

**UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA
SANTA ROSA DIVISION**

In re:

LEFEVER MATTSON, a California
corporation, *et al.*,¹

Debtors.

Lead Case No. 24-10545 (CN)

(Jointly Administered)

Chapter 11

Judge: Hon. Charles Novack

**SCHEDULES OF ASSETS AND LIABILITIES FOR
WINDSCAPE APARTMENTS, LLC CASE NO. 24-10417 (CN)**

¹ The last four digits of LeFever Mattson's tax identification number are 7537. Due to the large number of debtor entities in these Chapter 11 Cases, a complete list of the Debtors and the last four digits of their federal tax identification numbers is not provided herein. A complete list of such of the Debtors' claims and noticing agent at <https://veritaglobal.net/L>



Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing**Official Form 206Sum****Summary of Assets and Liabilities for Non-Individuals****12/15****Part 1: Summary of Assets****1. Schedule A/B: Assets—Real and Personal Property** (Official Form 206A/B)**1a. Real property:**Copy line 88 from *Schedule A/B*

\$ 77,650,000.00

1b. Total personal property:Copy line 91A from *Schedule A/B*

\$ 245,031.79

1c. Total of all property:Copy line 92 from *Schedule A/B*

\$ 77,895,031.79

Part 2: Summary of Liabilities**2. Schedule D: Creditors Who Have Claims Secured by Property** (Official Form 206D)Copy the total dollar amount listed in Column A, *Amount of claim*, from line 3 of *Schedule D*

\$ 35,988,255.08

3. Schedule E/F: Creditors Who Have Unsecured Claims (Official Form 206E/F)**3a. Total claim amounts of priority unsecured claims:**Copy the total claims from Part 1 from line 5a of *Schedule E/F*

\$ 107,216.73

3b. Total amount of claims of nonpriority amount of unsecured claims:Copy the total of the amount of claims from Part 2 from line 5b of *Schedule E/F*

+ \$ 6,816,665.69

4. Total liabilities

Lines 2 + 3a + 3b

\$ 42,912,137.50

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing

Official Form 206A/B

Schedule A/B: Assets - Real and Personal Property

12/15

Disclose all property, real and personal, which the debtor owns or in which the debtor has any other legal, equitable, or future interest. Include all property in which the debtor holds rights and powers exercisable for the debtor's own benefit. Also include assets and properties which have no book value, such as fully depreciated assets or assets that were not capitalized. In Schedule A/B, list any executory contracts or unexpired leases. Also list them on Schedule G: Executory Contracts and Unexpired Leases (Official Form 206G).

Be as complete and accurate as possible. If more space is needed, attach a separate sheet to this form. At the top of any pages added, write the debtor's name and case number (if known). Also identify the form and line number to which the additional information applies. If an additional sheet is attached, include the amounts from the attachment in the total for the pertinent part.

For Part 1 through Part 11, list each asset under the appropriate category or attach separate supporting schedules, such as a fixed asset schedule or depreciation schedule, that gives the details for each asset in a particular category. List each asset only once. In valuing the debtor's interest, do not deduct the value of secured claims. See the instructions to understand the terms used in this form.

Part 1: Cash and cash equivalents

1. Does the debtor have any cash or cash equivalents?

- ☐ No. Go to Part 2.
- ☒ Yes. Fill in the information below.

All cash or cash equivalents owned or controlled by the debtor**Current value of debtor's interest**

2. Cash on hand

2.1 None \$

3. Checking, savings, money market, or financial brokerage accounts (Identify all)

Name of institution (bank or brokerage firm)	Type of account	Last 4 digits of account number	
3.1 Citizens Business Bank	Held in Trust	x3175	\$ 234,334.89

4. Other cash equivalents (Identify all)

4.1 None \$

5. Total of Part 1

Add lines 2 through 4 (including amounts on any additional sheets). Copy the total to line 80.

\$ 234,334.89

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 2: Deposits and prepayments

6. Does the debtor have any deposits or prepayments?

- ☒ No. Go to Part 3.
☐ Yes. Fill in the information below.

Current value of debtor's interest

7. Deposits, including security deposits and utility deposits

Description, including name of holder of deposit

\$

8. Prepayments, including prepayments on executory contracts, leases, insurance, taxes, and rent

Description, including name of holder of prepayment

\$

9. Total of Part 2.

Add lines 7 through 8. Copy the total to line 81.

\$ 0.00

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 3: Accounts receivable

10. Does the debtor have any accounts receivable?

- ☐ No. Go to Part 4.
☒ Yes. Fill in the information below.

Current value of debtor's interest

11. Accounts receivable

	Description	face amount	doubtful or uncollectible accounts		
11a. 90 days old or less:	Accounts Receivable	\$ 4,336.90	- \$ 0.00	=..... →	\$ 4,336.90
11b. Over 90 days old:	Accounts Receivable	\$ 860.00	- \$ 0.00	=..... →	\$ 860.00

12. Total of Part 3.

Current value on lines 11a + 11b = line 12. Copy the total to line 82.

\$ 5,196.90

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 4: Investments

13. Does the debtor own any investments?

- ☒ No. Go to Part 5.
☐ Yes. Fill in the information below.

Valuation method used for current value	Current value of debtor's interest
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14. Mutual funds or publicly traded stocks not included in Part 1

Name of fund or stock: _____ \$ _____

15. Non-publicly traded stock and interests in incorporated and unincorporated businesses, including any interest in an LLC, partnership, or joint venture

Name of entity: _____ % of ownership: _____ \$ _____

16. Government bonds, corporate bonds, and other negotiable and non-negotiable instruments not included in Part 1

Describe: _____ \$ _____

17. Total of Part 4.

Add lines 14 through 16. Copy the total to line 83.

\$ _____ 0.00

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 5: Inventory, excluding agriculture assets

18. Does the debtor own any inventory (excluding agriculture assets)?

- ☒ No. Go to Part 6.
☐ Yes. Fill in the information below.

General description	Date of the last physical inventory	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
19. Raw materials		\$		\$
20. Work in progress		\$		\$
21. Finished goods, including goods held for resale		\$		\$
22. Other inventory or supplies		\$		\$

23. Total of Part 5.

Add lines 19 through 22. Copy the total to line 84.

\$ 0.00

24. Is any of the property listed in Part 5 perishable?

- ☐ No
☐ Yes

25. Has any of the property listed in Part 5 been purchased within 20 days before the bankruptcy was filed?

- ☐ No
☐ Yes. Description _____ Book value \$ _____ Valuation method _____ Current value \$ _____

26. Has any of the property listed in Part 5 been appraised by a professional within the last year?

- ☐ No
☐ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 6: Farming and fishing-related assets (other than titled motor vehicles and land)

27. Does the debtor own or lease any farming and fishing-related assets (other than titled motor vehicles and land)?

- ☒ No. Go to Part 7.
☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
28. Crops—either planted or harvested	\$		\$
29. Farm animals <i>Examples:</i> Livestock, poultry, farm-raised fish	\$		\$
30. Farm machinery and equipment (Other than titled motor vehicles)	\$		\$
31. Farm and fishing supplies, chemicals, and feed	\$		\$
32. Other farming and fishing-related property not already listed in Part 6	\$		\$
33. Total of Part 6. Add lines 28 through 32. Copy the total to line 85.			\$ 0.00

34. Is the debtor a member of an agricultural cooperative?

- ☐ No
☐ Yes. Is any of the debtor's property stored at the cooperative?
☐ No
☐ Yes

35. Has any of the property listed in Part 6 been purchased within 20 days before the bankruptcy was filed?

- ☐ No
☐ Yes. Description _____ Book value \$ _____ Valuation method _____ Current value \$ _____

36. Is a depreciation schedule available for any of the property listed in Part 6?

- ☐ No
☐ Yes

37. Has any of the property listed in Part 6 been appraised by a professional within the last year?

- ☐ No
☐ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 7: Office furniture, fixtures, and equipment; and collectibles

38. Does the debtor own or lease any office furniture, fixtures, equipment, or collectibles?

- ☒ No. Go to Part 8.
☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
39. Office furniture			
	\$		\$
40. Office fixtures			
	\$		\$
41. Office equipment, including all computer equipment and communication systems equipment and software			
	\$		\$
42. Collectibles Examples: Antiques and figurines; paintings, prints, or other artwork; books, pictures, or other art objects; china and crystal; stamp, coin, or baseball card collections; other collections, memorabilia, or collectibles			
	\$		\$

43. Total of Part 7.

Add lines 39 through 42. Copy the total to line 86.

\$ 0.00

44. Is a depreciation schedule available for any of the property listed in Part 7?

- ☐ No
☐ Yes

45. Has any of the property listed in Part 7 been appraised by a professional within the last year?

- ☐ No
☐ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 8: Machinery, equipment, and vehicles

46. Does the debtor own or lease any machinery, equipment, or vehicles?

- ☒ No. Go to Part 9.
☐ Yes. Fill in the information below.

General description Include year, make, model, and identification numbers (i.e., VIN, HIN, or N-number)	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
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47. Automobiles, vans, trucks, motorcycles, trailers, and titled farm vehicles

\$

48. Watercraft, trailers, motors, and related accessories Examples: Boats, trailers, motors, floating homes, personal watercraft, and fishing vessels

\$

49. Aircraft and accessories

\$

50. Other machinery, fixtures, and equipment (excluding farm machinery and equipment)

\$

51. Total of Part 8.

Add lines 47 through 50. Copy the total to line 87.

\$ 0.00

52. Is a depreciation schedule available for any of the property listed in Part 8?

- ☐ No
☐ Yes

53. Has any of the property listed in Part 8 been appraised by a professional within the last year?

- ☐ No
☐ Yes

Name

Part 9: Real property**54. Does the debtor own or lease any real property?**

- ☐ No. Go to Part 10.
- ☒ Yes. Fill in the information below.

55. Any building, other improved real estate, or land which the debtor owns or in which the debtor has an interest

Description and location of property Include street address or other description such as Assessor Parcel Number (APN), and type of property (for example, acreage, factory, warehouse, apartment or office building), if available.	Nature and extent of debtor's interest in property	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
55.1 See Schedule A/B 55 Attachment		\$ 79,490,000.00		\$ 77,650,000.00

56. Total of Part 9.

Add the current value on lines 55.1 through 55.6 and entries from any additional sheets. Copy the total to line 88.

\$ 77,650,000.00

57. Is a depreciation schedule available for any of the property listed in Part 9?

- ☐ No
- ☒ Yes

58. Has any of the property listed in Part 9 been appraised by a professional within the last year?

- ☐ No
- ☒ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 10: Intangibles and intellectual property

59. Does the debtor have any interests in intangibles or intellectual property?

- ☒ No. Go to Part 11.
☐ Yes. Fill in the information below.

General description	Net book value of debtor's interest (Where available)	Valuation method used for current value	Current value of debtor's interest
60. Patents, copyrights, trademarks, and trade secrets	\$		\$
61. Internet domain names and websites	\$		\$
62. Licenses, franchises, and royalties	\$		\$
63. Customer lists, mailing lists, or other compilations	\$		\$
64. Other intangibles, or intellectual property	\$		\$
65. Goodwill	\$		\$

66. Total of Part 10.

Add lines 60 through 65. Copy the total to line 89.

\$ 0.00

67. Do your lists or records include personally identifiable information of customers (as defined in 11 U.S.C. §§ 101(41A) and 107)?

- ☐ No
☐ Yes

68. Is there an amortization or other similar schedule available for any of the property listed in Part 10?

- ☐ No
☐ Yes

69. Has any of the property listed in Part 10 been appraised by a professional within the last year?

- ☐ No
☐ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 11: All other assets

70. Does the debtor own any other assets that have not yet been reported on this form?

Include all interests in executory contracts and unexpired leases not previously reported on this form.

- ☐ No. Go to Part 12.
☒ Yes. Fill in the information below.

Current value of debtor's
interest

71. Notes receivable

Description (include name of obligor)	Total face amount	doubtful or uncollectible accounts	
71.1 Cambria Pines, LP	\$ 1,000.00	- \$ 0.00 =.....	\$ 1,000.00
Description (include name of obligor)	Total face amount	doubtful or uncollectible accounts	
71.2 River Tree Partners, LP	\$ 4,500.00	- \$ 0.00 =.....	\$ 4,500.00

72. Tax refunds and unused net operating losses (NOLs)

Description (for example, federal, state, local) — Tax year \$

72.1 None

73. Interests in insurance policies or annuities

73.1 None \$

74. Causes of action against third parties (whether or not a lawsuit has been filed)

74.1 None \$

Nature of claim

Amount requested \$

75. Other contingent and unliquidated claims or causes of action of every nature, including counterclaims of the debtor and rights to set off claims

75.1 None \$

Nature of claim

Amount requested \$

76. Trusts, equitable or future interests in property

76.1 None \$

77. Other property of any kind not already listed Examples: Season tickets, country club membership

77.1 None \$

78. Total of Part 11.

Add lines 71 through 77. Copy the total to line 90.

\$ 5,500.00

79. Has any of the property listed in Part 11 been appraised by a professional within the last year?

- ☒ No
☐ Yes

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 12: Summary

In Part 12 copy all of the totals from the earlier parts of the form.

Type of property	Current value of personal property	Current value of real property
80. Cash, cash equivalents, and financial assets. <i>Copy line 5, Part 1.</i>	\$ 234,334.89	
81. Deposits and prepayments. <i>Copy line 9, Part 2.</i>	\$ 0.00	
82. Accounts receivable. <i>Copy line 12, Part 3.</i>	\$ 5,196.90	
83. Investments. <i>Copy line 17, Part 4.</i>	\$ 0.00	
84. Inventory. <i>Copy line 23, Part 5.</i>	\$ 0.00	
85. Farming and fishing-related assets. <i>Copy line 33, Part 6.</i>	\$ 0.00	
86. Office furniture, fixtures, and equipment; and collectibles. <i>Copy line 43, Part 7.</i>	\$ 0.00	
87. Machinery, equipment, and vehicles. <i>Copy line 51, Part 8.</i>	\$ 0.00	
88. Real property. <i>Copy line 56, Part 9.....</i> →		\$ 77,650,000.00
89. Intangibles and intellectual property. <i>Copy line 66, Part 10.</i>	\$ 0.00	
90. All other assets. <i>Copy line 78, Part 11.</i>	\$ 5,500.00	
91. Total. Add lines 80 through 90 for each column.....91a.	\$ 245,031.79	\$ 77,650,000.00 + 91b.
92. Total of all property on Schedule A/B. Lines 91a + 91b = 92.		\$ 77,895,031.79

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing**Official Form 206D****Schedule D: Creditors Who Have Claims Secured by Property**

12/15

Be as complete and accurate as possible.

1. Do any creditors have claims secured by debtor's property?

- ☐ No. Check this box and submit page 1 of this form to the court with debtor's other schedules. Debtor has nothing else to report on this form.
- ☒ Yes. Fill in all of the information below.

Part 1: List Creditors Who Have Secured Claims**2. List in alphabetical order all creditors who have secured claims.** If a creditor has more than one secured claim, list the creditor separately for each claim.**Column A**
Amount of claim
Do not deduct the value of collateral.**Column B**
Value of collateral that supports this claim**2.1 Creditor's name****Describe debtor's property that is subject to a lien**

See Schedule D, Part 1 Attachment

\$ 35,988,255.08 \$ 92,740,000.00

Creditor's Name

Creditor's mailing address**Describe the lien**

Notice Name

Street

Is the creditor an insider or related party?

- ☐ No
- ☐ Yes

City

State

ZIP Code

Country

Creditor's email address, if known**Is anyone else liable on this claim?**

- ☐ No
- ☐ Yes. Fill out *Schedule H: Codebtors*(Official Form 206H).

Date debt was incurred**Last 4 digits of account number****As of the petition filing date, the claim is:**

Check all that apply.

- ☐ Contingent
- ☐ Unliquidated
- ☐ Disputed

Do multiple creditors have an interest in the same property?

- ☐ No
- ☐ Yes. Have you already specified the relative priority?
- ☐ No. Specify each creditor, including this creditor, and its relative priority.
- ☐ Yes. The relative priority of creditors is specified on lines

3. Total of the dollar amounts from Part 1, Column A, including the amounts from the Additional Page, if any.

\$ 35,988,255.08

Part 2: List Others to Be Notified for a Debt Already Listed in Part 1

List in alphabetical order any others who must be notified for a debt already listed in Part 1. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for secured creditors.

If no others need to be notified for the debts listed in Part 1, do not fill out or submit this page. If additional pages are needed, copy this page.

Name and address	On which line in Part 1 did you enter the related creditor?	Last 4 digits of account number for this entity
Name	Line	
Notice Name		
Street		
City		
State		
ZIP Code		
Country		

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing

Official Form 206E/F

Schedule E/F: Creditors Who Have Unsecured Claims

12/15

Be as complete and accurate as possible. Use Part 1 for creditors with PRIORITY unsecured claims and Part 2 for creditors with NONPRIORITY unsecured claims. List the other party to any executory contracts or unexpired leases that could result in a claim. Also list executory contracts on Schedule A/B: Assets - Real and Personal Property (Official Form 206A/B) and on Schedule G: Executory Contracts and Unexpired Leases (Official Form 206G). Number the entries in Parts 1 and 2 in the boxes on the left. If more space is needed for Part 1 or Part 2, fill out and attach the Additional Page of that Part included in this form.

Part 1: List All Creditors with PRIORITY Unsecured Claims

1. Do any creditors have priority unsecured claims? (See 11 U.S.C. § 507).

- ☐ No. Go to Part 2.
☒ Yes. Go to Line 2.

2. List in alphabetical order all creditors who have unsecured claims that are entitled to priority in whole or in part. If the debtor has more than 3 creditors with priority unsecured claims, fill out and attach the Additional Page of Part 1.

Total claim	Priority amount
-------------	-----------------

2.1 Priority creditor's name and mailing address

See Schedule E/F, Part 1 Attachment

Creditor Name

Creditor's Notice name

Address

City

State

ZIP Code

Country

Date or dates debt was incurred

Last 4 digits of account number

Specify Code subsection of PRIORITY unsecured

claim: 11 U.S.C. § 507(a) ()

As of the petition filing date, the claim is: \$

Check all that apply.

- ☐ Contingent
☐ Unliquidated
☐ Disputed

Basis for the claim:

\$ 107,216.73 \$ 107,216.73

Is the claim subject to offset?

- ☐ No
☐ Yes

Part 2: List All Creditors with NONPRIORITY Unsecured Claims

3. List in alphabetical order all of the creditors with nonpriority unsecured claims. If the debtor has more than 6 creditors with nonpriority unsecured claims, fill out and attach the Additional Page of Part 2.

Amount of claim

3.1 Nonpriority creditor's name and mailing address

See Schedule E/F, Part 2 Attachment

Creditor Name

Creditor's Notice name

Address

City

State

ZIP Code

Country

Date or dates debt was incurred

Last 4 digits of account
number

As of the petition filing date, the claim is: \$

6,816,665.69

Check all that apply.

☐ Contingent

☐ Unliquidated

☐ Disputed

Basis for the claim:

Is the claim subject to offset?

☐ No

☐ Yes

Part 3: List Others to Be Notified About Unsecured Claims

4. List in alphabetical order any others who must be notified for claims listed in Parts 1 and 2. Examples of entities that may be listed are collection agencies, assignees of claims listed above, and attorneys for unsecured creditors. If no others need to be notified for the debts listed in Parts 1 and 2, do not fill out or submit this page. If additional pages are needed, copy the next page.

Name and mailing address

On which line in Part 1 or Part 2 is the related creditor (if any) listed?

Last 4 digits of account number, if any

Line

Name

☐ Not Listed.Explain

Notice Name

Street

City

State

ZIP Code

Country

Part 4: Total Amounts of the Priority and Nonpriority Unsecured Claims

5. Add the amounts of priority and nonpriority unsecured claims.

		Total of claim amounts
5a. Total claims from Part 1	5a.	\$ 107,216.73
5b. Total claims from Part 2	5b. +	\$ 6,816,665.69
5c. Total of Parts 1 and 2 Lines 5a + 5b = 5c.	5c.	\$ 6,923,882.42

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing**Official Form 206G****Schedule G: Executory Contracts and Unexpired Leases****12/15**

Be as complete and accurate as possible. If more space is needed, copy and attach the additional page, numbering the entries consecutively.

1. Does the debtor have any executory contracts or unexpired leases?

- ☐ No. Check this box and file this form with the court with the debtor's other schedules. There is nothing else to report on this form.
- ☒ Yes. Fill in all of the information below even if the contracts or leases are listed on *Schedule A/B: Assets - Real and Personal Property* (Official Form 206A/B).

2. List all contracts and unexpired leases**State the name and mailing address for all other parties with whom the debtor has an executory contract or unexpired lease****2.1 State what the contract or lease is for and the nature of the debtor's interest**

See Schedule G Attachment

Name

Notice Name

State the term remaining

Address

List the contract number of any government contract

City

State

ZIP Code

Country

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing**Official Form 206H****Schedule H: Codebtors****12/15**

Be as complete and accurate as possible. If more space is needed, copy the Additional Page, numbering the entries consecutively. Attach the Additional Page to this page.

1. Does the debtor have any codebtors?

- ☒ No. Check this box and submit this form to the court with the debtor's other schedules. Nothing else needs to be reported on this form.
- ☐ Yes

2. In Column 1, list as codebtors all of the people or entities who are also liable for any debts listed by the debtor in the schedules of creditors, Schedules D-G. Include all guarantors and co-obligors. In Column 2, identify the creditor to whom the debt is owed and each schedule on which the creditor is listed. If the codebtor is liable on a debt to more than one creditor, list each creditor separately in Column 2.

Column 1: Codebtor		Column 2: Creditor	
Name	Mailing address	Name	Check all schedules that apply:
2.1	Street		☐ D
			☐ E/F
			☐ G
	City		
	State		
	ZIP Code		
	Country		

In re: Windscape Apartments, LLC

Case No. 24-10417

Schedule A/B 55

Real property

Description of property	Location of property	Nature and extent of debtor's interest in property	Net book value of debtor's interest (where available)	Valuation method used for current value	Current value of debtor's interest
1025 Napa St	Single Family Residence	100% owner	\$3,000,000.00	Acquisition Value	\$3,000,000.00
1045 Bart Rd	Single Family Residence	100% owner	\$2,500,000.00	Acquisition Value	\$2,500,000.00
18701 Gehricke Road	Winery	100% owner	\$9,000,000.00	Acquisition Value	\$9,000,000.00
18935 W 5th St	B&B	100% owner	\$4,500,000.00	Acquisition Value	\$4,500,000.00
24120 Arnold Dr	Speciality	100% owner	\$8,000,000.00	Acquisition Value	\$8,000,000.00
24160 Turkey Rd & 24237 Arnold Rd.	Single Family Residence	100% owner	\$3,250,000.00	Acquisition Value	\$3,250,000.00
280, 310, 312 & 350 Butcher Road	land	100% owner	\$3,500,000.00	Acquisition Value	\$3,500,000.00
370 Butcher Rd	Multi-Family	100% owner	\$6,500,000.00	Acquisition Value	\$6,500,000.00
400 West Spain	Venue	100% owner	\$4,500,000.00	Appraisal	\$2,660,000.00
424 2nd St W	Single Family Residence	100% owner	\$1,500,000.00	Acquisition Value	\$1,500,000.00
430 West Napa	Ofc/Multi-Family	100% owner	\$4,000,000.00	Acquisition Value	\$4,000,000.00
446, 454 & 462 W. Napa	Commercial	100% owner	\$5,000,000.00	Acquisition Value	\$5,000,000.00
4950-4970 Allison Parkway	Industrial	100% owner	\$6,500,000.00	Acquisition Value	\$6,500,000.00
520/530/532 Studley & 525 W Napa	mortuary/multi-family	100% owner	\$7,500,000.00	Acquisition Value	\$7,500,000.00
7456 Foothills Blvd	Retail	100% owner	\$7,500,000.00	Acquisition Value	\$7,500,000.00
900 E Napa St	Single Family Residence	100% owner	\$2,740,000.00	Acquisition Value	\$2,740,000.00
		TOTAL:	\$79,490,000.00	TOTAL:	\$77,650,000.00

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule D, Part 1
Creditors Who Have Claims Secured by Property

Line	Creditor's Name	Address 1	Address 2	City	State	Zip	Multiple creditors (Y/N)	If multiple creditors, specify each creditor, including this creditor, and its relative priority.	Describe debtor's property that is subject to a lien	Describe the lien	Insider/related party (Y/N)	Codebtor (Y/N)	Contingent	Unliquidated	Disputed	Amount of claim Do not deduct the value of collateral.	Value of collateral that supports this claim
2.1	Butcher Road Partners LLC	6359 Auburn Blvd.		Citrus Heights	CA	95621	N		280, 310, 312, 350 Butcher Road	Deed of Trust	Y	N				\$3,500,000.00	\$3,500,000.00
2.2	Chase Bank	P.O. Box 78420		Phoenix	AZ	85062-8420	N		370 Butcher Rd	Deed of Trust	N	N				\$1,439,125.77	\$6,500,000.00
2.3	Citizens Business Bank	725 Riverpoint Court		West Sacramento	CA	95605	N		4950-4970 Allison Parkway	Deed of Trust	N	N				\$3,647,966.27	\$6,500,000.00
2.4	Citizens Business Bank	725 Riverpoint Court		West Sacramento	CA	95605	N		7456 Foothills Blvd	Deed of Trust	N	N				\$3,585,926.51	\$7,500,000.00
2.5	Comerica Bank	333 West Santa Clara Street	5th Floor	San Jose	CA	95113	N		400 West Spain	Deed of Trust	N	N				\$916,167.00	\$4,500,000.00
2.6	Duggans Mission Chapel	1270 Dewell Dr.		Sonoma	CA	95476	N		520/530/532 Studley, 525 W Napa	Deed of Trust	N	N				\$4,875,000.00	\$7,500,000.00
2.7	James Walker						Y	1. Socotra Capital 2. James Walker	24160 Turkey Rd 24237 Arnold Rd.	Deed of Trust	N	N				\$325,000.00	\$3,250,000.00
2.8	Poppy Bank	100 Stony Point Road	Suite 200	Santa Rosa	CA	95401	N		430 West Napa	Deed of Trust	N	N				\$852,569.53	\$4,000,000.00
2.9	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		1025 Napa St	Deed of Trust	N	N			X	\$600,000.00	\$3,000,000.00
2.10	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		1045 Bart Rd	Deed of Trust	N	N			X	\$800,000.00	\$2,500,000.00
2.11	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		18701 Gehricke Road	Deed of Trust	N	N			X	\$3,750,000.00	\$9,000,000.00
2.12	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		18935 W 5th St	Deed of Trust	N	N			X	\$2,337,000.00	\$4,500,000.00
2.13	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		24120 Arnold Dr	Deed of Trust	N	N			X	\$2,375,000.00	\$8,000,000.00
2.14	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	Y	1. Socotra Capital 2. James Walker	24160 Turkey Rd 24237 Arnold Rd.	Deed of Trust	N	N			X	\$1,312,500.00	\$3,250,000.00
2.15	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		424 2nd St W	Deed of Trust	N	N			X	\$600,000.00	\$1,500,000.00
2.16	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		900 E Napa St	Deed of Trust	N	N			X	\$2,210,000.00	\$2,740,000.00
2.17	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		446 W. Napa	Deed of Trust	N	N			X	\$960,000.00	\$5,000,000.00
2.18	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		454 W. Napa	Deed of Trust	N	N			X	\$900,000.00	\$5,000,000.00
2.19	Socotra Capital	2208 29th Street	Ste 100	Sacramento	CA	95817	N		462 W. Napa	Deed of Trust	N	N			X	\$1,002,000.00	\$5,000,000.00
TOTAL:																\$35,988,255.08	\$92,740,000.00

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule D, Part 2
Notice Parties to Creditors Who Have Claims Secured by Property

Line	Name	Notice Name	Address 1	Address 2	City	State	Zip	On which line in Part 1 did you enter the related creditor?	Last 4 digits of account number for this entity
3.1	Abbey, Weitzenberg, Warren & Emery	Mitchell Greenberg	100 Stony Point Rd.	Suite 200	Santa Rosa	CA	95401	2.8	
3.2	Bennett G. Young Esq.		Two Embarcadero Center	5th Floor	San Francisco	CA	94111-3824	2.6	
3.3	HEMAR, ROUSSO & HEALD, LLP	Christopher Crowell	15910 Ventura Blvd.	12th Floor	Encino	CA	91436	2.3	
3.4	HEMAR, ROUSSO & HEALD, LLP	Christopher Crowell	15910 Ventura Blvd.	12th Floor	Encino	CA	91436	2.4	
3.5	Kornfield, Nyberg, Bendes, Kuhner & Little, PC	Eric A Nyberg & Chris. D Kohner	1970 Broadway, Suite 600		Oakland	CA	94612	2.7	
3.6	Lubin Olson	Mia Blackler	The Transamerica Pyramid	600 Montgomery Street, 14th Floor	San Francisco	CA	94111	2.2	
3.7	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.9	
3.8	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.10	
3.9	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.11	
3.10	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.12	
3.11	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.13	
3.12	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.14	
3.13	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.15	
3.14	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.16	
3.15	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.17	
3.16	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.18	
3.17	SheppardMullin	Theodore A. Cohen Esq.	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.19	
3.18	SheppardMullin	Kyle Matthews	333 South Hope Street	43rd Floor	Los Angeles	CA	90071	2.17	

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule E/F, Part 1
Creditors Who Have PRIORITY Unsecured Claims

Line	Priority	Creditor's Name	Address 1	Address 2	City	State	Zip	Specify Code subsection: 11 § U.S.C. 507(a)()	Basis for claim	Subject to offset (Y/N)	Contingent	Unliquidated	Disputed	Total claim	Priority amount
		Adam Hooker; James Hooker ; Carolyn Hooker	Address on file					7	Tenant Security Deposit	Y				\$900.00	\$900.00
2.1		Hooker ; Carolyn Hooker	Address on file					7	Tenant Security Deposit	Y				\$850.00	\$850.00
2.2		Bruce Williamson	Address on file					7	Tenant Security Deposit	Y				\$2,600.00	\$2,600.00
2.3		Cassady Davis; Jake Friske	Address on file					7	Tenant Security Deposit	Y				\$12,052.64	\$12,052.64
2.4		Charles Lomeli-TTCCC	PO Box 51094		Los Angeles	CA	90051-5394	8	Taxes				X	\$12,052.64	\$12,052.64
		Christina Dimmick; Dylan Dimmick ; Nathan Dimmick	Address on file					7	Tenant Security Deposit	Y				\$850.00	\$850.00
2.5		Christina Moncini	Address on file					7	Tenant Security Deposit	Y				\$2,147.31	\$2,147.31
2.6		Erick Roeser, CPA	585 Fiscal Dr. Ste 100		Santa Rosa	CA	95403	8	Taxes				X	\$38,244.09	\$38,244.09
2.7		Esperanza Robert; Bryce Romans	Address on file					7	Tenant Security Deposit	Y				\$1,430.00	\$1,430.00
2.8		Ezekiel Keller	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.9		George Williams III; Tamira Filbert ; Melanie Williams	Address on file					7	Tenant Security Deposit	Y				\$2,050.00	\$2,050.00
2.10		Harold Humphrey	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.11		Israel Rojas; Virginia Luna ; Maria Andrea Rojas-Luna	Address on file					7	Tenant Security Deposit	Y				\$3,000.00	\$3,000.00
2.12		Jennifer Grant	Address on file					7	Tenant Security Deposit	Y				\$950.00	\$950.00
2.13		Jennifer Weber; Brian Weber ; Kylie Ross-Bryant ; Travis Hargrove	Address on file					7	Tenant Security Deposit	Y				\$1,575.00	\$1,575.00
2.14		Jessica Eakin	Address on file					7	Tenant Security Deposit	Y				\$2,162.00	\$2,162.00
2.15		John (Michael) Erwin	Address on file					7	Tenant Security Deposit	Y				\$850.00	\$850.00
2.16		Jose Osvaldo Torres Rojas; Jorge Molinero ; Nayeli	Address on file					7	Tenant Security Deposit	Y				\$2,300.00	\$2,300.00
2.17		Adriana Mendoza Rojas	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.18		Joshua Rentschler; Kian Rentschler	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.19		Larissa Robinson; Ryan Aparicio	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.20		Linda Shoepfoerster; Martin Heckerman	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.21		Lineti Naaniumotu; Christy ; John Naaniumotu ; Margaret Naaniumotu ; Joseph Naaniumotu	Address on file					7	Tenant Security Deposit	Y				\$1,675.00	\$1,675.00
2.22		Lori Weathers; Trevor Weathers	Address on file					7	Tenant Security Deposit	Y				\$850.00	\$850.00
2.23		Madison Oliver; CAMERON OLIVER	Address on file					7	Tenant Security Deposit	Y				\$1,100.00	\$1,100.00
2.24		Michelle Buchanan; Samantha Ramirez	Address on file					7	Tenant Security Deposit	Y				\$1,050.00	\$1,050.00
2.25		Nichole Cinelli; Joshua Schmitz ; Bailey Schmitz	Address on file					7	Tenant Security Deposit	Y				\$1,719.00	\$1,719.00
2.26		Phillip Percy	Address on file					7	Tenant Security Deposit	Y				\$620.66	\$620.66
2.27		Placer County Tax Collector	2976 Richardson Drive		Auburn	CA	95603	8	Taxes				X	\$10,113.03	\$10,113.03

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule E/F, Part 1
Creditors Who Have PRIORITY Unsecured Claims

Line	Priority Creditor's Name	Address 1	Address 2	City	State	Zip	Specify Code	Basis for claim	Subject to offset (Y/N)	Contingent	Unliquidated	Disputed	Total claim	Priority amount
							subsection: 11 § U.S.C. 507(a)()							
2.28	Priscilla Martinez	Address on file					7	Tenant Security Deposit	Y				\$1,737.00	\$1,737.00
2.29	Renee Watkins; Amari Watkins ; Ava Watkins	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.30	Robert Clark	Address on file					7	Tenant Security Deposit	Y				\$1,100.00	\$1,100.00
2.31	Ryan Dickson; Chanya Sirthes	Address on file					7	Tenant Security Deposit	Y				\$500.00	\$500.00
2.32	Ryan Kehoe	Address on file					7	Tenant Security Deposit	Y				\$1,100.00	\$1,100.00
2.33	Scott Ewer; Daniel Barreto-Ewer	Address on file					7	Tenant Security Deposit	Y				\$1,472.00	\$1,472.00
2.34	Seth Hankins	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.35	Shelter Inc.	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.36	Tanya Lowery	Address on file					7	Tenant Security Deposit	Y				\$500.00	\$500.00
2.37	Tierra Hairston; Dorian Vijil	Address on file					7	Tenant Security Deposit	Y				\$1,719.00	\$1,719.00
2.38	Tracy Harmon	Address on file					7	Tenant Security Deposit	Y				\$950.00	\$950.00
2.39	Tyler Sopko	Address on file					7	Tenant Security Deposit	Y				\$550.00	\$550.00
2.40	William Griego; Aiden Griego ; Liam Griego	Address on file					7	Tenant Security Deposit	Y				\$1,100.00	\$1,100.00
2.41	Zachary White; Titus Hancock ; Logan Mayer	Address on file					7	Tenant Security Deposit	Y				\$1,400.00	\$1,400.00
2.42	Zeinah Estrada; Kadynce Gollsneider	Address on file					7	Tenant Security Deposit	Y				\$1,600.00	\$1,600.00
TOTAL:													\$107,216.73	\$107,216.73

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule E/F, Part 2
Creditors Who Have NONPRIORITY Unsecured Claims

Line	Nonpriority Creditor's Name	Address 1	Address 2	City	State	Zip	Basis for claim	Subject to offset (Y/N)	Contingent	Unliquidated	Disputed	Amount of claim
3.1	A-1 Appliance Hac	2586 Olive Hwy		Oroville	CA	95966	Trade					\$598.80
3.2	Alejandro's Yard Maintenance	Address on file					Trade					\$280.00
3.3	Anthony's Tailoring	501 GIBSON DR #1824		ROSEVILLE	CA	95678	Tenant Security Deposit	Y				\$3,038.88
3.4	Armando Hernandez Engineering Lease	972 Mimosa Dr.		Vacaville	CA	95687	Tenant Security Deposit	Y				\$3,811.00
3.5	AT&T	PO Box 5025		Carol Stream	IL	60197-5025	Trade					\$309.00
3.6	Beer and Wine - Singh, LLC	30312 hummingbird hill rd		Gold Beach	OR	97444	Tenant Security Deposit	Y				\$25,520.00
3.7	Bishop Pine, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$132,000.00
3.8	Bradley and Nina Jackson	700 O ST		Rio Linda	CA	95673	Tenant Security Deposit	Y				\$2,856.00
3.9	Buck Avenue Apartments, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$11,659.39
3.10	Cal.net	4101 Wild Chaparral		Shingle Springs	CA	95682	Tenant Security Deposit	Y				\$6,394.00
3.11	Cennox Project and Security Solutions, LLC	3010 Santa Fe Court		Missoula	MT	59808	Tenant Security Deposit	Y				\$2,597.00
3.12	City of Sonoma	PO Box 1150		Suisun City	CA	94585-1150	Utilities					\$1,245.62
3.13	City of Vacaville	PO Box 6180		Vacaville	CA	95696-6180	Utilities					\$1,706.71
3.14	Comcast	P.O. Box 60533		City of Industry	CA	91716-0533	Trade					\$6.71
3.15	Consolidated Communications	PO Box 66523		Sain tLouis	MO	63166-6523	Trade					\$17.20
3.16	Country Oaks I, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$4,500.00
3.17	DesignRx Pharmaceuticals Inc.	4941 Allison Pkwy	Suite B	Vacaville	CA	95688	Tenant Security Deposit	Y				\$3,700.00
3.18	Duggan's Mission Chapel LLC	Law Offices of Gregory E. Stubbs	747 Appleton Way	Sonoma	CA	95476-7247	Tenant Security Deposit	Y				\$3,000.00
3.19	Environmental Aqua, Inc.	896 Aldridge Rd Ste D		Vacaville	CA	95688	Trade					\$833.20
3.20	Eye Level Learning (New Line Education LLC)	2153 Thornecroft Lane		Roseville	CA	95747	Tenant Security Deposit	Y				\$2,154.00
3.21	Garcia's Pool Service	Address on file					Trade					\$533.12
3.22	Hagar Properties, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$755,000.00
3.23	Heacock Park Apartments, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$549,500.00
3.24	Heaven Scent Florist	7456 Foothills Blvd. Suite 13		Roseville	CA	95747	Tenant Security Deposit	Y				\$1,800.00
3.25	Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.		Citrus Heights	CA	95621	Payroll, maintenance and other expense reimbursements					\$38,650.31
3.26	Israel Rojas Landscaping	PO BOX 1084		Boyes Hot Springs	CA	95416	Trade					\$3,315.00
3.27	J3C Group, LLC and Steven Brown	4950 ALLISON PARKWAY	STE BK	VACAVILLE	CA	95688	Tenant Security Deposit	Y				\$3,700.00
3.28	JL Tile (John Long)	4970 Allison Pkwy.	Suite F	Vacaville	CA	95688	Tenant Security Deposit	Y				\$3,000.00
3.29	LeFever Mattson, a California Corporation	6359 Auburn Blvd.		Citrus Heights	CA	95621	Unpaid Distribution					\$2,080.99
3.30	LeFever Mattson, a California corporation	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$2,200,185.65
3.31	Live Oak Investments, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$1,230,000.00
3.32	Lopez Landscaping	Address on file					Trade					\$160.00
3.33	Mohammad Najim, Bibi Shamsy, and PSN 2022 Inc.	7100 Catamaran Dr.		Citrus Heights	CA	95621	Tenant Security Deposit	Y				\$2,147.00
3.34	Oasis Massage	653 Skyline Drive		Daly City	CA	94015	Tenant Security Deposit	Y				\$2,228.70
3.35	Optima Landscape of Sacramento Inc	Address on file					Trade					\$2,631.00
3.36	Pacific Gas & Electric	P.O. Box 997300		Sacramento	CA	95899-7300	Utilities					\$3,556.82
3.37	Parish Termite & Pest Management, Inc.	PO Box 1467		Citrus Heights	CA	95611-1467	Trade					\$25.00

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule E/F, Part 2
Creditors Who Have NONPRIORITY Unsecured Claims

Line	Nonpriority Creditor's Name	Address 1	Address 2	City	State	Zip	Basis for claim	Subject to offset (Y/N)	Contingent	Unliquidated	Disputed	Amount of claim
3.38	Porter's House of Draft	6851 Oak Bay Rd.		Port Ludlow	CA	98365	Tenant Security Deposit	Y				\$5,000.00
3.39	ProVex Pest Management	8800 Lakewood Dr #2364		Windsor	CA	95492	Trade					\$160.00
3.40	Real Care Insurance	430 W. Napa Street		Sonoma	CA	95476-6500	Tenant Security Deposit	Y				\$5,400.80
3.41	Rebecca James	Address on file					Return of Security Deposit (outstanding check)					\$40.00
3.42	Recology Sonoma Marin	PO Box 841889		Los Angeles	CA	90084-1889	Utilities					\$3,137.96
3.43	Recology Vacaville Solano	PO BOX 848870		Los Angeles	CA	90084-8870	Trade					\$3,037.74
3.44	Red Spruce Tree, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$1,756,000.00
3.45	RentGrow, Inc	PO Box 847851		Boston	MA	02284-7851	Trade					\$5.60
3.46	Sacramento Control Systems, Inc.	11249 Sunco Drive	Ste. 3	Rancho Cordova	CA	95742	Trade					\$1,213.25
3.47	Sacred Arrow Studio - Pillado, Ramier, HartSacred Arrow Studio - Pillado, Ramier, Hart	7456 sandalwood dr apt 1		Citrus Heights	CA	95621	Tenant Security Deposit	Y				\$4,180.00
3.48	Sequoia Investment Properties, LP	6359 Auburn Blvd.		Citrus Heights	CA	95621	Intercompany Payable				X	\$3,590.61
3.49	SERVPRO Vacaville	69 Commerce Place		Vacaville	CA	95687	Tenant Security Deposit	Y				\$4,932.00
3.50	Sky Sushi (Sushi Mon)	7456 Foothills Blvd	Suite 20	Roseville	CA	95747	Tenant Security Deposit	Y				\$6,120.00
3.51	Sonoma Garbage Collectors, Inc	1180 Fremont Dr.		Sonoma	CA	95476	Utilities					\$151.66
3.52	Storm Water Inspection & Maintenance Services, Inc	3291 Walnut Blvd #180		Brentwood	CA	94513	Trade					\$627.50
3.53	The Rose Woodcreek Barber	2014 Rebecca Court		Roseville	CA	95661	Tenant Security Deposit	Y				\$2,093.00
3.54	Tiger Tile and Stone, Inc and Moises Gomez	831 Finch Way		Fairfield	CA	94533	Tenant Security Deposit	Y				\$3,171.00
3.55	Urgent Care & Telehealth Inc.	1387 E 2nd Street		Benicia	CA	94510	Tenant Security Deposit	Y				\$4,590.18
3.56	V Nails Salon & Spa	8564 Summer Crest Ct		Elk Grove	CA	95624	Tenant Security Deposit	Y				\$2,500.00
3.57	VALLEY OF THE MOON WATER DISTRICT	PO BOX 280		EL VERANO	CA	95433-0280	Trade					\$224.10
3.58	Veronica Padilla	Address on file					Trade					\$130.00
3.59	Weintraub & Tobin	400 Capitol Mall	Eleventh Floor	Sacramento	CA	95814	Trade					\$1,172.19
3.60	Wilson's Locksmith	820 W Napa St Ste 3		Sonoma	CA	95476	Trade					\$6.00
3.61	Woodcreek Dentistry	7456 Foothills Blvd. Suite 14		Roseville	CA	95747	Tenant Security Deposit	Y				\$4,200.00
3.62	YES Energy Management	PO Box 82657		Goleta	CA	93118-2657	Utilities					\$216.00
3.63	Zillow, Inc	PO Box 737412		Dallas	TX	75373-7412	Trade					\$25.00
TOTAL:												\$6,816,665.69

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule G
Executory Contracts and Unexpired Leases

Line	Name of other parties with whom the debtor has an executory contract or unexpired lease	Address 1	Address 2	City	State	Zip	State what the contract or lease is for and the nature of the debtor's interest	State the term remaining, in days	List the contract number of any government contract
2.1	Accurate Cleaning Inc	3600 Madison Ave.	Suite 62	North Highlands	CA	95660	Repairs & Maintenance - Janitorial, Customer	month-to-month	
2.2	Adam Hooker	Address on file					Residential Lease, Lessor	10/31/25	
2.3	Alejandro's Yard Maintenance	Address on file				95476	Repairs & Maintenance - Landscape, Customer	month-to-month	
2.4	All Pro Backflow, Inc.	PO Box 2193		Folsom	CA	95763	Repairs & Maintenance - Backflow Inspect, Customer	month-to-month	
2.5	Andrea Agbigay	Address on file					Residential Lease, Lessor	month-to-month	
2.6	Anthony's Tailoring	501 GIBSON DR #1824		ROSEVILLE	CA	95678	Retail Net Lease, Lessor	06/30/29	
2.7	Armando Hernandez Engineering Lease	972 Mimosa Dr.		Vacaville	CA	95687	Industrial Net Lease, Lessor	11/30/27	
2.8	AT&T	PO Box 5025		Carol Stream	IL	60197-5025	Safety/Fire - Alarm Telephone, Customer	month-to-month	
2.9	AT&T	PO Box 5025		Carol Stream	IL	60197-5025	Safety/Fire - Security, Customer	month-to-month	
2.10	Bay Alarm Company	PO Box 51041		Los Angeles	CA	90051-5337	Safety/Fire - Alarm Telephone, Customer	month-to-month	
2.11	Beach Hut Deli	7456 Foothills Blvd	Suite 1	Roseville	CA	95747	Retail Net Lease, Lessor	05/31/26	
2.12	Beer and Wine - Singh, LLC	30312 hummingbird hill rd		Gold Beach	OR	97444	Retail Net Lease, Lessor	07/31/34	
2.13	Bradley and Nina Jackson	700 O ST		Rio Linda	CA	95673	Retail Net Lease, Lessor	01/14/28	
2.14	Bruce Williamson	Address on file					Residential Lease, Lessor	11/30/24	
2.15	Cal.net	4101 Wild Chaparral		Shingle Springs	CA	95682	Industrial Net Lease, Lessor	03/15/27	
2.16	Calson Management, LLC	4950 Allison Pkwy.	Suite F	Vacaville	CA	95688	Industrial Net Lease, Lessor	09/30/25	
2.17	Cassady Davis	Address on file					Residential Lease, Lessor	02/16/25	
2.18	Cennox Project and Security Solutions, LLC	3010 Santa Fe Court		Missoula	MT	59808	Industrial Net Lease, Lessor	01/31/25	
2.19	Champion Fire Protection, LLC	8698 Elk Grove Blvd #1-219		Elk Grove	CA	95624	Safety/Fire - Security, Customer	month-to-month	
2.20	Childtime (Lee 6 Family Partnership)	1267 Pleasant Grove Blvd.		Roseville	CA	95747	Retail Net Lease, Lessor	month-to-month	
2.21	Christina Dimmick	Address on file					Residential Lease, Lessor	10/31/24	
2.22	Christina Moncini	Address on file					Residential Lease, Lessor	10/31/25	
2.23	City of Roseville	P.O. Box 619136		Roseville	CA	95661-9136	Utility - Trash, Customer	month-to-month	
2.24	Comcast	P.O. Box 60533		City of Industry	CA	91716-0533	Safety/Fire - Alarm Telephone, Customer	month-to-month	
2.25	Consolidated Communications	PO Box 66523		Saint Louis	MO	63166-6523	Safety/Fire - Alarm Telephone, Customer	month-to-month	
2.26	E.J. Leon Enterprises, Inc.	525 W NAPA ST		SONOMA	CA	95476	Industrial Gross Lease, Lessor	12/31/28	
2.27	Esperanza Robert	Address on file					Residential Lease, Lessor	08/31/25	
2.28	Ethan Conrad	P.O. Box 63004		Irvine	CA	92602	Retail Net Lease, Lessor	month-to-month	
2.29	Eye Level Learning (New Line Education LLC)	2153 Thornecroft Lane		Roseville	CA	95747	Retail Net Lease, Lessor	04/30/25	
2.30	Ezekiel Keller	Address on file					Residential Lease, Lessor	01/31/25	
2.31	Garcia's Pool Service	Address on file					Repairs & Maintenance - Pool Supplies, Customer	month-to-month	
2.32	Genesis Tabarne	Address on file					Residential Lease, Lessor	05/31/25	
2.33	George Williams Iii	Address on file					Residential Lease, Lessor	month-to-month	
2.34	Gerald Silver	454 W Napa St.		Sonoma	CA	95476	Office Net Lease, Lessor	04/30/25	
2.35	GL Anderson Insurance Services	193 Blue Ravine Rd.	#210	Folsom	CA	95630	Insurance - Property, Policyholder	month-to-month	
2.36	Harold Humphrey	Address on file					Residential Lease, Lessor	month-to-month	
2.37	Heaven Scent Florist	7456 Foothills Blvd. Suite 13		Roseville	CA	95747	Retail Net Lease, Lessor	12/31/24	
2.38	Herlinda Hernandez-Pena	Address on file					Residential Lease, Lessor	03/27/25	
2.39	Home Tax Service of America, Inc. dba LeFever Mattson Property Management	6359 Auburn Blvd.		Citrus Heights	CA	95621	Commercial Property Management Agreement, Agent	auto-renewal	
2.40	Home Tax Service of America, Inc. dba LeFever Mattson Property Management	6359 Auburn Blvd.		Citrus Heights	CA	95621	Residential Property Management Agreement, Agent	auto-renewal	
2.41	Indian Market	1265 Pleasant Grove Blvd.		Roseville	CA	95747	Retail Net Lease, Lessor	month-to-month	

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule G
Executory Contracts and Unexpired Leases

Line	Name of other parties with whom the debtor has an executory contract or unexpired lease	Address 1	Address 2	City	State	Zip	State what the contract or lease is for and the nature of the debtor's interest	State the term remaining, in days	List the contract number of any government contract
2.42	Israel Rojas	Address on file					Residential Lease, Lessor	month-to-month	
2.43	Israel Rojas Landscaping	PO BOX 1084		Boyce Hot Springs	CA	95416	Repairs & Maintenance - Landscape, Customer	month-to-month	
2.44	J3C Group, LLC and Steven Brown	4950 ALLISON PARKWAY	STE BK	VACAVILLE	CA	95688	Industrial Net Lease, Lessor	04/14/26	
2.45	Jennifer Grant	Address on file					Residential Lease, Lessor	06/30/25	
2.46	Jennifer Weber	Address on file					Residential Lease, Lessor	06/30/25	
2.47	Jessica Eakin	Address on file					Residential Lease, Lessor	11/30/24	
2.48	JL Tile (John Long)	4970 Allison Pkwy.	Suite F	Vacaville	CA	95688	Industrial Net Lease, Lessor	01/31/26	
2.49	John (Michael) Erwin	Address on file					Residential Lease, Lessor	month-to-month	
2.50	Jose Osvaldo Torres Rojas	Address on file					Residential Lease, Lessor	12/31/24	
2.51	Joshua Rentschler	Address on file					Residential Lease, Lessor	08/31/25	
2.52	Kat Boss	Address on file					Residential Lease, Lessor	month-to-month	
2.53	Larissa Robinson	Address on file					Residential Lease, Lessor	month-to-month	
2.54	Leocadio Naal Cabanas (Ruiz)	Address on file					Residential Lease, Lessor	month-to-month	
2.55	Linda Shoephoerster	Address on file					Residential Lease, Lessor	10/31/25	
2.56	Lineti Naaniamotu	Address on file					Residential Lease, Lessor	month-to-month	
2.57	Lois Mourier Surviving Spouse's Trust	3091 Fair Oaks Blvd.		Sacramento	CA	95864	Retail Net Lease, Lessor	month-to-month	
2.58	Lopez Landscaping	Address on file				95821	Repairs & Maintenance - Landscape, Customer	month-to-month	
2.59	Lori Weathers	Address on file					Residential Lease, Lessor	08/31/25	
2.60	Madison Oliver	Address on file					Residential Lease, Lessor	02/28/25	
2.61	Manuel Ortega	Address on file					Residential Lease, Lessor	month-to-month	
2.62	McCollum General Engineering	PO Box 2223		Yountville	CA	94599	Safety/Fire - Alarm Telephone, Customer	month-to-month	
2.63	Michelle Buchanan	Address on file					Residential Lease, Lessor	09/30/25	
2.64	Mohammad Najim, Bibi Shamsy, and PSN 2022 Inc.	7100 Catamaran Dr.		Citrus Heights	CA	95621	Retail Net Lease, Lessor	04/30/28	
2.65	Napa Valley Petroleum, Inc	PO Box 2670		Napa	CA	94558	Repairs & Maintenance - Equipment, Customer	month-to-month	
2.66	Neighborly Pest Management	324 Riverside Ave		Roseville	CA	95678	Pest Control, Customer	month-to-month	
2.67	Nichole Cinelli	Address on file					Residential Lease, Lessor	02/28/25	
2.68	Oasis Massage	3049 Welton Circle		Roseville	CA	95747	Retail Net Lease, Lessor	05/14/29	
2.69	Optima Landscape of Sacramento Inc	9350 Eagle Springs Place		Roseville	CA	95747	Repairs & Maintenance - Landscape Exterior, Customer	month-to-month	
2.70	Pandya Real Estate Corporation	1808 San Esteban Circle		Roseville	CA	95747	Retail Net Lease, Lessor	month-to-month	
2.71	Parish Termite & Pest Management, Inc.	PO Box 1467		Citrus Heights	CA	95611-1467	Pest Control, Customer	month-to-month	
2.72	Peterson	6210 Macduff Dr.		Granite Bay	CA	95746	Retail Net Lease, Lessor	month-to-month	
2.73	Phillip Percy	Address on file					Residential Lease, Lessor	month-to-month	
2.74	Porter's House of Draft	6851 Oak Bay Rd.		Port Ludlow	CA	98365	Retail Net Lease, Lessor	03/31/25	
2.75	Priscilla Martinez	Address on file					Residential Lease, Lessor	03/31/25	
2.76	Proper Insurance Services, LLC	50 Citizens Way Ste 410		Fredrick	MD	21701	Insurance - Property, Policyholder	month-to-month	
2.77	ProVex Pest Management	8800 Lakewood Dr #2364		Windsor	CA	95492	Pest Control, Customer	month-to-month	
2.78	R 11 Services.LLC	15501 G San Pablo Ave	Ste 236	San Pablo	CA	94806	Repairs & Maintenance - Steam Cleaning, Customer	month-to-month	
2.79	Real Care Insurance	Address on file					Residential Lease, Lessor	month-to-month	
2.80	Recology Sonoma Marin	PO Box 841889		Los Angeles	CA	90084-1889	Utility - Trash, Customer	month-to-month	
2.81	Renee Watkins	Address on file					Residential Lease, Lessor	01/31/25	
2.82	Retail Realm Distribution	454 W Napa St.	Unit B	Sonoma	CA	95476	Office Net Lease, Lessor	05/31/27	
2.83	Robert Clark	Address on file					Residential Lease, Lessor	11/30/24	
2.84	Ryan Dickson	Address on file					Residential Lease, Lessor	month-to-month	
2.85	Ryan Kehoe	Address on file					Residential Lease, Lessor	04/30/25	

In re: Windscape Apartments, LLC
Case No. 24-10417
Schedule G
Executory Contracts and Unexpired Leases

Line	Name of other parties with whom the debtor has an executory contract or unexpired lease	Address 1	Address 2	City	State	Zip	State what the contract or lease is for and the nature of the debtor's interest	State the term remaining, in days	List the contract number of any government contract
2.86	Sacred Arrow Studio - Pillado, Ramier, Hart	7456 sandalwood dr apt 1		Citrus Heights	CA	95621	Retail Net Lease, Lessor	02/14/25	
2.87	Scott Ewer	Address on file					Residential Lease, Lessor	11/30/24	
2.88	Sean Thatcher li	Address on file					Residential Lease, Lessor	month-to-month	
2.89	Sergio Villasenor	Address on file					Residential Lease, Lessor	month-to-month	
2.90	SERVPRO Vacaville	69 Commerce Place		Vacaville	CA	95687	Industrial Net Lease, Lessor	06/04/25	
2.91	Shelter Inc.	Address on file					Residential Lease, Lessor	03/31/25	
2.92	Shoo Fly Pest Control	9048 Brooks Rd S #308		Windsor	CA	95492	Pest Control, Customer	month-to-month	
2.93	Sky Sushi (Sushi Mon)	7456 Foothills Blvd	Suite 20	Roseville	CA	95747	Retail Net Lease, Lessor	08/31/27	
2.94	Sonoma Garbage Collectors, Inc	1180 Fremont Dr.		Sonoma	CA	95476	Pest Control, Customer	month-to-month	
2.95	Sonoma Valley Escapes Inc.	18935 5th St W		Sonoma	CA	95476	Vacation Rental Property Management Agreement, Agent	month-to-month	
2.96	Sonoma Valley Hospital	347 Andrieux St.		Sonoma	CA	95476	Office Net Lease, Lessor	01/31/25	
2.97	State Farm Insurance	5246 Pirrone Ct Ste D		Salida	CA	95368-9092	Insurance - Property, Policyholder	month-to-month	
2.98	State Farm Insurance	3338 N. Texas Street #D		Fairfield	CA	94533	Insurance - Property, Policyholder	month-to-month	
2.99	Storm Water Inspection & Maintenance Services, Inc	3291 Walnut Blvd #180		Brentwood	CA	94513	Repairs & Maintenance - Fountains / Pools, Customer	month-to-month	
2.100	Strauch Arco AM/PM	193 Blue Ravine Rd Suite 135	ATTN: Cherie Bridges	Folsom	CA	95630	Retail Net Lease, Lessor	month-to-month	
2.101	Tanya Lowery	Address on file					Residential Lease, Lessor	month-to-month	
2.102	Texgreen Inc. Clothing Bins	10865 Portal Drive		Los Alamitos	CA	90720	Retail Net Lease, Lessor	12/31/24	
2.103	Woodcreek	2014 Rebecca Court		Roseville	CA	95661	Retail Net Lease, Lessor	05/31/26	
2.104	Tierra Hairston	Address on file					Residential Lease, Lessor	11/30/24	
2.105	Tiger Tile and Stone, Inc and Moises Gomez	831 Finch Way		Fairfield	CA	94533	Industrial Net Lease, Lessor	12/31/26	
2.106	T-Mobile West Corporation (Tower)	2000 Corporate Drive	Unit 828131	Canonburg	PA	15317	Retail Net Lease, Lessor	month-to-month	
2.107	Tracy Harmon	Address on file					Residential Lease, Lessor	10/31/25	
2.108	Tyler Sopko	Address on file					Residential Lease, Lessor	11/30/24	
2.109	Universal Site Services, Inc	Attention: Account Receivable	760 E Capitol Ave	Milpitas	CA	95035	Repairs & Maintenance - Parking Lot/Sidewalks, Customer	month-to-month	
2.110	Urgent Care & Telehealth Inc.	1387 E 2nd Street		Benicia	CA	94510	Office Gross Lease, Lessor	11/30/26	
2.111	V Nails Salon & Spa	8564 Summer Crest Ct		Elk Grove	CA	95624	Retail Net Lease, Lessor	08/31/29	
2.112	Waldron Landscaping, Inc	PO Box 938		Sonoma	CA	95476	Repairs & Maintenance - Landscape, Customer	month-to-month	
2.113	William Griego	Address on file					Residential Lease, Lessor	month-to-month	
2.114	Wine Country Hot Tub Services	PO Box 2372		Santa Rosa	CA	95405	Repairs & Maintenance - Fountains / Pools, Customer	month-to-month	
2.115	Woodcreek Dentistry	7456 Foothills Blvd. Suite 14		Roseville	CA	95747	Retail Net Lease, Lessor	07/31/27	
2.116	Zachary White	Address on file					Residential Lease, Lessor	11/30/24	
2.117	Zeinah Estrada	Address on file					Residential Lease, Lessor	02/28/25	

**UNITED STATES BANKRUPTCY COURT
NORTHERN DISTRICT OF CALIFORNIA
SANTA ROSA DIVISION**

In re:

LEFEVER MATTSON, a California
corporation, *et al.*,¹

Debtors.

Lead Case No. 24-10545 (CN)

(Jointly Administered)

Chapter 11

Judge: Hon. Charles Novack

**STATEMENT OF FINANCIAL AFFAIRS FOR
WINDSCAPE APARTMENTS, LLC CASE NO. 24-10417 (CN)**

¹ The last four digits of LeFever Mattson's tax identification number are 7537. Due to the large number of debtor entities in these Chapter 11 Cases, a complete list of the Debtors and the last four digits of their federal tax identification numbers is not provided herein. A complete list of such information may be obtained on the website of the Debtors' claims and noticing agent at <https://veritaglobal.net/LM>. The address for service on the Debtors is 6359 Auburn Blvd, Suite B, Citrus Heights, CA 95621.

Fill in this information to identify the case:

Debtor Name: In re : Windscape Apartments, LLC

United States Bankruptcy Court for the: Northern District Of California

Case number (if known): 24-10417 (CN)

☐ Check if this is an amended filing**Official Form 207****Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy** 04/22

The debtor must answer every question. If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known).

Part 1: Income**1. Gross revenue from business**☐ None

Identify the beginning and ending dates of the debtor's fiscal year, which may be a calendar year	Sources of revenue Check all that apply	Gross revenue (before deductions and exclusions)
From the beginning of the fiscal year to filing date: From <u>1/1/2024</u> to <u>Filing date</u> MM / DD / YYYY	☒ Operating a business ☐ Other _____	\$ <u>2,291,082.26</u>
For prior year: From <u>1/1/2023</u> to <u>12/31/2023</u> MM / DD / YYYY MM / DD / YYYY	☒ Operating a business ☐ Other _____	\$ <u>3,036,579.27</u>
For the year before that: From <u>1/1/2022</u> to <u>12/31/2022</u> MM / DD / YYYY MM / DD / YYYY	☒ Operating a business ☐ Other _____	\$ <u>2,290,603.56</u>

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

2. Non-business revenue

Include revenue regardless of whether that revenue is taxable. Non-business income may include interest, dividends, money collected from lawsuits, and royalties. List each source and the gross revenue for each separately. Do not include revenue listed in line 1.

☐ None

				Description of sources of revenue	Gross revenue from each source (before deductions and exclusions)
From the beginning of the fiscal year to filing date:	From	1/1/2024	to Filing date	Other	\$ 0.00
		MM / DD / YYYY			
For prior year:	From	1/1/2023	to 12/31/2023	Other	\$ 0.00
		MM / DD / YYYY	MM / DD / YYYY		
For the year before that:	From	1/1/2022	to 12/31/2022	Other	\$ 40,249.80
		MM / DD / YYYY	MM / DD / YYYY		

Name

Part 2: List Certain Transfers Made Before Filing for Bankruptcy**3. Certain payments or transfers to creditors within 90 days before filing this case**

List payments or transfers-including expense reimbursements-to any creditor, other than regular employee compensation, within 90 days before filing this case unless the aggregate value of all property transferred to that creditor is less than \$7,575. (This amount may be adjusted on 4/01/25 and every 3 years after that with respect to cases filed on or after the date of adjustment.)

☐ None

Creditor's name and address	Dates	Total amount or value	Reasons for payment or transfer Check all that apply
3.1 See SOFA 3 Attachment Creditor's Name		\$	☐ Secured debt ☐ Unsecured loan repayments ☐ Suppliers or vendors ☐ Services ☐ Other
Street			
City State ZIP Code			
Country			

4. Payments or other transfers of property made within 1 year before filing this case that benefited any insider

List payments or transfers, including expense reimbursements, made within 1 year before filing this case on debts owed to an insider or guaranteed or cosigned by an insider unless the aggregate value of all property transferred to or for the benefit of the insider is less than \$7,575. (This amount may be adjusted on 4/01/25 and every 3 years after that with respect to cases filed on or after the date of adjustment.) Do not include any payments listed in line 3. Insiders include officers, directors, and anyone in control of a corporate debtor and their relatives; general partners of a partnership debtor and their relatives; affiliates of the debtor and insiders of such affiliates; and any managing agent of the debtor. 11 U.S.C. § 101(31).

☐ None

Insider's Name and Address	Dates	Total amount or value	Reason for payment or transfer
4.1 See SOFA 4 Attachment Insider's Name		\$	
Street			
City State ZIP Code			
Country			
Relationship to Debtor			

Name

5. Repossessions, foreclosures, and returns

List all property of the debtor that was obtained by a creditor within 1 year before filing this case, including property repossessed by a creditor, sold at a foreclosure sale, transferred by a deed in lieu of foreclosure, or returned to the seller. Do not include property listed in line 6.

☒ None

Creditor's Name and Address	Description of the Property	Date	Value of property
5.1 Creditor's Name			\$
Street			
City	State	ZIP Code	
Country			

6. Setoffs

List any creditor, including a bank or financial institution, that within 90 days before filing this case set off or otherwise took anything from an account of the debtor without permission or refused to make a payment at the debtor's direction from an account of the debtor because the debtor owed a debt.

☒ None

Creditor's Name and Address	Description of the action creditor took	Date action was taken	Amount
6.1 Creditor's Name			\$
Street			
	Last 4 digits of account number: XXXX-		
City	State	ZIP Code	
Country			

Name

Part 3: Legal Actions or Assignments**7. Legal actions, administrative proceedings, court actions, executions, attachments, or governmental audits**

List the legal actions, proceedings, investigations, arbitrations, mediations, and audits by federal or state agencies in which the debtor was involved in any capacity—within 1 year before filing this case.

☐ None

Case title	Nature of case	Court or agency's name and address	Status of case
7.1 See SOFA 7 Attachment		Name	☐ Pending
		Street	☐ On appeal
			☐ Concluded
Case number		City State ZIP Code	
		Country	

8. Assignments and receivership

List any property in the hands of an assignee for the benefit of creditors during the 120 days before filing this case and any property in the hands of a receiver, custodian, or other court-appointed officer within 1 year before filing this case.

☒ None

Custodian's name and address	Description of the Property	Value
8.1 Custodian's name		\$
Street	Case title	Court name and address
		Name
		Street
City State ZIP Code	Case number	
		City State ZIP Code
Country	Date of order or assignment	Country

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 4: Certain Gifts and Charitable Contributions

9. List all gifts or charitable contributions the debtor gave to a recipient within 2 years before filing this case unless the aggregate value of the gifts to that recipient is less than \$1,000

☒ None

Recipient's name and address	Description of the gifts or contributions	Dates given	Value
9.1 Creditor's Name Street City State ZIP Code Country			\$
Recipient's relationship to debtor			

Part 5: Certain Losses

10. All losses from fire, theft, or other casualty within 1 year before filing this case.

☒ None

Description of the property lost and how the loss occurred	Amount of payments received for the loss If you have received payments to cover the loss, for example, from insurance, government compensation, or tort liability, list the total received. List unpaid claims on Official Form 106A/B (Schedule A/B: Assets – Real and Personal Property).	Date of loss	Value of property lost
10.1			\$

Part 6: Certain Payments or Transfers

11. Payments related to bankruptcy

List any payments of money or other transfers of property made by the debtor or person acting on behalf of the debtor within 1 year before the filing of this case to another person or entity, including attorneys, that the debtor consulted about debt consolidation or restructuring, seeking bankruptcy relief, or filing a bankruptcy case.

☒ None

	Who was paid or who received the transfer?	If not money, describe any property transferred	Dates	Total amount or value
11.1				\$
	Address			
	Street			
	City	State	ZIP Code	
	Country			
	Email or website address			
	Who made the payment, if not debtor?			

12. Self-settled trusts of which the debtor is a beneficiary

List any payments or transfers of property made by the debtor or a person acting on behalf of the debtor within 10 years before the filing of this case to a self-settled trust or similar device.
Do not include transfers already listed on this statement.

☒ None

	Name of trust or device	Describe any property transferred	Dates transfers were made	Total amount or value
12.1				\$
	Trustee			

Name

13. Transfers not already listed on this statement

List any transfers of money or other property - by sale, trade, or any other means - made by the debtor or a person acting on behalf of the debtor within 2 years before the filing of this case to another person, other than property transferred in the ordinary course of business or financial affairs. Include both outright transfers and transfers made as security. Do not include gifts or transfers previously listed on this statement.

☐ None

Who received transfer?	Description of property transferred or payments received or debts paid in exchange	Date transfer was made	Total amount or value
13.1 See SOFA 13 Attachment			\$
Address			
Street			
City	State	ZIP Code	
Country			
Relationship to Debtor			

Debtor: Windscape Apartments, LLC
Name

Case number (if known): 24-10417

Part 7: Previous Locations

14. Previous addresses

List all previous addresses used by the debtor within 3 years before filing this case and the dates the addresses were used.

☐ Does not apply

Address		Dates of occupancy	
14.1	1300 North L Street Street Lompoc CA 93436 City State ZIP Code Country	From	To 5/16/2022
14.2	P.O. Box 5490 Street Vacaville CA 95696 City State ZIP Code Country	From	To through Sep 12, 2024
14.3	370 Butcher Rd. Street Vacaville CA 95687 City State ZIP Code Country	From 11/10/2022	To Present
14.4	105 Commerce Court Street Fairfield CA 94534 City State ZIP Code Country	From	To through June 2024

Part 8: Health Care Bankruptcies

15. Health Care bankruptcies

Is the debtor primarily engaged in offering services and facilities for:
— diagnosing or treating injury, deformity, or disease, or
— providing any surgical, psychiatric, drug treatment, or obstetric care?

☒ No. Go to Part 9.

☐ Yes. Fill in the information below.

Facility Name and Address	Nature of the business operation, including type of services the debtor provides	If debtor provides meals and housing, number of patients in debtor's care
15.1 Facility Name		
Street	Location where patient records are maintained (if different from facility address). If electronic, identify any service provider.	How are records kept? Check all that apply: ☐ Electronically ☐ Paper
City State ZIP Code		
Country		

Part 9: Personally Identifiable Information

16. Does the debtor collect and retain personally identifiable information of customers?

☐ No.

☒ Yes. State the nature of the information collected and retained. Tenant Name, Address and SSN

Does the debtor have a privacy policy about that information?

☐ No

☒ Yes

17. Within 6 years before filing this case, have any employees of the debtor been participants in any ERISA, 401(k), 403(b), or other pension or profit-sharing plan made available by the debtor as an employee benefit?

☒ No. Go to Part 10.

☐ Yes. Does the debtor serve as plan administrator?

☐ No. Go to Part 10.

☐ Yes. Fill in below:

Name of plan	Employer identification number of the plan
17.1	EIN:

Has the plan been terminated?

☐ No

☐ Yes

Name

Part 10: Certain Financial Accounts, Safe Deposit Boxes, and Storage Units**18. Closed financial accounts**

Within 1 year before filing this case, were any financial accounts or instruments held in the debtor's name, or for the debtor's benefit, closed, sold, moved, or transferred?

Include checking, savings, money market, or other financial accounts; certificates of deposit; and shares in banks, credit unions, brokerage houses, cooperatives, associations, and other financial institutions.

☒ None

Financial institution name and address	Last 4 digits of account number	Type of account	Date account was closed, sold, moved, or transferred	Last balance before closing or transfer
18.1 Name Street City State ZIP Code Country	XXXX-	☐ Checking ☐ Savings ☐ Money market ☐ Brokerage ☐ Other		\$

19. Safe deposit boxes

List any safe deposit box or other depository for securities, cash, or other valuables the debtor now has or did have within 1 year before filing this case.

☒ None

Depository institution name and address	Names of anyone with access to it	Description of the contents	Does debtor still have it?
19.1 Name Street City State ZIP Code Country			☐ No ☐ Yes

20. Off-premises storage

List any property kept in storage units or warehouses within 1 year before filing this case. Do not include facilities that are in a part of a building in which the debtor does business.

☒ None

Facility name and address	Names of anyone with access to it	Description of the contents	Does debtor still have it?
20.1			☐ No
Name			
Street			☐ Yes
City	State	ZIP Code	Address
Country			

Part 11: Property the Debtor Holds or Controls That the Debtor Does Not Own

21. Property held for another

List any property that the debtor holds or controls that another entity owns. Include any property borrowed from, being stored for, or held in trust. Do not list leased or rented property.

☐ None

Owner's name and address		Location of the property	Description of the property	Value
21.1	Unknown	18701 Gehricke Road	various equipment and other items	\$ Unknown
Name				
Street				
City		State	ZIP Code	
Country				

Name

Part 12: Details About Environmental Information

For the purpose of Part 12, the following definitions apply:

- *Environmental law* means any statute or governmental regulation that concerns pollution, contamination, or hazardous material, regardless of the medium affected (air, land, water, or any other medium).
- *Site* means any location, facility, or property, including disposal sites, that the debtor now owns, operates, or utilizes or that the debtor formerly owned, operated, or utilized.
- *Hazardous material* means anything that an environmental law defines as hazardous or toxic, or describes as a pollutant, contaminant, or a similarly harmful substance.

Report all notices, releases, and proceedings known, regardless of when they occurred.**22. Has the debtor been a party in any judicial or administrative proceeding under any environmental law?** Include settlements and orders.☒ No☐ Yes. Provide details below.

Case title	Court or agency name and address	Nature of the case	Status of case
22.1	Name		☐ Pending
	Street		☐ On appeal
			☐ Concluded
Case Number			
	City State ZIP Code		
	Country		

23. Has any governmental unit otherwise notified the debtor that the debtor may be liable or potentially liable under or in violation of an environmental law?☒ No☐ Yes. Provide details below.

Site name and address	Governmental unit name and address	Environmental law, if known	Date of notice
23.1	Name		
	Street		
	City State ZIP Code		
	Country		

Name

24. Has the debtor notified any governmental unit of any release of hazardous material?

- ☒ No
- ☐ Yes. Provide details below.

Site name and address	Governmental unit name and address	Environmental law, if known	Date of notice
24.1			
Name	Name		
Street	Street		
City	State	ZIP Code	City
			State
			ZIP Code
Country	Country		

Name

Part 13: Details About the Debtor's Business or Connections to Any Business**25. Other businesses in which the debtor has or has had an interest**

List any business for which the debtor was an owner, partner, member, or otherwise a person in control within 6 years before filing this case. Include this information even if already listed in the Schedules.

☐ None

Business name and address		Describe the nature of the business	Employer Identification number Do not include Social Security number or ITIN.
25.1	Windscape Holdings, LLC	Real estate investment	EIN: 83-1608759
Name			Dates business existed
Street			From _____ To Present _____
City State ZIP Code			
Country			

26. Books, records, and financial statements

26a. List all accountants and bookkeepers who maintained the debtor's books and records within 2 years before filing this case.

☐ None

Name and Address		Dates of service	
26a.1	Ali Raisdana - Sr. Accountant (Home Tax Service of America, Inc.)	From	2/20/2018 To present
Name			
6359 Auburn Blvd.			
Street			
Citrus Heights CA 95621			
City State ZIP Code			
Country			
26a.2	Mark Bennett - Asset Manager & CFO (Home Tax Service of America, Inc.)	From	9/1/1997 To present
Name			
6359 Auburn Blvd.			
Street			
Citrus Heights CA 95621			
City State ZIP Code			
Country			

Name

26b. List all firms or individuals who have audited, compiled, or reviewed debtor's books of account and records or prepared a financial statement within 2 years before filing this case.

☒ None**Name and Address****Dates of service**

26b.1

From _____ To _____

Name

Street

City

State

ZIP Code

Country

26c. List all firms or individuals who were in possession of the debtor's books of account and records when this case is filed.

☐ None**Name and address****If any books of account and records are unavailable, explain why**

26c.1 Ali Raisdana (Home Tax Service of America, Inc.)

Name

6359 Auburn Blvd.

Street

Citrus Heights

CA

95621

City

State

ZIP Code

Country

Name and address**If any books of account and records are unavailable, explain why**

26c.2 BPM

Name

2001 North Main Street

Street

Suite 360

Walnut Creek

CA

94596

City

State

ZIP Code

Country

Name

Name and address**If any books of account and records are unavailable, explain why**

26c.3 Development Specialists Inc.

Name

333 S Grand Ave

Street

Suite 4100

Los Angeles

CA

90071

City

State

ZIP Code

Country

Name and address**If any books of account and records are unavailable, explain why**

26c.4 Mark Bennett (Home Tax Service of America, Inc.)

Name

6359 Auburn Blvd.

Street

Citrus Heights

CA

95621

City

State

ZIP Code

Country

Name and address**If any books of account and records are unavailable, explain why**

26c.5 Home Tax Service of America, Inc.

Name

6359 Auburn Blvd.

Street

Citrus Heights

CA

95621

City

State

ZIP Code

Country

Name

- 26d. List all financial institutions, creditors, and other parties, including mercantile and trade agencies, to whom the debtor issued a financial statement within 2 years before filing this case.

☐ None**Name and address**

26d.1 Chase Bank

Name

P.O. Box 78420

Street

Phoenix

AZ

85062-8420

City

State

ZIP Code

Country

Name and address

26d.2 Citizens Business Bank

Name

725 Riverpoint Court

Street

West Sacramento

CA

95605

City

State

ZIP Code

Country

Name and address

26d.3 Comerica Bank

Name

333 West Santa Clara Street

Street

5th Floor

San Jose

CA

95113

City

State

ZIP Code

Country

Name

27. Inventories

Have any inventories of the debtor's property been taken within 2 years before filing this case?

☒ No☐ Yes. Give the details about the two most recent inventories.

Name of the person who supervised the taking of the inventory	Date of Inventory	The dollar amount and basis (cost, market, or other basis) of each inventory
		\$
Name and address of the person who has possession of inventory records		
27.1		
Name		
Street		
City State ZIP Code		
Country		

28. List the debtor's officers, directors, managing members, general partners, members in control, controlling shareholders, or other people in control of the debtor at the time of the filing of this case.

Name	Address	Position and Nature of any interest	% of interest, if any
28.1 Windscape Holdings, LLC	6359 Auburn Blvd., Citrus Heights, CA 95621	Controlling Shareholder	100%

29. Within 1 year before the filing of this case, did the debtor have officers, directors, managing members, general partners, members in control of the debtor, or shareholders in control of the debtor who no longer hold these positions?☒ No☐ Yes. Identify below.

Name	Address	Position and Nature of any interest	Period during which position or interest was held
29.1			From To

Name

30. Payments, distributions, or withdrawals credited or given to insiders

Within 1 year before filing this case, did the debtor provide an insider with value in any form, including salary, other compensation, draws, bonuses, loans, credits on loans, stock redemptions, and options exercised?

☐ No☒ Yes. Identify below.

Name and address of recipient	Amount of money or description and value of property	Dates	Reason for providing the value
30.1 See SOFA Question 4			
Name			
Street			
City	State	ZIP Code	
Country			
Relationship to debtor			

31. Within 6 years before filing this case, has the debtor been a member of any consolidated group for tax purposes?☐ No☒ Yes. Identify below.

Name of the parent corporation	Employer Identification number of the parent corporation
31.1 Windscape Holdings, LLC	EIN: 83-1608759

32. Within 6 years before filing this case, has the debtor as an employer been responsible for contributing to a pension fund?☒ No☐ Yes. Identify below.

Name of the pension fund	Employer Identification number of the pension fund
32.1	EIN:

Part 14: Signature and Declaration

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both.

18 U.S.C. §§ 152, 1341, 1519, and 3571.

I have examined the information in this *Statement of Financial Affairs* and any attachments and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 11/15/2024
MM / DD / YYYY

✕ /s/ Bradley D. Sharp

Printed name Bradley D. Sharp

Signature of individual signing on behalf of the debtor

Position or relationship to debtor Chief Restructuring Officer

Are additional pages to *Statement of Financial Affairs for Non-Individuals Filing for Bankruptcy* (Official Form 207) attached?

☐ No

☒ Yes

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 3

Certain payments or transfers to creditors within 90 days before filing this case

Payee's name	Address 1	City	State	Zip	Date	Total amount or value	Reason for payment or transfer
Accurate Cleaning Inc	3600 Madison Ave., Suite 62	North Highlands	CA	95660	6/3/2024	\$350.00	Services
Accurate Cleaning Inc	3601 Madison Ave., Suite 62	North Highlands	CA	95660	6/3/2024	\$795.00	Services
Accurate Cleaning Inc	3602 Madison Ave., Suite 62	North Highlands	CA	95660	6/3/2024	\$975.00	Services
Accurate Cleaning Inc	3603 Madison Ave., Suite 62	North Highlands	CA	95660	6/26/2024	\$150.00	Services
Accurate Cleaning Inc	3604 Madison Ave., Suite 62	North Highlands	CA	95660	7/3/2024	\$350.00	Services
Accurate Cleaning Inc	3605 Madison Ave., Suite 62	North Highlands	CA	95660	7/3/2024	\$425.00	Services
Accurate Cleaning Inc	3606 Madison Ave., Suite 62	North Highlands	CA	95660	7/3/2024	\$795.00	Services
Accurate Cleaning Inc	3607 Madison Ave., Suite 62	North Highlands	CA	95660	7/3/2024	\$975.00	Services
Accurate Cleaning Inc	3608 Madison Ave., Suite 62	North Highlands	CA	95660	8/1/2024	\$350.00	Services
Accurate Cleaning Inc	3609 Madison Ave., Suite 62	North Highlands	CA	95660	8/1/2024	\$795.00	Services
Accurate Cleaning Inc	3610 Madison Ave., Suite 62	North Highlands	CA	95660	8/1/2024	\$975.00	Services
Accurate Cleaning Inc	3611 Madison Ave., Suite 62	North Highlands	CA	95660	8/2/2024	\$175.00	Services
Accurate Cleaning Inc	3612 Madison Ave., Suite 62	North Highlands	CA	95660	8/5/2024	\$350.00	Services
Accurate Cleaning Inc	3613 Madison Ave., Suite 62	North Highlands	CA	95660	8/5/2024	\$795.00	Services
Accurate Cleaning Inc	3614 Madison Ave., Suite 62	North Highlands	CA	95660	8/5/2024	\$975.00	Services
California Fair Plan	PO Box 840244	Los Angeles	CA	90084-0244	6/28/2024	\$10,099.00	Services
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	6/11/2024	\$1,680.02	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	6/11/2024	\$4,856.48	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	6/11/2024	\$9,072.04	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	7/9/2024	\$1,680.02	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	7/9/2024	\$4,839.96	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	7/9/2024	\$9,088.56	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	-\$9,082.08	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	-\$4,846.44	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	-\$1,680.02	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	\$1,680.02	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	\$4,846.44	Secured Debt
Chase Bank	P.O. Box 650528	Dallas	TX	75265-0528	8/2/2024	\$9,082.08	Secured Debt
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$74.35	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$386.13	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$420.47	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$460.84	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$536.60	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	6/3/2024	\$1,985.27	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$80.93	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$421.32	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$467.07	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$555.01	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$887.79	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	7/3/2024	\$1,985.27	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$85.96	Services

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 3

Certain payments or transfers to creditors within 90 days before filing this case

Payee's name	Address 1	City	State	Zip	Date	Total amount or value	Reason for payment or transfer
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$444.97	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$499.12	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$632.95	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$1,212.13	Services
City of Roseville	P.O. Box 619136	Roseville	CA	95661-9136	8/1/2024	\$1,985.27	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/28/2024	\$3,623.20	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$39.28	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$136.89	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$162.03	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$176.76	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$205.56	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$262.81	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$263.54	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	5/29/2024	\$269.68	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$24.55	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$44.19	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$191.49	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$198.69	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$207.85	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$212.14	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$263.54	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/1/2024	\$276.55	Services
City of Vacaville	PO Box 6180	Vacaville	CA	95696-6180	8/2/2024	\$3,623.20	Services
Optima Landscape of Sacramento Inc	Address on file				5/20/2024	\$2,631.00	Services
Optima Landscape of Sacramento Inc	Address on file				6/3/2024	\$95.89	Services
Optima Landscape of Sacramento Inc	Address on file				7/3/2024	\$2,631.00	Services
Optima Landscape of Sacramento Inc	Address on file				7/3/2024	\$2,631.00	Services
Optima Landscape of Sacramento Inc	Address on file				8/1/2024	\$417.81	Services
Optima Landscape of Sacramento Inc	Address on file				8/2/2024	\$2,631.00	Services
Optima Landscape of Sacramento Inc	Address on file				8/5/2024	\$2,631.00	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/13/2024	\$54.85	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/13/2024	\$82.13	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/13/2024	\$216.66	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	-\$220.68	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	-\$170.92	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	-\$27.06	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$3.61	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$8.65	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$18.95	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$109.54	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$170.50	Services

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 3

Certain payments or transfers to creditors within 90 days before filing this case

Payee's name	Address 1	City	State	Zip	Date	Total amount or value	Reason for payment or transfer
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$253.63	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$282.97	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$314.57	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	5/20/2024	\$554.90	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/3/2024	\$410.06	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/3/2024	\$438.21	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/17/2024	\$313.16	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/17/2024	\$464.11	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/24/2024	\$354.99	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/25/2024	\$2,558.31	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$8.11	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$8.49	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$9.95	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$19.35	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$29.69	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$34.64	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$37.35	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$47.42	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$86.09	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$104.03	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$111.21	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$190.19	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$225.76	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$287.90	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	6/26/2024	\$468.19	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/3/2024	\$469.76	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/3/2024	\$493.04	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	-\$85.46	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	-\$55.17	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$7.84	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$7.99	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$8.78	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$8.90	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$9.60	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$10.38	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$12.03	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$16.59	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$17.77	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$18.69	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$19.78	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$26.85	Services

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 3

Certain payments or transfers to creditors within 90 days before filing this case

Payee's name	Address 1	City	State	Zip	Date	Total amount or value	Reason for payment or transfer
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$29.35	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$32.48	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$33.63	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$34.03	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$37.88	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$76.53	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$89.17	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$139.10	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$161.09	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$161.35	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$179.77	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$213.93	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$354.64	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$391.60	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$395.53	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$470.56	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$493.08	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/15/2024	\$721.87	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	7/22/2024	\$654.66	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/1/2024	\$415.55	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/1/2024	\$605.10	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	-\$85.46	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	-\$55.17	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$2.59	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$5.13	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$5.99	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$7.84	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$9.59	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$10.75	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$12.03	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$13.02	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$13.50	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$15.02	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$17.55	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$20.59	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$22.36	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$24.78	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$38.30	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$104.36	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$141.53	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$235.33	Services

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 3

Certain payments or transfers to creditors within 90 days before filing this case

Payee's name	Address 1	City	State	Zip	Date	Total amount or value	Reason for payment or transfer
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$239.21	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$322.07	Services
Pacific Gas & Electric	P.O. Box 997300	Sacramento	CA	95899-7300	8/5/2024	\$514.67	Services
Placer County Tax Collector	2976 Richardson Drive	Auburn	CA	95603	5/13/2024	\$10,113.03	Taxes
Poppy Bank	438 First St	Santa Rosa	CA	95401	7/1/2024	\$1,269.92	Secured Debt
Poppy Bank	438 First St	Santa Rosa	CA	95401	7/1/2024	\$1,500.00	Secured Debt
Poppy Bank	438 First St	Santa Rosa	CA	95401	7/1/2024	\$3,850.41	Secured Debt
Poppy Bank	438 First St	Santa Rosa	CA	95401	7/1/2024	\$21,165.64	Secured Debt
Rong's Backhoe Service	Address on file				7/2/2024	\$17,448.00	Services

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Heacock Park Apartments, LP	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/5/2023	\$696.43	Intercompany Loan	Common Ownership
Heacock Park Apartments, LP	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/5/2023	\$14,325.00	Intercompany Loan	Common Ownership
Heacock Park Apartments, LP	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/3/2023	\$2,090.51	Intercompany Loan	Common Ownership
Heacock Park Apartments, LP	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/3/2023	\$39,000.00	Intercompany Loan	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$15.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$17.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$70.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$130.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$140.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$140.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$160.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$180.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$188.48	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$215.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$251.30	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$260.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$260.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$278.23	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$280.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$280.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$305.15	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$315.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$337.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$337.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$337.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$337.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$340.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$348.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/16/2023	\$360.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/17/2023	\$200.22	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/17/2023	\$262.02	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/17/2023	\$492.77	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$42.35	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$54.22	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$54.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$61.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$133.10	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/31/2023	\$755.10	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$248.59	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/8/2023	\$11.85	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/8/2023	\$26.51	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/8/2023	\$46.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/8/2023	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/8/2023	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$16.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$50.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$50.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$72.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

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Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$90.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$215.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$320.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/15/2023	\$1,451.15	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/30/2023	-\$225.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$18.64	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$25.87	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$41.02	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$57.76	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$75.82	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/9/2023	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$12.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$18.79	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$33.44	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$33.51	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$45.09	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$105.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$107.70	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$107.70	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$130.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$150.28	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$157.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$159.49	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$159.64	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$180.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$298.28	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$321.30	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

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Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$332.78	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$367.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$367.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$367.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$367.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$3,156.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$3,156.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$50.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

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Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$160.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$160.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$325.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/17/2023	\$330.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/6/2023	\$171.32	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/6/2023	\$572.10	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/6/2023	\$9,630.72	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/7/2023	\$63.39	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/7/2023	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/13/2023	\$15.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/13/2023	\$727.95	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$1.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$27.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$45.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$50.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$130.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$140.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$160.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$160.65	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$180.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$180.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$211.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$225.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$227.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$229.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$229.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$229.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/15/2023	\$367.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/17/2023	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$18.29	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$22.12	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$30.21	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$30.21	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$53.76	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$61.05	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$99.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$173.23	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$373.46	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/5/2023	\$1,414.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/11/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$10.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$10.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$15.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$27.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$40.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$148.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$162.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$180.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$210.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$216.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/13/2023	\$300.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/8/2024	\$22.93	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/8/2024	\$305.95	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/8/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$300.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$300.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$1,376.51	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$10.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$20.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$60.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$112.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/16/2024	\$192.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$18.67	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$24.93	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$25.94	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$39.48	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$43.34	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$47.24	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$66.47	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$79.91	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$79.97	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$108.93	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$157.94	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$169.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$241.36	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$250.19	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$320.05	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$323.31	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$337.57	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$358.73	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$402.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$402.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$493.10	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$700.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$857.02	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/9/2024	\$1,293.22	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$1.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$2.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$2.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$2.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$2.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$30.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$32.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$40.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$50.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$50.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$50.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$60.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$75.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$80.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$120.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$123.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$130.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$160.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$162.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$175.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$175.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$175.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$178.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$195.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$200.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$225.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$233.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$240.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$247.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$247.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$330.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$332.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$357.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$371.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$398.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$426.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$440.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/15/2024	\$453.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$256.37	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$264.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$1,443.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/7/2024	\$6,905.32	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/7/2024	\$8,838.42	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$118.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$175.44	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$214.23	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$430.23	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$629.34	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$756.28	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$1,299.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$2,752.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/11/2024	\$5,175.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$48.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$48.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$96.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$151.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$151.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$190.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$192.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$247.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$300.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$357.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$385.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$398.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$440.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/13/2024	\$3,971.88	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/14/2024	\$250.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/14/2024	\$750.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/19/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/19/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/19/2024	\$322.18	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/19/2024	\$331.05	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/19/2024	\$731.45	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/26/2024	\$1,085.20	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/26/2024	\$2,112.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/26/2024	\$2,756.76	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$81.39	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$750.06	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$750.35	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$750.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$852.18	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$1,255.81	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$1,325.43	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$1,356.31	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/28/2024	\$1,373.29	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$81.25	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$233.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$275.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$288.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$300.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/16/2024	\$440.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$559.05	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$0.01	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$4.96	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$9.94	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$11.42	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$35.51	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$37.24	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$39.01	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$42.13	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$47.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$50.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$54.95	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$99.33	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$127.11	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$200.91	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$257.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$369.96	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$433.45	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$650.30	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$2,081.92	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/6/2024	\$3,185.68	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$32.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/15/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/29/2024	\$196.95	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/30/2024	\$3,967.92	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/6/2024	\$23.30	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/6/2024	\$44.69	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/6/2024	\$236.24	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/6/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$13.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$27.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$68.75	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$100.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$150.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$220.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$225.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$252.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$302.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$325.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$440.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$559.05	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/27/2024	\$2,776.68	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/3/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/3/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/3/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/3/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$41.98	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$159.32	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$193.86	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$234.88	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$346.44	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/5/2024	\$461.52	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/15/2024	\$989.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	-\$32.84	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$9.71	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$9.94	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$10.88	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$21.15	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$27.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$32.43	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$47.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$48.28	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$55.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$57.39	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$65.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$77.23	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$80.13	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$82.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$83.72	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$97.15	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$97.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$98.56	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$106.65	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$110.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$120.22	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$137.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$152.40	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$165.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$167.44	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$302.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$316.84	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$653.07	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$704.74	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$1,378.77	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/16/2024	\$2,867.66	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$5.93	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$11.59	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$11.97	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$94.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$150.43	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$197.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$366.95	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$902.15	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$1,556.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/23/2024	\$3,096.32	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/29/2024	\$775.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$13.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$44.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$143.03	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$248.59	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$1,634.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$25.31	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$26.46	Expense Reimbursements / Management Fee	Common Ownership

In re: Windscape Apartments, LLC

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Attachment 4

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Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$39.94	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$46.17	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$50.95	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$59.11	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$59.88	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$67.69	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$88.14	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$109.58	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$118.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$162.50	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$176.90	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$199.62	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$308.22	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$328.21	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$328.96	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$336.46	Expense Reimbursements / Management Fee	Common Ownership

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Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$385.04	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$388.29	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$424.02	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$476.80	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$672.26	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$717.47	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$1,022.30	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$1,367.16	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$1,619.63	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/2/2024	\$23,375.49	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/5/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
Home Tax Service of America, Inc., dba LeFever Mattson Property Management	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/5/2024	\$600.00	Expense Reimbursements / Management Fee	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/9/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/9/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/9/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/9/2023	\$20,312.50	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/12/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/12/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/12/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/12/2023	\$20,312.50	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/3/2023	\$20,312.50	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$5,750.00	Debt Service	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/12/2023	\$5,750.00	Debt Service	Common Ownership

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

[illegible]

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$5,940.00	Intercompany Loan	Common Ownership
KS Mattson Partners	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/9/2024	\$6,751.00	Intercompany Loan	Common Ownership
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$327.30	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$2,551.65	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/1/2023	\$2,803.27	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$350.96	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$2,654.18	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$3,047.03	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/2/2023	\$3,920.36	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$5.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$135.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$150.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$168.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$2,346.50	Expense Reimbursements / Management Fee	Parent Company

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$2,371.64	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/1/2023	\$6,703.93	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$2,301.61	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$2,639.09	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/1/2023	\$3,058.73	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$2,375.28	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$2,819.69	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/1/2024	\$3,213.91	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	1/10/2024	\$235.32	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$2,474.11	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$2,561.62	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/1/2024	\$3,055.03	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$67.14	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$677.59	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	2/26/2024	\$3,771.62	Expense Reimbursements / Management Fee	Parent Company

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$2,382.71	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$2,484.19	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	3/1/2024	\$3,348.14	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$273.58	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$2,415.74	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$2,435.92	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	4/1/2024	\$3,151.45	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$6.60	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$61.33	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$135.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$150.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$184.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$350.56	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$1,880.69	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$2,251.55	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/2/2024	\$6,277.56	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/23/2024	\$3,308.56	Expense Reimbursements / Management Fee	Parent Company

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	5/23/2024	\$3,312.68	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$5.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$135.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$150.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$183.61	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$465.66	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$993.36	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$1,080.84	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$2,340.91	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$2,557.85	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/4/2024	\$3,137.31	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$178.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$273.57	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$666.46	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$2,112.04	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$2,196.56	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	6/13/2024	\$9,008.70	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$183.61	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$219.57	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$339.13	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$2,019.84	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$2,226.34	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	7/1/2024	\$3,232.41	Expense Reimbursements / Management Fee	Parent Company

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 4

Payments or other transfers of property made within 1 year before filing this case that benefited any insider

Insider's name	Address 1	Address 2	City	State	Zip	Date	Total amount or value	Reasons for payment or transfer	Relationship to debtor
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$5.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$135.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$150.00	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$168.89	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$283.96	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$315.64	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$1,408.90	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$2,409.08	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$2,700.53	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$5,784.03	Expense Reimbursements / Management Fee	Parent Company
LeFever Mattson, a California corporation	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/1/2024	\$6,553.07	Expense Reimbursements / Management Fee	Parent Company
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/15/2023	\$130,000.00	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/22/2023	\$86,731.91	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/28/2023	-\$86,731.91	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	8/28/2023	\$42,805.09	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	9/22/2023	\$42,805.09	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/20/2023	\$42,805.09	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	10/31/2023	\$131,780.46	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/22/2023	\$86,731.91	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/25/2023	\$42,805.09	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	11/27/2023	-\$86,731.91	Other	Common Ownership
Windscape Holdings, LLC	6359 Auburn Blvd.	Suite B	Citrus Heights	CA	95621	12/28/2023	\$42,805.09	Other	Common Ownership

In re: Windscape Apartments, LLC

Case No. 24-10417

Attachment 7

Legal actions, administrative proceedings, court actions, executions, attachments, or governmental audits

Case Title	Case number	Nature of case	Court name	Court address 1	Court address 2	Court City	Court State	Court Zip	Status of case (e.g. Pending, On appeal, Concluded)
Timothy LeFever, LeFever Mattson, Divi Divi Tree, LP., and Windscape Apartments, LLC v. Kenneth W. Mattson and KS Mattson Partners L.P.	24CV03485	Complaint for: 1) Breach of Contract; 2) Breach of Fiduciary Duty; 3) Breach of Duty of Good Faith and Fair Dealing; 4) Conversion; 5) Constructive Fraud; 6) Fraudulent Concealment; 7) Receiving Stolen Property in Violation of Cal. Pen. Code § 496; 8) Declaratory Relief; and 9) Removal of Director Pursuant to California Corporations Code § 304	Superior Court of the State of	3055 Cleveland Avenue		Santa Rosa	CA	95403	

In re: Windscape Apartments, LLC
Case No. 24-10417
Attachment 13
Transfers not already listed on this statement

Who received the transfer?	Address 1	City	State	Zip	Relationship to the debtor	Description of property transferred or payments received or debts paid in exchange	Date transfer was made	Total amount or value
Beach Pine, LP (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	4950/4960/4970 Allison Parkway, Vacaville, CA 95688	11/8/2022	\$6,500,000.00
Black Walnut, LP (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	7456 Foothills Blvd, Roseville, CA 95747	11/8/2022	\$7,500,000.00
Butcher Road Partners, LLC (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	280, 310, 312, 350 Butcher Rd, Vacaville, CA 95687	11/8/2022	\$3,500,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	1025 Napa St/20470 8th St E, Sonoma, CA 95476	10/4/2022	\$3,000,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	1045 Bart Rd, Sonoma, CA 95476	9/1/2022	\$2,500,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	24120 Arnold Dr, Sonoma, CA 95476	9/21/2022	\$8,000,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	424 2nd St W, Sonoma, CA 95476	10/4/2022	\$1,500,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	525 W Napa and 520/530/532 Studley St, Sonoma, CA 95476	11/1/2022	\$7,500,000.00
KS Mattson Partners LP (Seller)	P.O. Box 5490	Vacaville	CA	95696	Related party	900 E Napa St, Sonoma, CA 95476	9/12/2022	\$2,740,000.00
LeFever Mattson (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	400 West Spain St, Vacaville, CA 95476	11/8/2022	\$4,500,000.00
Red Spruce Tree, LP (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	370 Butcher Road, Vacaville, CA 95687	11/10/2022	\$6,500,000.00
Sienna Pointe, LLC (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	18701 Gehricke Rd, Sonoma, CA 95476	11/8/2022	\$9,000,000.00
Tradewinds Apartments, LP (Seller)	6359 Auburn Blvd.	Citrus Heights	CA	95621	Related party	430 W Napa St, Sonoma, CA 95476	11/8/2022	\$4,000,000.00

IN RE LEFEVER MATTSON, A CALIFORNIA CORPORATION, *ET AL.*

LEAD CASE NO. 24-10545 (CN)

**GENERAL NOTES AND STATEMENT OF LIMITATIONS, METHODOLOGY, AND
DISCLAIMERS REGARDING DEBTORS' SCHEDULES OF ASSETS AND
LIABILITIES; STATEMENTS OF FINANCIAL AFFAIRS; AND LISTS OF EQUITY
SECURITY HOLDERS**

On September 12, 2024, LeFever Mattson, a California corporation, ("LeFever Mattson") and certain of its affiliates (collectively, the "Debtors"), each filed a voluntary petition for relief under chapter 11 of title 11 of the United States Code (the "Bankruptcy Code") with the United States Bankruptcy Court for the Northern District of California (Santa Rosa Division) (the "Bankruptcy Court"), commencing the chapter 11 cases now jointly administered, for procedural purposes only pursuant to Rule 1015 of the Federal Rules of Bankruptcy Procedure ("Bankruptcy Rules"), under Lead Case No. 24-10545 (CN) (the "Chapter 11 Cases"). One of the Debtors, Windscape Apartments, LLC, filed its chapter 11 petition on August 6, 2024. Two of the Debtors, Pinewood Condominiums, LP, and Ponderosa Pines, LP, filed their chapter 11 petitions on October 2, 2024. The Debtors are authorized to operate their businesses and manage their properties as debtors in possession pursuant to sections 1107(a) and 1108 of the Bankruptcy Code.

OVERVIEW OF GENERAL NOTES

Each of the Debtors has herewith filed separate Schedules of Assets and Liabilities ("Schedules"), Statements of Financial Affairs ("Statements"), and Lists of Equity Security Holders ("Lists"). These *General Notes and Statement of Limitations, Methodology, and Disclaimers Regarding Debtors' Schedules of Assets and Liabilities, Statements of Financial Affairs, and Lists of Equity Security Holders* (the "General Notes") relate to each of the Debtors' Schedules, Statements, and Lists and set forth the basis upon which the Schedules, Statements, and Lists are presented. **These General Notes pertain to, are incorporated by reference in, and comprise an integral part of the Schedules, Statements, and Lists and should be referred to and considered in connection with any review of the Schedules, Statements, and Lists.** The General Notes are in addition to any specific notes contained in any Debtor's Schedules, Statements, and Lists. The General Notes are presented for each individual Debtor; however, each provision contained in the General Notes may not apply to all Debtors. Disclosure of information in one Schedule, Statement, or List, exhibit, or continuation sheet, even if incorrectly placed, shall be deemed to be disclosed in the correct Schedule, Statement, or List, exhibit, or continuation sheet. Nothing contained in the Schedules, Statements, and Lists shall constitute a waiver of any rights or claims of the Debtors against any third party, or in or with respect to any aspect of these Chapter 11 Cases.

The Schedules, Statements, Lists, and General Notes should not be relied upon by any person for information relating to the current or future financial conditions, events, or performance of any of the Debtors.

The Schedules, Statements, and Lists have been prepared, pursuant to section 521 of the Bankruptcy Code and Bankruptcy Rule 1007, by the Debtors' management with the assistance of their advisors and other professionals. The Schedules, Statements, and Lists contain unaudited

information, which is subject to further review and potential adjustment. Reasonable efforts have been made to provide accurate and complete information herein based upon information that was available at the time of preparation; however, subsequent information or discovery thereof may result in material changes to the Schedules, Statements, and Lists, and inadvertent errors or omissions may exist. Nothing contained in the Schedules, Statements, and Lists shall constitute a waiver of any of the Debtors' rights with respect to the Chapter 11 Cases, including with respect to any issues involving substantive consolidation, recharacterization, equitable subordination, and/or causes of action arising under the provisions of chapter 5 of the Bankruptcy Code and other relevant non-bankruptcy laws to recover assets or avoid transfers.

The Debtors and their agents, attorneys, and financial advisors expressly do not undertake any obligation to update, modify, revise, or re-categorize the information provided herein, or to notify any third party for any direct, indirect, incidental, consequential, or special damages (including, but not limited to, damages arising from the disallowance of a potential claim against the Debtors or damages to business reputation, lost business, or lost profits), whether foreseeable or not and however caused, even if the Debtors or their agents, attorneys, and financial advisors are advised of the possibility of such damages.

The Debtors reserve all rights to amend, modify, or supplement the Schedules, Statements, and Lists from time to time, in all respects, as may be necessary or appropriate, including, but not limited to, the right to dispute or otherwise assert offsets or defenses to any claim or interest reflected on the Schedules, Statements, and Lists as to amount, liability or classification, or to otherwise subsequently designate any claim as "disputed," "contingent," or "unliquidated." Furthermore, nothing contained in the Schedules, Statements, and Lists shall constitute an admission of any claims or a waiver of any of the Debtors' rights with respect to the Chapter 11 Cases, including with respect to any issues involving causes of action arising under the provisions of chapter 5 of the Bankruptcy Code and other relevant non-bankruptcy laws to recover assets or avoid transfers.

The Schedules, Statements, and Lists for each Debtor have been signed by an authorized officer or representative for each of the Debtors (the "Signatory"). In reviewing and signing the Schedules, Statements, and Lists, the Signatory necessarily relied upon the efforts, statements, and representations of various personnel employed by the Debtors and their advisors and other professionals. The Signatory has not (and could not have) personally verified the accuracy of each such statement and representation, including, without limitation, statements and representations concerning amounts owed to creditors, classification of such amounts, and their addresses.

Schedules, Statements, and Lists General Notes

1. Net Book Value of Assets. The Debtors do not have current market valuations for all of their assets as it would be prohibitively expensive, unduly burdensome, and an inefficient use of estate assets and resources for the Debtors to obtain current market valuations of all their assets. Accordingly, unless otherwise indicated herein, assets in the Schedules and Statements reflect net book values as of the end of the day on the applicable petition date for each Debtor. Net book values may vary, sometimes materially, from market values. Certain other assets may be listed as

“unknown” amounts. Additionally, amounts ultimately realized may differ materially from net book value (or whatever value was ascribed). Certain depreciable assets with a net book value of zero (\$0) may also be included for completeness. The Debtors have not performed an analysis of impairment of fixed assets, goodwill, or other intangibles. The Debtors do not intend to amend these Schedules and Statements to reflect actual values.

2. Basis of Presentation. Information contained in the Schedules and Statements has been derived from the Debtors’ books and records and historical financial statements. The Schedules and Statements do not purport to represent financial statements prepared in accordance with United States Generally Accepted Accounting Principles (“GAAP”), nor are they intended to fully reconcile with the financial statements of each Debtor.

3. Amendment. Reasonable efforts have been made to prepare and file complete and accurate Schedules, Statements, and Lists. Despite these efforts, inadvertent errors or omissions may exist. The Debtors reserve all rights to, but are not required to, amend and/or supplement the Schedules, Statements, and Lists from time to time as is necessary and appropriate.

4. Recharacterization. The Debtors have made reasonable efforts to correctly characterize, classify, categorize, and designate assets, liabilities, executory contracts, unexpired leases, and other items reported in the Schedules and Statements. However, due to the complexity and size of the Debtors’ business and operations, the Debtors may have improperly characterized, classified, categorized, or designated certain items. The Debtors reserve all of their rights to recharacterize, reclassify, recategorize, or redesignate items reported in the Schedules and Statements as necessary or appropriate as additional information becomes available, including, without limitation, whether contracts or leases listed herein were deemed executory or unexpired as of the applicable petition date and remain executory and unexpired postpetition.

5. Confidentiality. There may be instances in the Schedules, Statements, and Lists where the Debtors have deemed it necessary and appropriate to redact or withhold from the public record information such as names, addresses, or amounts. Typically, the Debtors have used this approach because of an agreement between the Debtors and a third party, concerns of confidentiality, or concerns for the privacy of an individual.

6. Cash Management System. Certain payments in the Schedules and Statements may have been made prepetition by one entity on behalf of another entity through the operation of the Debtors’ cash management system. The Debtors’ prepetition cash management system is described in the *Motion of Debtors for Interim and Final Orders (I) Approving Continued Use of the Debtors’ Cash Management System and Bank Accounts; (II) Authorizing the Debtors to Open and Close Bank Accounts; and (III) Authorizing Banks to Honor Certain Prepetition Transfers* (the “Cash Management Motion”) dated September 12, 2024 [Docket No. 13].

7. Currency. Unless otherwise indicated, all amounts are reflected in U.S. dollars.

8. Liabilities. The Debtors have sought to allocate liabilities between the prepetition and postpetition periods based on information and research that was conducted or available in connection with the preparation of the Schedules and Statements. As additional information

becomes available and further research is conducted, the allocation of liabilities between prepetition and postpetition periods may change. The Debtors reserve all of their rights to amend, supplement, or otherwise modify the Schedules and Statements as they deem necessary or appropriate.

The liabilities listed on the Schedules and Statements do not reflect any analysis of claims under section 503(b)(9) of the Bankruptcy Code. Accordingly, the Debtors reserve all rights to dispute or challenge the validity of any asserted claims under section 503(b)(9) of the Bankruptcy Code or the characterization of the structure of any such transaction or any document or instrument related to any creditor's claim.

9. Property and Equipment. Unless otherwise indicated, owned property and equipment are presented at net book value.

10. Executory Contracts and Unexpired Leases. The listing of a contract or lease in the Schedules shall not be deemed an admission that such contract is an executory contract or unexpired lease, or that it is necessarily a binding, valid, and enforceable agreement. The Debtors hereby expressly reserve the right to assert that any contract or lease listed on the Debtors' Schedules does not constitute an executory contract or unexpired lease within the meaning of section 365 of the Bankruptcy Code.

11. Leases. The Debtors may lease real property, furniture, fixtures, and equipment from certain third-party lessors. Such leases are presented in the Schedules and Statements, subject to the reservation of rights set forth herein. The Debtors have not included in the Schedules and Statements the future obligations of any leases. Nothing herein or in the Schedules or Statements shall be construed as a concession, admission or evidence as to the determination of the legal status of any leases (including whether any lease is a true lease or a financing agreement) identified in the Schedules or Statements, including whether such leases: (i) constitute an executory contract within the meaning of section 365 of the Bankruptcy Code or other applicable law; or (ii) have not expired or been terminated or otherwise are not current in full force and effect, and the Debtors reserve all of their rights.

12. Causes of Action. Despite their reasonable efforts to identify all known assets, the Debtors may not have listed all of their causes of action or potential causes of action against third parties as assets in their Schedules and Statements, including, without limitation, avoidance actions arising under chapter 5 of the Bankruptcy Code and actions under other relevant non-bankruptcy laws to recover assets. The Debtors reserve all of their rights with respect to any claims, causes of action or avoidance actions they may have, and neither these General Notes nor the Schedules and Statements shall be deemed a waiver of any such claims, causes of action, or avoidance actions or in any way prejudice or impair the assertion of such claims.

13. Taxes. Claims listed on the Debtors' Schedule E/F include claims owing to various taxing authorities to which the Debtors may potentially be liable. However, certain of such claims may be subject to ongoing audits and the Debtors are otherwise unable to determine with certainty the amount of many, if not all, of the claims listed on Schedule E/F. Therefore, the Debtors have listed estimated claim amounts, where possible, or alternatively listed such claims as unknown in amount

and marked the claims as unliquidated, pending final resolution of ongoing audits or other outstanding issues. The Debtors reserve their rights to dispute or challenge whether such claims are entitled to priority.

14. Unknown Amounts. Claim amounts that could not readily be quantified by the Debtors are scheduled as “unknown.” These may include claims for prepetition services for which the Debtors have not yet received invoices or for Debtors with limited accounting information available (see General Note 31). The description of an amount as “unknown” is not intended to reflect upon the materiality of the amount.

15. Payment of Prepetition Claims Pursuant to First Day Orders. On or about September 25, 2024, the Bankruptcy Court entered interim orders (the “Interim Orders”) authorizing, but not directing, the Debtors to, among other things, pay certain prepetition claims relating to (a) employee wages, salaries, and other compensation and benefits; (b) insurance premiums; and (c) the continued use of the Debtors’ Cash Management System. Final orders granting such relief were entered on or about October 17-21, 2024 (the “Final Orders,” and, collectively with the Interim Orders, the “First Day Orders”). In certain instances, the debtor has continued to make payments on outstanding secured debt. Where the Schedules list creditors and set forth the amounts attributable to such claims, such scheduled amounts reflect balances owed as of the applicable petition date. To the extent any adjustments are necessary to reflect any payments made on account of such claims following the commencement of these Chapter 11 Cases pursuant to the authority granted to the Debtors by the Bankruptcy Court under the First Day Orders, such adjustments have been included in the Schedules unless otherwise noted on the applicable Schedule. The Debtors reserve the right to update the Schedules to reflect payments made pursuant to the First Day Orders.

16. Employee Claims. The Bankruptcy Court entered a First Day Order granting the Debtors the authority, but not imposing on them the obligation, to pay certain prepetition employee wages, salaries, benefits, and other obligations in the ordinary course. Employee claims for prepetition amounts that were paid, or were authorized to be paid, pursuant to such orders of the Bankruptcy Court, may not be included in the Schedules and Statements.

17. Other Claims Paid Pursuant to Court Orders. Pursuant to certain orders of the Bankruptcy Court entered in the Debtors’ Chapter 11 Cases, the Debtors were authorized (but not directed) to pay, among other things, certain prepetition claims. Accordingly, these liabilities may have been or may be satisfied in accordance with those orders, and therefore may not be listed in the Schedules and Statements.

18. Insiders. The Debtors have included all payments and distributions made to officers and managers during the twelve months preceding the applicable petition date. Included in the value reflected are cash payments to or for the benefit of the insider (inclusive of payroll, bonus and other employee benefits paid in cash). Persons have been included in the Statements for informational purposes only, and the listing of an individual as an insider is not intended to be and should not be construed as a legal characterization of that person as an insider and does not act as an admission of any fact, claim, right or defense, and all such rights, claims and defenses are reserved. Further, the Debtors do not take any position concerning (a) the person’s influence over the control of the Debtors, (b) the person’s management responsibilities and functions, (c) the

person's decision-making or corporate authority, or (d) whether the person could successfully argue that he or she is not an insider under applicable law, including federal securities law, or any theories of liability or for any other purpose.

19. Excluded Assets and Liabilities. Other non-material assets and liabilities may have been excluded from the Schedules.

20. Intercompany Claims. Claims between the Debtors, as reflected in the applicable entities' balance sheet accounts, have been reported on Schedule AB 71 and Schedule EF. The Debtors take no position in these Schedules and Statements as to whether such accounts would be allowed as claims, interests, or not allowed at all. Accordingly, the intercompany claims on Schedule EF have been flagged as disputed.

21. Litigation. Certain litigation actions reflected as claims against one Debtor may relate to any of the other Debtors. The Debtors have made commercially reasonable efforts to record these actions in the Schedules and Statements of the Debtor that is party to the action.

22. Claim Description. Any failure to designate a claim in the Schedules and Statements as "contingent," "unliquidated," or "disputed" does not constitute an admission that such claim or amount is not "contingent," "unliquidated," or "disputed." The Debtors reserve all of their rights to dispute, or to assert offsets or defenses to, any claim reflected on these Schedules and Statements on any grounds, including, without limitation, amount, liability, priority, status, or classification, or to otherwise subsequently designate any claim as "contingent," "unliquidated," or "disputed." Moreover, although the Debtors may have scheduled claims of various creditors as secured claims for informational purposes, no current valuation of the Debtors' assets in which such creditors may have a lien has been undertaken. Moreover, the Debtors reserve all of their rights to, but are not required to, amend, supplement, or otherwise modify their Schedules and Statements as necessary and appropriate, including modifying claims descriptions and designations.

23. Debt Representatives. Claims relating to the repayment of principal, interest and other fees and expenses under agreements governing any syndicated credit facility where the identities of the lenders or other parties in interest are not known with certainty are scheduled listing the administrative agent under the applicable credit facility.

24. Unliquidated Claim Amounts. Claim amounts that could not be readily quantified by the Debtors are scheduled as "unliquidated." To the extent the Debtors are able to ascertain or estimate all or a portion of the claim amounts, they may have listed the known or estimated claim amount and marked the claims as unliquidated, pending final resolution of outstanding issues necessary to determine the total claim amount with certainty.

25. Liabilities. The Debtors have sought to allocate liabilities between prepetition and postpetition periods based on the information and research that was conducted in connection with the preparation of the Schedules and Statements. As additional information becomes available and further research is conducted, the allocation of liabilities between prepetition and postpetition periods may change. The Debtors reserve their right to, but are not required to, amend the Schedules and Statements as they deem appropriate to reflect this.

26. Guarantees and Other Second Liability Claims. The Debtors have used commercially reasonable efforts to locate and identify guarantees and other secondary liability claims (collectively, the “Guarantees”) in their executory contracts, unexpired leases, secured financings, debt instruments, and other such agreements. Where Guarantees have been identified, they have been included in the relevant Schedules D, E/F, G and H for the affected Debtor or Debtors. Guarantees have generally been included in Schedules of the guarantor Debtor as “contingent” unless otherwise specified. While the Debtors have used commercially reasonable efforts to locate and identify Guarantees, it is possible that Guarantees embedded in the Debtors’ executory contracts, unexpired leases, secured financings, debt instruments, and other such agreements may have been inadvertently omitted. The Debtors reserve all of their rights to, but are not required to, amend, supplement, or modify the Schedules if additional Guarantees are identified.

27. Intellectual Property Rights. Exclusion of certain intellectual property shall not be construed to be an admission that those intellectual property rights have been sold, abandoned, or terminated, or otherwise have expired by their terms, or have been assigned or otherwise transferred pursuant to a sale, acquisition, or other transaction. Conversely, inclusion of certain intellectual property shall not be construed to be an admission that those intellectual property rights have not been abandoned, have not been terminated, or otherwise have not expired by their terms, or have not been assigned or otherwise transferred pursuant to a sale, acquisition, or other transaction. Accordingly, the Debtors reserve all of their rights as to the legal status of all intellectual property rights.

28. Post-petition Agreements. The Debtors have entered into and may continue to enter into certain post-petition agreements with creditors and other counterparties such as secured lenders with respect to the amounts of pre-petition claims. The amounts listed in the Schedules and Statements represent amounts owed as of the applicable petition date and are not intended to be a waiver or repudiation of any such post-petition agreement. The Debtors reserve all of their rights to, but are not required to, amend, supplement, or otherwise modify their Schedules and Statements as necessary and appropriate to reflect such post-petition agreements, including modifying claims descriptions and designations.

29. Totals. All totals that are included in the Schedules and Statements represent totals of all the known amounts included in the Schedules and Statements and exclude items identified as “unknown” or “unliquidated.” If there are unknown or unliquidated amounts, the actual totals may be materially different from the listed totals.

30. Joint Ownership of Debtors’ Properties. Certain Debtors co-own and operate investment properties. Where applicable, amounts in the Schedules and Statements have been apportioned based on this co-ownership. Attached to these General Notes as Annex A is a table of properties co-owned by the debtors.

31. 1050 Elm Street: There is conflicting information and uncertainty regarding the ownership of 1050 Elm Street, in Napa, California. The Debtors’ books and records reflect the property owner as Tradewinds Apartments, LP and the historical tax returns have been prepared as such. 1050 Elm Street is reported as an asset of Tradewinds Apartments, LP in the Schedules.

Specific Disclosures with Respect to the Debtors' Schedules

32. Schedule A/B – Assets: Real and Personal Property. All values are as the applicable petition date. Bank account balances are as of the end of the day on the applicable petition date. Details with respect to the Debtors' cash management system and bank accounts are provided in the Cash Management Motion. The cash balance as of the applicable petition date for all Debtors is presented on a book basis except for Home Tax Service of America, Inc., which is presented on a bank balance basis.

Net operating losses are listed in the Schedules as unknown, as the ability of the Debtors to utilize any available NOLs has not been evaluated.

The current value of a Debtors' interest in non-publicly traded stock and interests in partnerships, etc., are presented as the original cost of the investment.

In connection with the operation of their businesses, the Debtors maintain numerous property and liability insurance programs through different insurance carriers that provide the Debtors with insurance coverage for claims relating to, among other things, workers' compensation, property, liability, and employee health. The Debtors offer their employees: (i) medical insurance through Kaiser Foundation Health Plan, (ii) dental and vision coverage through Humana Inc. and (iii) life and accidental death and dismemberment through The Guardian Life Insurance Company of America. The Debtors' also maintain a policy of directors' and officers' liability.

The Debtors hold potential causes of action against Kenneth Mattson and other entities related to certain transactions effected by Mr. Mattson prior to the applicable petition dates.

33. Schedule D: Creditors Holding Secured Claims. Except as otherwise agreed pursuant to a stipulation or agreed order or general order entered by the Bankruptcy Court, the Debtors reserve their rights to dispute or challenge the validity, perfection or immunity from avoidance of any lien purported to be granted or perfected in any specific asset to a secured creditor listed on Schedule D of any Debtor. Certain claims may be listed on Schedule D as "unliquidated" because the value of the collateral securing such claims is unknown. Moreover, although the Debtors may have scheduled claims of various creditors as secured claims, the Debtors reserve all rights to dispute or challenge the secured nature of any such creditor's claim or the characterization of the structure of any such transaction or any document or instrument (including without limitation, any intercompany agreement) related to such creditor's claim. In certain instances, a Debtor may be a co-obligor, co-mortgagor or guarantor with respect to scheduled claims of other Debtors, and no claim set forth on Schedule D of any Debtor is intended to acknowledge claims of creditors that are otherwise satisfied or discharged by other entities. The descriptions provided in Schedule D are intended only to be a summary. Reference to the applicable loan agreements and related documents is necessary for a complete description of the collateral and the nature, extent and priority of any liens. Nothing in the General Notes or the Schedules and Statements shall be deemed a modification or interpretation of the terms of such agreements.

34. Schedule E/F: Creditors Who Have Unsecured Claims. Listing a claim on Part 1 of Schedule E/F as priority does not constitute an admission by the Debtors of the claimant's legal rights or a waiver of the Debtors' right to recharacterize or reclassify the claim or contract. The

Bankruptcy Court entered a number of First Day Orders granting authority to pay certain prepetition priority claims. Accordingly, only claims against Debtors for prepetition amounts as of the applicable petition date that have not been paid have been included in Part 1 of Schedule E/F. Amounts owed to taxing authorities related to property tax reassessments have been flagged as disputed to preserve the applicable Debtor's option to review and dispute. The Debtors reserve their rights to object to any listed claims on the ground that, among other things, they have already been satisfied. With respect to tenants of the Debtors that have vacated their leased premises after the applicable petition date, their security deposit may have been returned in the ordinary course of business.

Part 2 of Schedule E/F does not include certain deferred charges, deferred liabilities or general reserves. Such amounts are general estimates of liabilities and do not represent specific claims as of the applicable petition date; however, they are reflected on the Debtors' books and records. The claims listed in Part 2 of Schedule E/F arose or were incurred on various dates. In certain instances, the date on which a claim arose is an open issue of fact. While commercially reasonable efforts have been made, determining the date upon which each claim in Part 2 of Schedule E/F was incurred or arose would be, in certain cases, unduly burdensome and cost prohibitive and, therefore, the Debtors have not listed a date for each claim listed on Part 2 of Schedule E/F.. In addition, certain litigation or claims covered by insurance policies maintained by the Debtors may be excluded from Part 2 of Schedule E/F. The claims of individual creditors are generally listed at the amounts recorded on the Debtors' books and records and may not reflect credits or allowances due from the creditor. The Debtors reserve all of their rights concerning credits or allowances. The Bankruptcy Court entered First Day Orders granting authority to the Debtors to pay certain prepetition obligations in the ordinary course of business. Accordingly, only claims against the Debtors for prepetition amounts that have not been paid as of the applicable petition date have been included in Part 2 of Schedule E/F. The Debtors reserve their rights to object to any listed claims on the ground that, among other things, they have already been satisfied. Additionally, Part 2 of Schedule E/F does not include potential rejection damage claims, if any, of the counterparties to executory contracts and unexpired leases that may be rejected.

The notes payable from related parties or affiliates reflect balances from the books and records as of the applicable petition date and are subject to further review. In most instances, a signed note does not exist, however amounts borrowed or loaned bear interest.

35. Schedule G: Executory Contracts and Unexpired Leases. While commercially reasonable efforts have been made to ensure the accuracy of Schedule G, inadvertent errors, omissions or over-inclusions may have occurred. The Debtors hereby reserve all of their rights to dispute the validity, status, or enforceability of any contracts, agreements or leases set forth in Schedule G and to amend or supplement such Schedule as necessary. The contracts, agreements and leases listed on Schedule G may not have taken effect or be binding on any party and may have expired or been modified, amended, or supplemented from time to time by various amendments, restatements, waivers, estoppel certificates, letter and other documents, instruments and agreements which may not be listed therein. Certain of the real property leases and contracts listed on Schedule G may contain renewal options, guarantees of payments, options to purchase, rights of first refusal, rights to lease additional space and other miscellaneous rights. Such rights, powers, duties and obligations are not set forth on Schedule G. Nothing herein shall be construed as a concession or

evidence that any of the contracts, agreements or leases identified on Schedule G: (i) constitute an executory contract within the meaning of section 365 of the Bankruptcy Code or other applicable law; or (ii) have not expired or been terminated or otherwise are not current in full force and effect. The Debtors reserve all of their rights, claims and causes of action with respect to the contracts and agreements listed on the Schedule, including the right to dispute or challenge the characterization or the structure of any transaction, document, or instrument. Certain of these contracts or leases may have been modified, amended or supplemented by various documents, instruments or agreements that may not be listed, but are nonetheless incorporated by this reference. Certain executory agreements may not have been memorialized in writing and could be subject to dispute. Certain of the contracts, agreements and leases listed on Schedule G may have been entered into by more than one of the Debtors. Such contracts, agreements and leases are listed on Schedule G of each such Debtor.

36. Schedule H: Co-Debtors. In the ordinary course of their businesses, the Debtors are involved in pending or threatened litigation and claims arising out of the conduct of their businesses. These matters may involve multiple plaintiffs and defendants, some or all of whom may assert cross-claims and counter-claims against other parties. Because such claims are listed elsewhere in the Schedules and Statements, they have not been set forth individually on Schedule H. Schedule H also reflects guarantees by various Debtors. The Debtors may not have identified certain guarantees that are embedded in the Debtors' executory contracts, unexpired leases, secured financings, debt instruments and other such agreements. Further, the Debtors believe that certain of the guarantees reflected on Schedule H may have expired or are no longer enforceable. Thus, the Debtors reserve their right to amend the Schedules to the extent that additional guarantees are identified or such guarantees are discovered to have expired or are unenforceable. Schedule H is furnished for informational purposes only to apprise parties in interest of co-debtor relationships of the Debtors as of the applicable petition date and is derived from documents in the possession of the Debtors. It is not an admission or recognition that any co-debtor liability exists or existed.

Specific Disclosures with Respect to the Debtors' Statements

37. Statement 2: Income. To the extent a Debtor has negative income, that is indicative of a loss from the sale of an asset (i.e., Beach Pine 2024 and Red Spruce Tree 2023).

38. Statement 3: Payments or Transfers within 90 Days of the Petition Date. The dates identified in the date of payment column for payments made to creditors for goods or services, and other debts, within 90 days prior to the applicable petition date relate to one of the following: (i) the date of a wire transfer; (ii) the date of an ACH payment; or (iii) the issuance date for a check or money order. Although the Debtors have attempted to remove unfunded and rejected payments, there may be items in process; therefore, certain payments reflected in response to Statement 3 may not have been paid, and those amounts may also appear as unsecured non-priority claims in Schedule E/F as amounts owed to the same entities. Credits taken against balances owed to third parties are included in response to Statement 3. Payments or transfers made within the 90 days prior to the applicable petition date to non-employee directors and/or insiders are included in response to Statement 4, and not listed in response to Statement 3. Payments or transfers on account of payroll for employees are not included in response to Statement 3.

39. Statements 3 and 4: Prepetition transfers. Vendor payments reviewed for threshold amount by property. See General Note 30 regarding co-ownership of properties by Debtors. Even though a payment may have fallen below the threshold when allocated to each Debtor-owner, it has been included in this list if the total payment exceeded the threshold amount for an avoidable preference.

40. Statement 6: Setoffs. The Debtors routinely incur setoffs and net payments in the ordinary course of business. Such setoffs and nettings may occur in connection with a variety of ordinary and customary transactions or settlements and are done in accordance with the contractual arrangement or an agreed upon settlement, including, but not limited to, intercompany transactions, pricing discrepancies, refunds, negotiations, and/or other ordinary and customary billing disputes between the Debtors and their customers and/or suppliers. These normal setoffs and net payments are consistent with the ordinary course of business in the Debtors' industry and can be voluminous, making it unduly burdensome and costly for the Debtors to list such ordinary course setoffs. Therefore, although such setoffs and nettings may have been accounted for when scheduling certain amounts, these ordinary course setoffs and nettings are not independently accounted for, and as such, have been excluded from the Statements.

41. Statement 7: Legal Actions, Administrative Proceedings, Court Actions, Executions, Attachments or Governmental Audits. The Debtors have used reasonable efforts to report all legal actions, proceedings, investigations, arbitrations, mediations, and audits by federal or state agencies in which the Debtors were involved in any capacity within one year prior to the applicable petition date.

As of the applicable petition date, several matters were in the litigation and dispute resolution process. The Debtors reserve all of their rights and defenses with respect to any and all listed lawsuits and administrative proceedings. The listing of any such suits and proceedings shall not constitute an admission by the Debtors of any liabilities or that the actions or proceedings were correctly filed against the Debtors or any affiliates of the Debtors. The Debtors also reserve their rights to assert that neither the Debtors nor any affiliate of the Debtors is an appropriate party to such actions or proceedings.

The Debtors are regularly involved in the ordinary course of their business in a number of eviction and collection actions against individual tenants. These actions have not been included in Statement 7.

42. Statement 10: Certain Losses. The losses listed in response to Statement 10 may exclude those incurred in the ordinary course of business, those where the amount is *de minimis*, or where the loss is less than the amount of the insurance deductible. The property values reported in response to Statement 10 are based on the actual or estimated costs, including labor costs, to repair the property.

43. Statement 11: Payments Related to Bankruptcy. All disbursements listed in response to Statement 11 were initiated and disbursed by each specific Debtor entity but were for the benefit of all Debtors. To the extent any of the firms listed in response to Statement 11 performed both bankruptcy and non-bankruptcy related work, the Debtors have attempted to identify only the

payments related to bankruptcy. However, certain payments listed in response to Statement 11 may be for both bankruptcy and non-bankruptcy services.

44. Statement 13: Transfers Not Already Listed. These transfers include both purchases and sales.

45. Statement 14: Previous Addresses. The Debtors understand that Kenneth Mattson used the Vacaville P.O. Box address for years, and it has been included as previous address used by all Debtors

46. Statement 23: Environmental Liabilities. The environmental issue regarding soil contamination came to the Debtors' attention in March 2023.

47. Statement 26d: Financial Statements Issued. The Debtors do not know what financial statements Kenneth Mattson may have issued on behalf of the Debtors.

Specific Disclosures with Respect to the Debtors' Lists

48. "Unrecorded" Investors. The Debtors have been made aware of a number of individuals and entities that allege to hold equity interests in one or more of the Debtors that are not reflected in the Debtors' books and records. The identities and alleged interests that the Debtors are aware of are listed on **Annex B** attached to these General Notes. **Because Annex B is voluminous, it has only been included with the version of the General Notes attached to the Debtors' Omnibus List of Equity Security Holders.**

ANNEX A

(Joint Ownership of Debtors' Properties)

Property	Owners
2151 Salvio Street Concord, CA 94520	Autumn Wood I, LP
	Pinewood Condominiums, LP
	Vaca Villa Apartments, LP
450 West Spain Sonoma, CA 94576	Fire Tree II, LP
	LeFever Mattson
1151 Broadway Sonoma, CA 94576	Ginko Tree LP
	Buckeye Tree LP
1161-1167 Broadway Sonoma, CA 94576	Ginko Tree LP
	Buckeye Tree LP
635 Broadway Sonoma, CA 95476	Ginko Tree LP
	Buckeye Tree LP
645-651 Broadway/10 Maple St Sonoma, CA 94576	Ginko Tree LP
	Buckeye Tree LP
2280 Bates Ave Concord, CA 94520	Watertree I, LP
	Nut Pine, LP
9415-9471 N Fort Washington Fresno, CA 93730	Riverview Shopping Center I, LLC
	Riverview Shopping Center II, LLC
5701/5703 Orange Ave Sacramento, CA 95823	LeFever Mattson, a California corporation
	Third party non-debtor
6359 Auburn Blvd. Citrus Heights, CA 95621	LeFever Mattson, a California corporation
	Third party non-debtor

ANNEX B

(Parties Asserting Equity Interests Not Recorded on Debtors' Books and Records)

[See General Notes attached to the Debtors' Omnibus List of Equity Security Holders]

Fill in this information to identify the case and this filing:

Debtor Name Windscape Apartments, LLC
United States Bankruptcy Court for the: Northern District of California
(State)
Case number (if known): 24-10417

Official Form 202

Declaration Under Penalty of Perjury for Non-Individual Debtors

12/15

An individual who is authorized to act on behalf of a non-individual debtor, such as a corporation or partnership, must sign and submit this form for the schedules of assets and liabilities, any other document that requires a declaration that is not included in the document, and any amendments of those documents. This form must state the individual's position or relationship to the debtor, the identity of the document, and the date. Bankruptcy Rules 1008 and 9011.

WARNING -- Bankruptcy fraud is a serious crime. Making a false statement, concealing property, or obtaining money or property by fraud in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

Declaration and signature

I am the president, another officer, or an authorized agent of the corporation; a member or an authorized agent of the partnership; or another individual serving as a representative of the debtor in this case.

I have examined the information in the documents checked below and I have a reasonable belief that the information is true and correct:

- ☒ *Schedule A/B: Assets—Real and Personal Property* (Official Form 206A/B)
- ☒ *Schedule D: Creditors Who Have Claims Secured by Property* (Official Form 206D)
- ☒ *Schedule E/F: Creditors Who Have Unsecured Claims* (Official Form 206E/F)
- ☒ *Schedule G: Executory Contracts and Unexpired Leases* (Official Form 206G)
- ☒ *Schedule H: Codebtors* (Official Form 206H)
- ☒ *Summary of Assets and Liabilities for Non-Individuals* (Official Form 206Sum)
- ☐ Amended Schedule _____
- ☐ *Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders* (Official Form 204)
- ☐ Other document that requires a declaration _____

I declare under penalty of perjury that the foregoing is true and correct.

Executed on 11/15/2024
MM / DD / YYYY

 /s/ Bradley D. Sharp
Signature of individual signing on behalf of debtor

Bradley D. Sharp
Printed name

Chief Restructuring Officer
Position or relationship to debtor