

Balance Sheet

Properties: South Hills Pod 4 HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 05/31/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	15,200.17
Savings/Reserve Account	23,171.69
Total Cash	38,371.86
TOTAL ASSETS	38,371.86
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	6,103.52
Total Liabilities	6,103.52
Capital	
Retained Earnings	31,783.72
Calculated Retained Earnings	5,024.86
Calculated Prior Years Retained Earnings	-4,540.24
Total Capital	32,268.34
TOTAL LIABILITIES & CAPITAL	38,371.86

Income Statement

Welch Randall

Properties: South Hills Pod 4 HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: May 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	9,065.00	97.16	37,235.00	97.50
Fine & Violation	140.00	1.50	190.00	0.50
Interest Income	0.00	0.00	21.00	0.05
NSF Fees Collected	0.00	0.00	20.00	0.05
Late Fee	125.00	1.34	725.00	1.90
Total Operating Income	9,330.00	100.00	38,191.00	100.00
Expense				
South Hills Expense				
SHP- Garbage Service	5,350.40	57.35	12,251.94	32.08
SHP- Insurance	170.83	1.83	3,571.40	9.35
SHP- Landscaping	0.00	0.00	1,627.77	4.26
SHP- Snow Removal	0.00	0.00	7,980.00	20.89
SHP- Mailing Reimbursements	177.50	1.90	260.50	0.68
SHP- Property Maintenance	3,002.88	32.19	3,002.88	7.86
Total South Hills Expense	8,701.61	93.26	28,694.49	75.13
Property Management				
Management Fee	950.00	10.18	4,750.00	12.44
Total Property Management	950.00	10.18	4,750.00	12.44
Bank Fees / Interest	0.00	0.00	0.00	0.00
Total Operating Expense	9,651.61	103.45	33,444.49	87.57
NOI - Net Operating Income	-321.61	-3.45	4,746.51	12.43
Other Income & Expense				
Other Income				
Interest on Bank Accounts	35.56	0.38	278.35	0.73
Total Other Income	35.56	0.38	278.35	0.73
Net Other Income	35.56	0.38	278.35	0.73
Total Income	9,365.56	100.38	38,469.35	100.73
Total Expense	9,651.61	103.45	33,444.49	87.57

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Income	<u>-286.05</u>	<u>-3.07</u>	<u>5,024.86</u>	<u>13.16</u>