

Duck Haven

Homeowners Association, Inc



2022 Annual Membership Meeting

Tuesday, May 17, 2022

7:00pm Wellborn Community Center



3363 University Drive East, Suite 215
Bryan, TX 77802
979-764-2500

Duck Haven Homeowners Association requests your attendance at the 2022 Annual Homeowner's Meeting to be held Tuesday, May 17, 2022 at 7:00 pm at the Wellborn Community Center, 4119 Victoria Road, College Station Texas 77845 or via the Zoom** link below. If you wish to address the Membership about a specific topic, please submit your request in writing no later than 5:00pm on May 10, 2022 to duckhaven@bealbcs.com

Duck Haven Homeowners Association **2022 Annual Meeting Agenda**

1. Call Meeting to Order
2. Establish Quorum
3. Proof of notice of meeting or waiver of notice
4. Reading and Approval of 2021 Annual Meeting Minutes
5. Reports of Officers
 - President
 - Treasurer
 - Management
6. Unfinished Business
7. New Business
8. Adjournment

**The Zoom link is being provided for observation purposes only. To preserve your right to participate in the Annual Membership meeting, including your right to vote on motions made from the floor of the meeting, you must attend in person.

Topic: Duck Haven Annual Meeting

Time: May 17, 2022 07:00 PM Central Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/86301666992?pwd=SUVFSXVYQXFWdkMzTlh2Yy9GNVdxdz09>

Meeting ID: 863 0166 6992

Passcode: 818704



3363 University Drive East, Suite 215
Bryan, TX 77802
979-764-2500

2022 DUCK HAVEN ANNUAL MEETING PROXY

If you are unable to attend the Annual Meeting on May 17th, 2022 in person, and wish to designate someone else to cast a vote in your stead, please complete the proxy below assigning your vote to another person or Association member who can attend. Your proxy may be another Association member, a family member, a member of the Board of Directors, or any other adult of your choice. Please note: Anyone voting who is NOT listed on the property deed of record MUST have a signed proxy in order to cast a ballot.

Proxy form must be hand carried to the meeting by the Proxy.

If assigning your proxy to a Director, please name the Director below and Email form to duckhaven@bealbc.com or Mail to 3363 University Drive East, Suite 215, Bryan, TX 77802 (if mailed must be postmarked on or before May 10, 2022).

Please Print Clearly

Property Address: _____

Printed Name of Owner(s): _____

Signature of Owner: (Must be Signed to be Valid) _____

Dated this _____ Day of _____, 2021.

2022 Annual Membership Meeting Proxy

The above signed hereby appoints: (Name of person who will be attending): _____, as their agent, and in their name and stead, to vote as their Proxy at the 2022 annual meeting of the Duck Haven Homeowners Association, Inc., according to the percentage of votes assigned to them, to act for them on all matters that come before the membership at the meeting as fully as if they were present. This proxy applies to the May 17th, 2022 Annual meeting and may be revoked by the above signed owner, in writing, at any time prior to the meeting.

For multiple parcels Owned, please list each address separately above or complete a separate Proxy form for each parcel owned.

Proxy form must be hand carried to the meeting by the Proxy.

Balance Sheet

Properties: Duck Haven Home Owners Association - 3363 University Drive East Suite 215 Bryan, TX 77802

As of: 04/30/2022

Accounting Basis: Cash

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Rental Account	75,313.97
Total Cash	75,313.97
TOTAL ASSETS	75,313.97
LIABILITIES & CAPITAL	
Liabilities	
Prepayments	177.00
Total Liabilities	177.00
Capital	
Calculated Retained Earnings	15,918.64
Calculated Prior Years Retained Earnings	59,218.33
Total Capital	75,136.97
TOTAL LIABILITIES & CAPITAL	75,313.97

Expense Distribution

Properties: Duck Haven Home Owners Association - 3363 University Drive East Suite 215 Bryan, TX 77802

Payees: All

Bill Date Range: 10/01/2021 to 12/31/2021

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
6475 - Lawn/Property Maintenance											
	11/12/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Aggieland Green BCS	2200	182.94	0.00	drafted from bank account	11/12/2021	
6811	12/21/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	On The Move Lawn Care	2200	5,347.56	0.00	1509	12/22/2021	Monthly Landscaping - November
							5,530.50	0.00			
6540 - Management Fee											
	11/01/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1505, 1505, 1507	11/04/2021, 11/04/2021, 12/22/2021	November 2021
	11/09/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	PayHOA	2200	150.00	0.00	drafted from bank account	11/09/2021	
	12/01/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1507	12/22/2021	December 2021
							1,850.00	0.00			
6756 - Set-Up Fee											
Appfolio set up fee	10/05/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	1,000.00	0.00	1504, 1504, 1505, 1505, 1507	10/05/2021, 10/05/2021, 11/04/2021, 11/04/2021, 12/22/2021	Set up fee per contract
6776 - Trash Pick-up											
03-24379	12/21/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	B.A.G.S.	2200	2,611.11	0.00	1506	12/22/2021	Monthly Trash Pick Up
6820 - Utilities - electric											
	11/26/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.45	0.00	drafted from bank account	11/26/2021	

Expense Distribution

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
	11/26/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	161.30	0.00	drafted from bank account	11/26/2021	
2177947	12/22/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	161.57	0.00	1508	12/22/2021	Monthly Electric - 18000 FM 2154
2361031	12/22/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.35	0.00	1508	12/22/2021	Monthly Electric - 5264 Drake
	12/27/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.35	0.00	drafted from bank account	12/27/2021	5264 Drake
	12/27/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	161.57	0.00	drafted from bank account	12/27/2021	18000 FM 2154
							536.59	0.00			
6840 - Utilities - Water											
	11/29/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	1.25	0.00	drafted from bank account	11/29/2021	
	11/30/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	107.66	0.00	drafted from bank account	11/30/2021	
103-3370-00	12/28/2021	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	29.15	0.00	1512, 1512, drafted from bank account	01/12/2022, 01/12/2022, 12/28/2021	utilities - water
							138.06	0.00			
Total							11,666.26	0.00			

Expense Distribution

Properties: Duck Haven Home Owners Association - 3363 University Drive East Suite 215 Bryan, TX 77802

Payees: All

Bill Date Range: 01/01/2022 to 04/30/2022

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
4019 - Collections											
731789	03/31/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	RMWBH	2200	325.00	0.00	1520	03/31/2022	Collections Expense
6475 - Lawn/Property Maintenance											
6876	01/12/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	On The Move Lawn Care	2200	194.85	0.00	1511, 1511, 1515	01/12/2022, 01/12/2022, 02/07/2022	Monthly Landscaping January
157204	01/18/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Aggieland Green BCS	2200	182.94	0.00	drafted from bank account	01/18/2022	Lawn Spraying
161569	03/17/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Aggieland Green BCS	2200	182.94	0.00	Bank Draft	03/17/2022	Monthly Lawn Spraying
6926	04/14/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	On The Move Lawn Care	2200	1,401.84	0.00	1524	04/14/2022	Monthly Landscaping - February
7068	04/14/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	On The Move Lawn Care	2200	1,401.84	0.00	1524	04/14/2022	Monthly Landscaping - April
7001	04/14/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	On The Move Lawn Care	2200	1,401.84	0.00	1524	04/14/2022	Monthly Landscaping - March
							4,766.25	0.00			
6521 - Membership Meeting Expense											
5/17/2022 Rental Fee	04/27/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Community Center	2200	150.00	0.00	1526	04/27/2022	Annual Membership Meeting

Expense Distribution

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
5/17/2022 Deposit	04/27/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Community Center	2200	150.00	0.00	1526	04/27/2022	Annual Meeting Deposit
							300.00	0.00			
6540 - Management Fee											
	01/01/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1510	01/12/2022	January 2022
	02/01/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1514	02/07/2022	February 2022
	03/01/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1518	03/14/2022	March 2022
	04/01/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Beal Properties	2200	850.00	0.00	1521	04/11/2022	April 2022
							3,400.00	0.00			
6545 - Misc. Property Expense											
91002183476894	02/10/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Micah Mogle	2200	176.00	0.00	1517	02/10/2022	Reimburse - Duck Haven PO Box 1 Year Subscription
6708 - Pond Expense											
2119	04/12/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Trophy Fisheries	2200	182.03	0.00	1523	04/12/2022	Quarterly Pond Treatment
6776 - Trash Pick-up											
03-24379	02/03/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	B.A.G.S.	2200	2,610.68	0.00	1513	02/07/2022	Monthly Trash Pick Up
03-24379	02/09/ 2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	B.A.G.S.	2200	2,611.54	0.00	1516	02/09/2022	Monthly Trash Pick Up

Expense Distribution

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
03-24379	03/31/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	B.A.G.S.	2200	2,611.11	0.00	1519	03/31/2022	Monthly Trash Pick Up
03-24379	04/12/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	B.A.G.S.	2200	2,644.21	0.00	1522	04/12/2022	Monthly Trash Pick Up
							10,477.54	0.00			
6820 - Utilities - electric											
2361031	01/26/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	0.10	0.00	drafted from bank account	01/26/2022	5264 Drake
2177947	01/26/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	4.04	0.00	drafted from bank account	01/26/2022	18000 FM 2154
2361031 - ACH	02/24/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.45	0.00	2361031 - ACH	02/24/2022	Electric
2177947 - ACH	02/24/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	162.13	0.00	2177947 - ACH	02/24/2022	Electric
2177947 ACH	03/24/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	161.30	0.00	2177947 ACH	03/24/2022	Electric
2361031 ACH	03/24/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.35	0.00	2361031 ACH	03/24/2022	Electric
2177947 ACH	04/26/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	161.21	0.00	1525	04/27/2022	Electric
2361031 ACH	04/26/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Bryan Texas Utilities	2200	17.45	0.00	1525	04/27/2022	Electric
							541.03	0.00			

Expense Distribution

Reference	Bill Date	Property Name	Unit	Property Address	Payee	Payable Account	Amount	Unpaid Amount	Check #	Check Date	Description
6840 - Utilities - Water											
103-3370-00	01/28/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	29.15	0.00	drafted from bank account	01/28/2022	18000 FM 2154
103-3370-00	02/28/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	29.15	0.00	autopay	02/28/2022	Water
103-3370-00	03/31/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	29.15	0.00	Autopay	03/31/2022	Water
103-3370-00 ACH	04/29/2022	Duck Haven Home Owners Association		3363 University Drive East Suite 215 Bryan, TX 77802	Wellborn Special Utility District	2200	29.15	0.00	103-3370-00 ACH	04/29/2022	Water
							116.60	0.00			
Total							20,284.45	0.00			

Duck Haven Home Owners Association

Balance Sheet

As of September 30, 2021

Label	Total
Assets	
Bank Accounts	
Wells Fargo Bank - ****9810	\$47,275.61
BUSINESS PLATINUM SAVINGS - ****3421	\$10,000.00
Total Bank Accounts	\$57,275.61
Accounts Receivable	
Dues	\$7,195.11
Legal - Case Resolutions / Fees / Fines Repayment	\$470.00
Incorrect Charges	\$18.60
Total Accounts Receivable	\$7,683.71
Total Assets	\$64,959.32
Liabilities and Equity	
Liabilities	
Accounts Receivable - Prepaids	\$1,617.99
Total Liabilities	\$1,617.99
Equity	
Equity	\$63,341.33
Total Equity	\$63,341.33
Total Liabilities and Equity	\$64,959.32

Duck Haven Home Owners Association

Expenses Detail

January 01, 2021 - December 31, 2021

Date	Description	Account	Category	Amount
01-04-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-B6O2P4U2M8R0 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$549.80
01-06-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
01-07-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-Z5G9Q5W7LOH7 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$5.70
01-11-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-W2G3U1M5Z9B8 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.00
01-13-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,401.84
01-13-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$2,868.63
01-13-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Repairs - Park & General	\$925.54
01-16-2021	Bill Pay: Micah Mogle	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$114.00
01-20-2021	Aggieland Green 9796907300 210120 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$295.79
01-21-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-M5U1C8W6F6V7 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$1.90
01-24-2021	CLICK2MAIL 866-665	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$163.55
01-26-2021	CHECK # 1004	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
01-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210128 5751710 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
01-28-2021	* BRYANTXUTILITIES UTILITY 210128 5751734 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$162.03
01-31-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
02-01-2021	Bill Pay: RMWBH	Wells Fargo Bank - ****9810	Legal Services	\$2,449.50
02-08-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-W8B5A7N6E3N2 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.00
02-25-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210225 8637469 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.35
03-01-2021	* WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$45.72
03-01-2021	DEPOSITED OR CASHED CHECK # 1071	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$114.00
03-01-2021	DEPOSITED OR CASHED CHECK # 1069	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$208.89

Duck Haven Home Owners Association

Expenses Detail

January 01, 2021 - December 31, 2021

Date	Description	Account	Category	Amount
03-01-2021	DEPOSITED OR CASHED CHECK # 1070	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$206.00
03-02-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
03-03-2021	CHECK # 1073	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
03-08-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-N1S3H3O6O6Z9 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.95
03-11-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-M7C3O9U6D8X9 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$2.85
03-14-2021	AggieLand Green 9796907300 210313 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$182.94
03-15-2021	CHECK # 1074	Wells Fargo Bank - ****9810	Legal Services	\$325.00
03-15-2021	CHECK # 1075	Wells Fargo Bank - ****9810	Legal Services	\$105.00
03-18-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,625.00
03-28-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
03-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210326 1330395 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
03-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210326 1330424 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.48
03-29-2021	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$42.21
03-30-2021	Lowe's Home Improvement	Wells Fargo Bank - ****9810	Landscaping	\$140.73
04-01-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$2,803.68
04-04-2021	Lowe's Home Improvement	Wells Fargo Bank - ****9810	Repairs - Park & General	\$39.98
04-05-2021	ADOBE *800-833-66 ADOBE.LY/ENUS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$192.02
04-08-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-L9V0E4W4J0R8 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$151.90
04-14-2021	Bill Pay: RMWBH	Wells Fargo Bank - ****9810	Legal Services	\$849.50
04-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210428 4416153 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.35
04-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210428 4416087 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.12
04-29-2021	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$54.70
05-02-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25

Duck Haven Home Owners Association

Expenses Detail

January 01, 2021 - December 31, 2021

Date	Description	Account	Category	Amount
05-03-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-C4L2R5J8H3Q6 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$126.35
05-04-2021	Sign Pro	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$205.04
05-06-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-K1U5R8S0V1B6 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$1.90
05-07-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,567.34
05-10-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-T1S1S1Q2D3C1 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.95
05-12-2021	Bill Pay: Trophy Fisheries	Wells Fargo Bank - ****9810	Pond Management	\$1,175.00
05-12-2021	Bill Pay: Trophy Fisheries	Wells Fargo Bank - ****9810	Pond Management	\$197.56
05-20-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$2,803.68
05-20-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Repairs - Park & General	\$18,449.87
06-07-2021	Bill Pay: RMWBH	Wells Fargo Bank - ****9810	Legal Services	\$690.00
07-05-2021	Aggletand Green 9796907300 210702 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$182.94
07-05-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-10J5B9P0H8U2 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$72.45
07-05-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
07-08-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-H3N3K9Y8T7Q3 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$155.70
07-15-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,401.84
07-15-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,795.00
07-15-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$24,633.64
07-15-2021	Bill Pay: Kristeen Roe, Brazos County Tax Assessor	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$8.04
07-18-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,567.34
07-18-2021	Bill Pay: Philadelphia Insurance Companies	Wells Fargo Bank - ****9810	Insurance	\$3,061.00
07-21-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$588.49
07-25-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,528.92
07-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210728 8832671 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.63
07-28-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210728 8832922 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$160.92

Duck Haven Home Owners Association

Expenses Detail

January 01, 2021 - December 31, 2021

Date	Description	Account	Category	Amount
07-28-2021	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$48.48
08-01-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
08-09-2021	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-Q8D811S2G4A7 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.95
08-25-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210825 2671440 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$160.83
08-25-2021	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 210825 2672753 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
08-26-2021	Bill Pay: West, Talbert & Talber CPA's PC	Wells Fargo Bank - ****9810	Property Management	\$275.00
08-29-2021	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
08-30-2021	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$72.38
09-21-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$3,030.55
09-29-2021	Bill Pay: Steven Wingfield	Wells Fargo Bank - ****9810	Landscaping	\$363.34
10-05-2021	Bill Pay: Trophy Fisheries	Wells Fargo Bank - ****9810	Pond Management	\$162.00
10-07-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,567.34
10-07-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,567.34
10-07-2021	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,567.34
10-12-2021	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,466.79
Total Expenses				\$102,400.77

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
01-02-2020	DHHOA Billables		Property Management	\$248.00
01-02-2020	Property Taxes		Misc / Postage / Fees / Computer etc	\$7.08
01-06-2020	DHHOA C&W Management Fee		Property Management	\$833.00
01-08-2020	Yard & Grounds Maintenance		Landscaping	\$1,262.76
01-13-2020	Legal Fees		Legal Services	\$2,528.00
01-13-2020	Crumpler Legal Fees		Legal Services	\$213.50
01-13-2020	Markham Legal Fees		Legal Services	\$157.50
01-13-2020	Hudson Legal Fees		Legal Services	\$283.50
01-13-2020	Kennedy Legal Fees		Legal Services	\$140.00
01-14-2020	BTU Electric		Electricity	\$163.07
01-14-2020	BTU Electricity		Electricity	\$17.44
01-16-2020	Wellborn SUD		Water	\$26.13
01-29-2020	C&W Mgmt Fee Feb 2020		Property Management	\$833.00
01-30-2020	DHHOA Billables Feb 2020		Property Management	\$1,188.00
02-07-2020	PayHOA Subscription - Micah Mogle	Wells Fargo Bank - ****9810	Property Management	\$150.00
03-08-2020	PayHOA Monthly Fee	Wells Fargo Bank - ****9810	Property Management	\$150.00
03-15-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC AMTS:14,59 ST-B6U9U0H4E3H4 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$0.73
03-30-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-I9U4X0M7D6W9 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$8.55
03-31-2020	BUSINESS TO BUSINESS ACH Lob.com AMTS:34,44 ST-Y0N7Z1L3W2U2 MICAH MOGLE	Wells Fargo Bank - ****9810	Property Management	\$0.78
04-02-2020	CHECK # 1001	Wells Fargo Bank - ****9810	Landscaping	\$1,262.76
04-02-2020	CHECK # 1008	Wells Fargo Bank - ****9810	Electricity	\$18.27
04-02-2020	CHECK # 1009	Wells Fargo Bank - ****9810	Electricity	\$169.04
04-02-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-POY5E4N9L8T2 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$80.60
04-05-2020	CHECK # 1002 - Ellison Firm (HOA DOCUMENTS)	Wells Fargo Bank - ****9810	Legal Services	\$480.81
04-06-2020	CHECK # 1003 - Legal Fees 18215 Retriever	Wells Fargo Bank - ****9810	Legal Services	\$233.00
04-06-2020	CHECK # 1004 - Legal Fees 18281 Retriever	Wells Fargo Bank - ****9810	Legal Services	\$915.09
04-06-2020	CHECK # 1005 - Legal Fees 4992 Drake	Wells Fargo Bank - ****9810	Legal Services	\$108.00
04-06-2020	CHECK # 1006 - Legal Fees 18248 Wigeon	Wells Fargo Bank - ****9810	Legal Services	\$241.00
04-06-2020	CHECK # 1007 - BAGS	Wells Fargo Bank - ****9810	Waste Management	\$2,348.51
04-09-2020	Bank Fees for Checks	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$4.75
04-09-2020	PayHOA monthly Fee	Wells Fargo Bank - ****9810	Property Management	\$150.00

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
04-19-2020	CHECK # 1013 - Mogle rmb - Donuts Deposit	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$50.00
04-19-2020	CHECK # 1014 - Mogle RMB - PAYHOA Monthly	Wells Fargo Bank - ****9810	Property Management	\$150.00
04-19-2020	CHECK # 1010 - Mogle RMB - PO BOX Rental	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$100.00
04-19-2020	CHECK # 1012 - Mogle RMB - Bank Act Dep	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$25.00
04-19-2020	CHECK # 1011 - Mogle RMB - Domain Registration	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$39.97
04-23-2020	Bill Pay: A&K Lawn Care LLC	Wells Fargo Bank - ****9810	Landscaping	\$1,262.76
04-23-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-O2W9I4D9I0D5 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$0.95
04-26-2020	Aggieland Green 9796907300 200424 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$175.64
04-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200424 8794229 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$169.91
04-27-2020	CHECK # 1015 - Aggieland Tree Service	Wells Fargo Bank - ****9810	Landscaping	\$600.00
04-27-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-J7K4P9E1U7D3 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$0.95
04-28-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$26.13
04-28-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
04-29-2020	TRANSACTIONS FEE	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$13.50
05-04-2020	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$4,734.91
05-04-2020	CHECK # 1016	Wells Fargo Bank - ****9810	Landscaping	\$1,262.76
05-11-2020	PAY HOA Monthly Fee	Wells Fargo Bank - ****9810	Property Management	\$150.95
05-20-2020	Aggieland Green 9796907300 200520 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$175.64
05-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200528 8806008 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$153.04
05-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200528 8806047 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.30
05-29-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
05-29-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$26.13
06-05-2020	BUSINESS TO BUSINESS ACH Lob.com AMTS:58,51 ST-R6U0P2Y2O7F7 TRISH HOWARD	Wells Fargo Bank - ****9810	Property Management	\$1.09

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
06-09-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-V2C4P6D3I4F4 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.00
06-12-2020	MOBILE DEPOSIT : REF NUMBER :109120388786	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	-\$12.09
06-17-2020	CASHED/DEPOSITED ITEM RETN UNPAID FEE	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$12.00
06-17-2020	DEPOSITED ITEM RETN UNPAID - PAPER 200617	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$12.09
06-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200625 4096360 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$152.90
06-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200625 4096376 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.39
06-29-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
06-30-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$89.56
06-30-2020	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,899.79
07-02-2020	ACH TROPHY FISHERIES SALE 200702 DUCK HAVEN	Wells Fargo Bank - ****9810	Pond Management	\$258.50
07-02-2020	Bill Pay: On the Move	Wells Fargo Bank - ****9810	Landscaping	\$1,309.83
07-03-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-B7A1R9S7F5P9 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$85.45
07-10-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-A2Q7P8P9C5R9 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.95
07-12-2020	CHECK # 1018 - Landscape	Wells Fargo Bank - ****9810	Landscaping	\$1,899.79
07-12-2020	CHECK # 1019 - Landscaping	Wells Fargo Bank - ****9810	Landscaping	\$1,309.83
07-14-2020	Bill Pay: Philadelphia Insurance Companies	Wells Fargo Bank - ****9810	Insurance	\$2,867.00
07-14-2020	Bill Pay: Philadelphia Insurance Companies	Wells Fargo Bank - ****9810	Insurance	\$2,121.00
07-16-2020	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$4,844.06
07-20-2020	CHECK # 1020 - Insurance Payment	Wells Fargo Bank - ****9810	Insurance	\$2,867.00
07-21-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-K2V9Q9P0Q8E4 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$1.90
07-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200728 3848114 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$153.35

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
07-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200728 3848254 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.30
07-29-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
07-29-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Electricity	\$128.92
07-30-2020	Home Depot	Wells Fargo Bank - ****9810	Repairs - Park & General	\$17.84
07-30-2020	TRANSACTIONS FEE	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$10.50
08-10-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-X8K1V8I2P6O8 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.00
08-13-2020	Aggieland Green 9796907300 200813 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$175.64
08-26-2020	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,524.11
08-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200826 3427179 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
08-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200826 3427302 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$160.92
08-30-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
08-30-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$26.13
09-08-2020	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,528.92
09-10-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-F3B2E4G0C3D3 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$151.90
09-17-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-N4M1Z1V7N9K8 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$1.90
09-21-2020	CHECK # 1060	Wells Fargo Bank - ****9810	Legal Services	\$1,709.00
09-27-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200925 2388090 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
09-27-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 200925 2388242 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.12
09-28-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$81.76
09-28-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
09-28-2020	CHECK # 1061	Wells Fargo Bank - ****9810	Landscaping	\$2,819.66

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
10-05-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-T6D5X4K2M4Y7 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$66.95
10-08-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-V1N4G3H0D0L2 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$151.80
10-15-2020	CHECK # 1063 - Landscaping	Wells Fargo Bank - ****9810	Landscaping	\$1,439.73
10-18-2020	CHECK # 1062 - BAGS	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
10-19-2020	MOBILE DEPOSIT : REF NUMBER :507200894593	Wells Fargo Bank - ****9810	Legal Services	-\$491.50
10-27-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201027 4071877 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.30
10-27-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201027 4072039 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.35
10-28-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Water	\$1.25
10-28-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$124.30
11-03-2020	Bill Pay: B.A.G.S.	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
11-05-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-V1N3N4P1U9W4 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$2.85
11-05-2020	LIFETIME.COM	Wells Fargo Bank - ****9810	Repairs - Park & General	\$2,868.74
11-08-2020	CHECK # 1064 - Insurance	Wells Fargo Bank - ****9810	Insurance	\$1,753.00
11-09-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-Z1T8D5E6D1B3 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.00
11-16-2020	Payment to Elizabeth Condrey for Holiday at the park.	Wells Fargo Bank - ****9810	Community Activities / Improvement	\$250.50
11-18-2020	Aggieland Green 9786907300 201118 Duck Haven HOA	Wells Fargo Bank - ****9810	Landscaping	\$175.64
11-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201126 7227371 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
11-26-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201126 7227601 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.48
11-26-2020	CHECK # 1065	Wells Fargo Bank - ****9810	Pond Management	\$174.36
11-29-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
11-30-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$103.57

Duck Haven Home Owners Association

Expenses Detail

January 01, 2020 - December 31, 2020

Date	Description	Account	Category	Amount
11-30-2020	Bill Pay: R and D Maintenance	Wells Fargo Bank - ****9810	Repairs - Park & General	\$1,989.29
12-10-2020	BUSINESS TO BUSINESS ACH PayHOA, LLC PayHOA, LL ST-W7C4I7U0T5A0 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Property Management	\$150.95
12-22-2020	CHECK # 1003 - BAGS	Wells Fargo Bank - ****9810	Waste Management	\$2,509.70
12-28-2020	MUNICIPAL ONLINE P	Wells Fargo Bank - ****9810	Electricity	\$1.25
12-28-2020	WELLBORN SPECIAL U	Wells Fargo Bank - ****9810	Water	\$83.27
12-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201229 8987377 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$17.45
12-29-2020	BUSINESS TO BUSINESS ACH BRYANTXUTILITIES UTILITY 201229 8987712 DUCK HAVEN HOME OWNERS	Wells Fargo Bank - ****9810	Electricity	\$161.65
12-31-2020	Bill Pay: Micah Mogle	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$208.89
12-31-2020	Bill Pay: Micah Mogle	Wells Fargo Bank - ****9810	Misc / Postage / Fees / Computer etc	\$206.00
Total Expenses				\$71,535.79

Business Platinum Savings

March 31, 2022 ■ Page 1 of 4

WELLS
FARGO

DUCK HAVEN HOMEOWNERS ASSOCIATION, INC
MICAH P MOGLE
18152 WIGEON TRAIL DR
COLLEGE STATION TX 77845-7480

Questions?

Available by phone 24 hours a day, 7 days a week:

We accept all relay calls, including 711

1-800-CALL-WELLS (1-800-225-5935)

En español: 1-877-337-7454

Online: wellsfargo.com/biz

Write: Wells Fargo Bank, N.A. (808)

P.O. Box 6995

Portland, OR 97228-6995

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Statement period activity summary

Beginning balance on 1/1	\$10,000.66
Deposits/Credits	0.25
Withdrawals/Debits	- 0.00
Ending balance on 3/31	\$10,000.91

Account number:

**DUCK HAVEN HOMEOWNERS ASSOCIATION, INC
MICAH P MOGLE**

Texas/Arkansas account terms and conditions apply

For Direct Deposit use

Routing Number (RTN): 111900659

For Wire Transfers use

Routing Number (RTN): 121000248

Interest summary

Interest paid this statement	\$0.25
Average collected balance	\$10,000.74
Annual percentage yield earned	0.01%
Interest earned this statement period	\$0.25
Interest paid this year	\$0.25
Total interest paid in 2021	\$0.66



Transaction history

Date	Description	Deposits/ Credits	Withdrawals/ Debits	Ending daily balance
1/31	Interest Payment	0.09		10,000.75
2/28	Interest Payment	0.07		10,000.82
3/31	Interest Payment	0.09		10,000.91
Ending balance on 3/31				10,000.91
Totals		\$0.25	\$0.00	

The Ending Daily Balance does not reflect any pending withdrawals or holds on deposited funds that may have been outstanding on your account when your transactions posted. If you had insufficient available funds when a transaction posted, fees may have been assessed.

Monthly service fee summary

For a complete list of fees and detailed account information, see the disclosures applicable to your account or talk to a banker. Go to wellsfargo.com/feefaq for a link to these documents, and answers to common monthly service fee questions.

Fee period 01/01/2022 - 01/31/2022	Standard monthly service fee \$15.00	You paid \$0.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Minimum daily balance	\$10,000.00	\$10,000.66 <input checked="" type="checkbox"/>
- The fee is waived when linked to a Navigate Business Checking account or Optimize Business Checking account.		
Fee period 02/01/2022 - 02/28/2022	Standard monthly service fee \$15.00	You paid \$0.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Minimum daily balance	\$10,000.00	\$10,000.75 <input checked="" type="checkbox"/>
- The fee is waived when linked to a Navigate Business Checking account or Optimize Business Checking account.		
Fee period 03/01/2022 - 03/31/2022	Standard monthly service fee \$15.00	You paid \$0.00
How to avoid the monthly service fee	Minimum required	This fee period
Have any ONE of the following account requirements		
• Minimum daily balance	\$10,000.00	\$10,000.82 <input checked="" type="checkbox"/>
- The fee is waived when linked to a Navigate Business Checking account or Optimize Business Checking account.		

YQ/YQ

Other Wells Fargo Benefits

Our National Business Banking Center customer service number 1-800-CALL-WELLS (1-800-225-5935) hours of operation have temporarily changed to 7:00 a.m. to 11:00 p.m. Eastern Time, Monday through Saturday and Sunday 9:00 a.m. to 10:00 p.m. Eastern Time. Access to our automated banking system, the ability to report a fraud claim on your business credit or debit card, and access to report a lost or stolen business card will continue to be available 24 hours a day, 7 days per week. Thank you for banking with Wells Fargo. We appreciate your business.



Bob Walker
 Beal Properties
 bobw@bealbc.com
 Ph:
 Need a REALTOR? What About BOB?



CMA 1 - Line

Prepared By: Bob Walker

Listings as of 05/17/22 at 4:58 pm

Property Type is 'Residential' Status is one of 'Active', 'Contingency Contract', 'Exclusive Agency' Status is 'Sold' Status Contractual Search Date is 05/17/2022 to 05/17/2021 Subdivision Code is 'Duck Haven'

Residential

Sold Properties

MLS #	Address	Unit #	# Bd	# F/H Bth	GarCap	Subd Code	Yr Blt	Apx Ht	Ar	LP/SqFt	List Price	Sold Price	AvgSP\$/Sqft	Sold Date	SP%LP	DOM
21008132	18232 Wigeon Trail		4	3/1	2	Duck Haven	2013	2,493		\$170.48	\$425,000	\$425,000	\$170.48	09/02/2021	100.00	78
21006737	18361 Wigeon Trail Drive		4	3/-	2	Duck Haven	2007	2,736		\$145.83	\$399,000	\$435,000	\$158.99	06/21/2021	109.02	47
21012798	18281 Retriever		4	3/-	2	Duck Haven	2015	3,043		\$144.56	\$439,900	\$442,000	\$145.25	10/22/2021	100.48	40
21007933	5115 Mandarin Way		4	2/-	3PLUS	Duck Haven	2013	2,013		\$211.08	\$424,900	\$450,000	\$223.55	07/19/2021	105.91	39
21011073	5185 Drake Drive		4	2/1	2	Duck Haven	2006	2,425		\$185.57	\$450,000	\$465,000	\$191.75	10/08/2021	103.33	34
22001871	18077 Retriever		3	2/-	2	Duck Haven	2020	2,020		\$224.26	\$453,000	\$503,000	\$249.01	02/28/2022	111.04	34
22004610	4817 Drake Drive		4	3/1	2	Duck Haven	2010	2,864		\$174.55	\$499,900	\$510,000	\$178.07	05/11/2022	102.02	37
21004264	18130 Wigeon Trail Ct		4	3/-	2	Duck Haven	2016	2,491		\$200.32	\$499,000	\$550,000	\$220.79	05/28/2021	110.22	61
22000152	18173 Retriever Run		4	2/1	2	Duck Haven	2009	2,540		\$216.14	\$549,000	\$557,500	\$219.49	02/24/2022	101.55	35
21010847	18313 Wigeon Trail Drive		4	2/1	2	Duck Haven	2007	2,710		\$206.64	\$560,000	\$560,000	\$206.64	11/16/2021	100.00	98
21015675	17989 Retriever Run		4	3/-	2	Duck Haven	2012	3,258		\$184.13	\$599,900	\$605,000	\$185.70	01/21/2022	100.85	63
22002523	18214 Retriever Run		5	4/-	2	Duck Haven	2012	3,878		\$206.03	\$799,000	\$785,000	\$202.42	04/29/2022	98.25	79
21016649	5040 Drake Drive		4	3/-	2	Duck Haven	2007	3,688		\$216.89	\$799,900	\$798,600	\$216.54	03/01/2022	99.84	60

# LISTINGS:	13	Medians:	2012	2,710	\$200.32	\$499,000	\$510,000	\$202.42	101.55	47
		Minimums:	2006	2,013	\$144.56	\$399,000	\$425,000	\$145.25	98.25	34
		Maximums:	2020	3,878	\$224.26	\$799,900	\$798,600	\$249.01	111.04	98
		Averages:	2011	2,781	\$191.27	\$530,654	\$545,085	\$197.59	103.27	54

Quick Statistics (13 Listings Total)

	Min	Max	Average	Median
List Price	\$399,000	\$799,900	\$530,654	\$499,000
Sold Price	\$425,000	\$798,600	\$545,085	\$510,000

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*** This represents an estimated sale price for this property. It is not the same as the opinion of value in an appraisal developed by a licensed appraiser under the Uniform Standards of Professional Appraisal Practice ***

Basic descriptive info only; Not guaranteed. Sizes and taxes are approximate.