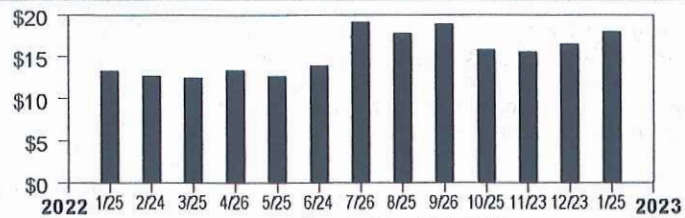
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

Electric Monthly Billing History

Daily Usage Comparison



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



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

9990119905020610000001797000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

036920000152 01 AV 0.47 1 152 1
ASSESSMENT DISTRCT C/O WESTCO EQUITIES
331 W SHIELDS AVE
C/O REGENCY
FRESNO, CA 93705-4106

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 01/25/2023
Due Date: 02/13/2023

Details of Electric Charges

12/23/2022 - 01/24/2023 (33 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

12/23/2022 - 12/31/2022

Customer Charge	9 days @ \$0.32854	\$2.96
Energy Charges		
Peak	1.587600 kWh @ \$0.31285	0.50
Off Peak	4.806900 kWh @ \$0.29674	1.43

01/01/2023 - 01/24/2023

Customer Charge	24 days @ \$0.32854	\$7.88
Energy Charges		
Peak	3.932500 kWh @ \$0.32329	1.27
Off Peak	12.765300 kWh @ \$0.30718	3.92
Energy Commission Tax		0.01

\$17.97

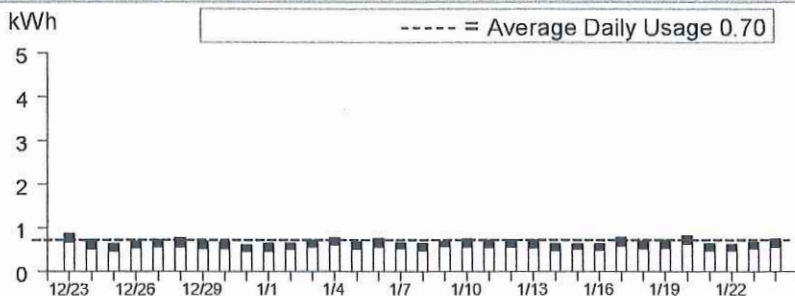
Service Information

Meter #	1004466468
Total Usage	23.092300 kWh
Serial	C
Rotating Outage Block	2A

Additional Messages

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: 23.092300 kWh, 33 billing days



	Usage	Energy Charges
Peak ¹	23.90%	\$1.77
Part Peak ²	0.00%	\$0.00
Off Peak ³	76.10%	\$5.35
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.

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
 FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
1/31/2023 <i>ℓ</i>	376705 <i>ℓ</i>

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

ENTERED FEB 02 2023

TERMS	DUE DATE	ACCOUNT #
Net 30 <i>ℓ</i>	3/2/2023 <i>ℓ</i>	RGS003

DESCRIPTION	PHOTO	AMOUNT
MONTHLY POWER SWEEPING ENTERED FEB 02 2023 <i>AD Area 2</i>		173.00 PAID FEB 07 2023 <i>AV67</i>

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.

Total

\$173.00

THANK YOU FOR YOUR BUSINESS!

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

E-MAIL
service@guardianwestern.com

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

Fresno First Bank
 7690 N Palm Ave #101
 Fresno, CA 93711

549

03/01/2023

1,900.00**

REGENCY PROPERTY

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

REGENCY PROPERTY
 331 W. Shields Ave
 Fresno, CA 93705



Management fees for multiple properties.

⑈ 549 ⑈ ⑆ 121144146 ⑆ 100077619 ⑈

WA Funding itf
 Blackhorse Estates III
 Tract 4299A
 03/01/2023 Regency Property

549

Management fees for multiple properties.

\$ 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
 03/01/2023 Regency Property

549

Management fees for multiple properties.

\$ 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

State Farm Payment Plan
PO Box 52265
Phoenix AZ 85072-2265



AT2 002674 0006 1036-3217-12 55-0AED

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

ST-1
0101-1000

Notice of Payment Due

State Farm Payment Plan: 1036-3217-12
Accountholder Name: ASSESSMENT DIST 1995-1

Total Amount Due: \$642.99
Due By: March 9, 2023



PAID MAR 01 2023
ACH

RECEIVED
FEB 17 2023
BY: _____

Agent Kevin Lowry
3644 E Ashlan Ave
Fresno CA 93726-2161
Phone: 559-274-9262

~~12015~~ 77619

CC \$ 413.35

Important Information

- We appreciate the way you consistently pay your account.
- This premium notice is the only one you will receive. Please pay by the due date.
- Changes and payments made after February 8, 2023 will be reflected on a subsequent billing notice.
- If you have any questions or would like to discuss other State Farm products, your agent is ready to assist you.

Thanks for letting us serve you!

ENTERED FEB 13 2023

AID Area 1 B C

SFPP Account 1036-3217-12

Page 1 of 2

Prepared February 8, 2023

↓ Please fold and tear here ↓

Ways to Pay



Online
PC or
mobile devices



Mobile
Use State Farm
mobile app



Mail
Send us
a check



Call
Automated Line: 1-800-440-0998
Your agent: 559-274-9262



Walk In
See your
State Farm Agent

Key code: 4847463459

If you have moved, please contact your agent.



Accountholder: ASSESSMENT DIST 1995-1
SFPP Account Number: 1036-3217-12

Amount Due: \$642.99
Please pay by March 9, 2023
Make payment to State Farm

1200303308
State Farm Insurance Companies
P.O. Box 680001
Dallas, TX 75368-0001



For Office Use Only

SFPP Bill	\$642.99	0330
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Check Worksheet

Vendor: American Express Credit Card	Check #: ACH
Address: PO Box 0001 Los Angeles, CA 90096-8000	Date: 03/02/2023
Bank: 77619 Blackhorse Estates III -FFB	Status: Printed
Memo: 02/15/23 - AD Area 2 - Phone Bill, 02/15/23 - AD Area 1 - Phone Bil	Cleared: No
	Amount: 216.93

Bills Applied To

Bill Date	Due Date	Invoice #	Memo	Bill Amount	Amount Paid
02/15/2023	02/15/2003	02/15/23	02/15/23 - AD Area 2 - Phone Bill	107.49	107.49
02/15/2023	04/01/2023	02/15/23	02/15/23 - AD Area 1 - Phone Bill	109.44	109.44

Ledger Breakdown

Property	Unit	1099	Expense Account	Memo	Amount
AD Area 2		<input type="checkbox"/>	61900 Telephone Gate	02/15/23 - AD Area 2 - Phone Bill	107.49
AD Area 1		<input type="checkbox"/>	61900 Telephone Gate	02/15/23 - AD Area 1 - Phone Bill	109.44
					216.93



CHECK REQUEST

Property: Cambridge Country View

Description: AT&T Phone Bill

Owner Name:

Checked needed by: ASAP

Amount: \$ 107.49

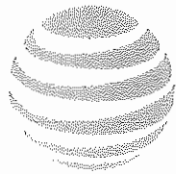
Approved: Allison

Payee: Amex

Date: 2/10/23

Code#61900 Telephone Gate

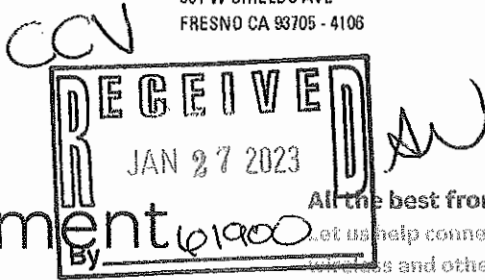
RECEIVED MAR 02 2023



AT&T

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

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



Monthly Statement

All the best from us

Let us help connect you to our great deals for internet, wireless and other premium services. Call 866.247.9021.
Business customers: 800.321.2000.

Bill-At-A-Glance

Previous Bill	106.52
Payment Received 1-11 Thank you!	106.52CR
Adjustments	.00
Balance	.00
Current Charges	107.49

Amount to be Debited \$107.49

Your Credit Card will be Debited by Feb 10, 2023

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	107.49
1 800 750-2355		
Total Current Charges		107.49

Plans and Services

Monthly Service - Jan 19 thru Feb 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	

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 Jan 1, 2023 to your Billing Date, Jan 19, 2023)				
2.	Rate Change	1	.43	.26
	Federal Universal Service Fee			

Company Fees and Surcharges

3.	Federal Subscriber Line Charge			8.59
4.	State Regulatory Fee			.63
5.	Federal Universal Service Fee			3.72
6.	Cost Assessment Charge			4.10
Total Company Fees and Surcharges				17.04

Government Fees and Taxes

7.	CA High Cost Fund Surcharge - A:			.59
8.	CA High Cost Fund-B and CA Advanced Svc Fund			.86
9.	California Teleconnect Fund Surcharge			.65
10.	Universal Lifeline Telephone Service Surcharge			3.99
11.	CA Relay Service and Communications Devices Fund			.94
12.	State E911 Surcharge			.30

3207.2.57.17224 1 AB 0.507 gf



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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
2/28/2023	376949

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

TERMS	DUE DATE	ACCOUNT #
Net 30	3/30/2023	RGS003

SERVICE DATE	DESCRIPTION	AMOUNT
	MONTHLY POWER SWEEPING ONE TIME PER MONTH	173.00
	PAID ENTERED MAR 08 2023	MAR 14 2023 AV70

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	\$ 173.00
--------------	-----------

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

E-MAIL
service@guardianwestern.com



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
Statement Date: 03/02/2023
Due Date: 03/20/2023

Service For:

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

Your Account Summary

Amount Due on Previous Statement	\$50.92
Payment(s) Received Since Last Statement	-50.92
Previous Unpaid Balance	\$0.00
Current Electric Charges	\$46.76
Electric Adjustments	-38.39

Total Amount Due by 03/20/2023 \$8.37

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

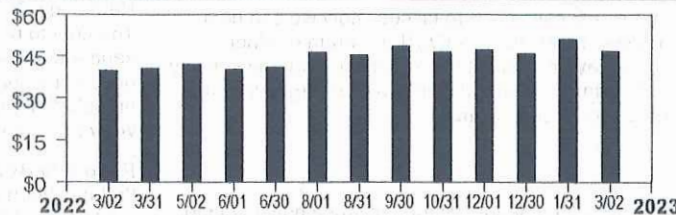
Peak Day Pricing Plan

PAID MAR 21 2023

CK 550

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
3.69	4.05	3.94

Electric kWh / Day

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

AD Acc 1

RECEIVED MAR 17 2023

RECEIVED
MAR 06 2023
BY: _____



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 3077447206-9
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: 543 N MINNEWAWA AVE
Service Agreement ID: 3077447910 GATE 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
Energy Charges		
Peak	29.274600 kWh @ \$0.32329	9.46
Off Peak	84.993400 kWh @ \$0.30718	26.11
Energy Commission Tax		0.03

03/01/2023

Customer Charge	1 days @ \$0.32854	\$0.33
Energy Charges		
Peak	0.993300 kWh @ \$0.33840	0.34
Off Peak	2.384250 kWh @ \$0.32229	0.77
Super Off Peak	0.628700 kWh @ \$0.30587	0.19

Total Electric Charges \$46.76

Adjustments

CA Climate Credit -\$38.39

Total Adjustments -\$38.39

Service Information

Meter # 1005685883
Total Usage 118.274250 kWh
Serial H
Rotating Outage Block 11F

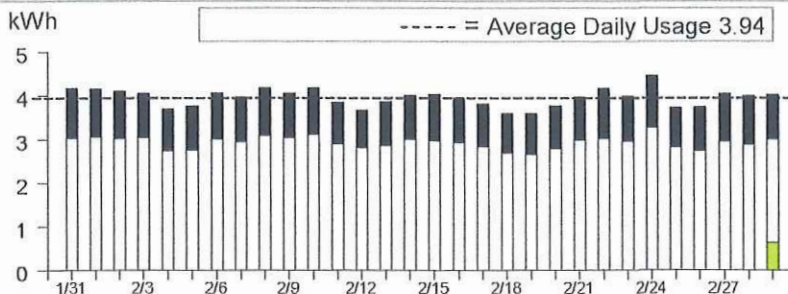
Additional Messages

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

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: 118.274250 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	25.59%	\$9.80
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	73.87%	\$26.88
■ Super Off Peak ⁴	0.54%	\$0.19

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



51621003003089900200231



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 02/24/2023
Due Date: 03/13/2023

Service For:

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

Your Account Summary

Credit Balance on Previous Statement	-\$12.86
Payment(s) Received Since Last Statement	0.00
Outstanding Credit Balance	-\$12.86
Current Electric Charges	\$15.88
Electric Adjustments	-38.39

CREDIT BALANCE - NO PAYMENT DUE **-\$35.37**

Questions about your bill?

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

Ways To Pay

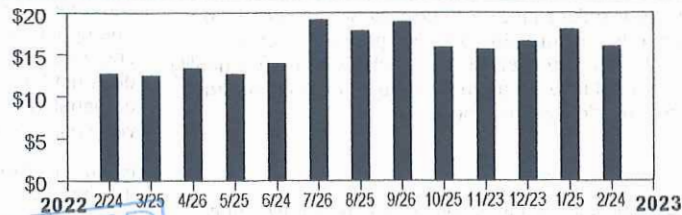
www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

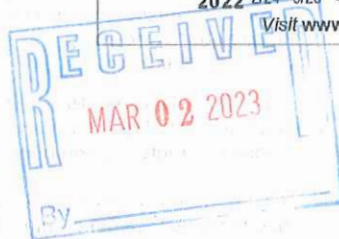
Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
0.34	0.69	0.64
Electric kWh / Day		

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



RECEIVED MAR 03 2023

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

9990119905020610000001588000000000



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

513560007323 1 AV 0.471 35 7323 1



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

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300

5135600100732300200121





ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1
Statement Date: 02/24/2023
Due Date: 03/13/2023

Details of Electric Charges

01/25/2023 - 02/23/2023 (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

01/25/2023 - 02/23/2023

Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Peak	4.457400 kWh @ \$0.32329	1.44
Off Peak	14.877900 kWh @ \$0.30718	4.57
Energy Commission Tax		0.01

Total Electric Charges \$15.88

Adjustments

CA Climate Credit -\$38.39

Total Adjustments -\$38.39

Service Information

Meter #	1004466468
Total Usage	19.335300 kWh
Serial	C
Rotating Outage Block	2A

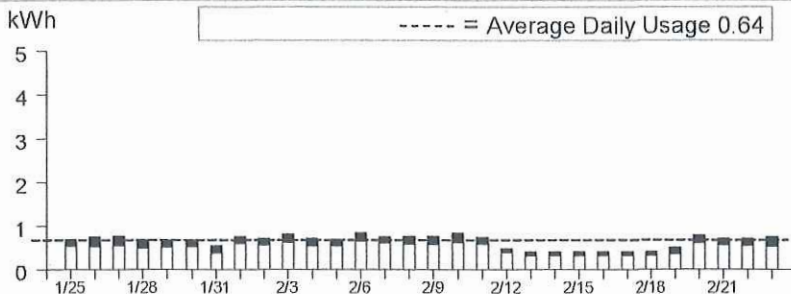
Additional Messages

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

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: 19.335300 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	23.05%	\$1.44
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	76.95%	\$4.57
■ 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.

5135600100732300200221

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

SERVICE ADDRESS	ACCOUNT NUMBER	SERVICE PERIOD
MINNEWAWA	463-342238.01	01/01/2023 to 02/28/2023

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
03/31/2023	\$ 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	13	7

METER READING PERIOD	DAYS IN READING PERIOD	CURRENT USAGE	CURRENT DAILY USAGE
12/08/2022 - 02/08/2023	62	0	0.0000

METER READING PERIOD	DAYS IN READING PERIOD	2013 USAGE	2013 DAILY USAGE
12/11/2012 - 02/06/2013	57	7	0.1228
02/06/2013 - 04/08/2013	61	30	0.4918
04/08/2013 - 06/07/2013	60	85	1.4167

BILLING SUMMARY

Previous Balance 73.63
New Charges Since Last Billing

RESIDENTIAL LNDSCP 1 27.15

PAID MAR 21 2023
CK 551



Adjustments 0.00
Payments -73.63

TOTAL DUE \$ 27.15

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

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


AT&T

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

 Page 1 of 3
 Account Number 559 297-9343 165 5
 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	258.80
Payment - Thank you!	258.80CR
Adjustments	135.06CR
Balance	135.06CR
Current Charges	126.55
Balance	\$8.51CR
Payment is Not Required	

Detail of Payments and Adjustments

Item No.	Date	Description	Adjustments	Payments
1.	3-14	Payment		258.80
2.	3-20	Account Balance Adjustment	120.82CR	
3.	3-20	Taxes and Surcharges	14.24CR	
Totals			135.06CR	258.80

Plans and Services
Monthly Service - Mar 19 thru Apr 18

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

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

Billing Summary

Online: att.com/myatt	Page	
Plans and Services	1	126.55
1 800 750-2355		
Total Current Charges		126.55

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. 00000000

Item No.	Description	Quantity	Monthly Rate	Amount Billed
Account Activity				
(Monthly Charges are Prorated from Mar 16, 2023 to your Billing Date, Mar 19, 2023)				
5.	Unlimited Local Usage	1	40.00	2.67CR

Services Established

(Monthly Charges are Prorated from Mar 16, 2023 to your Billing Date, Mar 19, 2023)

6.	Unlimited Local Usage	1	40.00	2.67
----	-----------------------	---	-------	------

Order No. C48898683

Item No.	Description	Quantity	Monthly Rate	Amount Billed
Services Added				
(Monthly Charges are Prorated from Mar 17, 2023 to your Billing Date, Mar 19, 2023)				
7.	Bus Local Call Unlimited B	1	101.00	3.37

 Measured Rate Business Service
 Unlimited Local Usage
 Caller ID
 Call Forwarding
 Three-Way Calling

News You Can Use Summary

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

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

Page 3 of 3
Account Number 559 297-9343 165 5
Billing Date Mar 19, 2023

Terms and Conditions

THREE PAYMENT OPTIONS: Electronically: through Automatic Payment Service or Online: AT&T eBillSM. At an Authorized Payment Location. Or mail to AT&T PD BOX 5025, Carol Stream, IL 60197-5025.

BILLING QUESTIONS: Call us at 800.288.2020, or write to Customer Care at AT&T, P.O. Box 5074, Carol Stream, IL 60197-5074; or AT&T Business, 555 E. Cook St., Springfield, IL 62703; or visit att.com. If you have a complaint you cannot resolve with us, contact the California Public Utilities Commission (CPUC) at Consumer Affairs Branch, 505 Van Ness Ave, Room 2003, San Francisco, CA 94102, <http://consumers.cpuc.ca.gov/complaints> or call 800.649.7570. The CPUC's DDTF program offers assistance to individuals with hearing and speaking limitations including California Relay Service available by dialing 711, more information is available at <http://ddtp.cpuc.ca.gov/relay.aspx>. If your complaint concerns interstate or international calling, write the FCC at Consumer Complaints, 445 12th Street SW, Washington, D.C. 20554, or call 888.225.5322 or TTY 888.835.5322.

FEDERAL SURCHARGES: The Federal Universal Service Fee and the Federal Subscriber Line Charge are charges imposed by action of the Federal Communications Commission.

TARIFF INFORMATION: Call 1-888-319-8800 or visit our web site www.att.com/servicepublications.

SERVICE INFORMATION

Your local services are provided by AT&T California (Pacific Bell Telephone Company). Your AT&T long distance services, if any, are provided by one or more of the following AT&T Inc. subsidiaries: AT&T Long Distance (SBC Long Distance, LLC), AT&T Communications of California, Inc., and/or AT&T Corp. You can find the name of your long distance service provider in the long distance section of your bill. To view your provider's service publications, including Guidebooks, Service Guides and/or Tariffs, go to att.com/servicepublications.

CUSTOMER SERVICE RECORD

Account Number 559 297 9343



ccw
RECEIVED
1031720
BY: 621900

dw

March 19, 2023

For questions about:

o AT&T California customer service

800-750-2355 or (800) 750-2355


4158.1.2.409 1 MB 0.531 j



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

THIS IS NOT A BILL. NO PAYMENT REQUIRED.

CUSTOMER SERVICE RECORD

Measured Rate Business Service	ACCOUNT NUMBER 559 297 9343 165 N 5
	BILL DATE MARCH 19, 2023
	BILL NAME REGENCY PROPERTY MANAGEMENT

ITEM	QTY	DESCRIPTION	AMOUNT	ACTIVITY DATE
AT&T CALIFORNIA PRODUCTS AND SERVICES				
AT&T Affiliate Charges May Apply - See Affiliate Bill Page				
Discount Pricing May Apply - Please See Your Bill section				
Your Service Is Located at: 149 Oak Av (Bldg Gate) Clovis				
SYSTEM SERVICES				
1	1	Your Email Address C,ALLISON@REGENCYFRESNO.COM		03-17-23 ▲
INDIVIDUAL LINE(S)				
559 297 9343				
2	1	Measured Rate Business Service Your Long Distance Carrier is 101 Your Local Toll Carrier is 101	88.12	01-24-22
3	1	Bus Local Call Unlimited B A BTC 031723-24 1.00 12 N 031723		03-17-23 ▲
4	1	Federal Universal Service Fee	3.72	01-24-22
5	1	Unlimited Local Usage \$40.00 Discounted 91%	3.52	03-17-23 ▲
6	1	Call Forwarding \$27.83 Discounted 89%	3.00	01-24-22
7	1	Caller ID \$38.04 Discounted 91%	3.36	01-24-22
8	1	Three-Way Calling \$26.44 Discounted 89%	3.00	01-24-22
9	1	Cost Assessment Charge	4.10	01-24-22
10	1	Federal Subscriber Line Charge		01-24-22
11	1	Federal Subscriber Line Charge	8.59	01-24-22
(continues)				

x = Exempt from Billing Surcharge E = Tax Exempt
H = Federal Tax PT = All Taxes
▲ = Additions and Changes within the Last Billing Period



CITY of CLOVIS

INVOICE / STATEMENT

AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

STATEMENT DATE: 02/03/2023
DUE DATE: 02/28/2023

Invoice Date	Description	Invoice	Amount Due	Payment / Adjustments	Total Amount
	Beginning Balance prior to 02/01/2023				(1,479.27)
02/01/2023	FEB 2023 STREET LIGHT BILLING	A22768411	493.09	0.00	(986.18)
	Ending Balance as of 02/03/2023		493.09	0.00	(986.18)
Total Due:					(\$986.18)



ENTERED FEB 14 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: 02/03/2023
DUE DATE: 02/28/2023
AMOUNT DUE: (\$986.18)

Blackhorse Estates

March 2023

FINAL PAGE

NOTE AND COMMENT SHEET

Property

**Blackhorse Estates
Tract 4299A**

TASK:

FINANCIAL STATEMENTS

PERIOD:

April - June 2023

Initial

Lori

BOOKKEEPER

Initial

SUPERVISOR
APPROVAL

PLEASE INITIAL ABOVE BOX AS APPROVAL FOR THE ATTACHED FINANCIAL REPORTS

NOTE:

RESPONSE:

NOTE:

RESPONSE:

NOTE:

RESPONSE:

PLEASE MARK # OF COPIES AND IF YOU WANT TO SAVE PAPER WITH TWO SIDED PRINT (MARK BOX Y OR N)

COPIES:

(#)

SAVE PAPER?

SCAN

ALL FINANCIALS ARE SCANNED TO HOA SCAN FOLDER
AFTER APPROVED:
N:\HOA_Financials\Scans

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

Report Title	Page #
* Balance Sheet	1
* Bank Statement	2 - 13
* Renaissance Financials	15 - 24
* 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

Table with 3 columns: Category, Number, Amount. Rows include Balance Forward From 05/31/23, Debits, Automatic Withdrawals, Automatic Deposits, Ending Balance On 06/30/23, and Average Balance (Ledger).

ALL CREDIT ACTIVITY

Table with 3 columns: Date, Description, Amount. Row: 06/22/23 PAYLEASE.COM CREDIT 40.00

ELECTRONIC DEBITS

Table with 3 columns: Date, Description, Amount. Rows include BLACKHORSE AMEX-INTERNET TRANSFER, AVIDPAY SERVICE AVIDPAY REF CK AV82, AVIDPAY SERVICE AVIDPAY REF CK AV81, AVIDPAY SERVICE AVIDPAY REF CK AV83, STATE FARM RO 08 CPC-CLIENT, and AVIDPAY SERVICE AVIDPAY REF CK AV84.

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Table with 8 columns: Date, Check #, Amount, Date, Check #, Amount, Date, Check #, Amount. Rows show check details for dates 06/08/23, 06/15/23, 06/01/23, 06/13/23, 06/08/23, and 06/27/23.



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

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	Reconciled Balance	8,680.53
+ Selected Deposits (4)	232.00	+ Uncleared Deposits	0.00
- Selected Payments (15)	5,323.49	- Outstanding Checks	666.09
Ending Balance:	8,680.53	Register Balance	8,014.44
Goal:	8,680.53		
Difference:	0.00		



WA FUNDING INC
DBA REGENCY PROPERTY MANAGEMENT
ITF BLACKHORSE ESTATES III ASSESSMENT
DISTICT
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

Table with 3 columns: Category, Number, Amount. Rows include Balance Forward From 04/28/23, Debits, Automatic Withdrawals, Automatic Deposits, Ending Balance On 05/31/23, and Average Balance (Ledger).

ALL CREDIT ACTIVITY

Table with 3 columns: Date, Description, Amount. Rows include PAYLEASE.COM SETTLEMENT, PAYLEASE.COM CREDIT, and PAYLEASE.COM SETTLEMENT.

ELECTRONIC DEBITS

Table with 3 columns: Date, Description, Amount. Rows include BLACKHORSE ESTATES AMEX-INTERNET TRANSFER FROM CHK 7619 TO, AVIDPAY SERVICE AVIDPAY REF CK AV77, AVIDPAY SERVICE AVIDPAY REF CK AV75, AVIDPAY SERVICE AVIDPAY REF CK AV74, AVIDPAY SERVICE AVIDPAY REF CK AV76, AVIDPAY SERVICE AVIDPAY REF CK AV78, AVIDPAY SERVICE AVIDPAY REF CK AV80, and AVIDPAY SERVICE AVIDPAY REF CK AV79.



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

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

Table with 3 columns: Category, Number, Amount. Rows include Balance Forward From 03/31/23, Debits, Automatic Withdrawals, Automatic Deposits, Ending Balance On 04/28/23, and Average Balance (Ledger).

ALL CREDIT ACTIVITY

Table with 3 columns: Date, Description, Amount. Rows include 04/13/23 PAYLEASE.COM CREDIT and 04/21/23 CLOVIS UTIL BILL AP EFT.

ELECTRONIC DEBITS

Table with 3 columns: Date, Description, Amount. Rows include 04/07/23 BLACKHORSE AMEX-INTERNET TRANSFER FROM CHK 7619 TO CHK 4453, 04/10/23 AVIDPAY SERVICE AVIDPAY REF CK AV71 230407 BrightView Landscape, 04/10/23 AVIDPAY SERVICE AVIDPAY REF CK AV72 230407 BrightView Landscape, and 04/20/23 AVIDPAY SERVICE AVIDPAY REF CK AV73 230418 Expert Gate Repair.

CHECKS AND OTHER DEBITS

* indicates a gap in the check numbers

Table with 8 columns: Date, Check #, Amount, Date, Check #, Amount, Date, Check #, Amount. Rows include 04/03/23, 04/10/23, 04/13/23, 04/18/23, and 04/24/23.

DAILY BALANCE SUMMARY

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

Table with 6 columns: Date, Balance, Date, Balance, Date, Balance. Rows include 04/03/23, 04/07/23, 04/10/23, 04/13/23, 04/18/23, and 04/20/23.



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
 231 W. Shields Ave
 Fresno, CA 93705

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

552
 04/03/2023

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

1,900.00**

REGENCY PROPERTY
 231 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
 231 W. Shields Ave
 Fresno, CA 93705

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

553
 04/07/2023

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

23.68****

REGENCY PROPERTY
 231 W. Shields Ave
 Fresno, CA 93705

40307 Blackhorse Estates

#553# 121144146# 100077519#

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

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

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

554
 04/07/2023

PG&E
 TWO DOLLARS AND 16/100 *****

2.16****

PG&E
 Box 997200
 Sacramento, CA 95899-7200

50470458 8 17 143 C&A

#554# 121144146# 100077519#

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

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

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

555
 04/07/2023

PG&E
 THIRTY EIGHT DOLLARS AND 20/100 *****

38.20****

PG&E
 Box 997200
 Sacramento, CA 95899-7200

84050706 1 17 143 C&A

#555# 121144146# 100077519#

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

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

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

558
 04/14/2023

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

17.31****

REGENCY PROPERTY
 231 W. Shields Ave
 Fresno, CA 93705

Copies and Payment for January 2023

#558# 121144146# 100077519#

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

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

FBS BANK
 100% Fed-Insured
 Fresno, CA 93711

559
 04/18/2023

PG&E
 FORTY FIVE DOLLARS AND 77/100 *****

45.77****

PG&E
 Box 997300
 Sacramento, CA 95899-7300

52714728 8 16 143 N 10/10/2022

#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

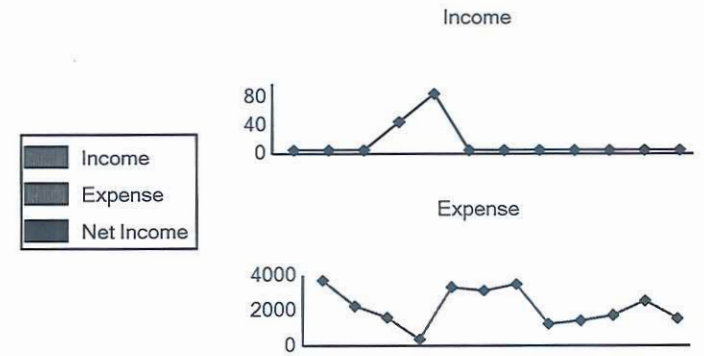
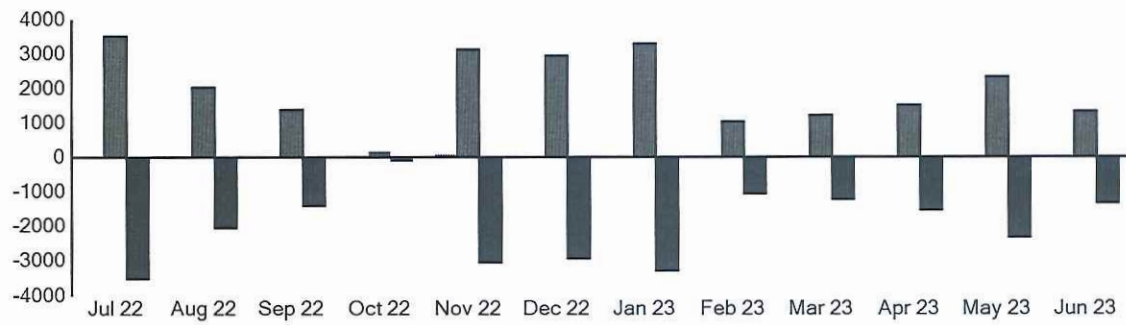
2,763.91

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 Mail	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 Estate		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

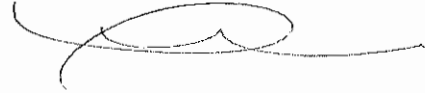
04/03/2023

1,900.00**

REGENCY PROPERTY

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

552

Management fees for multiple properties.

\$ 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
 04/03/2023 Regency Property

552

Management fees for multiple properties.

\$ 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
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!	109.19 CR
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/m/yatt	Page	
Plans and Services	1	109.19
1 800 750-2355		
Total Current Charges		109.19

Plans and Services

Promotions and Discounts

<u>Item</u>	
<u>No.</u>	<u>Description</u>
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
<p>ENTERED MAR 29 2023</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>		<p>P A I D MAR 07 2023</p> <p>CK 553</p>	
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 AD April PAID APR 07 2023 AV71 NET 15 DAYS	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 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 style="width: 50%; margin-left: 0;"/> <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 style="width: 50%; margin-left: 0;"/> <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.



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 MINNEWAWA 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	AK559	\$45.77

Total Amount Due by 04/17/2023 \$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

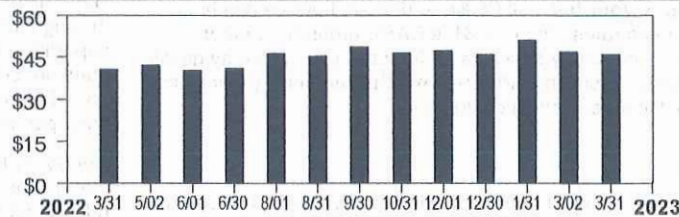


ENTERED APR 11 2023

AD Area 1

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
3.61	3.94	3.86

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: 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 MINNEWAWA AVE
Service Agreement ID: 3077447910 GATE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

Service Information

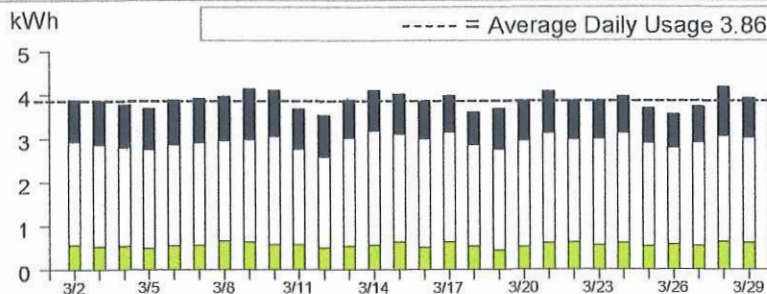
Meter # 1005685883
Total Usage 111.871300 kWh
Serial H
Rotating Outage Block 11F

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

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

530560020029100200291



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



CHECK REQUEST

Property: Renaissance

Description: AT&T Bill

Owner Name:

Checked needed by: ASAP

Amount: \$ 109.19

Approved: Allison Najera

Payee: AMEX

Date: 3/14/23

Code# 61900

ENTERED APR 27 2023



AT&T

REGENCY PROPERTY MANAGEMENT
CVO 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 1 800 750-2355	1	109.19
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

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

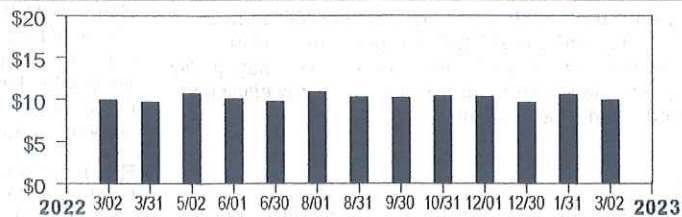
Your Account Summary

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



1 Year Last Current
Ago Period Period

N/A N/A N/A

Electric kWh / Day

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



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

9990303578054200000000986000000000



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



5162100300305400200121



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 MINNEWAWA 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

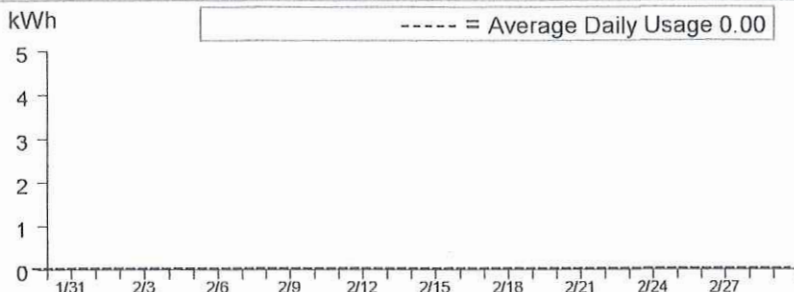
Service Information

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.

5162100300305400200221



ENERGY STATEMENT

www.pge.com/MyEnergy

Account No: 1199050206-1

Statement Date: 03/27/2023

Due Date: 04/13/2023

Service For:

ASSESSMENT DISTRCT 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

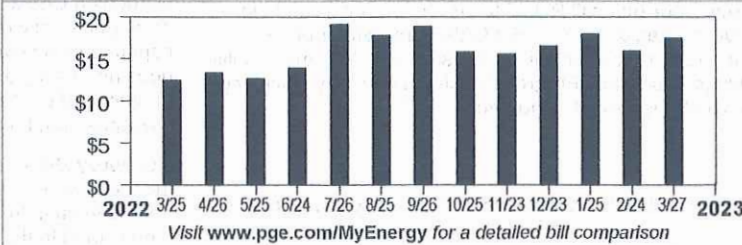
CREDIT BALANCE - NO PAYMENT DUE

-\$17.93



Electric Monthly Billing History

Daily Usage Comparison



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

PG&E
BOX 997300
SACRAMENTO, CA 95899-7300



5277500100733700200181



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 MINNEWAWA AVE
CLOVIS, CA 93611

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

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

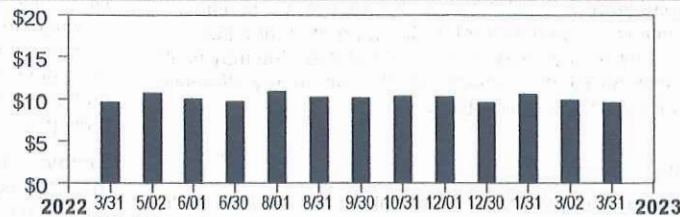
CREDIT BALANCE - NO PAYMENT DUE

- \$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.

9990303578054200000000953000000000



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

5305600200466100200181





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 MINNEWAWA 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

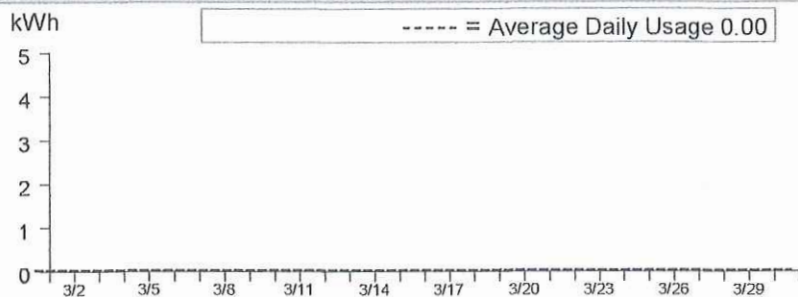
Meter # 1005685850
Total Usage 0.003700 kWh
Serial H
Rotating Outage Block 2A

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.

5305600200466100200281

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



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

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

560

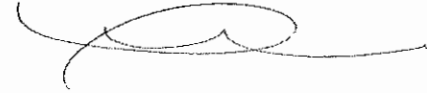
05/01/2023

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

560

Management fees for multiple properties.

\$ 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

560

Management fees for multiple properties.

\$ 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
Total invoice amount		502.58
Tax amount		
Balance due		502.58

PAID MAY 03 2023
AVTS

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 Tax amount Balance due		502.58 502.58

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

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
AD 1 72.49 AD 2 130.47 6/200			
ENTERED APR 13 2023			
PAID MAY 03 2023 CK 561			
		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>g</i>	04/10/23 <i>g</i>

Property	Unit	Acc #
Regenc		28066 <i>g</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 ^x</i> <i>AZ 1 = 6.09 ^x</i> <i>Cal 200</i> ENTERED APR 18 2023	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 MINNEWAWA 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

Total Amount Due by 05/19/2023 \$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

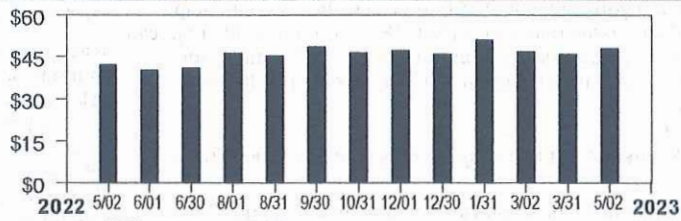
AD Area 1

ENTERED MAY 11 2023



Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago	Last Period	Current Period
3.33	3.85	3.62
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: 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

Service Information

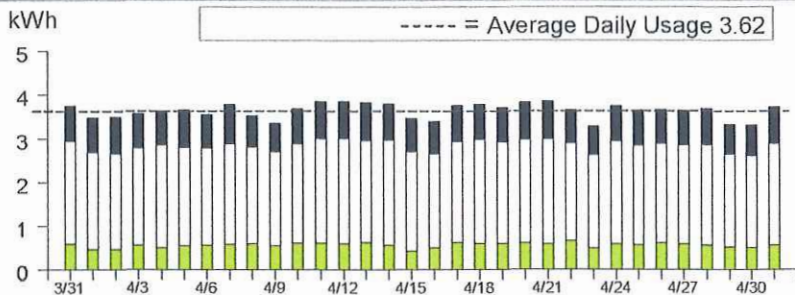
Meter # 1005685883
Total Usage 115.755500 kWh
Serial H
Rotating Outage Block 11F

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

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

5462900201247100200230



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



ENERGY STATEMENT

www.pge.com/MyEnergy

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

Service For:

ASSESSMENT DISTRCT C/O WESTCO
EQUITIES
501 N MINNEWAWA 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

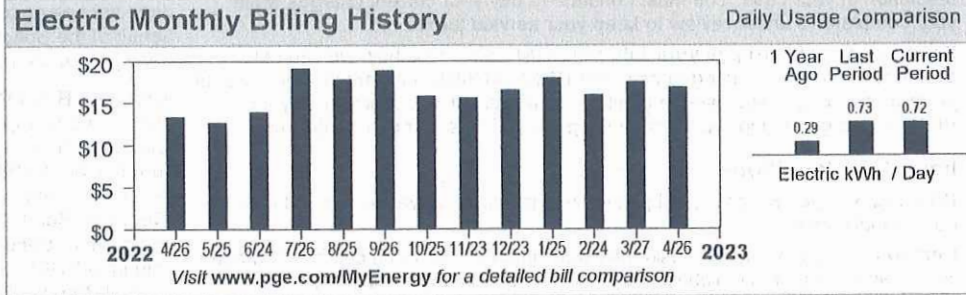
Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$1.15**



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

5428200100937100200120



Account Number:
1199050206-1

Total Amount Due:
No Payment Due

542820009371 1 AV 0.471 45 9371 1



ASSESSMENT DISTRCT 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

Service Information

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

Additional Messages

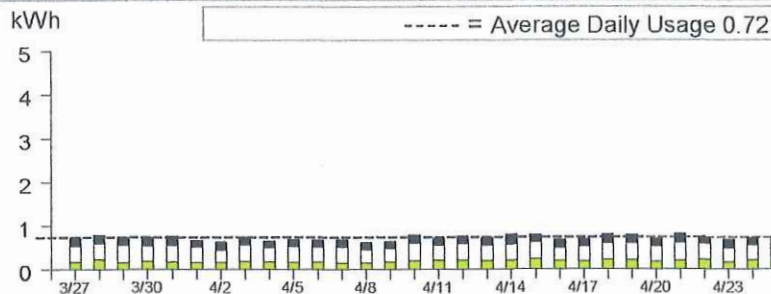
Your electricity bill for this month reflects a credit amount from your last bill, which may be due in part to the California Climate Credit included in the "Adjustments" section of your electricity bill from two months ago.

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

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

5428200100937100200220



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

RECEIVED
MAY 16 2023

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

BILLING SUMMARY

Previous Balance	27.15
New Charges Since Last Billing	
RESIDENTIAL LNDSCP 1	27.15
<p>PAID MAY 19 2023 CK565</p>	
Adjustments	0.00
Payments	-27.15
TOTAL DUE	\$ 27.15

ENTERED MAY 17 2023

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.

AD Area

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 A
TERMS Net 30
DUE DATE 06/02/2023 Y

ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
Labor	<p>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</p> <p>Labor and welding supplies included</p>	1	216.00	216.00

SUBTOTAL	216.00
TAX	0.00
TOTAL	216.00

ENTERED MAY 12 2023

BALANCE DUE < \$216.00

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 967



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 <hr/> 49.32			
		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



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

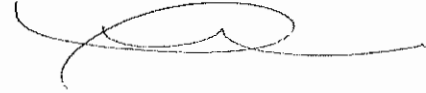
06/01/2023

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

569

Management fees for multiple properties.

\$ 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

569

Management fees for multiple properties.

\$ 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: _____

AT&T

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 2024



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

Page 1 of 2
 Account Number 559297-9317 462 8
 Billing Date Apr 19, 2023
 Web Site att.com

4111807

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. 6666666

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
92570

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

Questions about your bill?

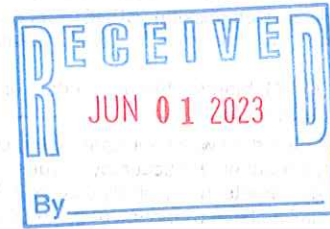
Business Specialist available:
Mon-Fri: 7am to 6pm
1-800-468-4743
www.pge.com/MyEnergy

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

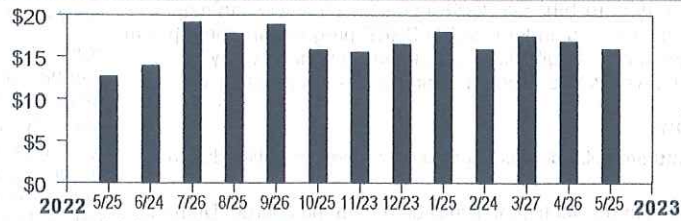
Peak Day Pricing Plan



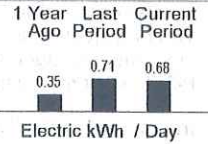
ENROLLED JUN 05 2023

AD Area

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.



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

Service Information

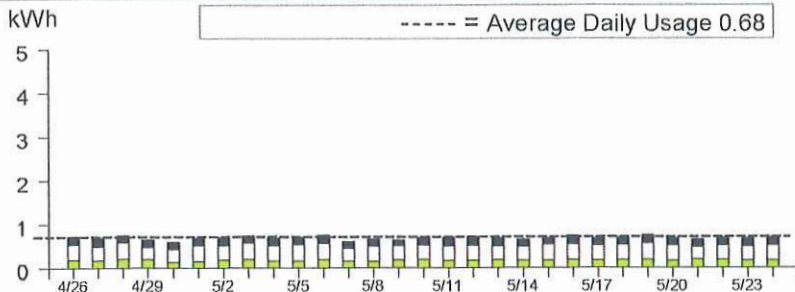
Meter # 1004466468
Total Usage 19.778500 kWh
Serial C
Rotating Outage Block 2A

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

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

5584900100922000200210



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

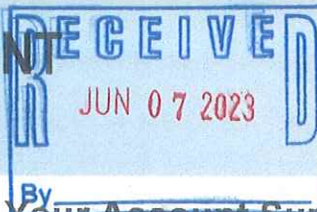
Credit Allocations

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 MINNEAWAWA 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

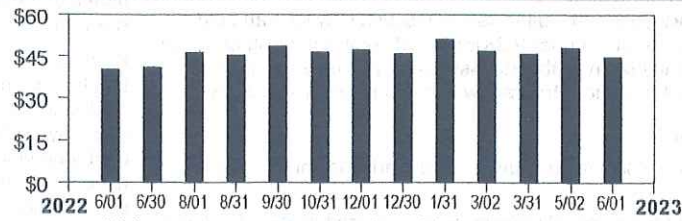
Peak Day Pricing Plan

ENTERED JUN 09 2023

AD Area 2

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
3.42	3.61	3.59

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: 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 MINNEWAWA AVE
Service Agreement ID: 3077447910 GATE PEDESTAL
Rate Schedule: B1 Bus Low Use
Enrolled Programs: Peak Day Pricing Plan

Service Information

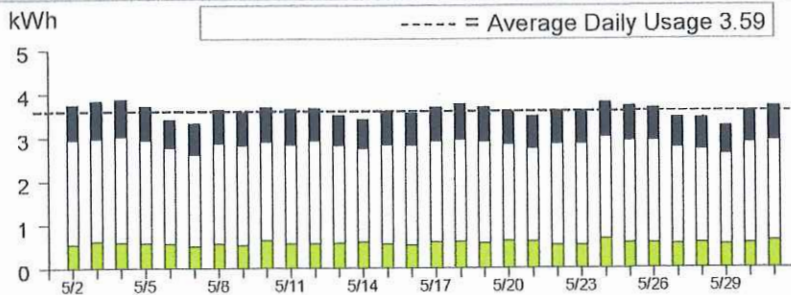
Meter # 1005685883
Total Usage 107.567900 kWh
Serial H
Rotating Outage Block 5A

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

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

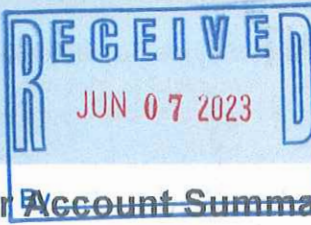
5615100200510400200230





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

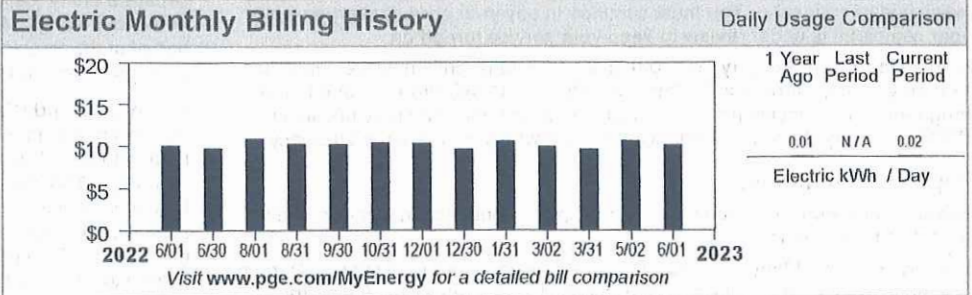
CREDIT BALANCE - NO PAYMENT DUE **-\$35.43**

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan



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.

9990303578054200000001005000000000



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



5615100200507600200120



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

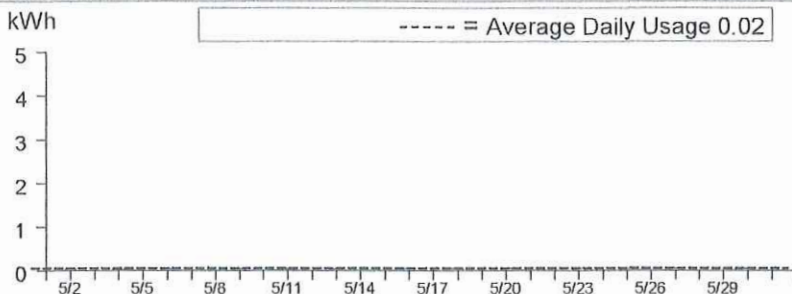
Customer Charge	30 days @ \$0.32854	\$9.86
Energy Charges		
Off Peak	0.594540 kWh @ \$0.32229	0.19

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

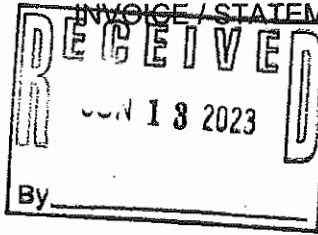
¹Peak: Year-round, Daily, 4:00pm-9:00pm
²Part Peak: Summer, 6/1-9/30, Daily, 2:00pm-4:00pm and 9:00pm-11:00pm
³Off Peak: Summer, 6/1-9/30, Daily, 11:00pm-2:00pm
Winter, 10/1-2/28, Daily, 9:00pm-4:00pm
Winter, 3/1-5/31, Daily, 9:00pm-9:00am and 2:00pm-4:00pm
⁴Super Off Peak: Winter, Daily, 3/1-5/31, 9:00am-2:00pm

5615100200507600200220





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
PO Box 52265
Phoenix AZ 85072-2265

AT1 1036-3217-12 55
000803 0007 0AED-FBDC
ASSESSMENT DIST 1995-1
ATTN: REGENCY PROPERTY MGMT
331 W SHIELDS AVE
FRESNO CA 93705-4106



ST-1
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



Handwritten initials

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

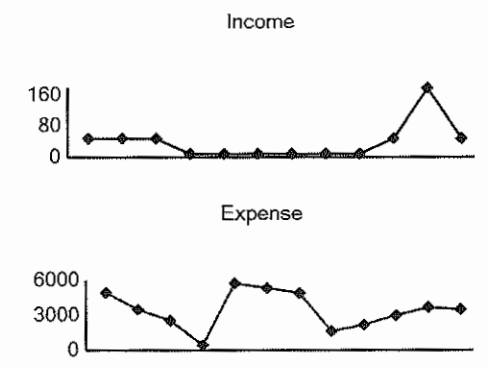
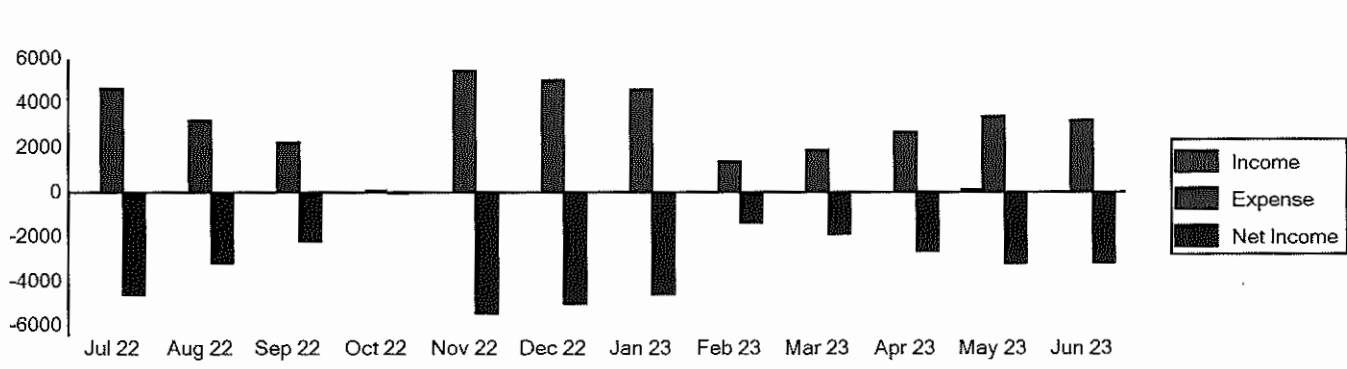
681.63

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 Januar		3.09	-287.48
04/14/23	CHECK	558	Regency Property Management: Copies and Postage for Januar		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: 838:		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 // Cambridg	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: 838	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 , 03/15/23	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, 05/15/23	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

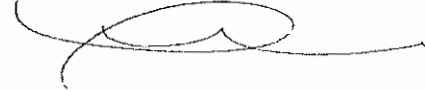
04/03/2023

1,900.00**

REGENCY PROPERTY

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

552

Management fees for multiple properties.

\$ 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
04/03/2023 Regency Property

552

Management fees for multiple properties.

\$ 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: CCV

Description: ATT Phone bill

Owner Name: _____

Checked needed by: ASAP

Amount: \$ 258.80

Approved: Allison

Payee: AMGX

Date: 3/14/23

Code # 61900 Telephone Gate

ENTERED APR 05 2023



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

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
ENTERED MAR 29 2023 COPIES $\frac{12.48}{2} = 8.02$ $1 = 4.46$ POSTAGE $\frac{11.20}{2} = 7.20$ $1 = 4.00$		PAID APR 07 2023 CK 553	
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
Total invoice amount		548.46
Tax amount		
Balance due		548.46

PAID APR 07 2023
AV 72

ENTERED 10/3/2023

Ad Invoice

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

Total Amount Due by 04/13/2023 \$2.16

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

PAID APR 07 2023

CK 554

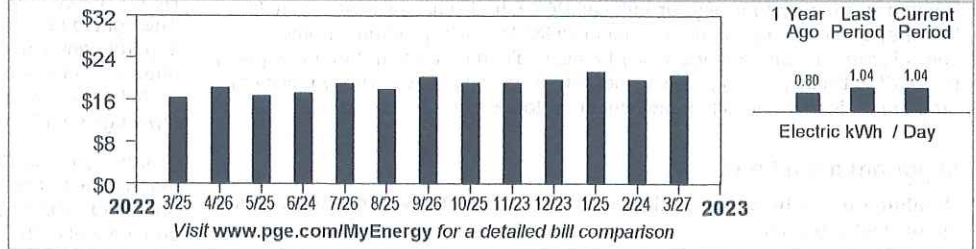


ENTERED APR 04 2023

AD Area 2

Electric Monthly Billing History

Daily Usage 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

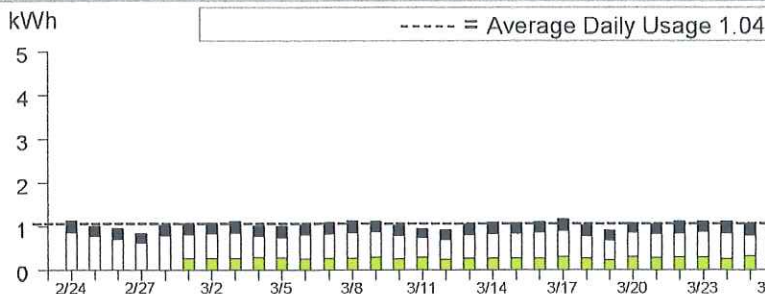
Additional Messages

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.

5277500100736200200291

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

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: 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

Ways To Pay

www.pge.com/waystopay

Your Enrolled Programs

Peak Day Pricing Plan



Total Amount Due by 04/13/2023 \$38.20

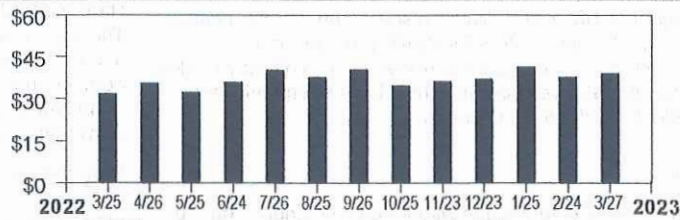
PAID APR 07 2023

CK 535

RECEIVED APR 04 2023

Electric Monthly Billing History

Daily Usage Comparison



1 Year Ago Period	Last Period	Current Period
2.61	2.96	2.90

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.

ENTERED APR 06 2023



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

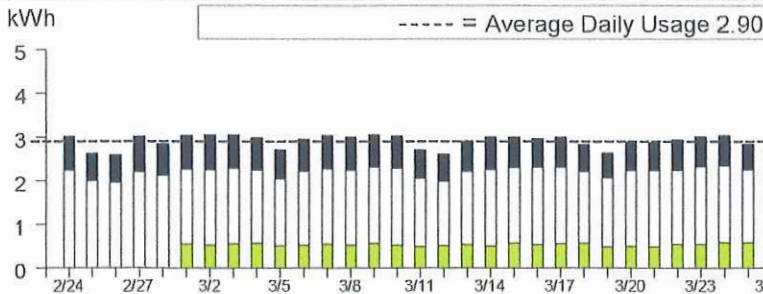
Meter #	1004466471
Total Usage	89.796850 kWh
Serial	C
Rotating Outage Block	11F

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

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

5291900200583900200291

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 <i>ℓ</i>

62150 †

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

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

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

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
	<i>Copies</i>		
	<i>AD 2 3.09</i>		
	<i>AD 1 1.71</i>		
	<i>4.80</i>		
	<i>Postage</i>		
	<i>AD 2 8.04</i>		
	<i>AD 1 4.47</i>		
	<i>12.51</i>		

Total	Amount Paid	Balance Due
17.31	12.48	4.83

Sub Total	17.31
Tax	0.00
TOTAL	17.31

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	Doorcking Keypad	1	186.00	186.00T

PAID APR 12 2023
AV73

SUBTOTAL	466.00
TAX	14.83
TOTAL	480.83

ENTERED APR 12 2023

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

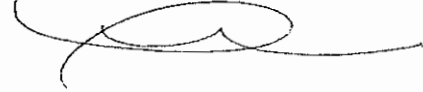
05/01/2023

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 ⑈ ⑆ 121144146⑆ 100077619⑈

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

560

Management fees for multiple properties.

\$ 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

560

Management fees for multiple properties.

\$ 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
Total invoice amount		548.46
Tax amount		
Balance due		548.46

PAID MAY 03 2023

AV 74

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
Total invoice amount		592.34
Tax amount		
Balance due		592.34

PAID MAY 03 2023
*V 76

ENTERED APR 27 2023

AD Area 2

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 \$ Cel 200</i></p> <p>ENTERED APR 18 2023</p> <p>PAID MAY 03 2023 <i>CR 561</i></p>			
Sub Total			17.04
Tax			0.00
TOTAL			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
AD 1 72.49			
AD 2 130.47			
		61200	
		PAID MAY 03 2023	
		ENTERED APR 18 2023	
		OK 561	
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 BLDRS INC
269 OAK AVE
CLOVIS, CA 93611

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

PAID MAY 08 2023
CRB

Total Amount Due by 05/15/2023 \$20.07

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

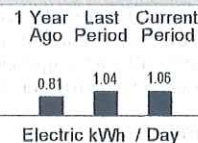
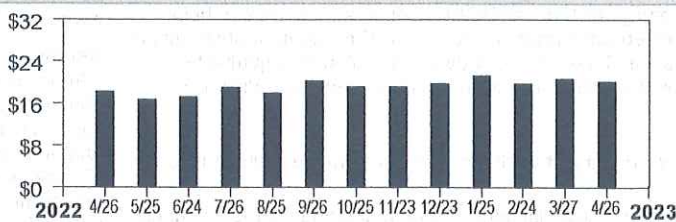
RECEIVED
MAY 01 2023
BY: _____

RECEIVED MAY 02 2023

ENTERED MAY 02 2023

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.

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

Service Information

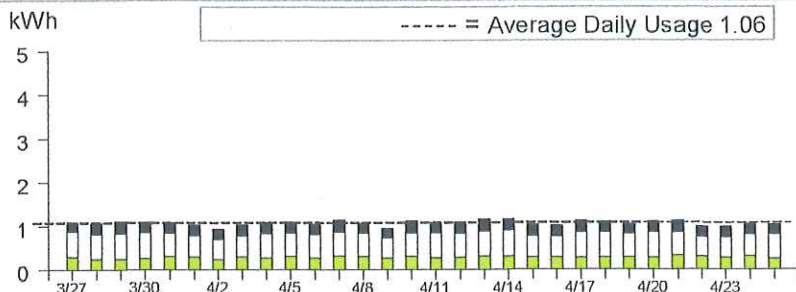
Meter # 1008817939
Total Usage 31.713000 kWh
Serial C
Rotating Outage Block 11F

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

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

5428200100937800200230





ENERGY STATEMENT

www.pge.com/MyEnergy

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

Service For:

ASSESSMENT DISTRCT 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	PAID MAY 0 8 2023 <i>CK 562</i>	\$37.70
Total Amount Due by 05/15/2023		\$37.70

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

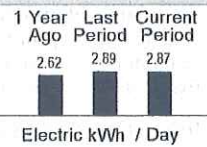
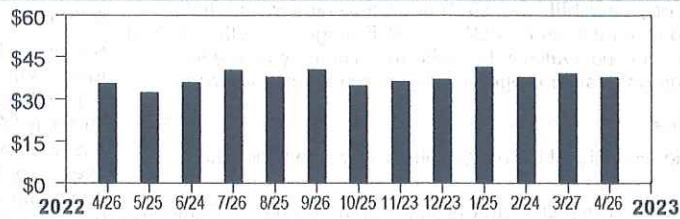


RECEIVED MAY 0 2 2023

AD Area ?

Electric Monthly Billing History

Daily Usage 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 0 2 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

Service Information

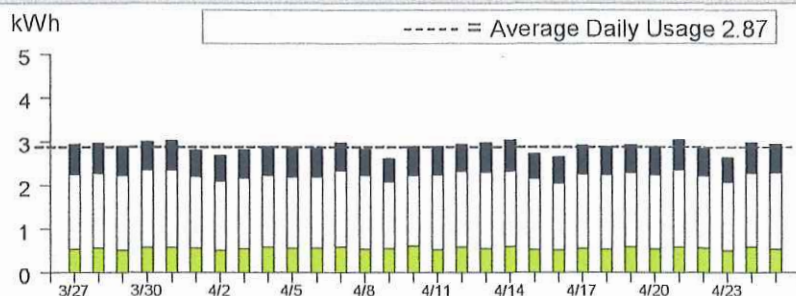
Meter # 1004466471
Total Usage 86.183000 kWh
Serial C
Rotating Outage Block 11F

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

Electric Usage This Period: 86.183000 kWh, 30 billing days



	Usage	Energy Charges
■ Peak ¹	22.18%	\$6.47
■ Part Peak ²	0.00%	\$0.00
□ Off Peak ³	58.52%	\$16.25
■ 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

5428200100937700200230



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 MINNEWAWA 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

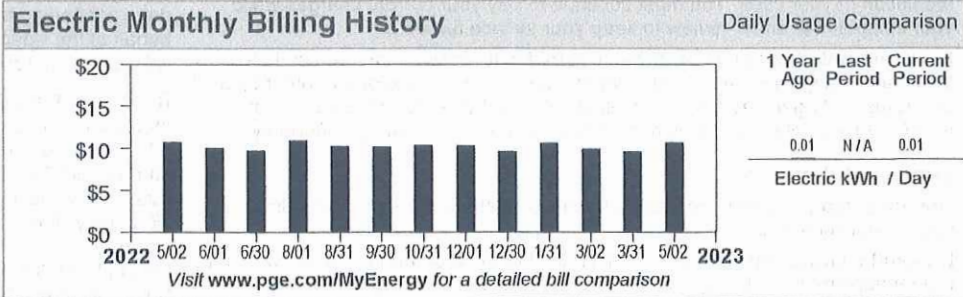
Your Enrolled Programs

Peak Day Pricing Plan

CREDIT BALANCE - NO PAYMENT DUE **-\$45.48**

RECEIVED
MAY 28 2023
BY: _____

AD
Area



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.

9990303578054200000001059000000000

5462900201244700200120



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

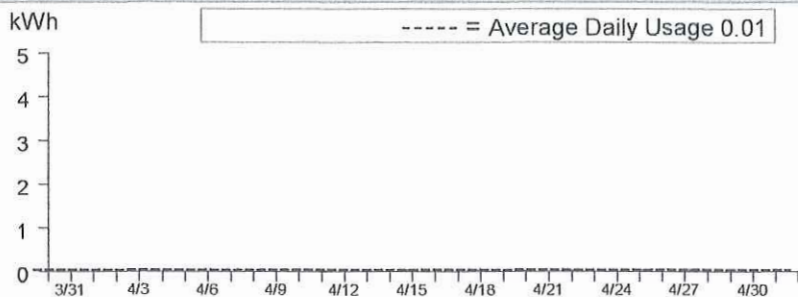
Meter #	1005685850
Total Usage	0.240840 kWh
Serial	H
Rotating Outage Block	2A

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.

5462900201244700200220

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



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

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

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

AD Avu 2

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

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

GUARDIAN WESTERN SWEEPING, INC.

4961 E. LANSING WAY
FRESNO, CA 93727-7408

Invoice

DATE	INVOICE #
4/30/2023 <i>ℓ</i>	377401 <i>ℓ</i>

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 <i>ℓ</i> CLOVIS, CA

PAID MAY 19 2023
CK Sbb

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 7 \$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

TO:

Property	Unit	Acc #
Regenc		28066

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

Amount Due	Amount Enclosed
49.32	

PAID MAY 19 2023

CK 807



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

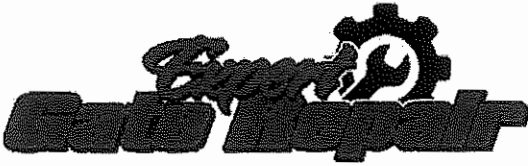
INVOICE 14857
DATE 05/03/2023
TERMS Net 30
DUE DATE 06/02/2023

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 Av 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
<hr/>	
BALANCE DUE	\$140.00

AD Area 2

ENTERED MAY 22 2023



CITY of CLOVIS

INVOICE / STATEMENT

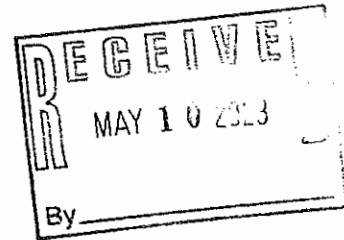
AR00108377
REGENCY PROPERTY MANAGEMENT
331 W SHIELDS
FRESNO, CA 93705

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

RECEIVED
 APR 10 2023
 BY: _____

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

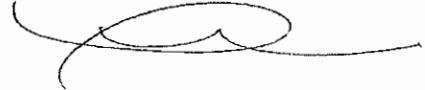
06/01/2023

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

569

Management fees for multiple properties.

\$ 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

569

Management fees for multiple properties.

\$ 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: _____

Description: Phone Bill

Owner: Blackhorse

Checked needed by: ASAP

Amount: 113.77

Approved: _____

Pavee: _____

Date: _____

Mail to: _____

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

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	CK570	\$19.11

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

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

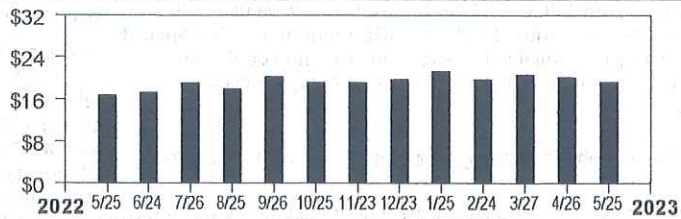
Peak Day Pricing Plan



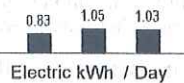
ENTERED JUN 05 2023

Electric Monthly Billing History

Daily Usage Comparison



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



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

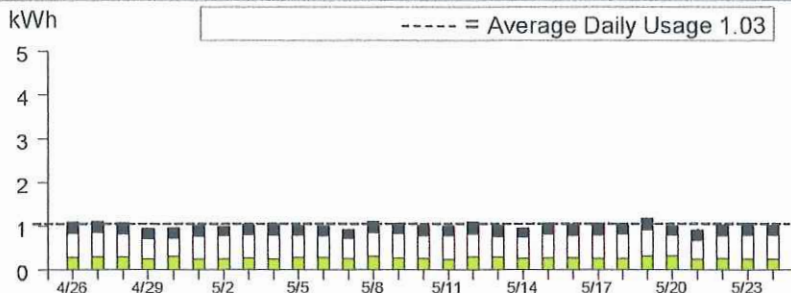
Total Electric Charges \$19.11

Service Information

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

5584900100921800200210

Electric Usage This Period: 29.745000 kWh, 29 billing days



	Usage	Energy Charges
Peak ¹	23.25%	\$2.34
Part Peak ²	0.00%	\$0.00
Off Peak ³	50.54%	\$4.85
Super Off Peak ⁴	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



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



ENERGY STATEMENT

www.pge.com/MyEnergy

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

Service For:

ASSESSMENT DISTRCT 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

Total Amount Due by 06/12/2023 \$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

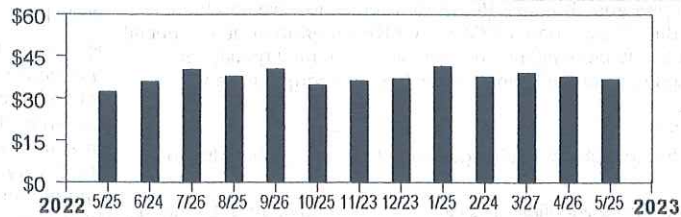
Peak Day Pricing Plan



ENTERED JUN 05 2023

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

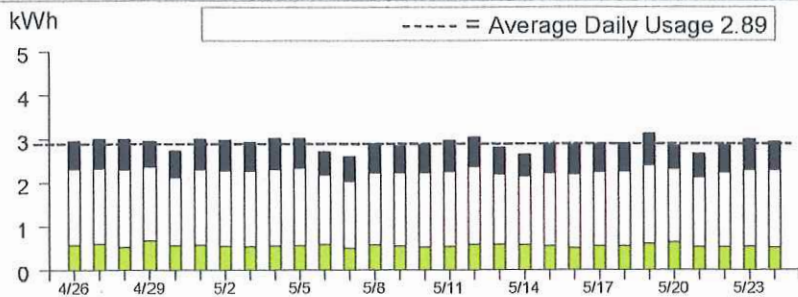
Total Electric Charges \$36.59

Service Information

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

5584900100922100200210

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





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
Total invoice amount		592.34
Tax amount		
Balance due		592.34

ENTERED MAY 20 2023

PAID JUN 07 2023

AV 81

64000

AD Arcc 2

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	100.00
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

INVOICE / STATEMENT



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

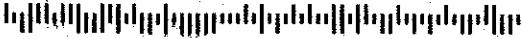
P.O. Box 52265
Phoenix, AZ 85072-2265

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

RECEIVED
JUN 20 2023
By 605100

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
64100		
AD area 1		
PAID JUN 27 2023 AV 84		
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