



# **Financial Report Package**

**September 2022**

**Prepared for**

**Queens Grant Soundside Association**

**By**

**Premier Management Company**

**Assets**

OPERATING CASH

10-1000-0000-00 Cash - Pinnacle - Operating 7944 \$165,110.86

Total OPERATING CASH: \$165,110.86

RESERVE CASH

12-1200-0000-00 Cash - Pinnacle - Reserves 7951 296,527.66

Total RESERVE CASH: \$296,527.66

**Total Assets:** **\$461,638.52**

**Liabilities & Equity**

RESERVE FUNDS

25-2510-0000-00 Capital Reserves 317.25

25-2511-0000-00 Townhome General Reserve 60,422.47

25-2513-0000-00 Duplex Reserve 140,278.91

25-2607-0000-00 General Reserves 50,009.19

25-2810-0000-00 Reserve Cash/Money Mkt. Interest Income 255.86

25-2906-0000-00 Working Capital Reserves 44,867.89

Total RESERVE FUNDS: \$296,151.57

EQUITY

29-2960-0000-00 Retained Earnings 174,679.56

Total EQUITY: \$174,679.56

Net Income Gain / Loss (9,192.61) (\$9,192.61)

**Total Liabilities & Equity:** **\$461,638.52**

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>OPERATING INCOME</b>							
30-3001 General Assessments	\$22,470.45	\$-	\$22,470.45	\$122,307.93	\$94,248.00	\$28,059.93	\$125,664.00
30-3004 Late Fee Income	-	-	-	160.00	-	160.00	-
30-3009 Interest Income - Operating	-	-	-	30.55	-	30.55	-
30-3015 Owner Contribution at Closing	-	-	-	317.25	-	317.25	-
30-3016 Working Capital Assessments	-	-	-	313.91	-	313.91	-
30-3910 Interest - Reserves	142.94	-	142.94	376.09	-	376.09	-
<b>TOTAL OPERATING INCOME</b>	<b>\$22,613.39</b>	<b>\$-</b>	<b>\$22,613.39</b>	<b>\$123,505.73</b>	<b>\$94,248.00</b>	<b>\$29,257.73</b>	<b>\$125,664.00</b>
<b>TOTAL OPERATING INCOME</b>	<b>\$22,613.39</b>	<b>\$-</b>	<b>\$22,613.39</b>	<b>\$123,505.73</b>	<b>\$94,248.00</b>	<b>\$29,257.73</b>	<b>\$125,664.00</b>
<b>OPERATING EXPENSE</b>							
<b>EXPENSES - BUILDINGS &amp; GROUNDS</b>							
40-4019 Miscellaneous-Maint./Repairs/Supplies	-	-	-	-	1,000.00	1,000.00	1,000.00
40-5016 Landscape Special Project	-	275.00	275.00	3,828.00	2,475.00	(1,353.00)	3,300.00
40-5000 Landscape Contract	357.00	2,917.00	2,560.00	24,067.00	26,253.00	2,186.00	35,004.00
40-5002 Landscape Supplies	-	-	-	5,531.00	-	(5,531.00)	-
40-5005 Landscape - Other	-	-	-	896.00	-	(896.00)	-
40-5016 Irrigation System	-	225.00	225.00	609.60	2,025.00	1,415.40	2,700.00
40-6002 Electricity	162.01	175.00	12.99	1,419.57	1,575.00	155.43	2,100.00
40-6014 Cable Television	4,819.39	4,583.00	(236.39)	43,009.50	41,247.00	(1,762.50)	54,996.00
<b>TOTAL EXPENSES - BUILDINGS &amp; GROUNDS</b>	<b>\$5,338.40</b>	<b>\$8,175.00</b>	<b>\$2,836.60</b>	<b>\$79,360.67</b>	<b>\$74,575.00</b>	<b>(\$4,785.67)</b>	<b>\$99,100.00</b>
<b>EXPENSES - ADMINISTRATIVE</b>							
80-8002 Office Supplies Expense	173.91	60.00	(113.91)	407.88	540.00	132.12	720.00
80-8006 Accounting Expense	-	-	-	255.00	600.00	345.00	600.00
80-8008 Legal Expense	23.50	350.00	326.50	683.50	3,150.00	2,466.50	4,200.00
80-8010 Insurance Expense	(55,028.49)	-	55,028.49	7,005.19	4,000.00	(3,005.19)	4,000.00
80-8014 Management Fees	650.00	650.00	-	5,850.00	5,850.00	-	7,800.00
80-8015 Postage	-	50.00	50.00	81.67	450.00	368.33	600.00
80-8016 Printing, Newsletter, Etc.	-	-	-	353.07	-	(353.07)	-
80-8024 Late Fees to Mgt. Co.	-	-	-	80.00	-	(80.00)	-
80-8090 Misc. Administrative Expense	-	40.00	40.00	320.00	360.00	40.00	480.00
<b>TOTAL EXPENSES - ADMINISTRATIVE</b>	<b>(\$54,181.08)</b>	<b>\$1,150.00</b>	<b>\$55,331.08</b>	<b>\$15,036.31</b>	<b>\$14,950.00</b>	<b>(\$86.31)</b>	<b>\$18,400.00</b>
<b>RESERVE EXPENSES</b>							
90-9000 Reserve - General	7,500.00	677.00	(6,823.00)	7,500.00	6,093.00	(1,407.00)	8,124.00
90-9502 Reserve - Building	-	295.00	295.00	-	2,655.00	2,655.00	3,540.00
90-9510 Capital Reserves	-	-	-	317.25	-	(317.25)	-
<b>TOTAL RESERVE EXPENSES</b>	<b>\$7,500.00</b>	<b>\$972.00</b>	<b>(\$6,528.00)</b>	<b>\$7,817.25</b>	<b>\$8,748.00</b>	<b>\$930.75</b>	<b>\$11,664.00</b>
<b>RESERVE DISBURSEMENTS</b>							
99-9999 Reserve Disbursements	(12,276.25)	-	12,276.25	(12,276.25)	-	12,276.25	-
<b>TOTAL RESERVE DISBURSEMENTS</b>	<b>(12,276.25)</b>	<b>\$-</b>	<b>\$12,276.25</b>	<b>(12,276.25)</b>	<b>\$-</b>	<b>\$12,276.25</b>	<b>\$-</b>
<b>TOTAL OPERATING EXPENSE</b>	<b>(\$53,618.93)</b>	<b>\$10,297.00</b>	<b>\$63,915.93</b>	<b>\$89,937.98</b>	<b>\$98,273.00</b>	<b>\$8,335.02</b>	<b>\$129,164.00</b>
<b>NET INCOME:</b>	<b>\$76,232.32</b>	<b>(\$10,297.00)</b>	<b>\$86,529.32</b>	<b>\$33,567.75</b>	<b>(\$4,025.00)</b>	<b>\$37,592.75</b>	<b>(\$3,500.00)</b>

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>INCOME - TOWNHOME</b>							
36-3002 Townhome Assessments	\$-	\$-	\$-	\$58,901.50	\$60,333.00	(\$1,431.50)	\$80,444.00
<b>TOTAL INCOME - TOWNHOME</b>	<b>\$-</b>	<b>\$-</b>	<b>\$-</b>	<b>\$58,901.50</b>	<b>\$60,333.00</b>	<b>(\$1,431.50)</b>	<b>\$80,444.00</b>
<b>TOTAL OPERATING INCOME</b>	<b>\$0.00</b>	<b>\$-</b>	<b>\$-</b>	<b>\$58,901.50</b>	<b>\$60,333.00</b>	<b>(\$1,431.50)</b>	<b>\$80,444.00</b>
<b>OPERATING EXPENSE</b>							
<b>EXPENSES - TOWNHOME BUILDING &amp; GROUNDS</b>							
46-4600 Townhome Electricity	670.00	-	(670.00)	832.01	-	(832.01)	-
46-4610 Townhome Building Repairs	12,276.25	175.00	(12,101.25)	12,276.25	1,575.00	(10,701.25)	2,100.00
46-4630 Townhome Pressure Washing	-	-	-	-	3,500.00	3,500.00	3,500.00
46-4640 Townhome Insurance Expense	20,557.93	5,825.00	(14,732.93)	71,097.34	52,425.00	(18,672.34)	69,900.00
46-4660 Townhome Termite Control	-	-	-	-	1,400.00	1,400.00	1,400.00
<b>TOTAL EXPENSES - TOWNHOME BUILDING &amp; GROUNDS</b>	<b>\$33,504.18</b>	<b>\$6,000.00</b>	<b>(\$27,504.18)</b>	<b>\$84,205.60</b>	<b>\$58,900.00</b>	<b>(\$25,305.60)</b>	<b>\$76,900.00</b>
<b>RESERVE EXPENSES</b>							
90-9511 Reserve - Townhome General Reserve	14,273.70	-	(14,273.70)	14,273.70	-	(14,273.70)	-
<b>TOTAL RESERVE EXPENSES</b>	<b>\$14,273.70</b>	<b>\$-</b>	<b>(\$14,273.70)</b>	<b>\$14,273.70</b>	<b>\$-</b>	<b>(\$14,273.70)</b>	<b>\$-</b>
<b>TOTAL OPERATING EXPENSE</b>	<b>\$47,777.88</b>	<b>\$6,000.00</b>	<b>(\$41,777.88)</b>	<b>\$98,479.30</b>	<b>\$58,900.00</b>	<b>(\$39,579.30)</b>	<b>\$76,900.00</b>
<b>NET INCOME:</b>	<b>(\$47,777.88)</b>	<b>(\$6,000.00)</b>	<b>(\$41,777.88)</b>	<b>(\$39,577.80)</b>	<b>\$1,433.00</b>	<b>(\$41,010.80)</b>	<b>\$3,544.00</b>

Description	Current Period			Year-to-date			Annual Budget
	Actual	Budget	Variance	Actual	Budget	Variance	
<b>OPERATING INCOME</b>							
<b>INCOME - DUPLEXES</b>							
37-3006 Duplex Assessments	\$1,397.04	\$-	\$1,397.04	\$115,486.14	\$117,348.00	(\$1,861.86)	\$156,464.00
<b>TOTAL INCOME - DUPLEXES</b>	<b>\$1,397.04</b>	<b>\$-</b>	<b>\$1,397.04</b>	<b>\$115,486.14</b>	<b>\$117,348.00</b>	<b>(\$1,861.86)</b>	<b>\$156,464.00</b>
<b>TOTAL OPERATING INCOME</b>	<b>\$1,397.04</b>	<b>\$-</b>	<b>\$1,397.04</b>	<b>\$115,486.14</b>	<b>\$117,348.00</b>	<b>(\$1,861.86)</b>	<b>\$156,464.00</b>
<b>OPERATING EXPENSE</b>							
<b>EXPENSES - DUPLEX GLDNGS &amp; GRNDS</b>							
47-4710 Duplex Building Repairs	-	233.00	233.00	616.30	2,097.00	1,480.70	2,796.00
47-4720 Duplex Insurance	38,830.56	11,989.00	(26,841.56)	90,993.40	107,901.00	16,907.60	143,868.00
47-4730 Duplex Pressure Washing	-	-	-	-	7,000.00	7,000.00	7,000.00
47-4740 Duplex Pest Control	-	-	-	-	2,800.00	2,800.00	2,800.00
<b>TOTAL EXPENSES - DUPLEX GLDNGS &amp; GRNDS</b>	<b>\$38,830.56</b>	<b>\$12,222.00</b>	<b>(\$26,608.56)</b>	<b>\$91,609.70</b>	<b>\$119,798.00</b>	<b>\$28,188.30</b>	<b>\$156,464.00</b>
<b>RESERVE EXPENSES</b>							
90-9513 Reserve - Duplex	27,059.00	-	(27,059.00)	27,059.00	-	(27,059.00)	-
<b>TOTAL RESERVE EXPENSES</b>	<b>\$27,059.00</b>	<b>\$-</b>	<b>(\$27,059.00)</b>	<b>\$27,059.00</b>	<b>\$-</b>	<b>(\$27,059.00)</b>	<b>\$-</b>
<b>TOTAL OPERATING EXPENSE</b>	<b>\$65,889.56</b>	<b>\$12,222.00</b>	<b>(\$53,667.56)</b>	<b>\$118,668.70</b>	<b>\$119,798.00</b>	<b>\$1,129.30</b>	<b>\$156,464.00</b>
<b>NET INCOME:</b>	<b>(\$64,492.52)</b>	<b>(\$12,222.00)</b>	<b>(\$52,270.52)</b>	<b>(\$3,182.56)</b>	<b>(\$2,450.00)</b>	<b>(\$732.56)</b>	<b>\$0.00</b>

Date	Check #	Payee	Amount
<b>10-1000-0000-00 Cash - Pinnacle - Operating 7944</b>			
09/01/2022	0	Premier Management Company	\$650.00
		<b>Invoice #: 4350</b>	
		80-8014-0000-00 Management Fee for 9/1/2022; Management Fee	\$650.00
09/13/2022	100018	Hartford Fire Ins. Co.*	\$671.00
		<b>Invoice #: 18036231-175695969</b>	
		47-4720-0000-03 Payment - Invoice No: 18036231-175695969; 87060375902020	\$671.00
09/13/2022	100019	Selective Ins Company	\$1,045.00
		<b>Invoice #: 082522-7841</b>	
		47-4720-0000-03 Payment - Invoice No: 082522-7841; FLD3037841	\$1,045.00
09/14/2022	300001	NC Secretary of State	\$10.00
		<b>Invoice #: 091222</b>	
		80-8008-0000-00 SOS Agent Charge; Legal Expense	\$10.00
09/16/2022	100020	Elias Villegas Avellaneda dba Villegas Painting	\$12,276.25
		<b>Invoice #: 301281</b>	
		46-4610-0000-01 Payment - Invoice No: 301281; bldg 1 and 8 painting-Elias Villegas Avellaneda dba Villegas Painting	\$12,276.25
09/16/2022	100021	Jones-Onslow Electric	\$162.01
		<b>Invoice #: 22123135</b>	
		40-6002-0000-00 Payment - Invoice No: 22123135; SEC LIGHTS	\$162.01
09/16/2022	100022	Spectrum	\$4,819.39
		<b>Invoice #: 0029506090322</b>	
		40-6014-0000-00 Payment - Invoice No: 0029506090322; 920 OBSERVATIO	\$4,819.39
09/22/2022	100023	Incredible lawns and Gardens	\$2,637.00
		<b>Invoice #: 1577</b>	
		40-5000-0000-00 Payment - Invoice No: 1577; monthly contract-Incredible lawns and Gardens	\$2,637.00
09/22/2022	100024	Hartford Fire Ins. Co.*	\$670.00
		<b>Invoice #: 87060165422019</b>	
		47-4720-0000-03 Payment - Invoice No: 87060165422019; 87060165422019	\$670.00
09/26/2022			\$48,832.70
		12-1200-0000-00 Transfer to Pinnacle - Reserve - 7951; Reserve Transfer per VR	\$48,832.70
09/29/2022	100025	Hartford Fire Ins. Co.*	\$790.00
		<b>Invoice #: 091622-2019</b>	
		47-4720-0000-03 Payment - Invoice No: 091622-2019; 959 B Tower Ct	\$790.00
09/29/2022	100026	Hartford Fire Ins. Co.*	\$698.00
		<b>Invoice #: 090822-2019</b>	
		47-4720-0000-03 Payment - Invoice No: 090822-2019; 87059890482019	\$698.00
09/30/2022	100027	Wright Flood Ins Co	\$669.00
		<b>Invoice #: 091822-2351</b>	
		46-4640-0000-01 Payment - Invoice No: 091822-2351; 321151202351	\$669.00
09/30/2022	100028	Wright Flood Ins Co	\$670.00

Date	Check #	Payee	Amount
		<b>Invoice #: 091822-2343</b>	
		46-4600-0000-01 Payment - Invoice No: 091822-2343; 321151202343	\$670.00
09/30/2022	100029	Wright Flood Ins Co	\$670.00
		<b>Invoice #: 091822-2353</b>	
		46-4640-0000-01 Payment - Invoice No: 091822-2353; 321151202353	\$670.00
09/30/2022	100030	Wright Flood Ins Co	\$670.00
		<b>Invoice #: 091822-2362</b>	
		46-4640-0000-01 Payment - Invoice No: 091822-2362; 321151202362	\$670.00
09/30/2022	0	Premier Management Company	\$173.91

Date	Check #	Payee	Amount
<b>Invoice #: 6892</b>			
		80-8002-0000-00 Addendum for 9/30/2022; Copies - July Remote Backup	\$6.00
		80-8002-0000-00 Addendum for 9/30/2022; Copies - July Online Services	\$8.58
		80-8002-0000-00 Addendum for 9/30/2022; Copies - July Monthly Storage	\$1.50
		80-8002-0000-00 Addendum for 9/30/2022; Copies - August Online Services	\$8.58
		80-8002-0000-00 Addendum for 9/30/2022; Copies - August Remote Backup	\$6.00
		80-8002-0000-00 Addendum for 9/30/2022; Copies - August Monthly Storage	\$1.50
		80-8002-0000-00 Addendum for 9/30/2022; Copies - Black and White	\$0.12
		80-8002-0000-00 Addendum for 9/30/2022; Copies - September Remote Backup	\$6.00
		80-8002-0000-00 Addendum for 9/30/2022; Copies - September Online Services	\$8.58
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 0893265067; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300211367; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300229740; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300229798; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187669; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300195162; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300264131; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300247931; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300243467; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187638; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187675; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300191781; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187691; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300249165; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187644; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300227813; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187643; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300248310; Date: 09/16/2022	\$2.03



Date	Check #	Payee	Amount
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300259498; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187645; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300256087; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300238254; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300228559; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187672; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300191580; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187673; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300247016; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300240209; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300200356; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300241208; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300244683; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187647; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300257382; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300209199; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300228311; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300258109; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300215246; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300202327; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187684; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300215175; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300216324; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300213816; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300213479; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300195156; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300227204; Date: 09/16/2022	\$2.03

Date	Check #	Payee	Amount
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300220742; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300245188; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300187681; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300246456; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300241398; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300244986; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300244871; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300245766; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300252654; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Notices - Statement - Acct: 89300242564; Date: 09/16/2022	\$2.03
		80-8002-0000-00 Addendum for 9/30/2022; Postage - UPS package to Secretary of State	\$11.00
		80-8002-0000-00 Addendum for 9/30/2022; A/P Processing - AP Processing - 09-13-2022	\$1.10
		80-8002-0000-00 Addendum for 9/30/2022; A/P Processing - AP Processing - 09-14-2022	\$0.55
		80-8002-0000-00 Addendum for 9/30/2022; A/P Processing - AP Processing - 09-16-2022	\$1.65
		80-8002-0000-00 Addendum for 9/30/2022; A/P Processing - AP Processing - 09-22-2022	\$1.10
09/30/2022	0	Premier Management Company	\$13.50
		<b>Invoice #: 7132</b>	
		80-8008-0000-00 Addendum for 9/30/2022; GL 8008 - Legal - legal question re: recorded meetings	\$13.50
		<b>Account Totals</b>	<b># Checks: 17</b>
			<b>\$76,127.76</b>
<b>12-1200-0000-00 Cash - Pinnacle - Reserves 7951</b>			
09/15/2022			\$12,276.25
		10-1000-0000-00 Transfer to Pinnacle - Operating - 7944; Transfer from Res to OA per VR	\$12,276.25
		<b>Account Totals</b>	<b># Checks: 0</b>
			<b>\$12,276.25</b>
		<b>Association Totals</b>	<b># Checks: 17</b>
			<b>\$88,404.01</b>

Account No:	New Owner	Previous Owner	Posting Date	Settlement Date
89300227813	Richard Michael Coates & Brinnan Layne Coates 952 B Tower Ct, Unit 9D Lot 9D	William Lambeth	09/21/2022	09/15/2022
893webuser	web user P.O. Box 12051		09/16/2022	09/16/2022
<b>Queens Grant Soundside Association Count :</b>				<b>2</b>