

Fund Balance Sheet

Properties: Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053

As of: 11/30/2023

Level of Detail: Detail View

Account Number	Account Name	Operating	Reserve	Total
ASSETS				
Cash				
1150	Operating Cash	62,031.79		62,031.79
Reserve Cash				
1175	Reserve Savings		9,504.54	9,504.54
1176-6	Fidelity Investments		389,678.48	389,678.48
	Total Reserve Cash	0.00	399,183.02	399,183.02
	Total Cash	62,031.79	399,183.02	461,214.81
1300	Accounts Receivable	25.00		25.00
1375	Prepaid Taxes	95.00		95.00
	TOTAL ASSETS	62,151.79	399,183.02	461,334.81
LIABILITIES & CAPITAL				
Liabilities				
2300	Prepaid Condo Fee/ or Prepaid Rent	10,173.96		10,173.96
2500	Accounts Payable	1,396.55		1,396.55
2701.1	Contract Liabilities	313,630.02		313,630.02
	Total Liabilities	325,200.53	0.00	325,200.53
Capital				
3300	Retained Equity (PY) Operating (in accordance with 606)	-266,465.05		-266,465.05
	Calculated Retained Earnings	21,274.62	33,815.03	55,089.65
	Calculated Prior Years Retained Earnings	-17,858.31	365,367.99	347,509.68
	Total Capital	-263,048.74	399,183.02	136,134.28
	TOTAL LIABILITIES & CAPITAL	62,151.79	399,183.02	461,334.81

① See attached detail Report.

② A. Accrued by CPA, JE 2021
B. Comcast \$54.14 per hydriant @ 1342.41
(CPA to adjust annually)

③ Entry with accordance with 606 per CPA
will adjust annually.

Annual Budget - Comparative

Properties: Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053

As of: Nov 2023

Additional Account Types: None

Level of Detail: Detail View

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
Income									
Condo Fee/ Owner Assessment	27,342.00	27,342.00	0.00	0.00%	300,762.00	300,762.00	0.00	0.00%	328,104.00
Late Fee	0.00	0.00	0.00	0.00%	20.00	0.00	20.00	0.00%	0.00
Late Fee Interest	0.00	0.00	0.00	0.00%	5.60	0.00	5.60	0.00%	0.00
Utility Reimbursement Income	648.10	0.00	648.10	0.00%	5,548.10	0.00	5,548.10	0.00%	0.00
Insurance Claim Reimbursement	0.00	0.00	0.00	0.00%	1,595.00	0.00	1,595.00	0.00%	0.00
Miscellaneous Income	0.00	0.00	0.00	0.00%	57.78	0.00	57.78	0.00%	0.00
Total Operating Income	27,990.10	27,342.00	648.10	2.37%	307,988.48	300,762.00	7,226.48	2.40%	328,104.00
Expense									
Insurance Claim Expense	0.00	0.00	0.00	0.00%	1,595.00	0.00	-1,595.00	0.00%	0.00
Summer Maintenance									
Landscaping Contract	0.00	0.00	0.00	0.00%	126,770.00	126,770.00	0.00	0.00%	126,770.00
Landscaping Extras	0.00	0.00	0.00	0.00%	4,870.00	8,306.00	3,436.00	41.37%	8,306.00
Tree Inspection & Removal	0.00	0.00	0.00	0.00%	0.00	5,000.00	5,000.00	100.00%	5,000.00
Irrigation Repair & Maint.	0.00	41.66	41.66	100.00%	156.50	458.34	301.84	65.86%	500.00
Total Summer Maintenance	0.00	41.66	41.66	100.00%	131,796.50	140,534.34	8,737.84	6.22%	140,576.00
Winter Maintenance									
Snow Contract	16,000.00	16,000.00	0.00	0.00%	64,000.00	64,000.00	0.00	0.00%	80,000.00
Total Winter Maintenance	16,000.00	16,000.00	0.00	0.00%	64,000.00	64,000.00	0.00	0.00%	80,000.00
Clubhouse									
Electricity (Clubhouse)	171.42	283.33	111.91	39.50%	2,254.14	3,116.67	862.53	27.67%	3,400.00
Cleaning (Clubhouse)	324.00	416.66	92.66	22.24%	3,983.00	4,583.34	600.34	13.10%	5,000.00
Propane/Gas/ Heat (Clubhouse)	33.72	315.00	281.28	89.30%	2,719.78	3,465.00	745.22	21.51%	3,780.00
Repairs/Maint (Clubhouse)	0.00	333.33	333.33	100.00%	888.33	3,666.67	2,778.34	75.77%	4,000.00
Supplies (Clubhouse)	24.99	66.66	41.67	62.51%	724.69	733.34	8.65	1.18%	800.00
Cable/Internet/ Phone	113.20	108.33	-4.87	-4.50%	1,239.40	1,191.67	-47.73	-4.01%	1,300.00

Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
(Clubhouse)									
Fitness Equipment (Clubhouse)	0.00	83.33	83.33	100.00%	565.00	916.67	351.67	38.36%	1,000.00
Water (Clubhouse)	175.84	333.33	157.49	47.25%	4,123.27	3,666.67	-456.60	-12.45%	4,000.00
HVAC Maintenance (Clubhouse)	0.00	118.66	118.66	100.00%	500.00	1,305.34	805.34	61.70%	1,424.00
Elevator Maint. & Inspection (Clubhouse)	0.00	125.00	125.00	100.00%	512.50	1,375.00	862.50	62.73%	1,500.00
Sport Court & Golf Nets (Clubhouse)	1,239.50	183.33	-1,056.17	-576.10%	2,674.98	2,016.67	-658.31	-32.64%	2,200.00
Total Clubhouse	2,082.67	2,366.96	284.29	12.01%	20,185.09	26,037.04	5,851.95	22.48%	28,404.00
Management Fees & Administration									
Management Contract	2,363.76	2,363.76	0.00	0.00%	25,124.26	25,124.24	-0.02	0.00%	27,488.00
Supplies/ Mailing/Other Admin	0.00	50.00	50.00	100.00%	0.00	550.00	550.00	100.00%	600.00
Total Management Fees & Administration	2,363.76	2,413.76	50.00	2.07%	25,124.26	25,674.24	549.98	2.14%	28,088.00
Street Lighting									
Electricity (Street Lighting)	31.65	28.33	-3.32	-11.72%	329.33	311.67	-17.66	-5.67%	340.00
Total Street Lighting	31.65	28.33	-3.32	-11.72%	329.33	311.67	-17.66	-5.67%	340.00
Fire Hydrants									
Water (Fire Hydrant)	1,181.52	1,208.33	26.81	2.22%	12,384.28	13,291.67	907.39	6.83%	14,500.00
Total Fire Hydrants	1,181.52	1,208.33	26.81	2.22%	12,384.28	13,291.67	907.39	6.83%	14,500.00
Insurance	1,759.75	708.33	-1,051.42	-148.44%	6,911.43	7,791.67	880.24	11.30%	8,500.00
Property Maintenance									
Repair & Maintenance (Property Maint)	0.00	83.33	83.33	100.00%	333.97	916.67	582.70	63.57%	1,000.00
Total Property Maintenance	0.00	83.33	83.33	100.00%	333.97	916.67	582.70	63.57%	1,000.00
Professional Fees									
Legal & Accounting Fees	0.00	166.66	166.66	100.00%	1,345.00	1,833.34	488.34	26.64%	2,000.00
State/Federal Taxes	0.00	0.00	0.00	0.00%	71.00	0.00	-71.00	0.00%	0.00
Total Professional Fees	0.00	166.66	166.66	100.00%	1,416.00	1,833.34	417.34	22.76%	2,000.00

Annual Budget - Comparative

Account Name	MTD Actual	MTD Budget	MTD \$ Var.	MTD % Var.	YTD Actual	YTD Budget	YTD \$ Var.	YTD % Var.	Annual Budget
Reserve Replacement Expense	2,058.00	2,058.00	0.00	0.00%	22,638.00	22,638.00	0.00	0.00%	24,696.00
Total Operating Expense	25,477.35	25,075.36	-401.99	-1.60%	286,713.86	303,028.64	16,314.78	5.38%	328,104.00
Total Operating Income	27,990.10	27,342.00	648.10	2.37%	307,988.48	300,762.00	7,226.48	2.40%	328,104.00
Total Operating Expense	25,477.35	25,075.36	-401.99	-1.60%	286,713.86	303,028.64	16,314.78	5.38%	328,104.00
NOI - Net Operating Income	2,512.75	2,266.64	246.11	10.86%	21,274.62	-2,266.64	23,541.26	1,038.60%	0.00
Other Income									
Reserve Income									
Reserve Capital Funding	2,058.00	2,058.00	0.00	0.00%	22,638.00	22,638.00	0.00	0.00%	24,696.00
Reserve Capital at Purchase	0.00	0.00	0.00	0.00%	2,232.00	0.00	2,232.00	0.00%	0.00
Reserve Interest Income	1,596.56	0.00	1,596.56	0.00%	13,595.24	0.00	13,595.24	0.00%	0.00
Change in Value of Investments	0.00	0.00	0.00	0.00%	1,449.79	0.00	1,449.79	0.00%	0.00
Total Reserve Income	3,654.56	2,058.00	1,596.56	77.58%	39,915.03	22,638.00	17,277.03	76.32%	24,696.00
Total Other Income	3,654.56	2,058.00	1,596.56	77.58%	39,915.03	22,638.00	17,277.03	76.32%	24,696.00
Other Expense									
Reserve Expenses									
Paving/Crack Seal	1,700.00	0.00	-1,700.00	0.00%	1,700.00	0.00	-1,700.00	0.00%	0.00
Reserve Study	0.00	0.00	0.00	0.00%	4,400.00	0.00	-4,400.00	0.00%	0.00
Total Reserve Expenses	1,700.00	0.00	-1,700.00	0.00%	6,100.00	0.00	-6,100.00	0.00%	0.00
Total Other Expense	1,700.00	0.00	-1,700.00	0.00%	6,100.00	0.00	-6,100.00	0.00%	0.00
Net Other Income	1,954.56	2,058.00	-103.44	-5.03%	33,815.03	22,638.00	11,177.03	49.37%	24,696.00
Total Income	31,644.66	29,400.00	2,244.66	7.63%	347,903.51	323,400.00	24,503.51	7.58%	352,800.00
Total Expense	27,177.35	25,075.36	-2,101.99	-8.38%	292,813.86	303,028.64	10,214.78	3.37%	328,104.00
Net Income	4,467.31	4,324.64	142.67	3.30%	55,089.65	20,371.36	34,718.29	170.43%	24,696.00

Condo Homeowner Delinquency (As Of)

Properties: Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053

As of: 11/30/2023

Delinquency Note Range: This Month and Last Month

Homeowner Status: All

Amount Owed In Account: All

Balance: Greater than 0.00

Amount Receivable	0-30	30-60	60-90	90+	Tags	Delinquency Notes
Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053						
25.00 ✓	25.00	0.00	0.00	0.00		
Total 25.00	25.00	0.00	0.00	0.00		

Copy of Homeowner Prepayment Balance

Properties: Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053

Homeowners: All

Homeowner Status: Current

Prepayment Account: 2300: Prepaid Condo Fee/ or Prepaid Rent

As of: 11/30/2023

Unit	Amount
Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053	
HIWO03QU	279.00
HIWO04CH	279.00
HIWO04QU	526.00
HIWO05BL	279.00
HIWO05TA	279.00
HIWO06CH	279.00
HIWO07BL	279.00
HIWO07PE	279.00
HIWO07TA	279.00
HIWO08CH	279.00
HIWO08TA	279.00
HIWO09BL	279.00
HIWO09PE	279.00
HIWO09TA	279.00
HIWO10TA	279.00
HIWO11PE	279.00
HIWO11QU	279.00
HIWO12PE	279.00
HIWO14BL	279.00
HIWO14PE	279.00
HIWO14TA	279.00
HIWO15BL	279.00
HIWO16QU	279.00
HIWO17BL	279.00
HIWO19BL	9.96
HIWO19QU	279.00
HIWO20PE	279.00
HIWO21QU	558.00
HIWO22QU	279.00
HIWO23QU	149.00
HIWO24PE	3.00
HIWO24QU	279.00
HIWO30BL	279.00
HIWO31QU	279.00
HIWO36BL	558.00
HIWO37QU	279.00
	10,173.96

Total

10,173.96 ✓

Copy of Check Register Detail

Properties: Hickory Woods Condominium Association - 6 Tavern Hill Road Londonderry, NH 03053, Bramber Green Condominium Association - c/o New Star Properties 183A Mammoth Rd Londonderry, NH 03053

Date Range: 11/01/2023 to 11/30/2023

Bank Accounts: All

Payees: All

Payment Type: All

Include Voided Checks: No

Group GL Totals per Check: No

Payee Name	Check #	Cleared	Check Date	Payment Amount	GL Account #	GL Account Name	Amount	Description	Bill Reference #
New Star Properties, LLC	ACH Batch # 4457	Yes	11/01/2023	2,363.76					
					8050.1	Management Contract	2,363.76	Mgmt Fee	Nov Mgmt Fees
Liberty Utilities	11022023	Yes	11/02/2023	33.72					
					8040.3	Propane/Gas/Heat (Clubhouse)	33.72	Monthly Gas	November 2023
Alliance Landscaping & Excavation, LLC	3562	Yes	11/07/2023	16,000.00					
					8010.1	Snow Contract	16,000.00	Snow Contract	22468
Complete Cleaning Solutions, LLC	3564	Yes	11/07/2023	324.00					
					8040.2	Cleaning (Clubhouse)	324.00	Monthly Cleaning	3707
Pennichuck Water	3565	Yes	11/07/2023	1,181.52					
					8065.1	Water (Fire Hydrant)	1,181.52	*1441 Monthly Hydrant	November 2023
Pennichuck Water	11082023	Yes	11/08/2023	175.84					
					8040.9	Water (Clubhouse)	175.84	*1362 Monthly Water	November 2023
Comcast	11092023	Yes	11/09/2023	60.30					
					8040.6	Cable/Internet/Phone (Clubhouse)	60.30	*8377 DOS Nov 3-Dec 2	*8377 DOS Nov 3-Dec 2
State Farm Fire & Casualty Co.	11132023	Yes	11/13/2023	298.75					
					8070	Insurance	298.75	2023 Annual D&O policy PS0000007443800	November 2023
Benson's	3567	Yes	11/15/2023	24.99					
					8040.5	Supplies (Clubhouse)	24.99	Card Rm Light Bulbs purchased by Bob McGrath	357502
Comcast	11172023	Yes	11/17/2023	52.90					
					8040.6	Cable/Internet/Phone (Clubhouse)	52.90	*8427 DOS Nov 14-Dec 13	*8427 DOS Nov

Copy of Check Register Detail

Payee Name	Check #	Cleared	Check Date	Payment Amount	GL Account #	GL Account Name	Amount	Description	Bill Reference #
									14-Dec 13
State Farm Specialty Products	3566	Yes	11/17/2023	1,461.00					
					8070	Insurance	1,461.00	2023 Annual D&O policy PS0000007443800	590559
Eversource	11192023	Yes	11/19/2023	203.07					
					8040.1	Electricity (Clubhouse)	171.42	*7082 Clubhouse	*7082 DOS Oct 3-Nov 1
					8060.1	Electricity (Street Lighting)	31.65	*7082 OL	*7082 DOS Oct 3-Nov 1
New England Sealcoating Co, Inc	3569	No	11/27/2023	1,700.00					
					7237	Paving/Crack Seal	1,700.00	Patch bituminous concrete pavement as specified to 2 potholes	2300946
New Star Properties, LLC	ACH Batch # 4510	Yes	11/28/2023	1,239.50					
					8041.3	Sport Court & Golf Nets (Clubhouse)	1,239.50	NOV R&M Materials- Sport/ Clubhosue	NOV Repair & Maintenance
Total				25,119.35					

New Star Properties (*)

Reconciliation Report

Enterprise Bank

Account Name	Hickory Wood Operating
Account Number	954680
Ending Statement Date	11/30/2023

Summary

Bank Statement Starting Balance on 10/31/2023	60,704.71
Cleared Deposits and other Increases	28,272.59
Cleared Checks and other Decreases	21,921.25
Cleared ACH Batches and Reversals	3,603.28
Cleared Balance	63,452.79

Unreconciled Transactions

Unreconciled Deposits and other Increases (0 Items)

Total	0.00
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Unreconciled Checks and other Decreases (1 Item)

Check #3569 - New England Sealcoating Co, Inc	11/27/2023	1,700.00
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Total	1,700.00
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Unreconciled ACH Batches and Reversals (0 Items)

Total	0.00
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Unreconciled Payments from ACH Batches Generated after Reconciliation Period (0 Items)

Total	0.00
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Unreconciled Checks Voided after Reconciliation Period (0 Items)

Total	0.00
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Unreconciled Receipts Deposited after Reconciliation Period (1 Item)

Receipt #A4BA-0E40 - Jorge & Paula Alves	11/30/2023	279.00
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Total	279.00
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Receipts Reversed after Reconciliation Which Have Not Been Deposited (0 Items)

Total	0.00
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Pending Online Receipts Which Have Not Been Deposited (0 Items)

Total	0.00
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Cleared Transactions

Cleared Deposits and other Increases (32 Items)

Deposit #Automatic ACH Deposit	11/01/2023	279.00
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Deposit #521	11/01/2023	4,743.00
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Deposit #Automatic ACH Deposit	11/02/2023	7,256.49
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Deposit #522	11/02/2023	1,116.00
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Deposit #Automatic ACH Deposit	11/03/2023	837.00
Deposit #523	11/03/2023	279.00
Deposit #Automatic ACH Deposit	11/06/2023	837.00
Deposit #Automatic ACH Deposit	11/06/2023	279.00
Deposit #524	11/06/2023	558.00
Deposit #525	11/07/2023	279.00
Deposit #Automatic ACH Deposit	11/13/2023	558.00
Deposit #526	11/13/2023	1,116.00
Deposit #Automatic ACH Deposit	11/14/2023	279.00
Deposit #Automatic ACH Deposit	11/15/2023	279.00
Deposit #527	11/16/2023	279.00
Deposit #528	11/20/2023	558.00
Deposit #Automatic ACH Deposit	11/21/2023	279.00
Deposit #529	11/21/2023	558.00
Deposit #Automatic ACH Deposit	11/22/2023	279.00
Deposit #530	11/22/2023	279.00
Deposit #531	11/22/2023	558.00
Deposit #Automatic ACH Deposit	11/24/2023	279.00
Deposit #532	11/27/2023	1,116.00
Deposit #Automatic ACH Deposit	11/28/2023	558.00
Deposit #Automatic ACH Deposit	11/29/2023	558.00
Deposit #533	11/29/2023	279.00
Deposit #534	11/29/2023	279.00
Deposit #Automatic ACH Deposit	11/30/2023	279.00
Deposit #535	11/30/2023	279.00
Deposit #537	11/30/2023	812.00
Journal Entry - Record Comcast Corp EDI Payment 11/13/23	11/13/2023	648.10
Journal Entry - November 2023 - Record Monthly Reserve Transfer	11/15/2023	1,700.00
Total		28,272.59
Cleared Checks and other Decreases (13 Items)		
Check #3563 - Bob McGrath	10/31/2023	47.16
Check #3562 - Alliance Landscaping & Excavation, LLC	11/07/2023	16,000.00
Payment Ref 11092023 - Comcast	11/09/2023	60.30
Check #3564 - Complete Cleaning Solutions, LLC	11/07/2023	324.00
Payment Ref 11192023 - Eversource	11/19/2023	203.07
Payment Ref 11022023 - Liberty Utilities	11/02/2023	33.72
Payment Ref 11082023 - Pennichuck Water	11/08/2023	175.84
Check #3565 - Pennichuck Water	11/07/2023	1,181.52
Payment Ref 11132023 - State Farm Fire & Casualty Co.	11/13/2023	298.75
Check #3567 - Benson's	11/15/2023	24.99
Payment Ref 11172023 - Comcast	11/17/2023	52.90
Payment Ref 3566 - State Farm Specialty Products	11/17/2023	1,461.00
Journal Entry - November 2023 - Record Monthly Reserve Transfer	11/15/2023	2,058.00
Total		21,921.25
Cleared ACH Batches and Reversals (2 Items)		
ACH Batch - 1 payment	11/02/2023	2,363.76
ACH Batch - 1 payment	11/29/2023	1,239.50
Total		3,603.26

• **Cash Accounts**

1150: Operating Cash	62,031.79	✓
Less Unreconciled Deposits	0.00	
Less Unreconciled Receipts Deposited after Reconciliation Period	-279.00	
Less Receipts Reversed after Reconciliation Which Have Not Been Deposited	0.00	
Less Pending Online Receipts Which Have Not Been Deposited	0.00	
Plus Unreconciled Checks	1,700.00	
Plus Unreconciled ACH Batches and Reversals	0.00	
Plus Unreconciled Payments from ACH Batches Generated after Reconciliation Period	0.00	
Plus Unreconciled Checks Voided after Reconciliation Period	0.00	
Adjusted Cash Balance	63,452.79	✓
Bank Statement Balance on 11/30/2023	63,452.79	
	In Balance	

ADDRESS SERVICE REQUESTED

HICKORY WOODS CONDOMINIUM ASSOCIATION
C/O NEW STAR PROPERTIES LLC
183A MAMMOTH RD
LONDONDERRY NH 03053-3208

Managing Your Accounts



Customer Service: 877-671-2265



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Summary of Accounts

Account Type	Account Number	Ending Balance
Total Business Checking	954680	\$63,452.79

Total Business Checking - 954680

Account Summary

Date	Description	Amount		
11/01/2023	Beginning Balance	\$60,704.71	Average Available Balance	\$58,898.76
	32 Credit(s) This Period	\$28,272.59		
	15 Debit(s) This Period	\$25,524.51		
11/30/2023	Ending Balance	\$63,452.79 ✓		

Deposits

Date	Description	Amount
11/01/2023	New Star Proport Settlement 000019251260770	\$279.00
11/02/2023	DEPOSIT	\$1,116.00
11/02/2023	DEPOSIT	\$4,743.00
11/02/2023	New Star Proport Settlement 000019266290558	\$7,256.49



Member
FDIC

Total Business Checking - 954680 (continued)
Deposits (continued)

Date	Description	Amount
11/03/2023	DEPOSIT	\$279.00
11/03/2023	New Star Propert Settlement 000019291301126	\$837.00
11/06/2023	New Star Propert Settlement 000019318397250	\$279.00
11/06/2023	DEPOSIT	\$558.00
11/06/2023	New Star Propert Settlement 000019304550994	\$837.00
11/07/2023	DEPOSIT	\$279.00
11/13/2023	New Star Propert Settlement 000019370273462	\$558.00
11/13/2023	COMCAST CORP7336 EDI PAYMNT 137244098	\$648.10
11/14/2023	New Star Propert Settlement 000019381954926	\$279.00
11/14/2023	DEPOSIT	\$1,116.00
11/15/2023	New Star Propert Settlement 000019393179126	\$279.00
11/16/2023	DEPOSIT	\$279.00
11/20/2023	DEPOSIT	\$558.00
11/21/2023	New Star Propert Settlement 000019427794974	\$279.00
11/21/2023	DEPOSIT	\$558.00
11/22/2023	DEPOSIT	\$279.00
11/22/2023	New Star Propert Settlement 000019437339378	\$279.00
11/22/2023	DEPOSIT	\$558.00
11/24/2023	New Star Propert Settlement 000019444590850	\$279.00
11/28/2023	New Star Propert Settlement 000019466744374	\$558.00
11/28/2023	DEPOSIT	\$1,116.00
11/28/2023	148001 Business Online Banking transfer from 954758 on 11/28/23 at 10:03:16	\$1,700.00
11/29/2023	DEPOSIT	\$279.00
11/29/2023	New Star Propert Settlement 000019476090594	\$558.00
11/30/2023	DEPOSIT	\$279.00
11/30/2023	DEPOSIT	\$279.00
11/30/2023	New Star Propert Settlement 000019486011510	\$279.00
11/30/2023	DEPOSIT	\$812.00

Other Debits

Date	Description	Amount
11/02/2023	New Star Propert Settlement 000019286865850	\$2,363.76
11/03/2023	LIBERTY UTILITIE UTIL PAYMT 200003795073	\$33.72
11/08/2023	PENNICHUCK ONLINE PMT CKFXXXXX8005POS	\$175.84
11/09/2023	COMCAST ONLINE PMT CKFXXXXX8005POS	\$60.30
11/13/2023	STATE FARM INS ONLINE PMT CKFXXXXX8005POS	\$298.75
11/17/2023	COMCAST ONLINE PMT CKFXXXXX8005POS	\$52.90
11/20/2023	775501 Business Online Banking transfer to 954758 on 11/20/23 at 7:34:37	\$2,058.00
11/21/2023	EVERSOURCE WEB PAY 22407486110223	\$203.07
11/29/2023	New Star Propert Settlement 000019482994106	\$1,239.50

Checks Cleared

Check Nbr	Date	Amount	Check Nbr	Date	Amount	Check Nbr	Date	Amount
993562	11/03/2023	\$16,000.00	993564	11/17/2023	\$324.00	993566	11/17/2023	\$1,461.00
993563	11/14/2023	\$47.16	993565	11/14/2023	\$1,181.52	993567	11/22/2023	\$24.99

* Indicates skipped check number

Daily Balances

Date	Amount	Date	Amount	Date	Amount
11/01/2023	\$60,983.71	11/13/2023	\$59,441.93	11/22/2023	\$58,553.29
11/02/2023	\$71,735.44	11/14/2023	\$59,608.25	11/24/2023	\$58,832.29
11/03/2023	\$56,817.72	11/15/2023	\$59,887.25	11/28/2023	\$62,206.29
11/06/2023	\$58,491.72	11/16/2023	\$60,166.25	11/29/2023	\$61,803.79
11/07/2023	\$58,770.72	11/17/2023	\$58,328.35	11/30/2023	\$63,452.79
11/08/2023	\$58,594.88	11/20/2023	\$58,628.35		
11/09/2023	\$58,534.58	11/21/2023	\$57,462.28		

Total Business Checking - 954680 (continued)

Overdraft and Returned 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



12/3/2023

ROBERT MEDEIROS
37 QUARRY RD
LONDONDERRY NH 03053

Dear ROBERT MEDEIROS:

Please accept this letter as confirmation of the account value(s) as of the close of 12/01/2023.

Account	Account registration	Account number (last 4)	Account value*
HICKORY WOODS CONDO ASSOC 183A MAMMOTH RD LONDONDERRY NH 03053-3208	Unincorporated Association	*****9571	\$389,678.48
Total value of accounts: \$389,678.48			

**The total market value of all positions in the account, including core, minus any outstanding debit balances and any amount required to cover short option positions that are in-the-money.*

You may withdraw any amount up to and including the full value of the account(s), pending the settlement of any applicable liquidating trade transactions. Account value(s) may change due to factors such as market conditions or customer activities; therefore, the amount available to withdraw may differ from the value(s) provided above.

Per IRS regulations, withdrawals from an IRA made prior to age 59½ may be subject to a 10% early withdrawal penalty. Please consult a tax advisor to review your individual situation.

I hope you find this information helpful. If you have any questions, please contact a Fidelity representative at 800-544-6666 for assistance.

Sincerely,

Clint Brandner
VP, Operations

Fidelity does not provide legal or tax advice. The information herein is general in nature and should not be considered legal or tax advice. Consult an attorney or tax professional regarding your specific situation.

*Increase
\$ 1,592.96*

ADDRESS SERVICE REQUESTED

HICKORY WOODS CONDOMINIUM ASSOCIATION
C/O NEW STAR PROPERTIES LLC
183A MAMMOTH RD
LONDONDERRY NH 03053-3208

Managing Your Accounts

Customer Service: 877-671-2265



Visit Us Online: EnterpriseBanking.com

Mailing Address: 222 Merrimack Street
Lowell, MA 01852

THANK YOU - THANK YOU - THANK YOU - THANK YOU

THANK YOU
for Banking With Us**Summary of Accounts**

Account Type	Account Number	Ending Balance
Business Money Market	954758	\$9,504.54

Business Money Market - 954758**Account Summary**

Date	Description	Amount
11/01/2023	Beginning Balance	\$9,142.94
	2 Credit(s) This Period	\$2,061.60
	1 Debit(s) This Period	\$1,700.00
11/30/2023	Ending Balance	\$9,504.54

Interest Summary

Description	Amount
Annual Percentage Yield Earned	0.45%
Interest Days	30
Interest Earned	\$3.60
Interest Paid This Period	\$3.60
Interest Paid Year-to-Date	\$88.87
Interest Withheld Year-to-Date	\$0.00
Average Available Balance	\$9,727.54



Business Money Market - 954758 (continued)

Account Activity				
Post Date	Description	Debits	Credits	Balance
11/01/2023	Beginning Balance			\$9,142.94
11/20/2023	775501 Business Online Banking transfer from 954680 on 11/20/23 at 7:34:37		\$2,058.00	\$11,200.94
11/28/2023	148001 Business Online Banking transfer to 954680 on 11/28/23 at 10:03:16	\$1,700.00		\$9,500.94
11/30/2023	INTEREST		\$3.60	\$9,504.54
11/30/2023	Ending Balance			\$9,504.54

Daily Balances

Date	Amount	Date	Amount	Date	Amount
11/20/2023	\$11,200.94	11/28/2023	\$9,500.94	11/30/2023	\$9,504.54

Overdraft and Returned 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

INVOICE

Please be advised that on January 1, 2024, the maintenance billing rate will be increased to \$78/hour. This increase will continue to enable New Star to provide exceptional maintenance services to all properties. If there are any questions and concerns, please reach out to your property manager.

11/28/2023

Bill To: Hickory Woods

RE: Repair & Maintenance in November

<u>Date</u>	<u>Man. Hours*</u>	<u>\$74/\$111/ \$148</u>	<u>Total</u>	<u>Description</u>	<u>Tech</u>	<u>WO#</u>
LABOR						
11/3/2023	7.25	\$ 74.00	\$ 536.50	removed volley net and put into storage, began removing clips on bottom of golf net, Matt came with 10ft Aframe and helped get upper clips off, clips extremely seized had to cut many to get off, got all clips off other than 2 that need to be sawed	James Newman	18223-1
11/6/2023	0.50	\$ 74.00	\$ 37.00	Drove to Hickory to help James fold and store pickle ball net	Mike Weinmann	18223-1
11/6/2023	3.00	\$ 74.00	\$ 222.00	Helped removed golf nets for the association.	Gage Morse	18223-1
11/6/2023	3.50	\$ 74.00	\$ 259.00	removed final 2 clips, removed 5 seprate nets and folded and put away, layed out big net folded it and put away, removed the hardware for wire and the wire to the storage area, left very detailed note on nets for whoever is installing it next year	James Newman	18223-1
11/6/2023	0.50	\$ 74.00	\$ 37.00	Folded net and stored in maintenance closet	Kirk Spring	18223-1
11/9/2023	2.00	\$ 74.00	\$ 148.00	Went to hickory woods club house and moved the golf nets from the storage room floor into containers for the association.	Gage Morse	18223-1
Total Labor 16.75			<u>\$1,239.50</u>			

* Portal to Portal

<u>Date</u>	<u>Vendor</u>	<u>Amount</u>	<u>Description</u>
MATERIALS			

Total Materials	<u>\$ -</u>
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TOTAL DUE:	<u><u>\$1,239.50</u></u>
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Paid ACH