

Balance Sheet

Properties: Evans Cove at Antelope Village HOA - 5300 S. Adams Ave Pkway Ste#8 Layton, UT 84040

As of: 04/30/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
ATV AFCU 60 Month CD - Matures 05.10.24	75,183.93
Checking - Cash in Bank	27,410.00
Antelope Village AFCU 60 Month CD #2 Matures 03.31.25	5,346.27
Antelope Village AFCU 60 Month CD #3 Matures 04.08.25	26,482.45
ATV AFCU Savings	1.09
ATV AFCU Savings #2	73,624.99
ATV AFCU Savings #3 - Roof Reserve	8,281.55
Total Cash	216,330.28
TOTAL ASSETS	216,330.28
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	5,972.79
Total Liabilities	5,972.79
Capital	
Retained Earnings	254,913.85
Calculated Retained Earnings	14,800.54
Calculated Prior Years Retained Earnings	-59,356.90
Total Capital	210,357.49
TOTAL LIABILITIES & CAPITAL	216,330.28

Income Statement

Welch Randall

Properties: Evans Cove at Antelope Village HOA - 5300 S. Adams Ave Pkway Ste#8 Layton, UT 84040

As of: Apr 2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Operating Income & Expense				
Income				
Association Dues	12,039.00	99.11	48,706.30	99.10
Fine & Violation	100.00	0.82	180.00	0.37
Interest Income	2.70	0.02	32.39	0.07
Late Fee	5.00	0.04	229.10	0.47
Total Operating Income	12,146.70	100.00	49,147.79	100.00
Expense				
Antelope Village HOA Expenses				
ATV- Rain Gutter	0.00	0.00	185.00	0.38
ATV- Water	6,384.13	52.56	21,677.92	44.11
ATV- Maintenance & Repairs	385.00	3.17	535.00	1.09
ATV- Reimbursements	0.00	0.00	514.19	1.05
ATV- Utility Sprinklers	49.18	0.40	206.46	0.42
ATV- Office Expense & Services	0.00	0.00	116.50	0.24
ATV- Insurance	1,159.37	9.54	5,714.04	11.63
ATV- Snow Removal	0.00	0.00	2,914.00	5.93
ATV- Taxes & Accounting	0.00	0.00	1,482.00	3.02
Total Antelope Village HOA Expenses	7,977.68	65.68	33,345.11	67.85
Property Management				
Management Fee	640.00	5.27	2,560.00	5.21
Total Property Management	640.00	5.27	2,560.00	5.21
Total Operating Expense	8,617.68	70.95	35,905.11	73.06
NOI - Net Operating Income	3,529.02	29.05	13,242.68	26.94
Other Income & Expense				
Other Income				
Interest on Bank Accounts	398.99	3.28	1,557.86	3.17
Total Other Income	398.99	3.28	1,557.86	3.17
Net Other Income	398.99	3.28	1,557.86	3.17
Total Income	12,545.69	103.28	50,705.65	103.17

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Total Expense	8,617.68	70.95	35,905.11	73.06
Net Income	<u>3,928.01</u>	<u>32.34</u>	<u>14,800.54</u>	<u>30.11</u>