

Balance Sheet

Properties: Swiss Alpenhof POA - 1340 W. 365 N. Midway, UT 84049

As of: 04/30/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	50,167.65
Savings/Reserve Account	149,246.49
Total Cash	199,414.14
TOTAL ASSETS	199,414.14
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	4,600.00
Total Liabilities	4,600.00
Capital	
Retained Earnings	92,545.48
Calculated Retained Earnings	83,080.44
Calculated Prior Years Retained Earnings	19,188.22
Total Capital	194,814.14
TOTAL LIABILITIES & CAPITAL	199,414.14

Income Statement

Welch Randall

Properties: Swiss Alpenhof POA - 1340 W. 365 N. Midway, UT 84049

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				
Payment Plan Fee	0.00	0.00	160.00	0.23
Association Dues	3,250.00	97.74	67,870.00	99.65
Fine & Violation	0.00	0.00	0.00	0.00
Interest Income	45.00	1.35	45.00	0.07
Late Fee	30.00	0.90	30.00	0.04
Total Operating Income	3,325.00	100.00	68,105.00	100.00
Expense				
Swiss Alpenhof HOA Expenses				
SWA - Taxes	0.00	0.00	520.00	0.76
SWA- Sprinkler & Common Electricity	45.96	1.38	183.82	0.27
SWA- Landscape Service	2,916.28	87.71	3,037.06	4.46
SWA- Legal Services	1,335.35	40.16	2,779.35	4.08
SWA- Office Supplies	0.00	0.00	61.00	0.09
Total Swiss Alpenhof HOA Expenses	4,297.59	129.25	6,581.23	9.66
Property Management				
Management Fee	408.00	12.27	1,632.00	2.40
Total Property Management	408.00	12.27	1,632.00	2.40
Total Operating Expense	4,705.59	141.52	8,213.23	12.06
NOI - Net Operating Income	-1,380.59	-41.52	59,891.77	87.94
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	105,190.61	154.45
Interest on Bank Accounts	150.39	4.52	507.22	0.74
Total Other Income	150.39	4.52	105,697.83	155.20
Other Expense				
Insurance Expense (Other)	0.00	0.00	82,509.16	121.15
Total Other Expense	0.00	0.00	82,509.16	121.15
Net Other Income	150.39	4.52	23,188.67	34.05

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Total Income	3,475.39	104.52	173,802.83	255.20
Total Expense	4,705.59	141.52	90,722.39	133.21
Net Income	<u>-1,230.20</u>	<u>-37.00</u>	<u>83,080.44</u>	<u>121.99</u>