

Cash Flow

For The Period Ending: October 2020

Books: Cash

South Hamptons Homeowner's Association (southham)

Prepared For:

South Hampton Homeowner's Association
S 234th St
Omaha NE 68022
United States

Prepared By:

P. J. Morgan Real Estate
7801 Wakeley Plaza
Omaha NE 68114

	Month to Date	%	Year-to-Date	%
INCOME				
Association Dues	2,400.00	100.00	44,805.45	100.00
TOTAL INCOME	2,400.00	100.00	44,805.45	100.00
MONTHLY EXPENSES				
Grounds Maintenance	-1,550.00	-64.58	7,250.00	16.18
Insurance	815.00	33.96	58.00	0.13
Lawn Care	1,350.00	56.25	11,525.00	25.72
Lawn Chemicals	0.00	0.00	300.00	0.67
Legal & Professional	727.20	30.30	1,274.15	2.84
Management Fee	180.25	7.51	1,802.50	4.02
Miscellaneous Expense	0.00	0.00	162.13	0.36
Real Estate Taxes	0.00	0.00	4,420.44	9.87
SUBTOTAL EXPENSES	1,522.45	63.44	26,792.22	59.80
TOTAL EXPENSE	1,522.45	63.44	26,792.22	59.80
NET OPER INCOME/LOSS	877.55	36.56	18,013.23	40.20
CASH FLOW BEFORE ADJUSTMENTS	877.55	36.56	18,013.23	40.20
CASH FLOW	877.55	36.56	18,013.23	40.20

	<u>Period to Date</u>			<u>Year to Date</u>		
	Beg Cash	End Cash	Difference	Beg Cash	End Cash	Difference
1152 Operating Cash	51,777.29	52,654.84	877.55	34,641.61	52,654.84	18,013.23
Total Cash	51,777.29	52,654.84	877.55	34,641.61	52,654.84	18,013.23

Beth

CHASTAIN-OTIS
10822 OLD MILL RD STE 2
OMAHA NE 68154-2608
INVOICE

00002100



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Please contact your agent with questions at:
(402) 397-2500

Billing Account Information	
Statement Date	09-25-2020
Account Number	016170082
Payment Plan	Full Pay
Due Date	10-15-2020

SOUTH HAMPTONS HOA
PJ MORGAN REAL ESTATE
7801 WAKELEY PLZ
OMAHA NE 68114-3651

*On 10/8/20 CW
South Hampton
Insurance*

PAID
OCT 14 2020

Summary of Billing Account Activity					
Previous Balance	Payments	Policy Activity	Fees	Total	Minimum Due
\$822.00	\$822.00	\$1,679.00	\$15.00	\$872.00	\$815.00
Total with Paid In Full Discount					\$815.00

Payments must be received by the Due Date to receive the Paid in Full Discount.

GreenZone Lawn & Landscaping
 PO Box 390643
 Omaha, NE 68139-0643

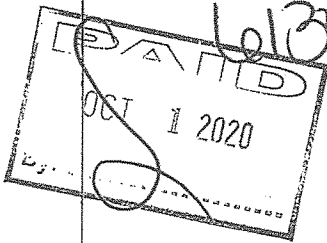
Invoice



Bill To
PJ Morgan S. Hamptons Cara Woosley

Date	Invoice No.	P.O. Number	Terms	Project
09/21/20	977			

Item	Description	Quantity	Rate	Amount
Mow	Mow 9-11-20	1	250.00	250.00
weeds	Pull weeds 9-11-20	1	175.00	175.00
Mow	Mow 9-25-20	1	250.00	250.00
weeds	Pull weeds 9-25-20	1	175.00	175.00
Fertilize	Fertilize	1	300.00	300.00
Landscaping	purchase and install 4 solar lights for entrances	4	50.00	200.00
<p>On 9/28/20 cw. South Hampton 6030 - Lawn CARE</p>				



Subtotal	\$1,350.00
Sales Tax	\$0.00
Total	\$1,350.00

LIAKOS & MATUKEWICZ LLC

ATTORNEYS
SUITE 408
8701 WEST DODGE ROAD
OMAHA, NEBRASKA 68114-3429

MICHAEL J. MATUKEWICZ*
ANDREW M. HOLLINGSEAD**
JOHN G. LIAKOS (1940-2016)

TELEPHONE (402) 393-1400
FACSIMILE (402) 393-1402
www.liakoslaw.com

October 01, 2020

SOUTH HAMPTONS HOMEOWNERS ASSN.
C/O PJ MORGAN REAL ESTATE
CARA WOOSLEY
7801 WAKELEY PLZ
OMAHA, NE 68114
INVOICES@PJMORGAN.COM

OK 10/21/20 ~
South Hampton
6150-legal & prof.



RECEIVED

OCT 21 2020

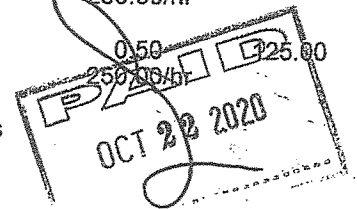
ACCOUNTING

In Reference To: South Hamptons Homeowners Association

Invoice #26249

Professional Services

		<u>Hrs/Rate</u>	<u>Amount</u>
09/02/2020	AMH Telephone conversation with Cary Schroeder regarding the matter. Prepare letter to the Association. regarding repairs to Outlot owned by the Association.	0.80 250.00/hr	200.00
09/11/2020	AMH Telephone conversation with Cary Schroeder regarding landscaping advisory committee.	0.20 250.00/hr	50.00
09/24/2020	AMH Prepare cease and desist letter to regarding construction of roadway on Outlot owned by the Association.	0.40 250.00/hr	100.00
09/28/2020	AMH Telephone conversation with Cary Schroeder regarding ownership of outlot being built upon.	0.20 250.00/hr	50.00
09/28/2020	AMH Review and analyze Douglas County records relating to ownership of outlot. Prepare e-mail to Cary Schroeder and Cara Woosley regarding outlot.	0.20 250.00/hr	50.00
09/29/2020	AMH Prepare e-mail to Cary Schroeder regarding request for easement made by	0.10 250.00/hr	25.00
09/29/2020	AMH Telephone conversation with regarding request to purchase easement across outlot.	0.20 250.00/hr	50.00
09/29/2020	AMH Telephone conversation with Cara Woosley regarding member's demand to inspection Association records. Review provisions from Nebraska Nonprofit Corporations Act governing inspection of records by member. Prepare e-mail to Cara Woosley regarding requirements relating to inspection of documents.	0.50 250.00/hr	125.00



Accounts shall bear interest at the rate of 1% per month (12% per year) from the date of billing unless paid within 30 days of the date of billing.

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PAYPAL - Payable to: liakoslaw@liakoslaw.com

	<u>Hrs/Rate</u>	<u>Amount</u>
09/30/2020 AMH Prepare e-mail to regarding request for easement.	0.10 250.00/hr	25.00
09/30/2020 AMH Telephone conversation with Cary Schroeder regarding request for easement across outlot.	0.20 250.00/hr	50.00
For professional services rendered	<u>2.90</u>	<u>\$725.00</u>
Additional Charges :		
09/30/2020 Postage		<u>2.20</u>
Total costs		\$2.20
Total amount of this bill		<u>\$727.20</u>
Previous balance		\$151.40
09/08/2020 Payment - thank you. Check No. 155		<u>(\$151.40)</u>
Total payments and adjustments		(\$151.40)
Balance due		<u><u>\$727.20</u></u>

Accounts shall bear interest at the rate of 1% per month (12% per year) from the date of billing unless paid within 30 days of the date of billing.

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PINNACLE BANK
PO BOX 598
GRETNA, NE 68028-0598

022 00069 01
ACCOUNT: XXXXXX3710
DOCUMENTS: 6

PAGE: 1
10/30/2020

TELEPHONE:800-227-7715

SOUTH HAMPTONS HOMEOWNERS ASSOCIATION

30
3
3

PINNACLE BANK 84TH & DODGE
8401 W DODGE RD
OMAHA, NE 68114

TELEPHONE:402-391-3500

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PinnCheck Bus Basic ACCOUNT XXXXXX3710

MINIMUM BALANCE	50,847.04	LAST STATEMENT 09/30/20	51,777.29
AVG AVAILABLE BALANCE	51,966.24	4 CREDITS	3,950.00
AVERAGE BALANCE	52,077.91	3 DEBITS	2,345.25
		THIS STATEMENT 10/30/20	53,382.04

- - - - - DEPOSITS - - - - -			
REF #	TRACE #	DATE	AMOUNT
2280605908	10/08	600.00	2282356791 10/26 1,200.00
2281938278	10/21	1,550.00	

- - - - - OTHER CREDITS - - - - -		
DESCRIPTION	DATE	AMOUNT
PayLease.com Settlement 000009404694878	10/02	600.00

- - - - - CHECKS - - - - -			
CHECK #	TRACE #	DATE	AMOUNT
158	2030915818	10/05	1,350.00
159	2030927087	10/06	180.25
160	2030916391	10/26	815.00

- - - - - DAILY BALANCE - - - - -					
DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
10/02	52,377.29	10/06	50,847.04	10/21	52,997.04
10/05	51,027.29	10/08	51,447.04	10/26	53,382.04

- END OF STATEMENT -

10/8/2020	600.00
10/21/2020	1550.00
10/26/2020	1200.00

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

10/8/2020 \$600.00

10/8/2020	600.00
10/21/2020	1550.00
10/26/2020	1200.00

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

10/21/2020 \$1,550.00

10/8/2020	600.00
10/21/2020	1550.00
10/26/2020	1200.00

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

10/26/2020 \$1,200.00

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

158

ONE THOUSAND THREE HUNDRED FIFTY DOLLARS 00 CENTS

Deanna Leem & Landscaping Inc
1820 Clover St
Onawa, NE 68110

10/5/2020 158 \$1,350.00

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

159

ONE HUNDRED EIGHTY DOLLARS 25 CENTS

P.J. Morgan Investments Inc.
201 P. J. Morgan Real Estate
7121 Wakarusa Plaza
Onawa, NE 68114

10/6/2020 159 \$180.25

South Hampton Homeowner's Association
605 W. Main Street
Onawa, NE 68114

160

EIGHT HUNDRED FIFTEEN DOLLARS 00 CENTS

Auto-Owners Insurance
PO Box 748312
Chickasha, OK 73014-4312

10/26/2020 160 \$815.00