



Brown Community Management, Inc.

Community Association Management Services

**Summit at South Mountain
Homeowners Association**

April 2026

Financial Packet

Tommy Jackson

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Community Manager

Summit at South Mountain Homeowners Association

April Financial Report

1. Treasurer's Report – March 2026

a. Financials

– Total Operating:	\$28,650
– Total Reserves:	\$236,228
– Total Assets:	\$264,878
– Current Month Income:	\$14,948
– Current Year to Date Income:	\$45,860
– Current Monthly Expense:	\$16,107
– Current Year to Date Expense:	\$54,897
– Expenses Over Budget for Month:	\$ 2,434
– Expenses Over Budget for Year:	\$14,448

Significant Highlights

8920: Water & Sewer – \$1,369 Over Budget for March

Delinquency Status Report

- Aged Owner Balances at \$71,728
- Delinquent Assessments at \$39,308
- Homeowner Care Collected – \$2,157 (Return on Cost: 290%)

Recommendations board can consider to reduce delinquencies:

- **Approve automatic escalation milestones** (demand letter, lien filing, attorney referral) at defined delinquency thresholds to eliminate delays and inconsistent enforcement.
- **Continue and expand Homeowner Care usage** as an early-stage intervention tool, with mandatory referral once owners exceed routine reminder notices.
- **Authorize settlement and payment plan standards** (auto-draft required, no informal arrangements) to convert delinquent balances into predictable cash flow.
- **Direct counsel action on long-term lien accounts** to resolve aged balances through foreclosure, settlement, or legal disposition.

Submitted by:
Tommy Jackson
Community Manager

Summit at South Mountain Community Association
Balance Sheet
3/31/2026

	Operating	Reserve	Total
Assets			
<u>Operating Cash</u>			
1010 - FCB Operating 9441	\$6,064.82		\$6,064.82
1010-BOC - BOC Operating 5561	\$22,585.39		\$22,585.39
<u>Total Operating Cash</u>	\$28,650.21	\$0.00	\$28,650.21
 <u>Reserve Cash</u>			
1270 - FCB Reserves 2364		\$1,018.59	\$1,018.59
1270-BOC - BOC Reserve 8083		\$88,087.36	\$88,087.36
1273 - FCB CD 0808 12M 3.25% 3-2-27		\$147,122.43	\$147,122.43
<u>Total Reserve Cash</u>	\$0.00	\$236,228.38	\$236,228.38
 <i>Assets Total</i>	 \$28,650.21	 \$236,228.38	 \$264,878.59
 Liabilities & Equity			
<u>Liabilities</u>			
3310 - Prepaid Assessments (Unearned Income)	\$15,706.12		\$15,706.12
<u>Total Liabilities</u>	\$15,706.12	\$0.00	\$15,706.12
 <u>Retained Earnings</u>	 \$21,981.51	 \$230,193.09	 \$252,174.60
 <u>Net Income</u>	 (\$9,037.42)	 \$6,035.29	 (\$3,002.13)
 <i>Liabilities and Equity Total</i>	 \$28,650.21	 \$236,228.38	 \$264,878.59

Summit at South Mountain Community Association
Income Statement - Operating
3/1/2026 - 3/31/2026

3/1/2026 - 3/31/2026

1/1/2026 - 3/31/2026

Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Operating Income</u>							
6310 - Assessment Income	\$13,652.53	\$15,200.00	(\$1,547.47)	\$42,128.47	\$45,600.00	(\$3,471.53)	\$182,400.00
6315 - Working Capital	\$320.00	\$0.00	\$320.00	\$470.00	\$0.00	\$470.00	\$0.00
6340 - Late Fee Income	\$162.00	\$0.00	\$162.00	\$603.31	\$0.00	\$603.31	\$0.00
6350 - Legal Fees Reimbursement	\$338.40	\$0.00	\$338.40	\$1,438.40	\$0.00	\$1,438.40	\$0.00
6357 - NSF Check Fee	\$62.00	\$0.00	\$62.00	\$120.00	\$0.00	\$120.00	\$0.00
6370 - Owner Collection Costs	\$285.00	\$0.00	\$285.00	\$572.00	\$0.00	\$572.00	\$0.00
6375 - Violation/Fine Income	\$128.00	\$0.00	\$128.00	\$526.00	\$0.00	\$526.00	\$0.00
6910 - Interest Income	\$0.70	\$0.00	\$0.70	\$2.07	\$0.00	\$2.07	\$0.00
Total Operating Income	\$14,948.63	\$15,200.00	(\$251.37)	\$45,860.25	\$45,600.00	\$260.25	\$182,400.00
Total Income	\$14,948.63	\$15,200.00	(\$251.37)	\$45,860.25	\$45,600.00	\$260.25	\$182,400.00
Expense							
<u>General & Administrative</u>							
7010 - Management Fees	\$1,750.00	\$1,750.00	\$0.00	\$5,250.00	\$5,250.00	\$0.00	\$21,000.00
7020 - Accounting Fees/Tax Prep	\$800.00	\$220.00	(\$580.00)	\$800.00	\$320.00	(\$480.00)	\$320.00
7031 - Architectural Plan Review Fee	\$0.00	\$0.00	\$0.00	\$5.00	\$0.00	(\$5.00)	\$0.00
7140 - Audit/Compilation	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$500.00
7160 - Legal Fees	\$638.40	\$170.00	(\$468.40)	\$1,178.40	\$510.00	(\$668.40)	\$2,040.00
7165 - Collection Fees	\$0.00	\$200.00	\$200.00	\$685.00	\$600.00	(\$85.00)	\$2,400.00
7260 - Postage & Mail	\$0.00	\$250.00	\$250.00	\$582.33	\$950.00	\$367.67	\$3,400.00
7280 - Insurance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,419.00
7296 - Enhanced Compliance	\$50.00	\$50.00	\$0.00	\$150.00	\$150.00	\$0.00	\$600.00
7400 - Copies & Envelopes	\$0.00	\$83.00	\$83.00	\$100.15	\$249.00	\$148.85	\$996.00
7420 - Property Taxes	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$10.00
7430 - Income Tax	\$0.00	\$600.00	\$600.00	\$0.00	\$600.00	\$600.00	\$600.00
7450 - Other Taxes, Permits & Fees	\$0.00	\$0.00	\$0.00	\$330.00	\$85.00	(\$245.00)	\$130.00
7455 - Mass Mailing	\$0.00	\$0.00	\$0.00	\$0.00	\$285.00	\$285.00	\$285.00
7890 - Misc. General Administrative	\$0.00	\$125.00	\$125.00	\$292.50	\$375.00	\$82.50	\$1,500.00
7891 - Reserve Study	\$1,100.00	\$0.00	(\$1,100.00)	\$1,100.00	\$1,000.00	(\$100.00)	\$1,000.00
7895 - Billing Statements	\$0.00	\$358.00	\$358.00	\$1,138.40	\$1,074.00	(\$64.40)	\$4,296.00
Total General & Administrative	\$4,338.40	\$3,806.00	(\$532.40)	\$11,611.78	\$11,448.00	(\$163.78)	\$41,496.00
<u>Utilities</u>							
8920 - Water & Sewer	\$3,369.32	\$2,000.00	(\$1,369.32)	\$7,313.80	\$5,800.00	(\$1,513.80)	\$28,400.00
Total Utilities	\$3,369.32	\$2,000.00	(\$1,369.32)	\$7,313.80	\$5,800.00	(\$1,513.80)	\$28,400.00
<u>Maintenance</u>							
9015 - Sprinkler/Irrigation Repair	\$1,691.44	\$695.00	(\$996.44)	\$5,784.08	\$2,085.00	(\$3,699.08)	\$8,340.00
9040 - Storm Damage	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,500.00
9045 - Tree Replacement	\$0.00	\$0.00	\$0.00	\$1,316.31	\$0.00	(\$1,316.31)	\$0.00
9055 - Tree Trimming/ Tree Maintenance	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$18,500.00
9116 - Backflow Test	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$100.00
9118 - Graffiti Removal	\$0.00	\$200.00	\$200.00	\$0.00	\$200.00	\$200.00	\$400.00
9235 - Playground Repair/Maint.	\$0.00	\$0.00	\$0.00	\$3,369.70	\$0.00	(\$3,369.70)	\$0.00
9580 - Misc. Maintenance	\$0.00	\$300.00	\$300.00	\$150.00	\$900.00	\$750.00	\$3,600.00

Summit at South Mountain Community Association
Income Statement - Operating
3/1/2026 - 3/31/2026

	3/1/2026 - 3/31/2026			1/1/2026 - 3/31/2026			
Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
<u>Total Maintenance</u>	\$1,691.44	\$1,195.00	(\$496.44)	\$10,620.09	\$3,185.00	(\$7,435.09)	\$32,440.00
<u>Contract Service Expense</u>							
9610 - Lawn Maint. & Landscaping	\$4,626.00	\$4,741.00	\$115.00	\$18,504.00	\$14,223.00	(\$4,281.00)	\$56,892.00
9620 - Street Sweeping	\$360.00	\$343.00	(\$17.00)	\$1,423.00	\$1,029.00	(\$394.00)	\$4,116.00
9750 - Pest Control/Extermination	\$282.00	\$95.00	(\$187.00)	\$705.00	\$285.00	(\$420.00)	\$1,140.00
9758 - Gopher Control	\$0.00	\$53.00	\$53.00	\$0.00	\$159.00	\$159.00	\$636.00
9770 - Playground Maintenance	\$200.00	\$200.00	\$0.00	\$1,000.00	\$600.00	(\$400.00)	\$2,400.00
<u>Total Contract Service Expense</u>	\$5,468.00	\$5,432.00	(\$36.00)	\$21,632.00	\$16,296.00	(\$5,336.00)	\$65,184.00
<u>Reserves</u>							
9910 - Reserves - Contribution	\$1,240.00	\$1,240.00	\$0.00	\$3,720.00	\$3,720.00	\$0.00	\$14,880.00
<u>Total Reserves</u>	\$1,240.00	\$1,240.00	\$0.00	\$3,720.00	\$3,720.00	\$0.00	\$14,880.00
Total Expense	\$16,107.16	\$13,673.00	(\$2,434.16)	\$54,897.67	\$40,449.00	(\$14,448.67)	\$182,400.00
Operating Net Income	(\$1,158.53)	\$1,527.00	(\$2,685.53)	(\$9,037.42)	\$5,151.00	(\$14,188.42)	\$0.00

Summit at South Mountain Community Association
Income Statement - Reserve
3/1/2026 - 3/31/2026

3/1/2026 - 3/31/2026	1/1/2026 - 3/31/2026
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Accounts	Actual	Budget	Variance	Actual	Budget	Variance	Annual Budget
Income							
<u>Reserve Income</u>							
6520 - Reserve Funding Fee	\$500.00	\$0.00	\$500.00	\$750.00	\$0.00	\$750.00	\$0.00
6911 - Reserve Interest	\$494.69	\$0.00	\$494.69	\$1,565.29	\$0.00	\$1,565.29	\$0.00
6925 - Reserve Contribution	\$1,240.00	\$0.00	\$1,240.00	\$3,720.00	\$0.00	\$3,720.00	\$0.00
<u>Total Reserve Income</u>	\$2,234.69	\$0.00	\$2,234.69	\$6,035.29	\$0.00	\$6,035.29	\$0.00
Total Income	\$2,234.69	\$0.00	\$2,234.69	\$6,035.29	\$0.00	\$6,035.29	\$0.00
Expense							
Total Expense	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	\$2,234.69	\$0.00	\$2,234.69	\$6,035.29	\$0.00	\$6,035.29	\$0.00

Summit at South Mountain Community Association
Income Statement - Operating
1/1/2026 - 3/31/2026

	Jan 2026	Feb 2026	Mar 2026	YTD
Income				
<u>Operating Income</u>				
6310 - Assessment Income	\$13,428.29	\$15,047.65	\$13,652.53	\$42,128.47
6315 - Working Capital	\$150.00	\$0.00	\$320.00	\$470.00
6340 - Late Fee Income	\$285.00	\$156.31	\$162.00	\$603.31
6350 - Legal Fees Reimbursement	\$0.00	\$1,100.00	\$338.40	\$1,438.40
6357 - NSF Check Fee	\$43.00	\$15.00	\$62.00	\$120.00
6370 - Owner Collection Costs	\$217.00	\$70.00	\$285.00	\$572.00
6375 - Violation/Fine Income	\$76.00	\$322.00	\$128.00	\$526.00
6910 - Interest Income	\$0.55	\$0.82	\$0.70	\$2.07
<u>Total Operating Income</u>	<u>\$14,199.84</u>	<u>\$16,711.78</u>	<u>\$14,948.63</u>	<u>\$45,860.25</u>
<i>Total Income</i>	\$14,199.84	\$16,711.78	\$14,948.63	\$45,860.25
Expense				
<u>General & Administrative</u>				
7010 - Management Fees	\$1,750.00	\$1,750.00	\$1,750.00	\$5,250.00
7020 - Accounting Fees/Tax Prep	\$0.00	\$0.00	\$800.00	\$800.00
7031 - Architectural Plan Review Fee	\$0.00	\$5.00	\$0.00	\$5.00
7160 - Legal Fees	\$150.00	\$390.00	\$638.40	\$1,178.40
7165 - Collection Fees	\$35.00	\$650.00	\$0.00	\$685.00
7260 - Postage & Mail	\$165.76	\$416.57	\$0.00	\$582.33
7296 - Enhanced Compliance	\$50.00	\$50.00	\$50.00	\$150.00
7400 - Copies & Envelopes	\$95.90	\$4.25	\$0.00	\$100.15
7450 - Other Taxes, Permits & Fees	\$0.00	\$330.00	\$0.00	\$330.00
7890 - Misc. General Administrative	\$0.00	\$292.50	\$0.00	\$292.50
7891 - Reserve Study	\$0.00	\$0.00	\$1,100.00	\$1,100.00
7895 - Billing Statements	\$350.20	\$788.20	\$0.00	\$1,138.40
<u>Total General & Administrative</u>	<u>\$2,596.86</u>	<u>\$4,676.52</u>	<u>\$4,338.40</u>	<u>\$11,611.78</u>
<u>Utilities</u>				
8920 - Water & Sewer	\$0.00	\$3,944.48	\$3,369.32	\$7,313.80
<u>Total Utilities</u>	<u>\$0.00</u>	<u>\$3,944.48</u>	<u>\$3,369.32</u>	<u>\$7,313.80</u>

Maintenance

9015 - Sprinkler/Irrigation Repair	\$3,577.07	\$515.57	\$1,691.44	\$5,784.08
9045 - Tree Replacement	\$1,316.31	\$0.00	\$0.00	\$1,316.31
9235 - Playground Repair/Maint.	\$3,369.70	\$0.00	\$0.00	\$3,369.70
9580 - Misc. Maintenance	\$150.00	\$0.00	\$0.00	\$150.00
<u>Total Maintenance</u>	<u>\$8,413.08</u>	<u>\$515.57</u>	<u>\$1,691.44</u>	<u>\$10,620.09</u>

Contract Service Expense

9610 - Lawn Maint. & Landscaping	\$4,626.00	\$9,252.00	\$4,626.00	\$18,504.00
9620 - Street Sweeping	\$703.00	\$360.00	\$360.00	\$1,423.00
9750 - Pest Control/Extermination	\$187.00	\$236.00	\$282.00	\$705.00
9770 - Playground Maintenance	\$600.00	\$200.00	\$200.00	\$1,000.00
<u>Total Contract Service Expense</u>	<u>\$6,116.00</u>	<u>\$10,048.00</u>	<u>\$5,468.00</u>	<u>\$21,632.00</u>

Reserves

9910 - Reserves - Contribution	\$1,240.00	\$1,240.00	\$1,240.00	\$3,720.00
<u>Total Reserves</u>	<u>\$1,240.00</u>	<u>\$1,240.00</u>	<u>\$1,240.00</u>	<u>\$3,720.00</u>

Total Expense \$18,365.94 \$20,424.57 \$16,107.16 \$54,897.67

Operating Net Income (\$4,166.10) (\$3,712.79) (\$1,158.53) (\$9,037.42)

Net Income (\$4,166.10) (\$3,712.79) (\$1,158.53) (\$9,037.42)

Summit at South Mountain Community Association
Income Statement - Reserve
1/1/2026 - 3/31/2026

	Jan 2026	Feb 2026	Mar 2026	YTD
Income	<hr/>			
<u>Reserve Income</u>				
6520 - Reserve Funding Fee	\$250.00	\$0.00	\$500.00	\$750.00
6911 - Reserve Interest	\$536.69	\$533.91	\$494.69	\$1,565.29
6925 - Reserve Contribution	\$1,240.00	\$1,240.00	\$1,240.00	\$3,720.00
<u>Total Reserve Income</u>	<u>\$2,026.69</u>	<u>\$1,773.91</u>	<u>\$2,234.69</u>	<u>\$6,035.29</u>
<i>Total Income</i>	\$2,026.69	\$1,773.91	\$2,234.69	\$6,035.29
Expense	<hr/>			
<i>Total Expense</i>	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Net Income	<u>\$2,026.69</u>	<u>\$1,773.91</u>	<u>\$2,234.69</u>	<u>\$6,035.29</u>
Net Income	<u>\$2,026.69</u>	<u>\$1,773.91</u>	<u>\$2,234.69</u>	<u>\$6,035.29</u>

**Summit at South Mountain Community Association
Check Register Report
3/1/2026 - 3/31/2026**

Account #	Check #	Check Date	Vendor or Payee Invoice Line Item	Check Amt	Expense Account	Invoice	Paid
1010	On-Line	3/3/2026	CITY OF PHOENIX 3345300000 3345300000 WATER	\$3,369.32	8920 Water & Sewer	\$3,369.32	\$3,369.32
1010-BOC	28	3/6/2026	GENESIS LANDSCAPE SOLUTIONS LLC IRR16531 Irrigation Repairs	\$356.90	9015 Sprinkler/Irrigation Repair	\$356.90	\$356.90
1010-BOC	29	3/8/2026	BIRCHER EXTERMINATING SERVICE 14456022726 Monthly Pest Control Service	\$46.00	9750 Pest Control/Extermination	\$46.00	\$46.00
1010-BOC	30	3/8/2026	BIRCHER EXTERMINATING SERVICE 2235022726 Monthly Pest Control	\$95.00	9750 Pest Control/Extermination	\$95.00	\$95.00
1010-BOC	33	3/8/2026	SUNSTATE SWEEPING LLC 2945666 Monthly Street Sweeping	\$360.00	9620 Street Sweeping	\$360.00	\$360.00
1010-BOC	31	3/8/2026	GENESIS LANDSCAPE SOLUTIONS LLC IRR16672 Irrigation Repair	\$279.23	9015 Sprinkler/Irrigation Repair	\$279.23	\$279.23
1010-BOC	32	3/8/2026	GENESIS LANDSCAPE SOLUTIONS LLC IRR16671 Irrigation Repair	\$322.23	9015 Sprinkler/Irrigation Repair	\$322.23	\$322.23
1010-BOC	34	3/8/2026	GENESIS LANDSCAPE SOLUTIONS LLC 58512 Monthly Landscaping Service	\$4,626.00	9610 Lawn Maint. & Landscaping	\$4,626.00	\$4,626.00
1010-BOC	35	3/18/2026	GENESIS LANDSCAPE SOLUTIONS LLC IRR16318 Repaired sprinkler timer wires	\$205.86	9015 Sprinkler/Irrigation Repair	\$205.86	\$205.86
1010-BOC	36	3/18/2026	ASSOCIATION RESERVES - ARIZONA LLC 22915-0GA Deposit for Reserve Study	\$1,100.00	7891 Reserve Study	\$1,100.00	\$1,100.00
1010-BOC	37	3/18/2026	GINSBURG & DWAILEEBE LLP 19837 Accounting & Tax Prep 19837 Audit Compilation	\$800.00	7020 Accounting Fees/Tax Prep 7020 Accounting Fees/Tax Prep	\$300.00 \$500.00	\$300.00 \$500.00
1010-BOC	38	3/19/2026	BIRCHER EXTERMINATING SERVICE 2235031226 Scheduled Pest Control Services	\$95.00	9750 Pest Control/Extermination	\$95.00	\$95.00
1010-BOC	39	3/19/2026	BIRCHER EXTERMINATING SERVICE	\$46.00			

		14456031226	Scheduled Pest Control Services		9750 Pest Control/Extermination	\$46.00	\$46.00
1010-BOC	40	3/19/2026	GENESIS LANDSCAPE SOLUTIONS LLC	\$84.96			
		IRR17112	3/13_Repaired lateral line leak Location: West entrance on central		9015 Sprinkler/Irrigation Repair	\$84.96	\$84.96
1010-BOC	41	3/19/2026	CHDB LAW LLP	\$338.40			
		412854	Legal Services for the month		7160 Legal Fees	\$338.40	\$338.40
1010-BOC	42	3/19/2026	MAXWELL & MORGAN, PC	\$300.00			
		93051-15370	Issued notices of Liens to homeowners		7160 Legal Fees	\$300.00	\$300.00
1010-BOC	43	3/20/2026	AMH 2014-1 Borrower, LLC	\$80.00			
		Refund	[REFUND] - Acct #: 101201230-1 - Payment Received		3310 Prepaid Assessments (Unearned Income)	\$80.00	\$80.00
1010-BOC	44	3/31/2026	GENESIS LANDSCAPE SOLUTIONS LLC	\$442.26			
		IRR17309	03/19/2026 Repaired a broken lateral line and replaced a seeping valve Location: E Gwen St and west perimeter on central		9015 Sprinkler/Irrigation Repair	\$442.26	\$442.26
1010-BOC	45	3/31/2026	TOT LOT CARE INC.	\$200.00			
		260319SUS	Inspection and maintenance of community playground		9770 Playground Maintenance	\$200.00	\$200.00
Total:				<u>\$13,147.16</u>			

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 1010 - FCB Operating 9441

Account Category: Operating Cash
Account Type: Bank

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$9,433.86
3/3/2026	AP	Payment: CITY OF PHOENIX, On-Line Payment, Invoice #: 3345300000	Operating		\$3,369.32	\$6,064.54
3/31/2026		Bank Statement Interest	Operating	\$0.28		\$6,064.82
Account Total				\$0.28	\$3,369.32	\$6,064.82
Beginning Balance						\$9,433.86
Net Change						(\$3,369.04)

Client: Summit at South Mountain Community Association
Account: 1010-BOC - BOC Operating 5561

Account Category: Operating Cash
Account Type: Bank

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$21,035.57
3/2/2026	AR	Payment	Operating	\$2,776.00		\$23,811.57
3/3/2026	AR	Payment	Operating	\$431.00		\$24,242.57
3/4/2026	AR	Payment	Operating	\$516.00		\$24,758.57
3/5/2026	AR	Payment	Operating	\$723.00		\$25,481.57
3/5/2026	AR	REVERSAL - [Payment]	Operating		\$75.00	\$25,406.57
3/6/2026	AR	Payment	Operating	\$1,597.00		\$27,003.57
3/6/2026	AR	Payment Received- Online- MH	Operating	\$75.00		\$27,078.57
3/6/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: # 28, Invoice #: IRR16531	Operating		\$356.90	\$26,721.67
3/8/2026	AP	Payment: BIRCHER EXTERMINATING SERVICE, API Payment - Check #: 29, Invoice #: 14456022726	Operating		\$46.00	\$26,675.67
3/8/2026	AP	Payment: BIRCHER EXTERMINATING SERVICE, API Payment - Check #: 30, Invoice #: 2235022726	Operating		\$95.00	\$26,580.67
3/8/2026	AP	Payment: SUNSTATE SWEEPING LLC, API Payment - Check #: 33, Invoice #: 2945666	Operating		\$360.00	\$26,220.67
3/8/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 31, Invoice #: IRR16672	Operating		\$279.23	\$25,941.44
3/8/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 32, Invoice #: IRR16671	Operating		\$322.23	\$25,619.21
3/8/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 34, Invoice #: 58512	Operating		\$4,626.00	\$20,993.21
3/9/2026	AR	Payment Received - MF	Operating	\$300.00		\$21,293.21
3/9/2026	AR	Payment	Operating	\$730.00		\$22,023.21
3/9/2026	AR	Your Acct# is 1012015311	Operating	\$80.00		\$22,103.21
3/9/2026	AR	Your Acct# is 1012015311	Operating	\$80.00		\$22,183.21
3/10/2026	AR	WC Transfer PP Mar-Apr COE dj	Operating	\$410.00		\$22,593.21
3/10/2026	AR	Payment	Operating	\$637.00		\$23,230.21
3/11/2026	AR	Payment	Operating	\$80.00		\$23,310.21
3/12/2026	AR	Payment Received/Fine - MF	Operating	\$50.00		\$23,360.21
3/12/2026	AR	Payment	Operating	\$136.71		\$23,496.92
3/13/2026	AR	Payment	Operating	\$75.00		\$23,571.92
3/16/2026	AR	Payment Received- MH	Operating	\$75.00		\$23,646.92
3/16/2026	AR	Payment	Operating	\$593.65		\$24,240.57
3/17/2026	AR	Payment	Operating	\$480.00		\$24,720.57
3/18/2026	AR	Payment Received- MH	Operating	\$80.00		\$24,800.57
3/18/2026	AR	Payment	Operating	\$525.00		\$25,325.57
3/18/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 35, Invoice #: IRR16318	Operating		\$205.86	\$25,119.71
3/18/2026	AP	Payment: ASSOCIATION RESERVES - ARIZONA LLC, API Payment - Check #: 36, Invoice #: 22915-0GA	Operating		\$1,100.00	\$24,019.71
3/18/2026	AP	Payment: GINSBURG & DWAILLEE LLP, API Payment - Check #: 37, Invoice #: 19837	Operating		\$800.00	\$23,219.71
3/19/2026	AR	Payment	Operating	\$155.00		\$23,374.71
3/19/2026	AR	Payment Received- Online- MH	Operating	\$82.00		\$23,456.71
3/19/2026	AP	Payment: BIRCHER EXTERMINATING SERVICE, API Payment - Check #: 38, Invoice #: 2235031226	Operating		\$95.00	\$23,361.71
3/19/2026	AP	Payment: BIRCHER EXTERMINATING SERVICE, API Payment - Check #: 39, Invoice #: 14456031226	Operating		\$46.00	\$23,315.71

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/19/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 40, Invoice #: IRR17112	Operating	\$84.96	\$23,230.75	
3/19/2026	AP	Payment: CHDB LAW LLP, API Payment - Check #: 41, Invoice #: 412854	Operating	\$338.40	\$22,892.35	
3/19/2026	AP	Payment: MAXWELL & MORGAN, PC, API Payment - Check #: 42, Invoice #: 93051-15370	Operating	\$300.00	\$22,592.35	
3/20/2026	AP	Payment: AMH 2014-1 Borrower, LLC, Check #: 43, Invoice #: Refund	Operating	\$80.00	\$22,512.35	
3/20/2026	AR	Payment	Operating	\$147.00	\$22,659.35	
3/20/2026	AR	REVERSAL - [Payment]	Operating	\$400.00	\$22,259.35	
3/23/2026	AR	REVERSAL - [Payment]	Operating	\$80.00	\$22,179.35	
3/23/2026	AR	Payment	Operating	\$80.00	\$22,259.35	
3/23/2026	GL	Enhanced Compliance	Operating	\$50.00	\$22,209.35	
3/23/2026	GL	Management Fee	Operating	\$1,750.00	\$20,459.35	
3/25/2026	GL	Reserve Contribution	Operating	\$1,240.00	\$19,219.35	
3/25/2026	AR	Payment	Operating	\$840.88	\$20,060.23	
3/26/2026	AR	Payment	Operating	\$600.00	\$20,660.23	
3/27/2026	AR	Payment Received COE dj	Operating	\$80.00	\$20,740.23	
3/27/2026	AR	Transfer WC PP Apr-May COE dj	Operating	\$570.00	\$21,310.23	
3/27/2026	AR	Payment	Operating	\$607.00	\$21,917.23	
3/30/2026	AR	Payment	Operating	\$665.00	\$22,582.23	
3/31/2026	AR	Payment	Operating	\$1,145.00	\$23,727.23	
3/31/2026		Bank Statement Interest	Operating	\$0.42	\$23,727.65	
3/31/2026	GL	Reserve Funding Fee	Operating	\$500.00	\$23,227.65	
3/31/2026	AP	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 44, Invoice #: IRR17309	Operating	\$442.26	\$22,785.39	
3/31/2026	AP	Payment: TOT LOT CARE INC., API Payment - Check #: 45, Invoice #: 260319SUS	Operating	\$200.00	\$22,585.39	
Account Total				\$15,422.66	\$13,872.84	\$22,585.39
Beginning Balance						\$21,035.57
Net Change						\$1,549.82

Client: Summit at South Mountain Community Association
Account: 1270 - FCB Reserves 2364

Account Category: Reserve Cash
Account Type: Bank

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,018.51
3/31/2026		Bank Statement Interest	Reserve	\$0.08		\$1,018.59
Account Total				\$0.08	\$0.00	\$1,018.59
Beginning Balance						\$1,018.51
Net Change						\$0.08

Client: Summit at South Mountain Community Association
Account: 1270-BOC - BOC Reserve 8083

Account Category: Reserve Cash
Account Type: Bank

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$86,292.22
3/25/2026	GL	Reserve Contribution	Reserve	\$1,240.00		\$87,532.22
3/31/2026	GL	Reserve Funding Fee	Reserve	\$500.00		\$88,032.22
3/31/2026		Bank Statement Interest	Reserve	\$55.14		\$88,087.36
Account Total				\$1,795.14	\$0.00	\$88,087.36
Beginning Balance						\$86,292.22
Net Change						\$1,795.14

Client: Summit at South Mountain Community Association
Account: 1273 - FCB CD 0808 12M 3.25% 3-2-27

Account Category: Reserve Cash
Account Type: Bank

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
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**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Beginning Balance			\$146,682.96
3/31/2026	Bank Statement Interest	Reserve \$439.47	\$147,122.43
Account Total		\$439.47	\$0.00
Beginning Balance			\$146,682.96
Net Change			\$439.47

Client: Summit at South Mountain Community Association
Account: 3310 - Prepaid Assessments (Unearned Income)

Account Category: Liabilities
Account Type: Liability

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$16,366.81)
3/1/2026	AR	[REVERSAL] - Payment Application	Operating		\$80.00	(\$16,446.81)
3/1/2026	AR	Payment Application	Operating	\$80.00		(\$16,366.81)
3/1/2026	AR	[REVERSAL] - Payment Application	Operating		\$80.00	(\$16,446.81)
3/1/2026	AR	Payment Application	Operating	\$5,398.83		(\$11,047.98)
3/1/2026	AR	Payment Application	Operating	\$183.00		(\$10,864.98)
3/2/2026	AR	Payment Application	Operating	\$2,010.86		(\$8,854.12)
3/2/2026	AR	Payment	Operating		\$2,776.00	(\$11,630.12)
3/3/2026	AR	Payment	Operating		\$431.00	(\$12,061.12)
3/3/2026	AR	Payment Application	Operating	\$379.00		(\$11,682.12)
3/4/2026	AR	Payment Application	Operating	\$363.94		(\$11,318.18)
3/4/2026	AR	Payment	Operating		\$516.00	(\$11,834.18)
3/4/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$11,839.18)
3/4/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$11,844.18)
3/5/2026	AR	Payment	Operating		\$723.00	(\$12,567.18)
3/5/2026	AR	Payment Application	Operating	\$701.00		(\$11,866.18)
3/5/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$11,871.18)
3/5/2026	AR	[REVERSAL] - Payment Application	Operating		\$70.00	(\$11,941.18)
3/5/2026	AR	REVERSAL - [Payment]	Operating	\$75.00		(\$11,866.18)
3/6/2026	AR	Payment Application	Operating	\$10.00		(\$11,856.18)
3/6/2026	AR	Payment Application	Operating	\$65.00		(\$11,791.18)
3/6/2026	AR	Payment Application	Operating	\$80.00		(\$11,711.18)
3/6/2026	AR	Payment Application	Operating	\$1,319.66		(\$10,391.52)
3/6/2026	AR	Payment	Operating		\$1,597.00	(\$11,988.52)
3/6/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$11,993.52)
3/6/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$11,998.52)
3/6/2026	AR	Payment Received- Online- MH	Operating		\$75.00	(\$12,073.52)
3/9/2026	AR	Payment Received - MF	Operating		\$300.00	(\$12,373.52)
3/9/2026	AR	Payment	Operating		\$730.00	(\$13,103.52)
3/9/2026	AR	Your Acct# is 1012015311	Operating		\$80.00	(\$13,183.52)
3/9/2026	AR	Your Acct# is 1012015311	Operating		\$80.00	(\$13,263.52)
3/9/2026	AR	Payment Application	Operating	\$80.00		(\$13,183.52)
3/9/2026	AR	Payment Application	Operating	\$80.00		(\$13,103.52)
3/9/2026	AR	Payment Application	Operating	\$27.00		(\$13,076.52)
3/9/2026	AR	Payment Application	Operating	\$35.00		(\$13,041.52)
3/9/2026	AR	Payment Application	Operating	\$503.00		(\$12,538.52)
3/9/2026	AR	Payment Application	Operating	\$80.00		(\$12,458.52)
3/9/2026	AR	Payment Application	Operating	\$25.00		(\$12,433.52)
3/10/2026	AR	[REVERSAL] - Payment Application	Operating		\$5.00	(\$12,438.52)
3/10/2026	AR	Payment Application	Operating	\$160.00		(\$12,278.52)
3/10/2026	AR	Payment Application	Operating	\$250.00		(\$12,028.52)
3/10/2026	AR	Payment Application	Operating	\$400.00		(\$11,628.52)
3/10/2026	AR	Payment Application	Operating	\$42.00		(\$11,586.52)
3/10/2026	AR	Payment Application	Operating	\$145.00		(\$11,441.52)
3/10/2026	AR	Payment Application	Operating	\$5.00		(\$11,436.52)
3/10/2026	AR	WC Transfer PP Mar-Apr COE dj	Operating		\$410.00	(\$11,846.52)
3/10/2026	AR	Payment	Operating		\$637.00	(\$12,483.52)
3/11/2026	AR	Payment	Operating		\$80.00	(\$12,563.52)
3/11/2026	AR	Payment Application	Operating	\$80.00		(\$12,483.52)
3/12/2026	AR	Payment Application	Operating	\$25.00		(\$12,458.52)
3/12/2026	AR	Payment Application	Operating	\$25.00		(\$12,433.52)
3/12/2026	AR	Payment Application	Operating	\$121.71		(\$12,311.81)
3/12/2026	AR	Payment Received/Fine - MF	Operating		\$50.00	(\$12,361.81)
3/12/2026	AR	Payment	Operating		\$136.71	(\$12,498.52)
3/13/2026	AR	Payment	Operating		\$75.00	(\$12,573.52)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/13/2026	AR	Payment Application	Operating	\$75.00		(\$12,498.52)
3/13/2026	AR	[REVERSAL] - Payment Application	Operating		\$25.00	(\$12,523.52)
3/14/2026	AR	Payment Application	Operating	\$338.40		(\$12,185.12)
3/14/2026	AR	Payment Application	Operating	\$4.29		(\$12,180.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$12,108.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$12,036.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$11,964.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,889.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,814.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,739.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,664.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,589.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,514.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,439.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,364.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,289.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,214.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,139.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$11,064.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$10,984.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$10,904.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$10,824.83)
3/14/2026	AR	Payment Application	Operating	\$6.31		(\$10,818.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,803.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,788.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,773.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,758.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,743.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,728.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,713.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,698.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,683.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$10,668.52)
3/14/2026	AR	Payment Application	Operating	\$20.50		(\$10,648.02)
3/14/2026	AR	Payment Application	Operating	\$21.00		(\$10,627.02)
3/14/2026	AR	Payment Application	Operating	\$168.00		(\$10,459.02)
3/14/2026	AR	Payment Application	Operating	\$126.00		(\$10,333.02)
3/14/2026	AR	Payment Application	Operating	\$79.00		(\$10,254.02)
3/14/2026	AR	Payment Application	Operating	\$167.50		(\$10,086.52)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$10,027.52)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$9,968.52)
3/14/2026	AR	Payment Application	Operating	\$400.00		(\$9,568.52)
3/14/2026	AR	Payment Application	Operating	\$338.40		(\$9,230.12)
3/14/2026	AR	Payment Application	Operating	\$4.29		(\$9,225.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$9,153.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$9,081.83)
3/14/2026	AR	Payment Application	Operating	\$72.00		(\$9,009.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,934.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,859.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,784.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,709.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,634.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,559.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,484.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,409.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,334.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,259.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,184.83)
3/14/2026	AR	Payment Application	Operating	\$75.00		(\$8,109.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$8,029.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$7,949.83)
3/14/2026	AR	Payment Application	Operating	\$80.00		(\$7,869.83)
3/14/2026	AR	Payment Application	Operating	\$6.31		(\$7,863.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,848.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,833.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,818.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,803.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,788.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,773.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,758.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,743.52)
3/14/2026	AR	Payment Application	Operating	\$15.00		(\$7,728.52)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/14/2026	AR	Payment Application	Operating	\$15.00	(\$7,713.52)
3/14/2026	AR	Payment Application	Operating	\$20.50	(\$7,693.02)
3/14/2026	AR	Payment Application	Operating	\$21.00	(\$7,672.02)
3/14/2026	AR	Payment Application	Operating	\$168.00	(\$7,504.02)
3/14/2026	AR	Payment Application	Operating	\$126.00	(\$7,378.02)
3/14/2026	AR	Payment Application	Operating	\$79.00	(\$7,299.02)
3/14/2026	AR	Payment Application	Operating	\$167.50	(\$7,131.52)
3/14/2026	AR	Payment Application	Operating	\$59.00	(\$7,072.52)
3/14/2026	AR	Payment Application	Operating	\$59.00	(\$7,013.52)
3/14/2026	AR	Payment Application	Operating	\$400.00	(\$6,613.52)
3/14/2026	AR	Payment Application	Operating	\$338.40	(\$6,275.12)
3/14/2026	AR	Payment Application	Operating	\$1,360.29	(\$4,914.83)
3/14/2026	AR	Payment Application	Operating	\$156.31	(\$4,758.52)
3/14/2026	AR	Payment Application	Operating	\$1,438.40	(\$3,320.12)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$4.29	(\$3,324.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$3,396.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$3,468.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$3,540.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,615.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,690.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,765.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,840.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,915.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$3,990.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,065.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,140.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,215.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,290.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,365.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$4,440.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00	(\$4,520.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00	(\$4,600.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00	(\$4,680.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$6.31	(\$4,686.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,701.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,716.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,731.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,746.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,761.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,776.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,791.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,806.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,821.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$4,836.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$20.50	(\$4,857.22)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$21.00	(\$4,878.22)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$168.00	(\$5,046.22)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$126.00	(\$5,172.22)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$79.00	(\$5,251.22)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$167.50	(\$5,418.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00	(\$5,477.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00	(\$5,536.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$400.00	(\$5,936.72)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$338.40	(\$6,275.12)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$4.29	(\$6,279.41)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$4.29	(\$6,283.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,355.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,427.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,499.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,571.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,643.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$72.00	(\$6,715.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$6,790.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$6,865.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$6,940.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,015.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,090.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,165.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,240.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,315.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,390.70)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$75.00	(\$7,465.70)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/18/2026	AR	Payment Received- MH	Operating	\$80.00		(\$12,370.12)
3/18/2026	AR	Payment	Operating	\$525.00		(\$12,895.12)
3/18/2026	AR	Payment Application	Operating	\$393.00		(\$12,502.12)
3/18/2026	AR	Payment Application	Operating	\$17.00		(\$12,485.12)
3/18/2026	AR	Payment Application	Operating	\$10.00		(\$12,475.12)
3/19/2026	AR	[REVERSAL] - Payment Application	Operating	\$25.00		(\$12,500.12)
3/19/2026	AR	Payment	Operating	\$155.00		(\$12,655.12)
3/19/2026	AR	Payment Received- Online- MH	Operating	\$82.00		(\$12,737.12)
3/20/2026	AR	Payment	Operating	\$147.00		(\$12,884.12)
3/20/2026	AR	Payment Application	Operating	\$80.00		(\$12,964.12)
3/20/2026	AR	Payment Application	Operating	\$80.00		(\$12,884.12)
3/20/2026	AP	AMH 2014-1 Borrower, LLC, Check #: 43, Invoice #: Refund, [REFUND] - Acct #: 101201230-1 - Payment Received	Operating	\$80.00		(\$12,804.12)
3/20/2026	AR	Payment Application	Operating	\$8.00		(\$12,796.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$65.00		(\$12,861.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00		(\$12,941.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00		(\$13,021.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00		(\$13,101.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00		(\$13,116.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$25.00		(\$13,141.12)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$35.00		(\$13,176.12)
3/20/2026	AR	REVERSAL - [Payment]	Operating	\$400.00		(\$12,776.12)
3/23/2026	AR	REVERSAL - [Payment]	Operating	\$80.00		(\$12,696.12)
3/23/2026	AR	[REVERSAL] - Payment Application	Operating	\$78.00		(\$12,774.12)
3/23/2026	AR	[REVERSAL] - Payment Application	Operating	\$2.00		(\$12,776.12)
3/23/2026	AR	Payment	Operating	\$80.00		(\$12,856.12)
3/25/2026	AR	Payment	Operating	\$840.88		(\$13,697.00)
3/25/2026	AR	Payment Application	Operating	\$400.88		(\$13,296.12)
3/25/2026	AR	Payment Application	Operating	\$45.00		(\$13,251.12)
3/25/2026	AR	Payment Application	Operating	\$60.00		(\$13,191.12)
3/25/2026	AR	Payment Application	Operating	\$50.00		(\$13,141.12)
3/26/2026	AR	Payment Application	Operating	\$87.00		(\$13,054.12)
3/26/2026	AR	Payment Application	Operating	\$15.00		(\$13,039.12)
3/26/2026	AR	Payment Application	Operating	\$50.00		(\$12,989.12)
3/26/2026	AR	Payment	Operating	\$600.00		(\$13,589.12)
3/27/2026	AR	Payment Received COE dj	Operating	\$80.00		(\$13,669.12)
3/27/2026	AR	Transfer WC PP Apr-May COE dj	Operating	\$570.00		(\$14,239.12)
3/27/2026	AR	Payment	Operating	\$607.00		(\$14,846.12)
3/27/2026	AR	Payment Application	Operating	\$160.00		(\$14,686.12)
3/27/2026	AR	Payment Application	Operating	\$250.00		(\$14,436.12)
3/27/2026	AR	Payment Application	Operating	\$252.00		(\$14,184.12)
3/27/2026	AR	Payment Application	Operating	\$15.00		(\$14,169.12)
3/27/2026	AR	Payment Application	Operating	\$25.00		(\$14,144.12)
3/30/2026	AR	Payment Application	Operating	\$95.00		(\$14,049.12)
3/30/2026	AR	Payment Application	Operating	\$15.00		(\$14,034.12)
3/30/2026	AR	Payment	Operating	\$665.00		(\$14,699.12)
3/31/2026	AR	Payment	Operating	\$1,145.00		(\$15,844.12)
3/31/2026	AR	Payment Application	Operating	\$95.00		(\$15,749.12)
3/31/2026	AR	Payment Application	Operating	\$15.00		(\$15,734.12)
3/31/2026	AR	Payment Application	Operating	\$28.00		(\$15,706.12)
Account Total				\$25,797.93	\$25,137.24	(\$15,706.12)
Beginning Balance						(\$16,366.81)
Net Change						\$660.69

Client: Summit at South Mountain Community Association
Account: 5510 - Prior Year(s) Net Inc./Loss

Account Category: Reserves & Equity
Account Type: Equity

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$198,273.98)
Account Total				\$0.00	\$0.00	(\$198,273.98)
Beginning Balance						(\$198,273.98)
Net Change						\$0.00

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 6310 - Assessment Income

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$1,263,890.69)
3/1/2026	AR	Payment Application	Operating		\$80.00	(\$1,263,970.69)
3/1/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00		(\$1,263,890.69)
3/1/2026	AR	Payment Application	Operating		\$5,398.83	(\$1,269,289.52)
3/1/2026	AR	Payment Application	Operating		\$183.00	(\$1,269,472.52)
3/1/2026	AR	[REVERSAL] - Payment Application	Operating	\$80.00		(\$1,269,392.52)
3/2/2026	AR	Payment Application	Operating		\$2,010.86	(\$1,271,403.38)
3/3/2026	AR	Payment Application	Operating		\$379.00	(\$1,271,782.38)
3/4/2026	AR	Payment Application	Operating		\$363.94	(\$1,272,146.32)
3/4/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$1,272,141.32)
3/4/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$1,272,136.32)
3/5/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$1,272,131.32)
3/5/2026	AR	[REVERSAL] - Payment Application	Operating	\$70.00		(\$1,272,061.32)
3/5/2026	AR	Payment Application	Operating		\$701.00	(\$1,272,762.32)
3/6/2026	AR	Payment Application	Operating		\$80.00	(\$1,272,842.32)
3/6/2026	AR	Payment Application	Operating		\$1,319.66	(\$1,274,161.98)
3/6/2026	AR	Payment Application	Operating		\$10.00	(\$1,274,171.98)
3/6/2026	AR	Payment Application	Operating		\$65.00	(\$1,274,236.98)
3/6/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$1,274,231.98)
3/6/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$1,274,226.98)
3/9/2026	AR	Payment Application	Operating		\$80.00	(\$1,274,306.98)
3/9/2026	AR	Payment Application	Operating		\$80.00	(\$1,274,386.98)
3/9/2026	AR	Payment Application	Operating		\$80.00	(\$1,274,466.98)
3/9/2026	AR	Payment Application	Operating		\$503.00	(\$1,274,969.98)
3/10/2026	AR	Payment Application	Operating		\$400.00	(\$1,275,369.98)
3/10/2026	AR	Payment Application	Operating		\$5.00	(\$1,275,374.98)
3/11/2026	AR	Payment Application	Operating		\$80.00	(\$1,275,454.98)
3/12/2026	AR	Payment Application	Operating		\$121.71	(\$1,275,576.69)
3/13/2026	AR	Payment Application	Operating		\$75.00	(\$1,275,651.69)
3/14/2026	AR	Payment Application	Operating		\$4.29	(\$1,275,655.98)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,275,727.98)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,275,799.98)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,275,871.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,275,946.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,021.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,096.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,171.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,246.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,321.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,396.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,471.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,546.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,621.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,696.98)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,276,771.98)
3/14/2026	AR	Payment Application	Operating		\$80.00	(\$1,276,851.98)
3/14/2026	AR	Payment Application	Operating		\$80.00	(\$1,276,931.98)
3/14/2026	AR	Payment Application	Operating		\$80.00	(\$1,277,011.98)
3/14/2026	AR	Payment Application	Operating		\$4.29	(\$1,277,016.27)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,277,088.27)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,277,160.27)
3/14/2026	AR	Payment Application	Operating		\$72.00	(\$1,277,232.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,307.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,382.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,457.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,532.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,607.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,682.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,757.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,832.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,907.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,277,982.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,278,057.27)
3/14/2026	AR	Payment Application	Operating		\$75.00	(\$1,278,132.27)
3/14/2026	AR	Payment Application	Operating		\$80.00	(\$1,278,212.27)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/26/2026 AR	Payment Application	Operating	\$87.00	(\$1,277,101.22)
3/27/2026 AR	Payment Application	Operating	\$252.00	(\$1,277,353.22)
3/30/2026 AR	Payment Application	Operating	\$95.00	(\$1,277,448.22)
3/31/2026 AR	Payment Application	Operating	\$95.00	(\$1,277,543.22)
Account Total			\$4,718.87	\$18,371.40
Beginning Balance				(\$1,263,890.69)
Net Change				(\$13,652.53)

Client: Summit at South Mountain Community Association
Account: 6315 - Working Capital

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$14,404.00)
3/10/2026 AR	Payment Application		Operating	\$160.00		(\$14,564.00)
3/27/2026 AR	Payment Application		Operating	\$160.00		(\$14,724.00)
Account Total				\$0.00	\$320.00	(\$14,724.00)
Beginning Balance						(\$14,404.00)
Net Change						(\$320.00)

Client: Summit at South Mountain Community Association
Account: 6340 - Late Fee Income

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$33,490.72)
3/10/2026 AR	Payment Application		Operating		\$42.00	(\$33,532.72)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$6.31		(\$33,526.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,511.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,496.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,481.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,466.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,451.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,436.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,421.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,406.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,391.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,376.41)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$6.31		(\$33,370.10)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$6.31		(\$33,363.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,348.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,333.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,318.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,303.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,288.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,273.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,258.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,243.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,228.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,213.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,198.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,183.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,168.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,153.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,138.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,123.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,108.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,093.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,078.79)
3/14/2026 AR	[REVERSAL] - Payment Application		Operating	\$15.00		(\$33,063.79)
3/14/2026 AR	Payment Application		Operating		\$6.31	(\$33,070.10)
3/14/2026 AR	Payment Application		Operating		\$15.00	(\$33,085.10)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,100.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,115.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,130.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,145.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,160.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,175.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,190.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,205.10)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,220.10)	
3/14/2026	AR	Payment Application	Operating	\$6.31	(\$33,226.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,241.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,256.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,271.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,286.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,301.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,316.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,331.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,346.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,361.41)	
3/14/2026	AR	Payment Application	Operating	\$15.00	(\$33,376.41)	
3/14/2026	AR	Payment Application	Operating	\$156.31	(\$33,532.72)	
3/17/2026	AR	Payment Application	Operating	\$15.00	(\$33,547.72)	
3/18/2026	AR	Payment Application	Operating	\$17.00	(\$33,564.72)	
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$15.00	(\$33,549.72)	
3/23/2026	AR	[REVERSAL] - Payment Application	Operating	\$2.00	(\$33,547.72)	
3/25/2026	AR	Payment Application	Operating	\$45.00	(\$33,592.72)	
3/26/2026	AR	Payment Application	Operating	\$15.00	(\$33,607.72)	
3/27/2026	AR	Payment Application	Operating	\$15.00	(\$33,622.72)	
3/30/2026	AR	Payment Application	Operating	\$15.00	(\$33,637.72)	
3/31/2026	AR	Payment Application	Operating	\$15.00	(\$33,652.72)	
Account Total				\$485.93	\$647.93	(\$33,652.72)
Beginning Balance						(\$33,490.72)
Net Change						(\$162.00)

Client: Summit at South Mountain Community Association
Account: 6350 - Legal Fees Reimbursement

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$29,270.25)
3/14/2026	AR	Payment Application	Operating	\$338.40		(\$29,608.65)
3/14/2026	AR	Payment Application	Operating	\$20.50		(\$29,629.15)
3/14/2026	AR	Payment Application	Operating	\$21.00		(\$29,650.15)
3/14/2026	AR	Payment Application	Operating	\$168.00		(\$29,818.15)
3/14/2026	AR	Payment Application	Operating	\$126.00		(\$29,944.15)
3/14/2026	AR	Payment Application	Operating	\$79.00		(\$30,023.15)
3/14/2026	AR	Payment Application	Operating	\$167.50		(\$30,190.65)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$30,249.65)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$30,308.65)
3/14/2026	AR	Payment Application	Operating	\$400.00		(\$30,708.65)
3/14/2026	AR	Payment Application	Operating	\$338.40		(\$31,047.05)
3/14/2026	AR	Payment Application	Operating	\$20.50		(\$31,067.55)
3/14/2026	AR	Payment Application	Operating	\$21.00		(\$31,088.55)
3/14/2026	AR	Payment Application	Operating	\$168.00		(\$31,256.55)
3/14/2026	AR	Payment Application	Operating	\$126.00		(\$31,382.55)
3/14/2026	AR	Payment Application	Operating	\$79.00		(\$31,461.55)
3/14/2026	AR	Payment Application	Operating	\$167.50		(\$31,629.05)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$31,688.05)
3/14/2026	AR	Payment Application	Operating	\$59.00		(\$31,747.05)
3/14/2026	AR	Payment Application	Operating	\$400.00		(\$32,147.05)
3/14/2026	AR	Payment Application	Operating	\$338.40		(\$32,485.45)
3/14/2026	AR	Payment Application	Operating	\$1,438.40		(\$33,923.85)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$20.50		(\$33,903.35)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$21.00		(\$33,882.35)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$168.00		(\$33,714.35)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$126.00		(\$33,588.35)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$79.00		(\$33,509.35)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$167.50			(\$33,341.85)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$33,282.85)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$33,223.85)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$400.00			(\$32,823.85)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$338.40			(\$32,485.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$20.50			(\$32,464.95)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$20.50			(\$32,444.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$21.00			(\$32,423.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$21.00			(\$32,402.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$168.00			(\$32,234.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$168.00			(\$32,066.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$126.00			(\$31,940.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$126.00			(\$31,814.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$79.00			(\$31,735.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$79.00			(\$31,656.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$167.50			(\$31,488.95)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$167.50			(\$31,321.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$31,262.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$31,203.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$31,144.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$59.00			(\$31,085.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$400.00			(\$30,685.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$400.00			(\$30,285.45)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$338.40			(\$29,947.05)
3/14/2026	AR	[REVERSAL] - Payment Application	Operating	\$338.40			(\$29,608.65)
Account Total				\$4,315.20	\$4,653.60		(\$29,608.65)
Beginning Balance							(\$29,270.25)
Net Change							(\$338.40)

Client: Summit at South Mountain Community Association
Account: 6351 - ARS Collection Fees

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						
						(\$3,362.00)
Account Total						
				\$0.00	\$0.00	(\$3,362.00)
Beginning Balance						
						(\$3,362.00)
Net Change						
						\$0.00

Client: Summit at South Mountain Community Association
Account: 6357 - NSF Check Fee

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						
						(\$1,732.00)
3/9/2026	AR	Payment Application	Operating	\$27.00		(\$1,759.00)
3/9/2026	AR	Payment Application	Operating		\$35.00	(\$1,794.00)
Account Total						
				\$0.00	\$62.00	(\$1,794.00)
Beginning Balance						
						(\$1,732.00)
Net Change						
						(\$62.00)

Client: Summit at South Mountain Community Association
Account: 6361 - Former Owner Credits Retained

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						
						(\$1,058.80)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Account Total	\$0.00	\$0.00	(\$1,058.80)
Beginning Balance			(\$1,058.80)
Net Change			\$0.00

Client: Summit at South Mountain Community Association
Account: 6370 - Owner Collection Costs

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$17,952.00)
3/10/2026	AR	Payment Application	Operating		\$145.00	(\$18,097.00)
3/10/2026	AR	[REVERSAL] - Payment Application	Operating	\$5.00		(\$18,092.00)
3/17/2026	AR	Payment Application	Operating		\$60.00	(\$18,152.00)
3/18/2026	AR	Payment Application	Operating		\$10.00	(\$18,162.00)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$25.00		(\$18,137.00)
3/20/2026	AR	[REVERSAL] - Payment Application	Operating	\$35.00		(\$18,102.00)
3/25/2026	AR	Payment Application	Operating		\$60.00	(\$18,162.00)
3/26/2026	AR	Payment Application	Operating		\$50.00	(\$18,212.00)
3/27/2026	AR	Payment Application	Operating		\$25.00	(\$18,237.00)
Account Total				\$65.00	\$350.00	(\$18,237.00)
Beginning Balance						(\$17,952.00)
Net Change						(\$285.00)

Client: Summit at South Mountain Community Association
Account: 6375 - Violation/Fine Income

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$45,933.71)
3/9/2026	AR	Payment Application	Operating		\$25.00	(\$45,958.71)
3/12/2026	AR	Payment Application	Operating		\$25.00	(\$45,983.71)
3/12/2026	AR	Payment Application	Operating		\$25.00	(\$46,008.71)
3/13/2026	AR	[REVERSAL] - Payment Application	Operating	\$25.00		(\$45,983.71)
3/16/2026	AR	Payment Application	Operating		\$25.00	(\$46,008.71)
3/19/2026	AR	[REVERSAL] - Payment Application	Operating	\$25.00		(\$45,983.71)
3/25/2026	AR	Payment Application	Operating		\$50.00	(\$46,033.71)
3/31/2026	AR	Payment Application	Operating		\$28.00	(\$46,061.71)
Account Total				\$50.00	\$178.00	(\$46,061.71)
Beginning Balance						(\$45,933.71)
Net Change						(\$128.00)

Client: Summit at South Mountain Community Association
Account: 6390 - Owner Interest Income

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$2,440.79)
Account Total				\$0.00	\$0.00	(\$2,440.79)
Beginning Balance						(\$2,440.79)
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 6520 - Reserve Funding Fee

Account Category: Reserve Income
Account Type: Income

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$26,500.00)
3/10/2026	AR	Payment Application	Reserve		\$250.00	(\$26,750.00)
3/27/2026	AR	Payment Application	Reserve		\$250.00	(\$27,000.00)
Account Total				\$0.00	\$500.00	(\$27,000.00)
Beginning Balance						(\$26,500.00)
Net Change						(\$500.00)

Client: Summit at South Mountain Community Association
Account: 6521 - Prior Years Reserve Funding Fee

Account Category: Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$32,681.97
Account Total				\$0.00	\$0.00	\$32,681.97
Beginning Balance						\$32,681.97
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 6522 - Prior Years Reserve Funding Fees

Account Category: Reserve Income
Account Type: Reserve Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$32,681.97)
Account Total				\$0.00	\$0.00	(\$32,681.97)
Beginning Balance						(\$32,681.97)
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 6910 - Interest Income

Account Category: Operating Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$868.27)
3/31/2026		Bank Statement Interest	Operating		\$0.28	(\$868.55)
3/31/2026		Bank Statement Interest	Operating		\$0.42	(\$868.97)
Account Total				\$0.00	\$0.70	(\$868.97)
Beginning Balance						(\$868.27)
Net Change						(\$0.70)

Client: Summit at South Mountain Community Association
Account: 6911 - Reserve Interest

Account Category: Reserve Income
Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$23,776.92)
3/31/2026		Bank Statement Interest	Reserve		\$439.47	(\$24,216.39)
3/31/2026		Bank Statement Interest	Reserve		\$55.14	(\$24,271.53)
3/31/2026		Bank Statement Interest	Reserve		\$0.08	(\$24,271.61)
Account Total				\$0.00	\$494.69	(\$24,271.61)

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Beginning Balance Net Change **(\$23,776.92)**
(\$494.69)

Client: Summit at South Mountain Community Association Account Category: Reserve Income
Account: 6925 - Reserve Contribution Account Type: Income

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						(\$89,345.00)
3/25/2026	GL	Reserve Contribution	Reserve		\$1,240.00	(\$90,585.00)
Account Total				\$0.00	\$1,240.00	(\$90,585.00)
Beginning Balance Net Change						(\$1,240.00)

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7010 - Management Fees Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$143,960.00
3/23/2026	GL	Management Fee	Operating	\$1,750.00		\$145,710.00
Account Total				\$1,750.00	\$0.00	\$145,710.00
Beginning Balance Net Change						\$1,750.00

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7015 - Web Hosting Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$20.00
Account Total				\$0.00	\$0.00	\$20.00
Beginning Balance Net Change						\$0.00

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7020 - Accounting Fees/Tax Prep Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$2,583.00
3/18/2026	AP	GINSBURG & DWAILEEBE LLP, Invoice #: 19837, Audit Compilation	Operating	\$800.00		\$3,383.00
Account Total				\$800.00	\$0.00	\$3,383.00
Beginning Balance Net Change						\$800.00

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7031 - Architectural Plan Review Fee Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
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**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Beginning Balance							\$55.00
Account Total					\$0.00	\$0.00	\$55.00
Beginning Balance							\$55.00
Net Change							\$0.00

Client: Summit at South Mountain Community Association
Account: 7140 - Audit/Compilation

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$2,852.00
Account Total				\$0.00	\$0.00	\$2,852.00
Beginning Balance						\$2,852.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7160 - Legal Fees

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$19,076.96
3/19/2026	AP	CHDB LAW LLP, Invoice #: 412854, Legal Services for the month	Operating	\$338.40		\$19,415.36
3/19/2026	AP	MAXWELL & MORGAN, PC, Invoice #: 93051-15370, Issued notices of Liens to homeowners	Operating	\$300.00		\$19,715.36
Account Total				\$638.40	\$0.00	\$19,715.36
Beginning Balance						\$19,076.96
Net Change						\$638.40

Client: Summit at South Mountain Community Association
Account: 7161 - ARS Collection Fees

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,534.00
Account Total				\$0.00	\$0.00	\$1,534.00
Beginning Balance						\$1,534.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7165 - Collection Fees

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$20,175.00
Account Total				\$0.00	\$0.00	\$20,175.00
Beginning Balance						\$20,175.00
Net Change						\$0.00

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 7260 - Postage & Mail

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$16,981.05
Account Total				\$0.00	\$0.00	\$16,981.05
Beginning Balance						\$16,981.05
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7280 - Insurance

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$12,767.19
Account Total				\$0.00	\$0.00	\$12,767.19
Beginning Balance						\$12,767.19
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7296 - Enhanced Compliance

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$4,900.00
3/23/2026	GL	Enhanced Compliance	Operating	\$50.00		\$4,950.00
Account Total				\$50.00	\$0.00	\$4,950.00
Beginning Balance						\$4,900.00
Net Change						\$50.00

Client: Summit at South Mountain Community Association
Account: 7357 - NSF Fee

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,675.00
Account Total				\$0.00	\$0.00	\$1,675.00
Beginning Balance						\$1,675.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7400 - Copies & Envelopes

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$4,925.35
Account Total				\$0.00	\$0.00	\$4,925.35
Beginning Balance						\$4,925.35
Net Change						\$0.00

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 7420 - Property Taxes

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$67.38
Account Total				\$0.00	\$0.00	\$67.38
Beginning Balance						\$67.38
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7430 - Income Tax

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$3,175.00
Account Total				\$0.00	\$0.00	\$3,175.00
Beginning Balance						\$3,175.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7450 - Other Taxes, Permits & Fees

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,604.71
Account Total				\$0.00	\$0.00	\$1,604.71
Beginning Balance						\$1,604.71
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7455 - Mass Mailing

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,999.00
Account Total				\$0.00	\$0.00	\$1,999.00
Beginning Balance						\$1,999.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 7890 - Misc. General Administrative

Account Category: General & Administrative
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$11,634.38
Account Total				\$0.00	\$0.00	\$11,634.38
Beginning Balance						\$11,634.38

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Net Change **\$0.00**

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7891 - Reserve Study Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$0.00
3/18/2026	AP	ASSOCIATION RESERVES - ARIZONA LLC, Invoice #: 22915-0GA, Deposit for Reserve Study	Operating	\$1,100.00		\$1,100.00
Account Total				\$1,100.00	\$0.00	\$1,100.00
Beginning Balance						\$0.00
Net Change						\$1,100.00

Client: Summit at South Mountain Community Association Account Category: General & Administrative
Account: 7895 - Billing Statements Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$29,904.70
Account Total				\$0.00	\$0.00	\$29,904.70
Beginning Balance						\$29,904.70
Net Change						\$0.00

Client: Summit at South Mountain Community Association Account Category: Maintenance
Account: 8525 - Aerating Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,916.32
Account Total				\$0.00	\$0.00	\$1,916.32
Beginning Balance						\$1,916.32
Net Change						\$0.00

Client: Summit at South Mountain Community Association Account Category: Site Improvement
Account: 8545 - Signage Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$543.20
Account Total				\$0.00	\$0.00	\$543.20
Beginning Balance						\$543.20
Net Change						\$0.00

Client: Summit at South Mountain Community Association Account Category: Site Improvement
Account: 8590 - Site Improvement - Other Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$2,666.83

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Account Total	\$0.00	\$0.00	\$2,666.83
Beginning Balance			\$2,666.83
Net Change			\$0.00

Client: Summit at South Mountain Community Association
Account: 8920 - Water & Sewer

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$351,922.81
3/3/2026	AP	CITY OF PHOENIX, Check #: On-Line, Invoice #: 3345300000, 3345300000	Operating	\$3,369.32		\$355,292.13
Account Total						\$3,369.32
Beginning Balance						\$351,922.81
Net Change						\$3,369.32

Client: Summit at South Mountain Community Association
Account: 8925 - Irrigation / Water

Account Category: Utilities
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,763.26
Account Total						\$0.00
Beginning Balance						\$1,763.26
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9005 - Plants/Shrubs/Flowers

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$8,171.58
Account Total						\$0.00
Beginning Balance						\$8,171.58
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9010 - Tree Maintenance

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$2,028.00
Account Total						\$0.00
Beginning Balance						\$2,028.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9015 - Sprinkler/Irrigation Repair

Account Category: Maintenance
Account Type: Expense

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$61,134.37
3/6/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR16531, Irrigation Repairs	Operating	\$356.90		\$61,491.27
3/8/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR16672, Irrigation Repair	Operating	\$279.23		\$61,770.50
3/8/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR16671, Irrigation Repair	Operating	\$322.23		\$62,092.73
3/18/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR16318, Repaired sprinkler timer wires	Operating	\$205.86		\$62,298.59
3/19/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR17112, 3/13 Repaired lateral line leak Location: West entrance on central	Operating	\$84.96		\$62,383.55
3/31/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: IRR17309, 03/19/2026 Repaired a broken lateral line and replaced a seeping valve Location: E Gwen St and west perimeter on central	Operating	\$442.26		\$62,825.81
Account Total				\$1,691.44	\$0.00	\$62,825.81
Beginning Balance						\$61,134.37
Net Change						\$1,691.44

Client: Summit at South Mountain Community Association
Account: 9020 - Grounds Maintenance

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$522.50
Account Total				\$0.00	\$0.00	\$522.50
Beginning Balance						\$522.50
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9025 - Fertilize/Weed Control

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$609.00
Account Total				\$0.00	\$0.00	\$609.00
Beginning Balance						\$609.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9040 - Storm Damage

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$33,873.53
Account Total				\$0.00	\$0.00	\$33,873.53
Beginning Balance						\$33,873.53
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9044 - Tree Removal

Account Category: Maintenance
Account Type: Expense

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$28,274.88
Account Total				\$0.00	\$0.00	\$28,274.88
Beginning Balance Net Change						\$28,274.88 \$0.00

Client: Summit at South Mountain Community Association
Account: 9045 - Tree Replacement

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$10,091.31
Account Total				\$0.00	\$0.00	\$10,091.31
Beginning Balance Net Change						\$10,091.31 \$0.00

Client: Summit at South Mountain Community Association
Account: 9055 - Tree Trimming/ Tree Maintenance

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$71,918.61
Account Total				\$0.00	\$0.00	\$71,918.61
Beginning Balance Net Change						\$71,918.61 \$0.00

Client: Summit at South Mountain Community Association
Account: 9091 - Lighting Maintenance

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$705.00
Account Total				\$0.00	\$0.00	\$705.00
Beginning Balance Net Change						\$705.00 \$0.00

Client: Summit at South Mountain Community Association
Account: 9110 - Gen. Maint. & Repair

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$13,881.19
Account Total				\$0.00	\$0.00	\$13,881.19
Beginning Balance Net Change						\$13,881.19 \$0.00

Client: Summit at South Mountain Community Association

Account Category: Maintenance

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Account: 9115 - Painting

Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,015.00
Account Total				\$0.00	\$0.00	\$1,015.00
Beginning Balance Net Change						\$0.00

Client: Summit at South Mountain Community Association

Account Category: Maintenance

Account: 9117 - Backflow Repair

Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$4,843.68
Account Total				\$0.00	\$0.00	\$4,843.68
Beginning Balance Net Change						\$0.00

Client: Summit at South Mountain Community Association

Account Category: Maintenance

Account: 9118 - Graffiti Removal

Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$2,629.08
Account Total				\$0.00	\$0.00	\$2,629.08
Beginning Balance Net Change						\$0.00

Client: Summit at South Mountain Community Association

Account Category: Maintenance

Account: 9145 - Fence/Wall Repairs

Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$247.56
Account Total				\$0.00	\$0.00	\$247.56
Beginning Balance Net Change						\$0.00

Client: Summit at South Mountain Community Association

Account Category: Maintenance

Account: 9165 - Drywell Maintenance

Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,627.00
Account Total				\$0.00	\$0.00	\$1,627.00
Beginning Balance Net Change						\$0.00

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 9190 - Electrical Repairs

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$3,325.76
Account Total				\$0.00	\$0.00	\$3,325.76
Beginning Balance						\$3,325.76
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9235 - Playground Repair/Maint.

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$3,369.70
Account Total				\$0.00	\$0.00	\$3,369.70
Beginning Balance						\$3,369.70
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9236 - Tot Lot Repair

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$1,341.22
Account Total				\$0.00	\$0.00	\$1,341.22
Beginning Balance						\$1,341.22
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9580 - Misc. Maintenance

Account Category: Maintenance
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$12,109.87
Account Total				\$0.00	\$0.00	\$12,109.87
Beginning Balance						\$12,109.87
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9610 - Lawn Maint. & Landscaping

Account Category: Contract Service Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$374,114.08
3/8/2026	AP	GENESIS LANDSCAPE SOLUTIONS LLC, Invoice #: 58512, Monthly Landscaping Service	Operating	\$4,626.00		\$378,740.08
Account Total				\$4,626.00	\$0.00	\$378,740.08
Beginning Balance						\$374,114.08

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Net Change **\$4,626.00**

Client: Summit at South Mountain Community Association Account Category: Contract Service Expense
Account: 9620 - Street Sweeping Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$29,329.65
3/8/2026	AP	SUNSTATE SWEEPING LLC, Invoice #: 2945666, Monthly Street Sweeping	Operating	\$360.00		\$29,689.65
Account Total				\$360.00	\$0.00	\$29,689.65
Beginning Balance						\$29,329.65
Net Change						\$360.00

Client: Summit at South Mountain Community Association Account Category: Contract Service Expense
Account: 9750 - Pest Control/Extermination Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$8,807.00
3/8/2026	AP	BIRCHER EXTERMINATING SERVICE, Invoice #: 14456022726, Monthly Pest Control Service	Operating	\$46.00		\$8,853.00
3/8/2026	AP	BIRCHER EXTERMINATING SERVICE, Invoice #: 2235022726, Monthly Pest Control	Operating	\$95.00		\$8,948.00
3/19/2026	AP	BIRCHER EXTERMINATING SERVICE, Invoice #: 2235031226, Scheduled Pest Control Services	Operating	\$95.00		\$9,043.00
3/19/2026	AP	BIRCHER EXTERMINATING SERVICE, Invoice #: 14456031226, Scheduled Pest Control Services	Operating	\$46.00		\$9,089.00
Account Total				\$282.00	\$0.00	\$9,089.00
Beginning Balance						\$8,807.00
Net Change						\$282.00

Client: Summit at South Mountain Community Association Account Category: Contract Service Expense
Account: 9755 - Bee Removal Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$107.00
Account Total				\$0.00	\$0.00	\$107.00
Beginning Balance						\$107.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association Account Category: Contract Service Expense
Account: 9758 - Gopher Control Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$3,839.00
Account Total				\$0.00	\$0.00	\$3,839.00
Beginning Balance						\$3,839.00
Net Change						\$0.00

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Client: Summit at South Mountain Community Association
Account: 9770 - Playground Maintenance

Account Category: Contract Service Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$19,630.00
3/31/2026	AP	TOT LOT CARE INC., Invoice #: 260319SUS, Inspection and maintenance of community playground	Operating	\$200.00		\$19,830.00
Account Total				\$200.00	\$0.00	\$19,830.00
Beginning Balance						\$19,630.00
Net Change						\$200.00

Client: Summit at South Mountain Community Association
Account: 9910 - Reserves - Contribution

Account Category: Reserves
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$89,345.00
3/25/2026	GL	Reserve Contribution	Operating	\$1,240.00		\$90,585.00
Account Total				\$1,240.00	\$0.00	\$90,585.00
Beginning Balance						\$89,345.00
Net Change						\$1,240.00

Client: Summit at South Mountain Community Association
Account: 9920 - Concrete

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$947.32
Account Total				\$0.00	\$0.00	\$947.32
Beginning Balance						\$947.32
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9921 - Landscape

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$10,335.00
Account Total				\$0.00	\$0.00	\$10,335.00
Beginning Balance						\$10,335.00
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9924 - Fence

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$16,781.58
Account Total				\$0.00	\$0.00	\$16,781.58
Beginning Balance						\$16,781.58

**Summit at South Mountain Community Association
General Ledger Report
3/1/2026 - 3/31/2026**

Net Change **\$0.00**

Client: Summit at South Mountain Community Association
Account: 9925 - Retaining Wall

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$9,854.26
Account Total				\$0.00	\$0.00	\$9,854.26
Beginning Balance						\$9,854.26
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9935 - Playgrounds

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$25,561.25
Account Total				\$0.00	\$0.00	\$25,561.25
Beginning Balance						\$25,561.25
Net Change						\$0.00

Client: Summit at South Mountain Community Association
Account: 9937 - Sprinkler System

Account Category: Reserve Expense
Account Type: Expense

Posting Date	Source	Description	Cost Center	Debit	Credit	Balance
Beginning Balance						\$15,130.70
Account Total				\$0.00	\$0.00	\$15,130.70
Beginning Balance						\$15,130.70
Net Change						\$0.00



Summit at South Mountain 158
Reconciliation Report

SmartStreet/ Banc of California - BOC Operating 5561-1010-BOC
Statement Date: 3/31/2026

Statement Balance: \$24,827.65
GL Balance: \$22,585.39
Last Statement Balance: \$26,377.14
Outstanding Checks: \$2,242.26
Outstanding Deposits: \$0.00
Calculated Balance: \$24,827.65
GL vs. Balance Difference: \$0.00

Outstanding

Checks	Description	Date	Check #	Amount
	Payment: ASSOCIATION RESERVES - ARIZONA LLC, API Payment - Check #: 36, Invoice #: 22915-OGA	3/18/2026	36	\$1,100.00
	Reserve Funding Fee	3/31/2026		\$500.00
	Payment: GENESIS LANDSCAPE SOLUTIONS LLC, API Payment - Check #: 44, Invoice #: IRR17309	3/31/2026	44	\$442.26
	Payment: TOT LOT CARE INC., API Payment - Check #: 45, Invoice #: 260319SUS	3/31/2026	45	\$200.00
Total Outstanding Checks:				\$2,242.26
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00



P.O. Box 131207
 Carlsbad, CA 92013-1207
 Return Service Requested

Last statement: February 28, 2026
 This statement: March 31, 2026
 Total days in statement period: 31

BROWN COMMUNITY MANAGEMENT, AGENT
 SUMMIT AT SOUTH MOUNTAIN COMMUNITY ASSN
 (OPERATING)
 7255 E HAMPTON AVE SUITE 101
 MESA AZ 85209

Page 1
 XXXXXX5561
 (12)

Direct inquiries to:
 888-928-3936

Banc Of California
 3320 Holcomb Bridge RD, NW
 Norcross, GA 30092

Hoa Bus Int Chking Analyzed

Account number	XXXXXX5561	Beginning balance	\$26,377.14
Enclosures	12	Total additions	15,422.66
Low balance	\$22,324.21	Total subtractions	16,972.15
Average balance	\$24,688.50	Ending balance	\$24,827.65
Avg collected balance	\$24,688		
Interest paid year to date	\$1.32		

CHECKS

Number	Date	Amount	Number	Date	Amount
24	03-02	168.99	38	03-30	95.00
25	03-02	346.58	39	03-30	46.00
26	03-04	200.00	41 *	03-31	338.40
27	03-03	4,626.00	42	03-27	300.00
29 *	03-24	46.00	43	03-31	80.00
30	03-24	95.00			
37 *	03-30	800.00			

* Skip in check sequence

DEBITS

Date	Description	Subtractions
03-05	ACH Debit PACIFICWESTERNBK IBTRANSFER ACH RTN - 3/2/2026 - 25631576 - 4161	75.00
03-09	ACH Debit 888C840398858794 Funding 260309 A31	279.23
03-09	ACH Debit 888C840398858794 Funding 260309 A32	322.23

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BROWN COMMUNITY MANAGEMENT, AGENT
 March 31, 2026

Page 2
 XXXXXX5561

Date	Description	Subtractions
03-09	' ACH Debit 888C699805954327 Funding 260307 A28	356.90
03-09	' ACH Debit 888C324722807595 Funding 260309 V33	360.00
03-09	' ACH Debit 888C840398858794 Funding 260309 A34	4,626.00
03-19	' ACH Debit 888C406067595842 Funding 260319 A35	205.86
03-20	' ACH Debit 888C181262623547 Funding 260320 A40	84.96
03-20	' ACH Debit PACIFICWESTERNBK IBTRANSFER ACH RTN - 3/17/202 6 - 25728513 - 4172	400.00
03-23	' ACH Debit REALMANAGE LLC ACH ENHANCED COMPLIANC E	50.00
03-23	' ACH Debit PACIFICWESTERNBK IBTRANSFER ACH RTN - 3/18/202 6 - 25729459 - 4173	80.00
03-23	' ACH Debit REALMANAGE LLC ACH MGT FEE	1,750.00
03-25	' ACH Debit PACIFICWESTERNBK IBTRANSFER Reserve Contributi on	1,240.00

CREDITS

Date	Description	Additions
03-02	' ACH Credit PACIFICWESTERNBK ASSN CR 260302 1316-00000088	2,776.00
03-03	' ACH Credit PACIFICWESTERNBK ASSN CR 260303 1316-00000088	431.00
03-04	' ACH Credit PACIFICWESTERNBK ASSN CR 260304 1316-00000088	516.00
03-05	' ACH Credit PACIFICWESTERNBK ASSN CR 260305 1316-00000088	723.00
03-06	' ACH Credit PACIFICWESTERNBK ASSN CR 260306 1316-00000088	545.00



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BROWN COMMUNITY MANAGEMENT, AGENT
 March 31, 2026

Page 3
 XXXXXX5561

Date	Description	Additions
03-06	' ACH Credit Summit at South HOA Dues 260306	1,127.00
03-09	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260309 RDC DEPOSIT	300.00
03-09	' ACH Credit PACIFICWESTERNBK ASSN CR 260309 1316-00000088	890.00
03-10	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260310 RDC DEPOSIT	410.00
03-10	' ACH Credit PACIFICWESTERNBK ASSN CR 260310 1316-00000088	637.00
03-11	' ACH Credit PACIFICWESTERNBK ASSN CR 260311 1316-00000088	80.00
03-12	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260312 RDC DEPOSIT	50.00
03-12	' ACH Credit PACIFICWESTERNBK ASSN CR 260312 1316-00000088	136.71
03-13	' ACH Credit PACIFICWESTERNBK ASSN CR 260313 1316-00000088	75.00
03-16	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260316 RDC DEPOSIT	75.00
03-16	' ACH Credit PACIFICWESTERNBK ASSN CR 260316 1316-00000088	593.65
03-17	' ACH Credit PACIFICWESTERNBK ASSN CR 260317 1316-00000088	480.00
03-18	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260318 RDC DEPOSIT	80.00
03-18	' ACH Credit PACIFICWESTERNBK ASSN CR 260318 1316-00000088	525.00
03-19	' ACH Credit PACIFICWESTERNBK ASSN CR 260319 1316-00000088	237.00
03-20	' ACH Credit PACIFICWESTERNBK ASSN CR 260320 1316-00000088	147.00



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BROWN COMMUNITY MANAGEMENT, AGENT
 March 31, 2026

Page 4
 XXXXXX5561

<u>Date</u>	<u>Description</u>	<u>Additions</u>
03-23	' ACH Credit PACIFICWESTERNBK ASSN CR 260323 1316-00000088	80.00
03-25	' ACH Credit PACIFICWESTERNBK ASSN CR 260325 1316-00000088	840.88
03-26	' ACH Credit PACIFICWESTERNBK ASSN CR 260326 1316-00000088	600.00
03-27	' ACH Credit PACIFICWESTERNBK ASSN CR 260327 1316-00000088	607.00
03-27	' ACH Credit PACIFICWESTERNBK RDC DEP CR 260327 RDC DEPOSIT	650.00
03-30	' ACH Credit PACIFICWESTERNBK ASSN CR 260330 1316-00000088	665.00
03-31	' ACH Credit PACIFICWESTERNBK ASSN CR 260331 1316-00000088	1,145.00
03-31	' Interest Credit	0.42

DAILY BALANCES

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
02-28	26,377.14	03-11	23,451.21	03-23	23,359.75
03-02	28,637.57	03-12	23,637.92	03-24	23,218.75
03-03	24,442.57	03-13	23,712.92	03-25	22,819.63
03-04	24,758.57	03-16	24,381.57	03-26	23,419.63
03-05	25,406.57	03-17	24,861.57	03-27	24,376.63
03-06	27,078.57	03-18	25,466.57	03-30	24,100.63
03-09	22,324.21	03-19	25,497.71	03-31	24,827.65
03-10	23,371.21	03-20	25,159.75		

INTEREST INFORMATION

Annual percentage yield earned	0.02%
Interest-bearing days	31
Average balance for APY	\$24,688.50
Interest earned	\$0.42

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Carlsbad, CA 92013-1207

BROWN COMMUNITY MANAGEMENT, AGENT
March 31, 2026

Page 5
XXXXXX5561

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Thank you for banking with Banc Of California

90-38201222 000000024
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-02-19
 One Hundred Sixty Eight Dollars and 99/100 Cents ****168.99
 PAY TO THE ORDER OF GENESIS LANDSCAPE SOLUTIONS LLC
 MESA, AZ 85211-1548
 Memo: MIDDLE ROUNDABOUT
 Signature(s) on File.

03/02/2026 24 \$168.99

90-38201222 000000025
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-02-19
 Three Hundred Forty Six Dollars and 58/100 Cents ****346.58
 PAY TO THE ORDER OF GENESIS LANDSCAPE SOLUTIONS LLC
 MESA, AZ 85211-1548
 Memo: E BETH DR
 Signature(s) on File.

03/02/2026 25 \$346.58

90-38201222 000000026
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-02-23
 Two Hundred Dollars and 00/100 Cents ****200.00
 PAY TO THE ORDER OF TOT LOT CARE INC.
 ORDER QUEEN CREEK, AZ 85142-5433
 Memo: INSPECTION AND MAINTENANCE OF COMMUNL
 Signature(s) on File.

03/04/2026 26 \$200.00

90-38201222 000000027
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-02-23
 Four Thousand Six Hundred Twenty Six Dollars and 00/100 Cents ****4626.00
 PAY TO THE ORDER OF GENESIS LANDSCAPE SOLUTIONS LLC
 MESA, AZ 85211-1548
 Memo: LANDSCAPE MANAGEMENT AGREEMENT
 Signature(s) on File.

03/03/2026 27 \$4,626.00

90-38201222 000000029
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-08
 Forty Six Dollars and 00/100 Cents ****46.00
 PAY TO THE ORDER OF BIRCHER EXTERMINATING SERVICE
 ORDER PHOENIX, AZ 85027-2926
 Memo: MONTHLY PEST CONTROL SERVICE
 Signature(s) on File.

03/24/2026 29 \$46.00

90-38201222 000000030
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-08
 Ninety Five Dollars and 00/100 Cents ****95.00
 PAY TO THE ORDER OF BIRCHER EXTERMINATING SERVICE
 ORDER PHOENIX, AZ 85027-2926
 Memo: MONTHLY PEST CONTROL
 Signature(s) on File.

03/24/2026 30 \$95.00

90-38201222 000000037
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-19
 Eight Hundred Dollars and 00/100 Cents \$ ****800.00
 PAY TO THE ORDER OF GINSBURG & DWALEEBE LLP
 ORDER PHOENIX, AZ 85082-6132
 Memo: AUDIT COMPILATION ACCOUNTING & TA
 Signature(s) on File.

03/30/2026 37 \$800.00

90-38201222 000000038
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-19
 Ninety Five Dollars and 00/100 Cents \$ ****95.00
 PAY TO THE ORDER OF BIRCHER EXTERMINATING SERVICE
 ORDER PHOENIX, AZ 85027-2926
 Memo: SCHEDULED PEST CONTROL SERVICES
 Signature(s) on File.

03/30/2026 38 \$95.00

90-38201222 000000039
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-19
 Forty Six Dollars and 00/100 Cents \$ ****46.00
 PAY TO THE ORDER OF BIRCHER EXTERMINATING SERVICE
 ORDER PHOENIX, AZ 85027-2926
 Memo: SCHEDULED PEST CONTROL SERVICES
 Signature(s) on File.

03/30/2026 39 \$46.00

90-38201222 000000041
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-19
 Three Hundred Thirty Eight Dollars and 40/100 Cents \$ ****338.40
 PAY TO THE ORDER OF CHDB LAW LLP
 ORDER TEMPE, AZ 85282-5693
 Memo: LEGAL SERVICES FOR THE MONTH
 Signature(s) on File.

03/31/2026 41 \$338.40

90-38201222 000000042
 SMARTSTREET/BANC OF CALIFORNIA
 DATE 2026-03-19
 Three Hundred Dollars and 00/100 Cents \$ ****300.00
 PAY TO THE ORDER OF MAXWELL & MORGAN, PC
 ORDER SUITE 104
 MESA, AZ 85209-4836
 Memo: ISSUED NOTICES OF LIENS TO HOMEOWNERS
 Signature(s) on File.

03/27/2026 42 \$300.00

SmartStreet/Banc of California 000043
 Summit at South Mountain Community Association
 490-539-1396
 7256 E Hampton Ave
 Suite 101
 MESA, AZ 85209
 March 20, 2026
 PAY TO THE ORDER OF AMH 2014-1 Borrower, LLC
 MAR 30 2026 \$80.00
 EIGHTY AND 00/100 ***** DOLLARS
 AMH 2014-1 Borrower, LLC
 280 Pilot Road, Suite 200-AM
 Las Vegas, NV 89119
 Valid After 90 Days
 A20025 - GHOOD [Signature]
 Signature(s) on File.

03/31/2026 43 \$80.00

IMPORTANT DISCLOSURES TO OUR CONSUMER CUSTOMERS

In Case of Errors or Questions About Your Electronic Transfers: Call us at 877-770-BANC (2262) or write to us at Banc of California, 3 MacArthur Place, Santa Ana, CA 92707 as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer on the statement or receipt. We must hear from you no later than 60 days after we sent you the FIRST statement on which the error or problem appeared.

1. Tell us your name and account number (if any).
2. Describe the error or the transfer you are unsure about and explain as clearly as you can why you believe it is an error or why you need more information.
3. Tell us the dollar amount of the suspected error.

We will investigate your complaint and will correct any error promptly. If we take more than 10 business days to do this, we will credit your account for the amount you think is in error, so that you will have use of the money during the time it takes us to complete our investigation.

IMPORTANT DISCLOSURES TO OUR BUSINESS AND NON-PERSONAL ACCOUNTS

The above provisions do not apply to business or other non-personal accounts. You must send us a written notice of the problem within a reasonable time, not to exceed 14 days from the date of discovery or your receipt of the first statement or notice reflecting the problem, whichever occurs first.

CONSUMER CREDIT REPORTING

We may report information about your account to credit bureaus. Late payments, missed payments, or other defaults on your account may be reflected in your credit report.

DORMANT ACCOUNTS

Checking and Savings accounts that have had no activity for twenty-four (24) months, unless the depositor has been contacted, will be classified as Dormant Accounts. By law these accounts will be transferred to the appropriate state within the timeframe specified by applicable law. You may reclaim any funds we have remitted by contacting the appropriate state. Please refer to your Deposit Account Agreement for additional information.

For purposes of these disclosures, our business days are Monday through Friday, excluding holidays.



Summit at South Mountain 158
Reconciliation Report

FCB Bank - FCB Operating 9441-1010
Statement Date: 3/31/2026

Statement Balance: \$6,064.82
 GL Balance: \$6,064.82
 Last Statement Balance: \$10,033.86
 Outstanding Checks: \$0.00
 Outstanding Deposits: \$0.00
 Calculated Balance: \$6,064.82
 GL vs. Balance Difference: \$0.00

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00
Deposits	Description	Date		Amount
Total Outstanding Deposits:				\$0.00

P.O. Box 64084
 Phoenix, AZ 85082
 866-800-4656 (toll free)



3-31-26
 50559441

BROWN COMMUNITY MANAGEMENT INC AGENT FOR
 SUMMIT AT SOUTH MOUNTAIN COMMUNITY ASSOC
 7255 E HAMPTON AVE STE 101
 MESA AZ 85209-3312

5055 944 1 NOW ACCOUNT

Previous Balance	2-28-26	10,033.86
+Deposits/Credits		.00
-Checks/Debits	2	3,969.32
-Service Charge		.00
+Interest Paid		.28
Current Balance		6,064.82
Days in Statement Period	31	

* - - - - -INTEREST SUMMARY- - - - - *

Interest Earned From	3/01/26 To 3/31/26	
Days in Period		31
Interest Earned		.28
Annual Percentage Yield Earned		.05
Interest Paid this Year		.75
Interest Withheld this Year		.00

* - - - - -DESCRIPTIVE TRANSACTIONS- - - - - *

Date	Description	Amount
3-12	WEB TFR TO 000050862364 REPAY RESERVE 115715005233	600.00-
3-31	Interest Pymt	.28

* - - - - -EFT ACTIVITY- - - - - *

Date	Description	Amount
3-03	CITY PHX WATER PAYMENT SUMMIT AT SOUTH MOUNTA #####00000	3369.32-

* - - - - -DAILY BALANCE SUMMARY- - - - - *

Date	Balance	Date	Balance	Date	Balance
2-28	10033.86	3-03	6664.54	3-12	6064.54
3-31	6064.82				

* - - - - -OVERDRAFT CHARGES/REFUNDS SUMMARY - - - - - *

	This Cycle	YTD
Total returned item fees	.00	.00
Total overdraft fees	.00	.00

END OF STATEMENT



Summit at South Mountain 158
Reconciliation Report

SmartStreet/ Banc of California - BOC Reserve 8083-1270-BOC
Statement Date: 3/31/2026

Statement Balance: \$87,587.36
GL Balance: \$88,087.36
Last Statement Balance: \$86,292.22
Outstanding Checks: \$0.00
Outstanding Deposits: \$500.00
Calculated Balance: \$87,587.36
GL vs. Balance Difference: \$0.00

Outstanding

Checks	Description	Date	Check #	Amount
Total Outstanding Checks:				\$0.00

Deposits	Description	Date	Amount
	Reserve Funding Fee	3/31/2026	\$500.00
Total Outstanding Deposits:			\$500.00



P.O. Box 131207
 Carlsbad, CA 92013-1207
 Return Service Requested

Last statement: February 28, 2026
 This statement: March 31, 2026
 Total days in statement period: 31

BROWN COMMUNITY MANAGEMENT, AGENT
 SUMMIT AT SOUTH MOUNTAIN COMMUNITY ASSN
 (RESERVE)
 7255 E HAMPTON AVE SUITE 101
 MESA AZ 85209

Page 1
 XXXXXX8083
 (0)

Direct inquiries to:
 888-928-3936

Banc Of California
 3320 Holcomb Bridge RD, NW
 Norcross, GA 30092

Hoa Business MMA Analyzed

Account number	XXXXXX8083	Beginning balance	\$86,292.22
Low balance	\$86,292.22	Total additions	1,295.14
Average balance	\$86,572.22	Total subtractions	0.00
Avg collected balance	\$86,572	Ending balance	\$87,587.36
Interest paid year to date	\$157.28		

CREDITS

<u>Date</u>	<u>Description</u>	<u>Additions</u>
03-25	' ACH Credit PACIFICWESTERNBK IBTRANSFER Reserve Contributi on	1,240.00
03-31	' Interest Credit	55.14

DAILY BALANCES

<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>	<u>Date</u>	<u>Amount</u>
02-28	86,292.22	03-25	87,532.22	03-31	87,587.36

INTEREST INFORMATION

Annual percentage yield earned	0.75%
Interest-bearing days	31
Average balance for APY	\$86,572.22
Interest earned	\$55.14



P.O. Box 131207
Carlsbad, CA 92013-1207

BROWN COMMUNITY MANAGEMENT, AGENT
March 31, 2026

Page 2
XXXXXX8083

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
Total Overdraft Fees	\$0.00	\$0.00
Total Returned Item Fees	\$0.00	\$0.00

Thank you for banking with Banc Of California

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P.O. Box 64084
 Phoenix, AZ 85082
 866-800-4656 (toll free)



3-31-26
 50862364

BROWN COMMUNITY MANAGEMENT AGENT FOR
 SUMMIT AT SOUTH MOUNTAIN
 RESERVE ACCOUNT
 7255 E HAMPTON AVE STE 101
 MESA AZ 85209-3312

5086 236 4 MONEY MARKET ACCOUNT

Previous Balance	2-28-26	418.51
+Deposits/Credits	1	600.00
-Checks/Debits		.00
-Service Charge		.00
+Interest Paid		.08
Current Balance		1,018.59
Days in Statement Period	31	

* - - - - -INTEREST SUMMARY- - - - - *

Interest Earned From	3/01/26 To 3/31/26	
Days in Period		31
Interest Earned		.08
Annual Percentage Yield Earned		.12
Interest Paid this Year		.08
Interest Withheld this Year		.00

* - - - - -DESCRIPTIVE TRANSACTIONS- - - - - *

Date	Description	Amount
3-12	WEB TFR FR 000050559441	600.00
	REPAY RESERVE	
	115715005233	
3-31	Interest Pymt	.08

* - - - - -DAILY BALANCE SUMMARY- - - - - *

Date	Balance	Date	Balance	Date	Balance
2-28	418.51	3-12	1018.51	3-31	1018.59

* - - - - -OVERDRAFT CHARGES/REFUNDS SUMMARY - - - - - *

	This Cycle	YTD
Total returned item fees	.00	.00
Total overdraft fees	.00	.00

END OF STATEMENT



PO Box 64084
Phoenix, AZ 85082
866.800.4656 (toll free)

Certificate of Deposit Statement

BROWN COMMUNITY MANAGEMENT INC AGENT FOR
SUMMIT AT SOUTH MOUNTAIN COMMUNITY ASSOC
7255 E HAMPTON AVE STE 101
MESA AZ 85209-3312

Summary of Your Investment

Account Nbr	Type of Account	Maturity	Current Rate	Ending Balance
*****0808	Certificate of Deposit	03/02/2027	3.250	\$147,122.43

Account Balance Summary

		Current Period	Year to Date
Beginning Balance	12/31/2025	\$145,714.50	
+Deposits		\$0.00	
+Interest Credited		\$1,407.93	\$1,407.93
-Withdrawals		\$0.00	
-Service Charges		\$0.00	
Ending Account Balance	03/31/2026	\$147,122.43	

Activity on Your Account

Date	Description	Amount	Ending Balance
01/02/2026	INTEREST ADDED	\$483.43	\$146,197.93
02/02/2026	INTEREST ADDED	\$485.03	\$146,682.96
03/02/2026	INTEREST ADDED	\$439.47	\$147,122.43
03/02/2026	RENEWAL OF CD		\$147,122.43

End of Transactions

**Summit at South Mountain Community Association
Prepaid Report
Period Through: 3/31/2026**

Unit Number	Account Number	Owner Name	Address	Balance
1	101200011	PROGRESS RESIDENTIAL BORROWER 4, LLC	8848 S 1St Street	\$240.00
6	101201470	Cerious Jr and Julia Gillespie	8828 S 1St Street	\$17.00
8	101201690	Donald J Diprova	102 E Valley View Drive	\$80.00
10	101200021	James K and Dori L Thorpe	110 E Valley View Drive	\$80.00
12	101200242	VM Master Issuer LLC	118 E Valley View Drive	\$720.00
13	101200351	Yolanda A Pratt and Joshua Clayton Black	122 E Valley View Drive	\$80.00
18	101200900	Joan M Meyer	220 E Valley View Drive	\$75.00
23	101201070	Andrea S. Merino	8819 S 4th Street	\$69.63
24	101201080	Sherri Lawrence	8823 S 4Th Street	\$7.06
26	101201101	Marcos Antonio Imperial	8831 S 4Th Street	\$80.00
27	101201110	Mary Ramirez Figueroa	8835 S 4Th Street	\$52.21
29	101201130	Brian Reed	8843 S 4Th Street	\$80.00
31	101201160	Gustavo Espindola	8851 S 4Th Street	\$55.00
33	101201180	Richard A Quiroz and Dawn N Cuevas	307 E Valley View Drive	\$80.00
35	101201200	Alex A Reyes	223 E Valley View Drive	\$155.00
37	101201220	Nickolas Valenzuela	215 E Valley View Drive	\$67.00
38	101201231	Jandely L and Mark A Eich	211 E Valley View Drive	\$580.00
39	101201241	SFR Javelin Borrower LP	207 E Valley View Drive	\$240.00
40	101201260	THR Phoenix LLC	203 E Valley View Drive	\$240.00
44	101201301	PROGRESS RESIDENTIAL BORROWER 16, LLC	109 E Valley View Drive	\$190.00
46	101201321	Progress Residential Borrower 14, LLC	101 E Valley View Drive	\$240.00
47	101201331	Julian Angel and Miguel Angel Solis	112 E Gwen Street	\$80.00
48	101201340	Donald Meador	116 E Gwen Street	\$90.00
50	101201370	Jason James Clark	202 E Gwen Street	\$80.00
51	101201381	Lori Sanders	206 E Gwen Street	\$80.00
53	101201401	Yun Chen and Michael R Santana	214 E Gwen Street	\$757.00
54	101201411	Charles T. and Stacie D. Csizmadia	218 E Gwen Street	\$125.00
55	101201420	Jimmy S and Cassie R Joy	222 E Gwen Street	\$720.00
56	101201431	Christopher Sage Dooley, Jr.	226 E Gwen Street	\$64.00
57	101201440	Brad S and Tara E Bethell	302 E Gwen Street	\$75.00
58	101201450	Terry Ann Samaniego	109 E Gwen Street	\$60.00
59	101201460	American Homes 4 Rent Properties One LLC	113 E Gwen Street	\$660.00
62	101201500	Edward J and Liane J Calderon	201 E Gwen Street	\$532.00
63	101201510	Estate of Richard Aldridge	205 E Gwen Street	\$140.00
64	101201520	Mark S and Amy M Wroblecki	209 E Gwen Street	\$80.25
65	101201531	Jacquelyn Gonzales	213 E Gwen Street	\$55.00
66	101201542	Lisa Hernandez	217 E Gwen Street	\$15.00
67	101201552	Robin Schlotterback	221 E Gwen Street	\$3.30
69	101201570	Ecco Investments 2 LLLP	8842 S 4Th Street	\$50.00
72	101201611	Crystal E Cabecera and Alejandro A Calderon	8854 S 4Th Street	\$2.21
73	101201621	Progress Residential Borrower 12 LLC	9004 S 4Th Street	\$240.00
77	101201660	Jeffrey C Avila	9020 S 4Th Street	\$160.00
78	101201673	Tony Sano	9027 S 3Rd Street	\$90.00
79	101201681	Allan Johansen	9023 S 3Rd Street	\$80.00
80	101201700	Kristiana E Zeller	9019 S 3rd Street	\$25.00
86	101201761	Christopher M Kenreigh	220 E Beth Drive	\$262.00
89	101201790	Rosella H Bissinger and Clifford A Keith	208 E Beth Drive	\$315.00
90	101201810	Cosima T. Wolf	204 E Beth Drive	\$80.00
92	101201830	Dione Cota	118 E Beth Drive	\$75.00
93	101201840	THR Phoenix, LLC	114 E Beth Drive	\$240.00
103	101200060	Christopher Scott	215 E Beth Drive	\$85.00
104	101200071	Korbyn Brock and Jhona Marie Madera Brock	219 E Beth Drive	\$52.00
105	101200080	Elvin Carl and Terry A Jones	223 E Beth Drive	\$75.00
106	101200091	Thomas and Lisa M Marra	226 E Milada Drive	\$90.00
109	101200120	Carolina or Charles L Tanton	214 E Milada Drive	\$80.00
112	101200160	Billy and Kathleen Hart	120 E Milada Drive	\$240.00
114	101200180	Diamond Property, LLC	112 E Milada Drive	\$60.00
116	* 101200201	Zacona Michaux	104 E Milada Drive	\$80.00
116	101200202	Jose A Nicolas Juarez Rausseo	104 E Milada Drive	\$160.00
120	101200250	Jose L. Mendoza	9014 S 1St Street	\$240.00
121	101200260	Estate of Marlene P Hayakawa	9018 S 1St Street	\$243.00
122	101200271	Margie Ortiz Encinas	9022 S 1St Street	\$80.00
128	101200332	Anthony Ramirez	113 E Milada Drive	\$70.00
129	101200342	Caleb Abshere	117 E Milada Drive	\$35.00
131	101200370	Linda Lopez	125 E Milada Drive	\$80.00
132	101200381	Donald Hoff and Marcela Gomez Ruiz	201 E Milada Drive	\$5.00
133	101200390	George Gomez	205 E Milada Drive	\$0.13
137	101200430	Christine Smith	221 E Milada Drive	\$77.00
139	101200451	Amanda E Milliard	303 E Milada Drive	\$80.00

**Summit at South Mountain Community Association
Prepaid Report
Period Through: 3/31/2026**

Unit Number	Account Number	Owner Name	Address	Balance
144	101200511	Ivy Jane Altares	410 E Beth Drive	\$905.08
146	101200530	Timothy M and Pamela S Leeper	418 E Beth Drive	\$80.00
147	101200540	Linda S Aguayo	422 E Beth Drive	\$80.00
149	101200560	Gregory P and Susan E Herrick	508 E Beth Drive	\$80.00
155	101200632	Arlando and Brandy Cooper	503 E Beth Drive	\$720.00
156	101200640	David A and Marianne Welker	507 E Beth Drive	\$118.00
157	101200651	Luis Alberto Hernandez Castillo	511 E Beth Drive	\$440.00
158	101200660	John and Alicia Cruz	515 E Beth Drive	\$135.00
160	101200691	Keishourd E. Miller	523 E Beth Drive	\$60.00
162	101200710	Home SFR Borrower IV LLC	526 E Milada Drive	\$240.00
164	101200730	Guadalupe J and Martha Chavez	518 E Milada Drive	\$189.00
166	101200750	Gilbert and Lydia M Taddei	510 E Milada Drive	\$40.00
168	101200770	Julie C Merida	502 E Milada Drive	\$281.00
169	101200780	Michael Camp and Leslie Mathews	416 E Milada Drive	\$85.00
172	101200820	Atilla and Cynthia Nagy	404 E Milada Drive	\$85.00
173	101200830	Mamoon and Shafia Aldulaimi	403 E Milada Drive	\$145.00
175	101200850	Beazer Pre-Owned Homes, LLC	411 E Milada Drive	\$660.00
186	101200972	Shahram Highi Tabrizi and Maryam Hemati	9025 S 6th Street	\$78.00
188	101200990	Charlotte Farr	9017 S 6th Street	\$150.25
189	101201003	Salvador Gonzalez and Yasmin Jimenez	9013 S 6Th Street	\$80.00
190	101201023	Nicholas White	9009 S 6Th Street	\$559.00

\$15,706.12

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit	Account Number	Name	Total Due	Current	30 days	60 days	90 days
2	101201031	Leslie Mathews	\$6,741.00				
		Monthly Assessment			\$160.00	\$80.00	\$4,776.00
		Working Capital					
		Transfer Fee					
		Violation/Fine					\$25.00
		Lien Rel/Prep					\$195.00
		Late Fee		\$15.00			\$1,110.00
		Collection Fees					\$230.00
		Attorney Fee					\$150.00
4	101201251	Jacob Negrete and Isabel Willits and Don Willits	\$2,288.58				
		Monthly Assessment			\$160.00	\$80.00	\$675.00
		Working Capital					
		Transfer Fee					
		Violation/Fine		\$50.00	\$225.00	\$100.00	\$298.58
		Lien Rel/Prep					\$195.00
		Late Fee		\$15.00			\$105.00
		Collection Fees					\$235.00
		Attorney Fee					\$150.00
9	101201800	Swamis, LLC	\$99.00				
		Monthly Assessment			\$59.00		
		Late Fee		\$15.00			
		Collection Fees		\$25.00			
11	101200131	Turquoise Nicole and Jamond L Erby-Bell	\$199.30				
		Monthly Assessment			\$9.30		
		Working Capital					
		Transfer Fee					
		NSF					
		Violation/Fine					
		Late Fee		\$15.00			\$30.00
		Collection Fees		\$25.00		\$60.00	\$60.00
15	101200570	Andres Flores Gutierrez	\$275.00				
		Monthly Assessment					
		Violation/Fine		\$100.00	\$125.00		\$50.00
16	101200682	Lisa and Alec Harris	\$261.00				
		Monthly Assessment			\$160.00		\$26.00
		Working Capital					
		Transfer Fee					
		NSF				\$35.00	
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees		\$25.00			
17	101200792	Shaun Rana and Safia Sultana	\$25.00				
		Monthly Assessment			\$25.00		
		Working Capital					
		Transfer Fee					
		Violation/Fine					
		Late Fee					
		Collection Fees					
19	101201010	Tung L Nguyen	\$93.00				
		Monthly Assessment			\$78.00		
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees					
22	101201061	Cam Thi Houg Nguyen	\$197.00				
		Monthly Assessment			\$157.00		
		Working Capital					
		Transfer Fee					
		NSF					
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees		\$25.00			

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit	Account Number	Name	Total Due	Current	30 days	60 days	90 days
28	101201120	Alfredo Martinez Adan	\$10,249.00				
		Monthly Assessment			\$160.00	\$80.00	\$4,484.00
		NSF					
		ARS Fees					
		Violation/Fine		\$50.00	\$50.00		\$3,900.00
		Lien Rel/Prep					\$195.00
		Late Fee		\$15.00			\$930.00
		Collection Fees					\$235.00
		Attorney Fee					\$150.00
32	101201170	Jorge A Valencia and Wednesday Ann Aguilar Valencia	\$1,222.00				
		Monthly Assessment			\$160.00	\$80.00	\$200.00
		Violation/Fine		\$50.00			
		Lien Rel/Prep					
		Late Fee		\$15.00			\$372.00
		Collection Fees		\$115.00		\$60.00	\$170.00
		Attorney Fee					
34	* 101201190	Estevan Rivera	\$821.29				
		Monthly Assessment					\$201.29
		Lien Rel/Prep					
		Late Fee					\$255.00
		Collection Fees					\$185.00
		Attorney Fee					\$180.00
34	101201191	Estevan Rivera	\$240.00				
		Monthly Assessment			\$160.00	\$80.00	
36	101201211	Yessica Medina	\$105.00				
		Monthly Assessment			\$90.00		
		Working Capital					
		Transfer Fee					
		Late Fee		\$15.00			
41	101201271	Madison Meise	\$223.20				
		Monthly Assessment			\$160.00	\$23.20	
		Working Capital					
		Transfer Fee					
		Late Fee		\$15.00			
		Collection Fees		\$25.00			
42	101201280	Roland Mark Ibbetson	\$135.00				
		Monthly Assessment			\$70.00		
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees		\$25.00	\$25.00		
43	101201291	Roald Snider	\$35.00				
		Monthly Assessment					
		Working Capital					
		Transfer Fee					
		Violation/Fine					
		Late Fee					
		Collection Fees		\$35.00			
52	101201390	Amy O and David R Nunez	\$300.00				
		Monthly Assessment			\$160.00		
		Violation/Fine			\$75.00		
		Late Fee		\$15.00			
		Collection Fees		\$25.00	\$25.00		
60	101201481	Teresa Ann Warren	\$148.00				
		Monthly Assessment			\$108.00		
		Working Capital					
		Transfer Fee					
		NSF					
		Violation/Fine		\$25.00			
		Late Fee		\$15.00			
61	101201490	Trina J Blackwell	\$25.00				

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit Account Number	Name	Total Due	Current	30 days	60 days	90 days
	Monthly Assessment Violation/Fine					\$25.00
68 101201560	Martha Vasquez Monthly Assessment Violation/Fine	\$15.00		\$15.00		
70 101201590	Dustin Ryan Monthly Assessment Late Fee Collection Fees	\$150.00			\$60.00	\$90.00
71 101201601	Sylvia Borjon Monthly Assessment Working Capital Transfer Fee Violation/Fine Late Fee Collection Fees	\$5.00		\$5.00		
74 101201630	Maria Cardenas Monthly Assessment Violation/Fine	\$100.00		\$25.00		\$75.00
75 101201640	Tyler W Gillum Monthly Assessment Violation/Fine Late Fee Collection Fees	\$340.00		\$160.00 \$25.00 \$25.00	\$80.00	
			\$15.00 \$35.00			
76 101201653	William Boening Monthly Assessment Working Capital Transfer Fee Late Fee Collection Fees	\$30.00		\$30.00		
81 101201710	Nqozika Felicia Azuoqu and Onyemeze Azuogu Monthly Assessment Violation/Fine Late Fee Collection Fees	\$25.00			\$25.00	
82 101201720	Larry R Pittman Jr Monthly Assessment Violation/Fine	\$25.00				\$25.00
85 101201750	Hien T Le and Hanh T Nguyen Monthly Assessment Violation/Fine	\$350.00			\$50.00	\$300.00
87 101201770	Ivan A Worley Monthly Assessment NSF Violation/Fine Lien Rel/Prep Late Fee Collection Fees Attorney Fee	\$1,735.00		\$160.00 \$150.00 \$15.00	\$80.00 \$195.00 \$150.00	\$525.00 \$75.00 \$235.00
88 101201780	Amanda Y Moreno Monthly Assessment Violation/Fine	\$25.00		\$25.00		
91 101201820	Christopher E. Query Monthly Assessment Violation/Fine	\$25.00		\$25.00		
94 101201852	Daniel Montanez and Madeline Yvette Arvizu Monthly Assessment	\$2,520.73		\$160.00	\$80.00	\$484.73

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit	Account Number	Name	Total Due	Current	30 days	60 days	90 days
		Working Capital					
		Transfer Fee					
		NSF					\$210.00
		Violation/Fine			\$100.00	\$175.00	\$606.00
		Lien Rel/Prep				\$195.00	
		Late Fee		\$15.00			\$75.00
		Collection Fees					\$270.00
		Attorney Fee				\$150.00	
95	101201862	Lizbeth Vega	\$5.00				
		Monthly Assessment			\$5.00		
		Working Capital					
		Transfer Fee					
		Violation/Fine					
96	101201870	Stephanie and Steven Hartung	\$817.00				
		Monthly Assessment			\$80.00		
		NSF					\$86.00
		Violation/Fine		\$75.00	\$150.00		\$411.00
		Late Fee		\$15.00			
		Collection Fees					
97	101201881	Stephanye Carson	\$3,193.60				
		Monthly Assessment			\$160.00	\$80.00	\$115.00
		Working Capital					
		Transfer Fee					
		NSF					\$10.00
		Violation/Fine					\$1,850.00
		Late Fee		\$15.00			\$383.60
		Collection Fees		\$35.00	\$25.00		\$520.00
100	101200030	Jaspreet Singh Chohan and Lovedeep Kaur Randhawa	\$256.00				
		Monthly Assessment			\$121.00		
		NSF					
		Violation/Fine					
		Lien Rel/Prep					
		Late Fee		\$15.00			
		Collection Fees		\$35.00	\$25.00	\$35.00	\$25.00
		Attorney Fee					
101	101200040	Michele L. George	\$9,494.00				
		Monthly Assessment			\$160.00	\$80.00	\$6,414.00
		ARS Fees					\$115.00
		Violation/Fine					\$400.00
		Lien Rel/Prep					\$155.00
		Late Fee		\$15.00			\$1,625.00
		Collection Fees					\$515.00
		Attorney Fee					\$15.00
102	101200050	Brian and Elizabeth Delmanowski	\$9,247.00				
		Monthly Assessment			\$160.00	\$80.00	\$6,365.00
		ARS Fees					\$115.00
		Violation/Fine					\$675.00
		Lien Rel/Prep					\$155.00
		Late Fee		\$15.00			\$1,432.00
		Collection Fees					\$235.00
		Attorney Fee					\$15.00
108	101200112	WCCM Group, LLC	\$262.00				
		Monthly Assessment			\$160.00	\$77.00	
		NSF					
		Violation/Fine			\$25.00		
		Late Fee					
		Collection Fees					
108 *	101200111	WCCM Group, LLC	\$812.00				
		Monthly Assessment					\$232.00
		Working Capital					
		Transfer Fee					
		NSF					\$70.00

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit Account Number	Name	Total Due	Current	30 days	60 days	90 days
	Violation/Fine					\$265.00
	Late Fee					\$90.00
	Collection Fees					\$155.00
111 101200150	Juan Tarango	\$75.00				
	Monthly Assessment					
	Violation/Fine					\$75.00
115 101200190	Barra Investments, LLC	\$200.00				
	Monthly Assessment					
	Violation/Fine		\$100.00	\$100.00		
	Late Fee					
	Collection Fees					
118 101200221	Jean F and Anita P Diop	\$177.00				
	Monthly Assessment				\$137.00	
	Working Capital					
	Transfer Fee					
	NSF					
	Violation/Fine					
	Lien Rel/Prep					
	Late Fee		\$15.00			
	Collection Fees		\$25.00			
	Attorney Fee					
127 101200320	Kevin Kwake	\$50.00				
	Monthly Assessment					
	Violation/Fine					
	Lien Rel/Prep					
	Late Fee					
	Collection Fees		\$35.00	\$15.00		
	Attorney Fee					
130 101200360	Laurren J Monteiro	\$7,692.00				
	Monthly Assessment			\$160.00	\$80.00	\$4,787.00
	Violation/Fine					\$1,075.00
	Lien Rel/Prep					\$195.00
	Late Fee		\$15.00			\$1,215.00
	Collection Fees					\$115.00
	Attorney Fee					\$50.00
136 101200422	Rodney Gatton	\$50.00				
	Monthly Assessment					
	Working Capital					
	Transfer Fee					
	Late Fee					
	Collection Fees		\$35.00	\$15.00		
141 101200480	Robert A and Karen K Appelwick	\$290.00				
	Monthly Assessment			\$15.00		
	Violation/Fine		\$25.00	\$25.00	\$100.00	\$125.00
	Late Fee					
	Collection Fees					
142 101200490	Trevor N and Julia A Hardeman	\$292.00				
	Monthly Assessment			\$160.00	\$30.00	
	Violation/Fine					
	Late Fee		\$15.00			
	Collection Fees		\$25.00			\$62.00
143 101200501	Amanda L Mora	\$1,488.00				
	Monthly Assessment			\$160.00	\$80.00	\$198.00
	Working Capital					
	Transfer Fee					
	Violation/Fine		\$25.00			\$275.00
	Late Fee		\$15.00			\$375.00
	Collection Fees		\$115.00		\$60.00	\$185.00
145 101200521	Julie Elise Taylor	\$120.00				
	Monthly Assessment			\$80.00		

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit	Account Number	Name	Total Due	Current	30 days	60 days	90 days
		Working Capital					
		Transfer Fee					
		Late Fee		\$15.00			
		Collection Fees			\$25.00		
150	101200581	Niser C and Angelique I Yasin	\$272.00				
		Monthly Assessment			\$137.00		
		Working Capital					
		Transfer Fee					
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees		\$60.00		\$35.00	\$25.00
151	101200593	Ryan Hornby and Stephanie Bai	\$25.00				
		Monthly Assessment					
		Working Capital					
		Transfer Fee					
		NSF					
		Violation/Fine		\$25.00			
152	101200602	Maria Garcia and Edilben Orpinel	\$465.00				
		Monthly Assessment			\$160.00	\$80.00	\$75.00
		Working Capital					
		Transfer Fee					
		Violation/Fine			\$75.00		
		Late Fee		\$15.00			
		Collection Fees		\$35.00	\$25.00		
154	101200620	Jordan M and Lenora D Jenkins	\$177.00				
		Monthly Assessment			\$87.00		
		Violation/Fine		\$50.00	\$25.00		
		Late Fee		\$15.00			
161	101200700	Ovie B and Shellie Emudianughe	\$310.00				
		Monthly Assessment			\$160.00	\$75.00	
		ARS Fees					
		Violation/Fine					
		Late Fee		\$15.00			
		Collection Fees		\$35.00	\$25.00		
		Attorney Fee					
165	101200741	Angel and Jenna T. Quezada	\$405.00				
		Monthly Assessment			\$160.00	\$80.00	\$75.00
		Working Capital					
		Transfer Fee					
		Violation/Fine					\$15.00
		Late Fee		\$15.00			
		Collection Fees		\$35.00	\$25.00		
167	101200762	Aziz Alhadi and Fatehia Y Alhaddi	\$120.00				
		Monthly Assessment			\$85.00		
		Working Capital					
		Transfer Fee					
		NSF		\$35.00			
		Violation/Fine					
		Late Fee					
		Collection Fees					
171	* 101200810	Alba G Romero	\$308.73				
		Monthly Assessment					
		NSF					
		ARS Fees					
		Violation/Fine					
		Late Fee					
		Collection Fees					
		Attorney Fee					\$308.73
171	101200812	Ramiro Nava Najera	\$380.00				
		Monthly Assessment			\$160.00	\$80.00	\$65.00
		Working Capital					

**Summit at South Mountain Community Association
Delinquency Report
Period Through: 3/31/2026**

Unit Account Number	Name	Total Due	Current	30 days	60 days	90 days
	Transfer Fee					
	Violation/Fine					
	Late Fee		\$15.00			
	Collection Fees		\$35.00	\$25.00		
174 101200840	Lami W Garber	\$215.00				
	Monthly Assessment			\$160.00	\$15.00	
	Violation/Fine					
	Late Fee		\$15.00			
	Collection Fees		\$25.00			
177 101200870	Cody Fincher and Christy Bostick	\$46.00				
	Monthly Assessment			\$46.00		
	Violation/Fine					
	Late Fee					
	Collection Fees					
178 101200880	Elizabeth Tello	\$22.00				
	Monthly Assessment					
	Violation/Fine					\$22.00
179 101200891	Michael Davis and Betty S. Lewis	\$3,832.00				
	Monthly Assessment			\$160.00	\$80.00	\$2,276.00
	Working Capital					
	Transfer Fee					
	Lien Rel/Prep					\$195.00
	Late Fee		\$15.00			\$541.00
	Collection Fees					\$415.00
	Attorney Fee					\$150.00
181 101200920	Cynthia Jackson-Sims	\$399.00				
	Monthly Assessment			\$160.00	\$80.00	\$75.00
	Lien Rel/Prep					
	Late Fee		\$15.00			\$9.00
	Collection Fees		\$35.00	\$25.00		
	Attorney Fee					
185 101200960	Andrew P and Alison L Latham	\$1,003.55				
	Monthly Assessment					
	Violation/Fine					\$903.55
	Late Fee					\$75.00
	Collection Fees					\$25.00
187 101200980	Bryant and Kalana Tipton	\$200.00				
	Monthly Assessment			\$160.00		
	Late Fee		\$15.00			
	Collection Fees		\$25.00			
Totals:		\$71,728.98	\$2,265.00	\$7,154.30	\$3,120.20	\$59,189.48
	Monthly Assessment	\$39,308.52	\$0.00	\$5,599.30	\$1,660.20	\$32,049.02
	NSF	\$446.00	\$35.00	\$0.00	\$35.00	\$376.00
	ARS Fees	\$230.00	\$0.00	\$0.00	\$0.00	\$230.00
	Violation/Fine	\$13,771.13	\$725.00	\$1,225.00	\$425.00	\$11,396.13
	Lien Rel/Prep	\$1,675.00	\$0.00	\$0.00	\$390.00	\$1,285.00
	Late Fee	\$9,252.60	\$555.00	\$0.00	\$0.00	\$8,697.60
	Collection Fees	\$5,577.00	\$950.00	\$330.00	\$310.00	\$3,987.00
	Attorney Fee	\$1,468.73	\$0.00	\$0.00	\$300.00	\$1,168.73
		\$71,728.98	\$2,265.00	\$7,154.30	\$3,120.20	\$59,189.48

Summit at South Mountain Community Association
 AR Aging with Status and Alternate Status
 Period Through: 3/31/2026

Account Number	Name	Total Due	Status	Alt Status	Last Payment Date	Last Payment Amount	Unit
101201120	Alfredo Martinez Adan	\$10,249.00	Lien	Lien	8/6/2020	\$114.50	28
101200040	Michele L. George	\$9,494.00	Lien	Lien		\$0.00	101
101200050	Brian and Elizabeth Delmanowski	\$9,247.00	Lien	Lien	9/20/2018	\$100.00	102
101200360	Laurren J Monteiro	\$7,692.00	Lien	Lien	3/25/2025	\$70.00	130
101201031	Leslie Mathews	\$6,741.00	Lien	Lien	6/20/2025	\$450.00	2
101200891	Michael Davis and Betty S. Lewis	\$3,832.00	Lien	Lien	5/1/2023	\$100.00	179
101201881	Stephanye Carson	\$3,193.60	3rd Past Due Notice		11/7/2025	\$77.00	97
101201852	Daniel Montanez and Madeline Yvette Arvizu	\$2,520.73	Lien	Lien	7/18/2025	\$124.27	94
101201251	Jacob Negrete and Isabel Willits and Don Willits	\$2,288.58	Lien	Lien	2/11/2025	\$77.21	4
101201770	Ivan A Worley	\$1,735.00	Lien	Lien	5/15/2025	\$73.00	87
101200501	Amanda L Mora	\$1,488.00	Pre-Legal Demand		10/31/2025	\$75.00	143
101201170	Jorge A Valencia and Wednesday Ann Aguilar Valencia	\$1,222.00	Pre-Legal Demand		11/20/2025	\$68.00	32
101200960	Andrew P and Alison L Latham	\$1,003.55			3/2/2026	\$80.00	185
* 101201190	Estevan Rivera	\$821.29	Bankruptcy-Chapter 13/11	Bankruptcy Ch. 13	10/31/2025	\$72.00	34
101201870	Stephanie and Steven Hartung	\$817.00	Past Due Notice		2/19/2026	\$80.00	96
* 101200111	WCCM Group, LLC	\$812.00	Bankruptcy-Chapter 13/11		7/12/2024	\$68.00	108
101200602	Maria Garcia and Edilben Orpinel	\$465.00	3rd Past Due Notice		9/29/2025	\$550.00	152
101200741	Angel and Jenna T. Quezada	\$405.00	3rd Past Due Notice		11/10/2025	\$75.00	165
101200920	Cynthia Jackson-Sims	\$399.00	3rd Past Due Notice		11/26/2025	\$75.00	181
101200812	Ramiro Nava Najera	\$380.00			11/3/2025	\$250.00	171
101201750	Hien T Le and Hanh T Nguyen	\$350.00			3/6/2026	\$80.00	85
101201640	Tyler W Gillum	\$340.00	2nd Past Due Notice		11/14/2025	\$75.00	75
101200700	Ovie B and Shellie Emudianughe	\$310.00	2nd Past Due Notice		11/14/2025	\$245.00	161
* 101200810	Alba G Romero	\$308.73		Previous Owner	12/14/2023	\$189.77	171
101201390	Amy O and David R Nunez	\$300.00	2nd Past Due Notice		2/2/2026	\$80.00	52
101200490	Trevor N and Julia A Hardeman	\$292.00	2nd Past Due Notice		1/23/2026	\$125.00	142
101200480	Robert A and Karen K Appelwick	\$290.00			3/2/2026	\$75.00	141
101200570	Andres Flores Gutierrez	\$275.00			3/6/2026	\$80.00	15
101200581	Niser C and Angelique I Yasin	\$272.00	Past Due Notice		3/9/2026	\$250.00	150
101200112	WCCM Group, LLC	\$262.00	Post Petition BK CH 13/11 - Hold Collections		8/22/2025	\$50.00	108
101200682	Lisa and Alec Harris	\$261.00	2nd Past Due Notice		1/8/2026	\$230.00	16
101200030	Jaspreet Singh Chohan and Lovedeep Kaur Randhawa	\$256.00			3/16/2026	\$75.00	100
101201191	Estevan Rivera	\$240.00	Post Petition BK CH 13/11 - Hold Collections			\$0.00	34
101201271	Madison Meise	\$223.20	2nd Past Due Notice		1/5/2026	\$75.00	41
101200840	Lami W Garber	\$215.00	2nd Past Due Notice		11/26/2025	\$70.00	174
101200190	Barra Investments, LLC	\$200.00			3/12/2026	\$50.00	115
101200980	Bryant and Kalana Tipton	\$200.00			1/2/2026	\$255.00	187
101200131	Turquoise Nicole and Jamond L Erby-Bell	\$199.30			3/16/2026	\$229.65	11
101201061	Cam Thi Hong Nguyen	\$197.00	2nd Past Due Notice		11/19/2025	\$75.00	22
101200221	Jean F and Anita P Diop	\$177.00	2nd Past Due Notice		11/3/2025	\$2,400.00	118
101200620	Jordan M and Lenora D Jenkins	\$177.00	Past Due Notice		12/1/2025	\$75.00	154
101201590	Dustin Ryan	\$150.00			3/2/2026	\$80.00	70
101201481	Teresa Ann Warren	\$148.00	Past Due Notice		10/31/2025	\$100.00	60
101201280	Roland Mark Ibbetson	\$135.00			3/3/2026	\$95.00	42
101200521	Julie Elise Taylor	\$120.00	Past Due Notice		2/9/2026	\$160.00	145
101200762	Aziz Alhadi and Fatehia Y Alhaddi	\$120.00			2/2/2026	\$75.00	167
101201211	Yessica Medina	\$105.00			1/7/2026	\$550.00	36
101201630	Maria Cardenas	\$100.00			3/6/2026	\$80.00	74

Summit at South Mountain Community Association
 AR Aging with Status and Alternate Status
 Period Through: 3/31/2026

Account Number	Name	Total Due	Status	Alt Status	Last Payment Date	Last Payment Amount	Unit
101201800	Swamis, LLC	\$99.00			3/3/2026	\$21.00	9
101201010	Tung L Nguyen	\$93.00			1/30/2026	\$50.00	19
101200150	Juan Tarango	\$75.00			3/6/2026	\$80.00	111
101200320	Kevin Kwake	\$50.00			3/18/2026	\$340.00	127
101200422	Rodney Gatton	\$50.00			3/25/2026	\$250.88	136
101200870	Cody Fincher and Christy Bostick	\$46.00			3/2/2026	\$75.00	177
101201291	Roald Snider	\$35.00			3/27/2026	\$287.00	43
101201653	William Boening	\$30.00			2/17/2026	\$115.00	76
101200593	Ryan Hornby and Stephanie Bai	\$25.00			3/2/2026	\$80.00	151
101200792	Shaun Rana and Safia Sultana	\$25.00			2/27/2026	\$80.00	17
101201490	Trina J Blackwell	\$25.00			3/6/2026	\$80.00	61
101201710	Nqozika Felicia Azuoqu and Onyemeze Azuogu	\$25.00			3/10/2026	\$80.00	81
101201720	Larry R Pittman Jr	\$25.00			3/6/2026	\$80.00	82
101201780	Amanda Y Moreno	\$25.00			3/2/2026	\$80.00	88
101201820	Christopher E. Query	\$25.00			3/6/2026	\$80.00	91
101200880	Elizabeth Tello	\$22.00			3/6/2026	\$2.00	178
101201560	Martha Vasquez	\$15.00			3/6/2026	\$75.00	68
101201601	Sylvia Borjon	\$5.00			3/13/2026	\$75.00	71
101201862	Lizbeth Vega	\$5.00			3/2/2026	\$75.00	95
		\$71,728.98					

Homeowner Care - March 2026

Summit at South Mountain - 158
Homeowner Care Representative - Anthony Balanda

Phoenix - AZ

Active Collection Accounts

#	Lot #	Name	Delinquent Action	Fee	Delinquent Amount	Total Paid	Total Due
1	9	Swamis, LLC	Reminder	\$25	\$109.00	\$80.00	\$29.00
2	11	Turquoise Nicole and Jamond Erby-Bell	Reminder	\$25	\$413.95	\$229.65	\$184.30
3	16	Lisa and Alec Harris	Reminder	\$25	\$246.00	\$0.00	\$246.00
4	22	Cam Thi Hounng Nguyen	Reminder	\$25	\$182.00	\$0.00	\$182.00
5	41	Madison Meise	Reminder	\$25	\$208.20	\$0.00	\$208.20
6	42	Roland Mark Ibbetson	Reminder	\$25	\$120.00	\$120.00	\$0.00
7	52	Amy O and David R Nunez	Reminder	\$25	\$285.00	\$0.00	\$285.00
8	118	Jean F and Anita P Diop	Reminder	\$25	\$162.00	\$0.00	\$162.00
9	142	Trevor N and Julia A Hardeman	Reminder	\$25	\$277.00	\$100.00	\$177.00
10	166	Gilbert and Lydia M Taddei	Reminder	\$25	\$205.00	\$205.00	\$0.00
11	174	Lami W Garber	Reminder	\$25	\$200.00	\$0.00	\$200.00
12	187	Bryant and Kalana Tipton	Reminder	\$25	\$185.00	\$185.00	\$0.00
13	43	Roald Snider	Late Notice	\$35	\$307.00	\$287.00	\$20.00
14	75	Tyler W Gillum	Late Notice	\$35	\$325.00	\$0.00	\$325.00
15	97	Stephanye Carson	Late Notice	\$35	\$3,178.60	\$0.00	\$3,178.60
16	100	Jaspreet Singh Chohan	Late Notice	\$35	\$316.00	\$75.00	\$241.00
17	127	Kevin Kwake	Late Notice	\$35	\$375.00	\$340.00	\$35.00
18	136	Rodney Gatton	Late Notice	\$35	\$285.88	\$285.88	\$0.00
19	152	Maria Garcia and Edilben Orpinel	Late Notice	\$35	\$450.00	\$0.00	\$450.00
20	161	Ovie B and Shellie Emudianughe	Late Notice	\$35	\$295.00	\$0.00	\$295.00
21	165	Angel and Jenna T. Quezada	Late Notice	\$35	\$390.00	\$0.00	\$390.00
22	171	Ramiro Nava Najera	Late Notice	\$35	\$365.00	\$0.00	\$365.00
23	181	Cynthia Jackson-Sims	Late Notice	\$35	\$384.00	\$0.00	\$384.00
24	150	Niser C and Angelique I Yasin	90 Day/Intent	\$60	\$507.00	\$250.00	\$257.00

***Active Account Totals** **\$745.00** **\$9,771.63** **\$2,157.53** **\$7,614.10**

****Additional Account Payments** **\$0.00**

Total Delinquencies Collected **\$2,157.53**

Return on Cost **290%**

Additional Accounts

Pre-Legal Demand Letter		Del. Balance	Paid	Due	Status
32	Jorge A Valencia	\$1,042.00	\$0.00	\$1,042.00	Demand letter sent 3/23/2026
143	Amanda L Mora	\$1,333.00	\$0.00	\$1,333.00	Demand letter sent 3/23/2026
Lien		Del. Balance	Paid	Due	Status
2	Leslie Mathews	\$6,726.00	\$0.00	\$6,726.00	Lien recorded 9/2025
4	Jacob Negrete, Isabel & Don Willits	\$2,223.58	\$0.00	\$2,223.58	Lien recorded 11/2025
28	Alfredo Martinez Adan	\$10,184.00	\$0.00	\$10,184.00	Lien recorded 7/2025
87	Ivan A Worley	\$1,570.00	\$0.00	\$1,570.00	Lien recorded 2/2026
94	Daniel Montanez & Madeline Arvizu	\$2,505.73	\$0.00	\$2,505.73	Lien recorded 2/2026
101	Michele L. George	\$9,479.00	\$0.00	\$9,479.00	Lien recorded 10/2018
102	Brian and Elizabeth Delmanowski	\$9,232.00	\$0.00	\$9,232.00	Lien recorded 10/2018
130	Lauren J Monteiro	\$7,677.00	\$0.00	\$7,677.00	Lien recorded 6/2019
179	Michael Davis and Betty S. Lewis	\$3,817.00	\$0.00	\$3,817.00	Lien recorded 7/2025
Previous Owner		Del. Balance			
171	Alba G Romero	\$308.73			

Outstanding Pending Approvals

Per the signed Homeowner Care Authorization, the below listed accounts require Board authorization to proceed

Lot #	Name	Pending Action Requiring Board Approval	Approved
2	Leslie Mathews	Proceed with demand letter and attorney referral	Y/N
4	Jacob Negrete, Isabel & Don Willits	Proceed with attorney referral	Y/N
28	Alfredo Martinez Adan	Proceed with demand letter and attorney referral	Y/N
87	Ivan A Worley	Proceed with attorney referral	Y/N
94	Daniel Montanez & Madeline Arvizu	Proceed with attorney referral	Y/N
101	Michele L. George	Proceed with demand letter and attorney referral	Y/N
102	Brian and Elizabeth Delmanowski	Proceed with demand letter and attorney referral	Y/N
130	Lauren J Monteiro	Proceed with demand letter and attorney referral	Y/N

*Active accounts are those that received letters and phone calls per the Homeowner Care Agreement

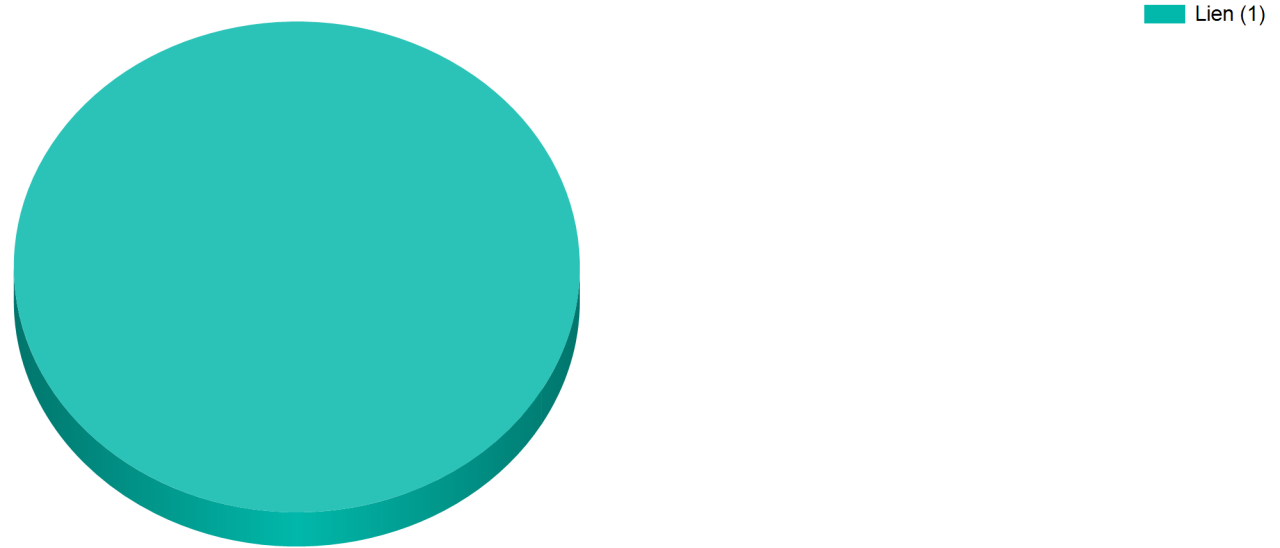
**Additional Accounts are those that have been through the first 90 days of Homeowner Care or accounts that are being suspended from the letter process due to various reasons described in the Status

*** Accounts placed with an Attorney or Collection Agency are not monitored by Homeowner Care. Please refer to the your Attorney status reports and AR reports for these accounts.

Historical Report

Brown Community Management, Inc.

Summit at South Mountain Community Association Overview



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Historical Report

Brown Community Management, Inc.



Summit at South Mountain Community Association

Owner	Assn Acct No.	Firm Acct No.	Property Address	Area of Law	Stage
Charles T. & Staci D. Csizmadia	054 1012014111	SUMMITSM.0043	218 East Gwen Street	Bankruptcy	Lien

Contact: carolina.murphey@chdblaw.com

- 03/31/2026 Said FDCPA language. Telephone conference with Staci - (602) 486-6161; she received a ledger an amount due, but she had a credit. She was diagnosed with ALS. Account ledger requested.
- 02/20/2026 Received email from Valarie/ Brown asking if file is closed, Pre petition is paid off and the Post petition account now has a credit balance. Emailed that they will receive an invoice for \$293.40 for the release documents. Once this is paid, we will close the file here. Please know that the owner paid \$3, 323.71. The bank only withdrew \$323.71. The owner then remitted \$3,000 via cashier's check and we forwarded that to your office on 2/9/2026.
- 02/19/2026 Associations' Satisfaction of Judgment CV2015-090230 & Release of Lis Pendens filed on 2-12-2026
- 02/19/2026 Release of Lis Pendens recorded in Maricopa County on 2-12-2026
- 02/19/2026 Associations' Satisfaction of Judgment CV2015-090230 recorded in Maricopa County on 2-12-2026
- 02/19/2026 Release of Lien recorded in Maricopa County on 2-12-2026
- 02/12/2026 Filed foreclosure Satisfaction of Judgment and Release of Lis Pendens with Superior Court and recorded with Maricopa County Recorder; copies mailed to Defendant(s).
- 02/12/2026 Telephone conference with Staci - she needs the documents. She was the one who found the bank did something wrong (withdrew the wrong amount).
- 02/12/2026 Received two emails from owner asking that the satisfaction be reviewed quickly. She states it's been 2 weeks, then the bank made the error of only drafting \$300, instead of \$3,000. Emailed owner that moved the satisfaction up in priority.
- 02/11/2026 Owner asked if attorney reviewed and signed the satisfaction. Emailed that they are in the attorney's queue.
- 02/09/2026 Forwarded cashier's check no. 9415059264 for \$3000.00 to client.
- 02/09/2026 Payment received: \$3,000.00, Check: #9415059264, TransDate: 02/06/2026 - Cashier's Check
- 02/09/2026 Telephone conference with Staci - we explained that we prepared the satisfaction and the attorney reviewing same. We will mail and email to her.

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Historical Report

Brown Community Management, Inc.



- 02/06/2026 Prepared satisfaction of judgment and lien release for attorney review.
- 02/06/2026 Owner delivered \$3,000 check. Received email from owner that needs satisfaction.
- 02/06/2026 Association received check. Asked they advise when check clears. Said FD CPA language. She's at the bank and check # 9358 cleared for the wrong amount. It cleared for \$323.71. She verified it's the right check number. She'll bring a check in for \$3,000. Emailed Association regarding same.
- 02/04/2026 Received email from owner if check forwarded to association but not cleared yet. Telephone conference with Staci - wants to make sure that payment received because it has not cleared. Emailed Association if check cleared.
- 01/30/2026 Forwarded check no. 9358 for \$3,231.71 to client.
- 01/30/2026 Payment received: \$3,231.71, Check: #9358, TransDate: 01/28/2026 - Check
- 01/29/2026 Emailed association that personal check #9358 for \$3231.71. Also, owner said Owner also mentioned that the HOA took out another payment
- 01/29/2026 Received email from owner that she delivered a check. Emailed that we'll forward this payment to the Association and once the check clears, we will prepare the documents.
- 01/28/2026 Owner emailed that amounts don't match what she has. Emailed that the \$293.40 is to satisfy the judgment, release the lien, and the lis pendens. The ledgers are from today.
- 01/28/2026 Received email from Beth that / Escrow department handles resale and refinances. Emailed payoff to owner. due 2/10/26
- 01/28/2026 Received ledger. Asked association if HELOC loan needs to go through their escrow department. Clerk indicates that thinks that only refinances need to go through escrow. Total due through February 2026 is \$3231.71. Waiting on Brown to advise if HELOC loan needs to go through their escrow department.
- 01/28/2026 Received emails from owner. Said fdcpa language. Telephone conference with Staci - discussed emails regarding Catalyst Legal winding down, email from Catalyst asking that she continue making hoa payments (pre pet was included in claim), title report showing the lien, lis pendens, and jdmt. She claims she did not know when the assessments increased. She claims that they received ballots. We explained that the budget is mailed out to all owners and/or notice is sent via email. She claims to never have received it. Discussed that the lien is a marker that money is due. Explained that the Judgment includes ongoing assessments so if she owes money, then the judgment needs to stay in place.
- 01/27/2026 Emailed Association if wants to renew judgment. Account ledger requested.
- 01/27/2026 Said fdcpa language. Telephone conference with Staci (602) 486-6161 (email: stacicizmadia@gmail.com); bk case appears to be open. Bank told them that they 700 from 2019; \$12,000 from 2016 (she says that they satisfied the jdmt).
- 09/24/2025 Reviewed ledger and confirmed that Owner is remitting payments.
- 09/03/2025 Account ledger requested to determine next step.

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Historical Report

Brown Community Management, Inc.



02/10/2025	Bankruptcy court provided decision to owner regarding mortgage. Bankruptcy terminated. We are waiting for owner to resolve via tax refund.
12/27/2024	Bankruptcy was reopened as owner is requesting clarification on mortgage payments. We will continue to monitor.
12/27/2024	We are waiting on the owner to submit her proposal to resolve.
11/26/2024	Staci called after receiving the discharge letter and questions the balance. CHDB will work with the owner on verification of the debt and payment arrangements.
11/22/2024	Mailed bankruptcy discharged letter to bankruptcy Attorney for Defendant(s)
11/13/2024	Reviewed ledger. Owner remitted payments, but is delinquent. Emailed Association regarding missing invoices and \$757.84 that needs to be written off. Prepared discharge letter to attorney review.
10/15/2024	Payment received: \$68.00, Check: #, TransDate: 10/15/2024 - Ledger Payment - emailed Association ok to post payment
05/03/2024	Requested ledger to review for any payments made directly to client
05/03/2024	Prepare and send Bankruptcy Discharge Letter
02/15/2024	Discharge Order has been entered by the Bankruptcy Court. This means that the Debtor has received a discharge of all personal liability for debts existing at the time they filed for bankruptcy protection. The Association's assessment lien remains intact.
12/22/2023	Chapter 13 Bankruptcy is active. No new action affecting Association. We will continue to monitor.
10/13/2023	Forwarded check no. 822262986 for \$68.00 (assmt) to client.
10/13/2023	Payment received: \$68.00, Check: #822262986, TransDate: 10/12/2023 - Check (assmt)
10/06/2023	Forwarded BK Trustee Check no. 698268 for \$1.21 (.02 interest) to client
10/06/2023	Payment received: \$1.21, Check: #698268, TransDate: 10/04/2023 - BK Trustee check
08/21/2023	Chapter 13 Bankruptcy is active. No new action affecting Association. We will continue to monitor.
08/07/2023	Forwarded BK Trustee Check no. 696876 for \$230.97 (3.57 interest) to client
08/07/2023	Payment received: \$230.97, Check: #696876, TransDate: 08/03/2023 - BK Trustee Check
06/12/2023	Forwarded BK Trustee Check no. 69544 for \$229.78 (1.19 interest) to client
06/12/2023	Payment received: \$229.78, Check: #695424, TransDate: 06/03/2023 - BK Trustee Check
05/09/2023	Forwarded Bankruptcy Check#694663 for \$626.46 to client. Please apply 8.82 for interest
05/09/2023	Payment received: \$626.46, Check: #694663, TransDate: 05/03/2023 - Bk Trustee Check

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Historical Report

Brown Community Management, Inc.



- 03/31/2023 Chapter 13 Bankruptcy is active. No new action affecting Association. We will continue to monitor.
- 03/08/2023 Forwarded Bankruptcy Check#693148 for \$657.26 to client - please offset \$7.79 for interest
- 03/08/2023 Payment received: \$657.26, Check: #693148, TransDate: 03/03/2023 - BK Trustee Check
- 02/07/2023 Forwarded Bankruptcy Check#692396 for \$1309.74, please apply \$28.92 to interest
- 02/07/2023 Payment received: \$1,309.74, Check: #692396, TransDate: 02/03/2023 - BK Trustee Check
- 12/29/2022 Payment received: \$656.42, Check: #690860, TransDate: 12/03/2022 - Bankruptcy Check
- 12/29/2022 Bankruptcy Check#690860 for \$656.42 forwarded to client. Please apply \$17.79 to interest.
- 12/14/2022 Payment received: \$68.00, Check: #786965906, TransDate: 12/14/2022 - Ledger Payment - emailed Association to post to post-petition and to post for December as indicated on the check.
- 11/14/2022 Forwarded BK Trustee Check no. 690056 for \$2,716.50 to client.
- 11/14/2022 Payment received: \$2,716.50, Check: #690056, TransDate: 11/03/2022 - BK Trustee Check
- 10/26/2022 Forwarded BK Trustee Check no. 689261 for \$518.82 to client.
- 10/26/2022 Payment received: \$518.82, Check: #689261, TransDate: 10/05/2022 - BK Trustee Check
- 10/19/2022 Chapter 13 Bankruptcy is active. No new action affecting Association. We will continue to monitor.
- 10/05/2022 Instructed Association to apply payment to September as indicated in the check.
- 10/05/2022 Payment received: \$68.00, Check: #778774381, TransDate: 10/05/2022 - Ledger Payment - Emailed ok to post to post-petition
- 09/21/2022 Chapter 13 Bankruptcy is active. The Trustee filed a motion to dismiss for failing to make payments (\$8006.65). The owner needs to resolve the delinquency, convert to chapter 7, or amend the plan. We will continue to monitor.
- 08/30/2022 Payment received: \$68.00, Check: #774461415, TransDate: 08/30/2022 - Ledger Payment - Association received payment. Emailed to post to post-petition ledger.
- 08/16/2022 Chapter 13 Bankruptcy is active. The Trustee is disbursing payments and we will forward as they are received. We will continue to monitor.
- 07/06/2022 Payment received: \$68.00, Check: #767880978, TransDate: 07/06/2022 - Ledger Payment - Association advised they received ck #767880978 for \$68. Emailed to post on post-petition ledger.
- 06/09/2022 Payment received: \$68.00, Check: #764436882, TransDate: 06/09/2022 - Ledger Payment - Association received ck 764436882 for \$68. Emailed to post to ledger
- 05/23/2022 Attorney Rudder reviewed draft and tweaked same. Emailed owner's attorney that Association willing to waive \$175 in violations, advised that

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Historical Report

Brown Community Management, Inc.



they've only made 2 payments, all other payments are from the trustee, provided history of file. They owe \$3,620.50 post-petition and asked if they would like to enter into a repayment plan agreement (\$255 for same). Owner's bankruptcy attorney's office will forward to client.

05/19/2022 Association advises for 2019 the association did not send out monthly statements, they sent out an annual coupon booklet. They started sending out monthly statements to all owners in January of 2020. Coupon books for 2019 were sent out to property address (only address on file). No statements sent out because file at attorney's office. No digital copies of coupons. Forwarded draft response to Attorney Rudder for review.

05/19/2022 Association advised that for 2019 the association did not send out monthly statements, they sent out an annual coupon booklet. They started sending out monthly statements to all owners in January of 2020. Asked them to confirm the coupon was sent to the property and to forward the statements for January February and March 2020..

05/19/2022 Association advised that Monthly statements are being mailed out showing the post petition balance only. Requested copy of statements for Feb 2019, March 2019, and April 2019.

05/19/2022 Manager Brandon Moore indicates that he did make several violations onsite while in the community. For some reason, the letters did not transpose to their system to be sent. He advises Valarie that he approves all violation fines be removed since their system failed. If this same issue happened with their collection letters not being sent properly, He has no problem also waiving all late fees. Valarie states they manually send out the collection letters by Letterstream and by hand in the office. Manager advises that board would have to approve the removal of \$500 in late fees. Asked Association to confirm collection letters did get sent out and to send copies

05/18/2022 Attorney Rudder asks if we have copies of the notices, How much are the fines? How much are the late fees? Likely, the Association did send notices. As to the post-petition late fees, Attorney Rudder doesn't see any payments post-petition so the late fees appear to be completely appropriate. Emailed Association asking if notices sent and to provide same. Explained the owner's concern that they did not receive notices for parking or late payments.

05/12/2022 Received email from the bankruptcy attorney's office that they prepared a modified plan and sent over the ledger to their clients, but the clients are wondering why they did not receive any notice for the parking violations to give them a reasonable attempt to resolve the issue, nor about the missed payments resulting in significant late fees. Asks if we can see if the Association would budge on the parking violations or late fees. They advise that their client has every intention of complying with the HOA, but are just concerned about the communication regarding fines, late fees etc. Forwarded to Attorney Rudder to review and provide direction.

05/12/2022 Association advises that they will ask AR to watch for this one, but it will be hard to always track as the payment will keep posting to the oldest assessment balance due first per the statutes.

05/09/2022 Bankruptcy check#685170 for \$636.20 forwarded to client. Please apply \$36.72 to interest.

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Historical Report

Brown Community Management, Inc.



- 05/09/2022 Payment received: \$636.20, Check: #685170, TransDate: 05/04/2022 - Bankruptcy Check
- 05/02/2022 Emailed Association that owner called and said she remitted the May 2022 assessment. We instructed they post May 2022 payment to May 2022 assessment.
- 05/02/2022 Received voicemail from Staci / owner that she received a statement and it does not have the April payment and she just made a payment in May. She wants to confirm that the payments are being posted to the correct ledger. Reviewed file and noted that we instructed Association to post payments to post-petition. Emailed Association regarding same. Emailed owner's attorney that owner called and that we instructed association to post payments from owner to post-petition.
- 04/13/2022 Tabulated total for post-petition. Prepared ledger. Forwarded same to bankruptcy attorney asking they include same in amended plan. Provided language for non-standard provision. Association agreed to roll post-petition into claim through the March 2022 assessment. Owner remitted \$68 on 4/13/2022. Next assessment of \$68 due 5/1/2022.
- 04/13/2022 Payment received: \$68.00, Check: #757549109, TransDate: 04/13/2022 - Ledger Payment - Association emailed if could post \$68 payment; emailed to post to post-petition ledger
- 04/11/2022 Bankruptcy Check#684317 for \$535.17 forwarded to client. Please apply \$218.32 to interest.
- 04/11/2022 Payment received: \$535.17, Check: #684317, TransDate: 04/04/2022 - Bankruptcy Check
- 03/29/2022 Association agreed to roll the delinquency through March 2022 into the plan. Telephone conference with Christa regarding same. Emailed her regarding same. Ledgers requested and received.
- 03/29/2022 Bankruptcy attorney asked if there is a response to their request to roll post-petition into bankruptcy. Advised Association reviewing, but asked them to have their clients remit \$68 assessment that posts on 1st of month. Next one due 4/1/2022.
- 03/29/2022 Manager Brandon Moore asks if dealt with request to include post-petition before. WE explained that we generally recommend that the Association agree to roll the post-petition into the plan. Provided they complete the plan, the Association will get paid through the plan through date certain. So, in this case, through March, 2022. Otherwise, the alternative would be to deny, then the other option would be to pursue stay relief. The owners would need to meet the criteria for foreclosure. The criteria for foreclosure is that the owner must be delinquent \$1200 in assessments only or be delinquent for twelve (12) months. We generally estimate that stay relief is approximately \$3,000 - \$5,000 depending upon whether there is a hearing in the case. Once stay relief is granted, then the Association can pursue foreclosure. The foreclosure process is a separate cost. Cost wise, it's less expensive for the Association to allow the post-petition to be rolled into the plan. Please advise how the Association wishes to proceed.
- 03/15/2022 Check#683466 for \$50.27 forwarded to client. Please apply \$50.27 to interest.

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Historical Report

Brown Community Management, Inc.



- 03/10/2022 Payment received: \$50.27, Check: #683466, TransDate: 03/03/2022 - BK Trustee's Check
- 03/01/2022 Received email from bankruptcy attorney that owners are delinquent approximately \$3500 post petition. They thought the post-petition was being paid through the bankruptcy. The bankruptcy attorney is asking if the Association would be amenable to rolling the post-petition delinquency through February 1, 2022 into a modified plan. Emailed that would ask the Association regarding same. Ledger requested and asked Association if they are amenable to same.
- 01/31/2022 Chapter 13 Bankruptcy is active. The Trustee is disbursing payments and we will forward as they are received. We will continue to monitor.
- 12/14/2021 Chapter 13 Bankruptcy is active. The Trustee is disbursing payments and we will forward as they are received. We will continue to monitor.
- 09/23/2021 Bankruptcy Check#678529 for \$2021.48 forwarded to client,. Please apply \$144.45 to interest.
- 09/21/2021 Payment received: \$2,021.48, Check: #678529, TransDate: 09/21/2021 - BK Trustee check
- 09/20/2021 Chapter 13 Bankruptcy is active. The Trustee is disbursing payments and we will forward as they are received. We will continue to monitor.
- 08/05/2021 Chapter 13 Bankruptcy is active. The Trustee filed a motion to dismiss due to missing plan payments (\$7,148.55). The owner must resolve delinquency, convert to chapter 7, or amend plan. We will continue to monitor.
- 07/12/2021 Chapter 13 Bankruptcy is active. The Trustee is disbursing payments and we will forward as they are received. We will continue to monitor.
- 06/17/2021 Bankruptcy Check#675958 for \$667.66 forwarded to client. Please apply \$51.36 to interest.
- 06/09/2021 Payment received: \$667.66, Check: #675958, TransDate: 06/03/2021 - BK Trustee check
- 05/18/2021 Bankruptcy Check#675108 for \$676.15 forwarded to client. Please apply \$54.59 to interest.
- 05/13/2021 Payment received: \$676.15, Check: #675108, TransDate: 05/05/2021 - BK Trustee check
- 04/16/2021 Check#674220 for \$665.24 forwarded to client. Please apply \$114.92 to interest.
- 04/12/2021 Payment received: \$665.24, Check: #674220, TransDate: 04/03/2021 - BK Trustee check
- 04/05/2021 Chapter 13 Bankruptcy is active. We are receiving payments from the trustee and we are forwarding same. We will continue to monitor.
- 02/12/2021 Check#672462 for \$575.54 forwarded to client. Please apply \$60.14 to interest.
- 02/09/2021 Payment received: \$575.54, Check: #672462, TransDate: 02/03/2021 - BK trustee check
- 01/20/2021 Bankruptcy Check#671615 for \$574.52 forwarded to client. Please apply \$62.81 to interest.
- 01/14/2021 Chapter 13 Bankruptcy is active. We are receiving payments from the trustee and we are forwarding same. We will continue to monitor.
- 01/11/2021 Payment received: \$574.52, Check: #671615, TransDate: 01/06/2021 - BK Trustee check
- 12/23/2020 Bankruptcy payment of \$386.11 Forwarded check #670757 to client

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Historical Report

Brown Community Management, Inc.



- 12/09/2020 Payment received: \$386.11, Check: #670757, TransDate: 12/03/2020 - BK Trustee check
- 12/07/2020 Chapter 13 Bankruptcy is active. We are receiving payments from the trustee and we are forwarding same. We will continue to monitor.
- 11/20/2020 Chapter 13 Bankruptcy is active. We are receiving payments from the trustee and we are forwarding same. We will continue to monitor.
- 11/13/2020 Bankruptcy Check#669904 for \$385.11 forwarded to client. Please apply \$66.15 to interest.
- 11/05/2020 Payment received: \$385.11, Check: #669904, TransDate: 11/04/2020 - BK Trustee Check
- 10/15/2020 Bankruptcy Check#669041 for \$384.40 forwarded to client. Please apply \$67.79 to interest.
- 10/12/2020 Payment received: \$384.40, Check: #669041, TransDate: 10/03/2020 - BK Trustee Check
- 09/21/2020 Bankruptcy Trustee check no 668160 for \$383.29 forwarded to client.
- 09/14/2020 Payment received: \$383.29, Check: #668160, TransDate: 09/03/2020 - BK Trustee check
- 08/19/2020 Bankruptcy trustee check no. 667260 for \$382.15 forwarded to client.
Please apply \$71.05 to interest and \$311.10 to principal.
- 08/11/2020 Payment received: \$382.15, Check: #667260, TransDate: 08/05/2020 - BK trustee check
- 07/06/2020 Payment received: \$380.93, Check: #666368, TransDate: 07/04/2020 - BK Trustee Check
- 06/22/2020 Bankruptcy check#665495 for \$379.56 forwarded to client.
- 06/08/2020 Payment received: \$379.56, Check: #665495, TransDate: 06/03/2020 - BK Trustee Check
- 05/08/2020 Bankruptcy payment of \$450.57 Forwarded check #664584 to client
- 05/06/2020 Payment received: \$450.57, Check: #664584, TransDate: 05/05/2020 - BK Trustee Check
- 04/13/2020 Received bankruptcy payment of \$449.32 Forwarded check #663703 to client
- 04/08/2020 Payment received: \$449.32, Check: #663703, TransDate: 04/03/2020 - BK Trustee Check
- 03/10/2020 Received payment of \$448.53 - Forwarded trustee check #662795 to client
- 03/06/2020 Payment received: \$448.53, Check: #662795, TransDate: 03/04/2020 - BK Trustee Check
- 02/10/2020 Bankruptcy payment of \$445.73 Forwarded check #661921 to client

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Historical Report

Brown Community Management, Inc.



- 02/06/2020 Payment received: \$445.73, Check: #661921, TransDate: 02/05/2020 - BK Trustee Check
- 01/13/2020 Payment received: \$442.82, Check: #661058, TransDate: 01/13/2020 - BK Trustee's Chk
- 01/13/2020 Received bankruptcy payment of \$442.82 Forwarded check #661058 to client
- 01/10/2020 We are receiving disbursements from the trustee and we will continue to forward same.
- 12/11/2019 Payment received: \$495.23, Check: #660188, TransDate: 12/11/2019 - BK Trustee's Chk
- 12/11/2019 Received bankruptcy payment of \$495.23 Forwarded check #660188 to client
- 11/17/2019 Review Chapter 13 Trustee's Report of Allowed Claims to ensure proper treatment of the Association's Proof of Claim. The Association will be paid \$17,037.71 at 6.25% per annum.
- 11/12/2019 Received email from Association if should post interest for \$1153.60. Emailed that they should otherwise the amount meant for interest will pay down the principal.
- 11/11/2019 Stipulated Order Confirming the Bankruptcy Plan has been entered by the Bankruptcy Court. This means that the Debtor's proposed plan to repay pre-bankruptcy debt has been approved by the Court and the Association should start receiving payment on that debt. Any charges/assessments accruing after the date of the bankruptcy filing must be paid by the Debtor or Association can pursue standard collection activity against the Debtor for the post-bankruptcy charges.
- 11/06/2019 Payment received: \$1,690.09, Check: #659335, TransDate: 11/04/2019 - BK Trustee Check
- 10/11/2019 Signed Original Stipulated Order Confirming Second Amended Chapter 13 Plan Mailed to Bankruptcy attorney for filing.
- 10/08/2019 Forwarded signed Stipulated Order Confirming plan to Assistant for scanning/mailing to bankruptcy attorney.
- 10/08/2019 Review, revise and finalize proposed Stipulated Order for Confirmation from opposing counsel that did not change the Association's treatment but did change treatment of other claims so needed to be resubmitted.
- 09/05/2019 Chapter 13 Bankruptcy is active. We are waiting for plan to be confirmed. We will continue to monitor.
- 07/17/2019 Trustee's Sale cancelled
- 06/18/2019 Mailed signed SOC to bankruptcy attorney.
- 06/17/2019 Review, revise and finalize Stipulated Order for Confirmation. Forward to CAM to transmit same to opposing counsel.
- 06/14/2019 Trustee's Sale postponed to 7/10/19

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Historical Report

Brown Community Management, Inc.



- 06/13/2019 Received email from April/ Catalyst Legal Group forwarding stipulated Order confirming plan; Forwarded same to Attorney Rudder for review.
- 05/14/2019 Trustee's Sale postponed to 6/10/19
- 05/12/2019 Review Trustee's Evaluation/Recommendations for Second Amended Plan to ensure the Association's claim is correctly addressed. Association renewed its objection because Second Amended Plan still does not accurately reflect the Association's claim. Trustee requires the Association's objection be resolved before Second Amended Plan will be confirmed.
- 04/10/2019 Efiled Renewed objection to Plan Confirmation. Mailed document to individuals listed in certificate of mailing.
- 04/09/2019 Prepared renewed objection for attorney review.
- 04/08/2019 Trustee Sale postponed to 5/10/2019.
- 03/25/2019 Reviewed chapter 13 plan filed on 3/14/19. The Association is in the correct plan, however, the plan does not address the post-petition assessments. We emailed the attorney to amend the plan by 4/3/19 otherwise, we object.
- 03/07/2019 Trustee's Sale Postponed to 4/8/19
- 02/11/2019 Trustee Sale Postponed to: 03/07/2019
- 02/11/2019 Review Trustee's Recommendations on Debtors' Amended Plan. Association objected to the Plan and the Trustee requires the Debtors to resolve the objection or the Plan will not be confirmed. In addition, because of how Debtors treated the Association's claims in their Plan versus the Association's actual claim, the Plan is short by about \$7100 so Debtors have to increase their monthly payments to compensate for that shortfall or the Plan will not be confirmed.
- 01/21/2019 Trustee's Sale postponed to 2/7/19
- 12/27/2018 E-filed Notice of Appearance, Proof of Claim and Objection to Plan Confirmation; mailed copies to debtor and other parties listed.
- 12/26/2018 Efiled Proof of Claim and Objection. Mailed same to individuals listed in certificate of mailing.
- 12/14/2018 Chapter 13 bankruptcy still active. Debtor filed new plan. Association still not included in plan. We will object to same. We will continue to monitor.
- 11/27/2018 Trustee's Sale postponed to 1/7/19
- 11/27/2018 Send email to bankruptcy attorney regarding including Association in plan, then do standard objection. Emailed Nathan Finch / bankruptcy attorney regarding same - due 12/5/18.
- 11/20/2018 Debtor has filed for Chapter 13 Bankruptcy on 10/19/18; Debtor's schedules indicate that Debtor is intending to keep the property. The full lien balance will be required to be satisfied or the Association may proceed with foreclosure (assuming the debt satisfies the legal thresholds for foreclosure). Reviewed plan and noted that Association is not included in same. They have language in plan for lien avoidance, but does not

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Historical Report

Brown Community Management, Inc.

	indicate what lien they intend to avoid.
11/05/2018	Provided Staci with the balance due of \$16,268.05
11/05/2018	Conference with Staci 602-486-6161; they filed BK on 10/19/18 No. 2:18 BK 12811-MCW; she is requesting the approximate balance due
10/24/2018	Trustee's Sale postponed to 11/26/18
08/28/2018	Trustee's Sale postponed to 10/23/18
07/25/2018	Trustee's Sale postponed to 8/24/2018
05/25/2018	Trustee's Sale postponed to 7/24/18
03/19/2018	Received trustee's sale notice setting sale for 5/24/18; will hold for outcome of sale
02/23/2018	Holding for board response on proceeding with sheriff sale
01/22/2018	Bankruptcy was dismissed and has not been reinstated; trustee's sale was cancelled and mortgage is now current; sent email to manager asking of board wants us to proceed with sheriff sale
01/18/2018	Received report showing no new recordings; will check for any new BK then contact the manager asking if board wants to proceed with a sheriff sale
12/29/2017	Holding for report from title co
11/07/2017	Per Credit Report mortgage is current; requesting updated title report
11/02/2017	Chapter 13 bankruptcy was dismissed and is now terminated. the Trustee's Sale was canceled on 10/2/17. Therefore, we can proceed with resetting the Sheriff's Sale.
11/02/2017	Prior to proceeding with sheriff sale we need to pull ledgers and order updated title report to see any new recordings on the property
10/30/2017	Trustee Sale cancelled 10/02/17
08/31/2017	Trustee Sale postponed to 10/02/17
08/30/2017	Following up on outcome of sale.
05/03/2017	Trustee's Sale postponed to 06/19/2017
04/14/2017	Although owner's filed for bankruptcy, they were dismissed for failing to file necessary documents. This case has still not been reinstated and the Bankruptcy filed his final report on 4/7/17 requesting to be discharged. We will continue to monitor.
03/30/2017	Debtor has filed for Chapter 13 Bankruptcy on 3/7/17. Their plan was due on 3/21/17. They failed to file their list of creditors as required and

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Historical Report

Brown Community Management, Inc.



- their case was dismissed on 3/15/17. We will monitor to see if they reinstate.
- 03/22/2017 Received payment of \$217.92 forward check #155994 to client
- 03/07/2017 Received message from debtor that they filed bankruptcy - 2:17-BK-02024-DPC
- 02/09/2017 Sent email to Sheriff to cancel sale per board's request since a trustee's sale has been set; received confirmation from Sheriff it has been cancelled; will hold for outcome of trustee's sale
- 02/08/2017 Resent email to manager re board decision on stopping sheriff sale
- 01/10/2017 Received trustee's sale notice setting sale for 4/5/17; sent email to manager recommending that we cancel the sheriff sale
- 12/29/2016 Letter to Sheriff and Writ of Special Execution prepared
- 12/21/2016 Superior Court Order Awarding Post-Judgment Attorneys' Fees and Costs of Collection entered on 12/21/2016
- 12/06/2016 Prepared finalized Application for Post-Judgment Attorneys' Fees & Costs for filing by server.
- 12/05/2016 Judgment was signed by Commissioner Benny; she indicates on all Judgments that a request for post Judgment fees/costs must be submitted prior to going to sheriff sale; therefore we will request those fees by preparing an application
- 12/01/2016 Received updated title report and will proceed with Sheriff sale
- 11/28/2016 Holding for updated title report; sent email to title co re same
- 10/17/2016 Email with manager that we are waiting on board decision on proceeding with sheriff sale
- 10/17/2016 Per board proceed with sheriff sale; will first order updated title report
- 09/06/2016 No payments or response from board; have recorded foreclosure Judgment; no trustee's sale notice recorded per Maricopa County Recorder; holding for direction from board
- 07/19/2016 Holding for response from board on proceeding with sheriff sale
- 06/15/2016 Post foreclosure judgment letter sent to board to review and determine if they want to proceed with a sheriff sale.
- 06/10/2016 Credit Report confirms mortgage was reinstated; has numerous collection accounts for medical
- 06/07/2016 Trustee's sale cancelled; no payments or response from debtors; will check Credit Report
- 06/06/2016 Trustee Sale cancelled
- 05/11/2016 No payments; holding for outcome of trustee's sale
- 04/19/2016 Have recorded foreclosure Judgment; no payments; trustee's sale set for 5/27/16; will send post Judgment letter but will then hold for outcome

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Historical Report

Brown Community Management, Inc.

of trustee's sale

04/19/2016	Letter - Post Judgment Demand Letter
03/04/2016	Received trustee's sale notice setting sale for 5/27/16
02/25/2016	Superior Court Judgment and Decree of Foreclosure and Order of Sale entered on 2/22/2016.
02/25/2016	Ordering updated title report through recorded foreclosure Judgment
02/24/2016	Judgment and Decree of Foreclosure and Order of Sale Granted certified copy Recorded with Maricopa County Recorder
02/16/2016	Default Judgment Packet delivered to Commissioner Benny at SouthEast Facility for February 24, 2016 hearing.
02/11/2016	Application & Affidavit re: Attorney Fees prepared
02/11/2016	Judgment Documents prepared for default hearing
01/25/2016	Default Hearing set for 2/22/16 @ 9:00 am at SC SE Facility Comm. Benny
01/25/2016	Default Hearing set for February 22, 2016 at 9:00 a.m. before Commissioner Benny at SC SE Facility
01/11/2016	No payments will request default hearing be set
01/06/2016	On 1/6/2016, Court placed matter on Dismissal Calendar until 4/25/2016.
12/29/2015	Called the Court to follow-up on the Motion to Continue case; the Judge and staff are out of the office; returning January 4, 2016; will follow-up after that date.
12/21/2015	Motion to Continue Case on the Dismissal Calendar for an additional 120 days to allow for Default Hearing Filed with the Court.
12/14/2015	Prepared a Motion to Continue on the dismissal calendar to allow for scheduling a default hearing.
12/10/2015	Application for Entry of Default and Affidavit on Default and Entry of Default filed with the Court.
12/08/2015	Default documents prepared against Charles T and Staci D. Csizmadia
12/03/2015	No payments or response from debtors; proceeding with default
11/30/2015	Lawsuit served on (name) and on /09.
11/11/2015	Served by Alternate Service by Posting on 10/30/2015
10/26/2015	Completed instruction sheet to Server and provided copies of Summons & Complaint, etc. for Alt. service per the signed Order.
10/20/2015	Order for Extension of Time To Serve until 12/11/2015 signed by Judge on 10/14/2015
10/15/2015	Motion for an Order Allowing Alternate Service prepared

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Historical Report

Brown Community Management, Inc.



10/15/2015	Per phone call to Superior Court Judge Talamante signed Order to Extend Time to Serve on 10/14/15; Plaintiff has until December 11, 2015 to serve Defendants
10/14/2015	Per Superior Court Order for Extension of Time to Serve has not been signed yet.
10/07/2015	Motion to Extend Time to Serve e-filed with Maricopa County Superior Court
10/07/2015	Requesting extension so we can serve by alternate service as debtors are avoiding service
08/27/2015	Still trying to make contact for service; avoiding and do reside at property
08/27/2015	Trustee's Sale cancelled
07/22/2015	Attempted service of debtor, no answer still attempting.
06/24/2015	Received trustee's sale notice setting sale for 8/25/15
06/22/2015	Attempted service of debtor, no answer/ avoiding still attempting.
06/02/2015	Order for Extension of Time To Serve until 10/5/2015 signed by Judge on 5/27/2015
05/27/2015	Per Maricopa County Superior Court Order to Extend Time to Serve has not been signed
05/22/2015	Motion to Extend Time to serve prepared
05/19/2015	Process server emailed to check on service
05/04/2015	Attempted service of debtor, no answer still attempting.
04/20/2015	Attempted service of debtor, no answer still attempting.
04/15/2015	Attempted service of debtor, no answer still attempting. Avoiding.
03/24/2015	Attempted service of debtor, still attempting.
03/13/2015	Foreclosure Lawsuit filed on 2/5/2015
03/04/2015	Attempted service of debtor, still attempting.
02/11/2015	Ordered updated title report through recorded Lis Pendens to check for any new lien holders
01/26/2015	Foreclosure Lawsuit prepared
01/22/2015	Proceeding with foreclosure per board
12/31/2014	Ordered Litigation Guarantee report for foreclosure
12/31/2014	No payments or response from debtor; will order Litigation Guarantee Report as board approved foreclosure

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Historical Report

Brown Community Management, Inc.



11/17/2014 Attorney demand letter sent. Debtor has a minimum of 40 days to pay in full, set up a payment agreement, or respond. If no response, Firm will review further and may send a follow up letter or initial pre-lawsuit research. Firm will verify ownership as well.

11/14/2014 Board approved proceeding with foreclosure; will first need to send a pre foreclosure letter

10/17/2014 Per client ordering limited title report

10/17/2014 Limited Title Report Ordered

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Violation Log - Summit at South Mountain 158

Unit		Address	Owner	All Group	Preferred Language				
		107 E Beth Drive	Stephanie and Steven Hartung	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00086	4/22/26	5/6/26	Vehicles	Inoperable vehicle storage	remove this vehicle from view from the street until it is operable	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									
		114 E Beth Drive	THR Phoenix, LLC	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00085	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									
		208 E Beth Drive	Rosella H Bissinger and Clifford A Keith	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00084	4/22/26	5/6/26	Miscellaneous	Miscellaneous Items in View	remove and store miscellaneous items out of view. Remove basket ball goal from street and store in rear yard.	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									
		215 E Beth Drive	Christopher Scott	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00083	4/22/26	5/6/26	Plants/Landscaping	Debris in Yard	clear and dispose of the landscape debris in your yard	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									
		224 E Beth Drive	Hien T Le and Hanh T Nguyen	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00082	4/22/26	5/6/26	Vehicles	Parking on Landscape	park in your garage and driveway	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									
		8846 S 4Th Street	Dustin Ryan	Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00081	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	
Pictures:									

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00080	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



221 E Gwen Street

Robin Schlotterback

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00079	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



109 E Valley View Drive

PROGRESS RESIDENTIAL BORROWER 16, LLC

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00078	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



121 E Valley View Drive

Madison Meise

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00077	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



306 E Valley View Drive

Cam Thi Hong Nguyen

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00076	4/22/26	5/6/26	Trash Containers	Trash cans stored in visible area	store trash and recycle bins out of view on non-collection days	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



409 E Beth Drive

Maria Garcia and Edilben Orpinel

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00075	4/22/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send '1st Official Notice' letter.	4/22/26	

Pictures:



212 E Beth Drive

Amanda Y Moreno

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2026-088-00074	4/7/26	N/A	Plants/Landscaping	Plant Grass	replant your grass	• Ready to send 'Violation Notice' letter.	4/22/26	

Pictures:





9011 S 3Rd Street

Larry R Pittman Jr

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00070	4/7/26	5/13/26	Outside Nuisances	Excessive Light	If not, please adjust the lights you have on the exterior of your property in the downward position so they do not shine into the street, as they are not in compliance and do not follow the CC&R's Article 5, Section 5.17 – Prohibited Uses (Glare / Nuisance); Section 5.17 states that: "No use which is offensive by reason of odor, fumes, dust, smoke, noise, glare, heat, sound, vibration, radiation or pollution, or which constitutes a nuisance or unreasonable source of annoyance... shall be permitted on any Lot."	• Ready to send 'Violation Notice' letter.	4/29/26	

122 E Beth Drive

Christopher E. Query

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2026-088-00069	3/31/26	N/A	Home Exterior	Excessive Light Brightness	there is excessive light coming from your home	• Status was changed from 'Open' to 'Monitored'.	4/10/26	

Pictures:

203 E Beth Drive

Michele L. George

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00063	3/25/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send 'Violation Notice' letter.	4/22/26	

Pictures:

107 E Beth Drive

Stephanie and Steven Hartung

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00061	3/25/26	5/6/26	Home Exterior	Garage door painted wrong color	repaint your garage door the correct color	• Ready to send 'Violation Notice' letter.	4/22/26	

Pictures:

413 E Beth Drive

Miguel A Victorio and Dania C Maytorena Rodriguez

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2026-088-00059	3/16/26	N/A	Miscellaneous	Noise Disturbance	be courteous to neighbors by decreasing your volume	• Status was changed from 'Open' to 'Monitored'.	4/7/26	

Notes: (3/16/26) Neighbors are complaining about noise after hours. Be sure to follow the noise ordinance per the HOA rules.

117 E Gwen Street


Teresa Ann Warren

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00052	2/27/26	5/6/26	Plants/Landscaping	Weeds	remove the weeds from your property before they spread	• Ready to send 'Violation Notice' letter.	4/22/26	


Pictures:


311 E Milada Drive		Robert A and Karen K Appelwick		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00050	2/27/26	5/6/26	Vehicles	Non-Registered Vehicle	register your vehicle (s) with the homeowners association	• Ready to send 'Violation Notice' letter.	4/22/26	
Pictures: 									


409 E Beth Drive		Maria Garcia and Edilben Orpinel		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2026-088-00046	2/26/26	N/A	Miscellaneous	Noise Disturbance	be courteous to neighbors by decreasing your volume.No loud noises that disturb neighbors are allowed in the community(see Section 5.19 of the CC&R's). City code for quite times are from 10:00pm to 8:00am daily.	• Status was changed from 'Open' to 'Monitored'.	3/16/26	

214 E Gwen Street		Yun Chen and Michael R Santana		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00043	2/11/26	5/6/26	Trash Containers	Trash cans stored in visible area	store trash and recycle bins out of view on non-collection days	• Ready to send 'Violation Notice' letter.	4/22/26	
Pictures: 									

8836 S 1st Street		Jacob Negrete and Isabel Wilits and Don Willits		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00041	2/11/26	5/6/26	Trash Containers	Trash cans stored in visible area	store trash and recycle bins out of view on non-collection days	• Ready to send 'Violation Notice' letter.	4/22/26	
Pictures: 									

9007 S 3rd Street		Rosa Lizet Chao Garcia		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2026-088-00023	2/11/26	N/A	Trash Containers	Trash cans stored in visible area	store trash and recycle bins out of view on non-collection days	• Status was changed from 'Open' to 'Monitored'.	2/27/26	
Pictures: 									

8839 S 4th Street		Alfredo Martinez Adan		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00033	2/11/26	5/6/26	Home Exterior	Items visible on side of home	store your items out of view	• Ready to send 'Violation Notice' letter.	4/22/26	
Pictures: 									

216 E Beth Drive		Ivan A Worley		Owners	None				
St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
O	2026-088-00013	1/14/26	5/6/26	Home Exterior	Replace Gate Slats	replace the slats in your gates	• Ready to send 'Violation Notice' letter.	4/22/26	
Pictures: 									



108 E Milada Drive

Barra Investments, LLC

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2025-088-00125	11/25/25	N/A	Vehicles	Inoperable vehicle	remove this vehicle from view from the street until it is operable	• Status was changed from 'Open' to 'Monitored'.	3/25/26	

Pictures:



107 E Beth Drive

Stephanie and Steven Hartung

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2025-088-00116	11/20/25	N/A	Trees	Trim tree(s)	trim your trees	• Status was changed from 'Open' to 'Monitored'.	4/22/26	

Notes: (3/25/26) Remove dead branches.

Pictures:



410 E Beth Drive

Ivy Jane Altares

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2025-088-00106	11/20/25	N/A	Windows	Items in windows	remove any items visible in your windows	• Status was changed from 'Open' to 'Monitored'.	2/27/26	

Pictures:



8842 S 4th Street

Ecco Investments 2 LLLP

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2025-088-00098	11/20/25	N/A	Trees	Tree encroachment (backyard)	lift and thin the canopy on all of your trees. Make sure they are not encroaching into neighboring common areas, streets, sidewalk and driveways.	• Status was changed from 'Open' to 'Monitored'.	3/16/26	

Pictures:



208 E Valley View Drive

Andres Flores Gutierrez

Owners

None

St	Viol #	Viol Date	Due Date	Category	Item	Required Action	Action	Action Date	Fine
M	2025-088-00008	1/21/25	N/A	Vehicles	Inoperable vehicle	remove this vehicle from view from the street until it is operable. Advised owner to put cover over vehicle to avoid fines. Owner followed instructions; vehicle with cover attached.	• Status was changed from 'Open' to 'Monitored'.	3/27/26	

Pictures:

