

**Balance Sheet**

**Properties:** Royalwoods HOA - 5300 S. Adams Ave Pkway #8 Ogden, UT 84403

**As of:** 04/30/2024

**Accounting Basis:** Cash

**Level of Detail:** Detail View

**Include Zero Balance GL Accounts:** No

Account Name	Balance
<b>ASSETS</b>	
<b>Cash</b>	
Royal Woods 24 Month CD - Matures 05.15.24 (0.60%)	2,925.47
Checking - Cash in Bank	5,345.00
Savings/Reserve Account	24,905.36
<b>Total Cash</b>	<b>33,175.83</b>
<b>TOTAL ASSETS</b>	<b>33,175.83</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	1,171.00
<b>Total Liabilities</b>	<b>1,171.00</b>
<b>Capital</b>	
Retained Earnings	64,566.80
Calculated Retained Earnings	3,208.00
Calculated Prior Years Retained Earnings	-35,769.97
<b>Total Capital</b>	<b>32,004.83</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>33,175.83</b>

# Income Statement

## Welch Randall

Properties: Royalwoods HOA - 5300 S. Adams Ave Pkway #8 Ogden, UT 84403

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
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
Association Dues	4,200.00	94.38	16,800.00	98.53
HOA Reinvestment Fee / Transfer Fee	250.00	5.62	250.00	1.47
Interest Income	0.00	0.00	0.00	0.00
NSF Fees Collected	0.00	0.00	0.00	0.00
Late Fee	0.00	0.00	0.00	0.00
<b>Total Operating Income</b>	<b>4,450.00</b>	<b>100.00</b>	<b>17,050.00</b>	<b>100.00</b>
<b>Expense</b>				
<b>Royal Woods HOA Expenses</b>				
RYW- Electricity	43.42	0.98	181.15	1.06
RYW- Water, Sewer, Storm	1,387.91	31.19	5,620.94	32.97
RYW- Garbage Service	257.68	5.79	1,030.72	6.05
RYW- Insurance	431.17	9.69	1,724.68	10.12
RYW - Landscaping	250.00	5.62	2,725.00	15.98
RYW- Taxes & Licensing	0.00	0.00	376.00	2.21
RYW- Office Supplies	0.00	0.00	59.00	0.35
RYW- Building Maintenance	0.00	0.00	336.03	1.97
<b>Total Royal Woods HOA Expenses</b>	<b>2,370.18</b>	<b>53.26</b>	<b>12,053.52</b>	<b>70.70</b>
<b>Property Management</b>				
Management Fee	450.00	10.11	1,800.00	10.56
<b>Total Property Management</b>	<b>450.00</b>	<b>10.11</b>	<b>1,800.00</b>	<b>10.56</b>
<b>Total Operating Expense</b>	<b>2,820.18</b>	<b>63.37</b>	<b>13,853.52</b>	<b>81.25</b>
<b>NOI - Net Operating Income</b>	<b>1,629.82</b>	<b>36.63</b>	<b>3,196.48</b>	<b>18.75</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Interest on Bank Accounts	2.94	0.07	11.52	0.07
<b>Total Other Income</b>	<b>2.94</b>	<b>0.07</b>	<b>11.52</b>	<b>0.07</b>
<b>Net Other Income</b>	<b>2.94</b>	<b>0.07</b>	<b>11.52</b>	<b>0.07</b>

## Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Total Income	4,452.94	100.07	17,061.52	100.07
Total Expense	2,820.18	63.37	13,853.52	81.25
Net Income	<u>1,632.76</u>	<u>36.69</u>	<u>3,208.00</u>	<u>18.82</u>