

Balance Sheet

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

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	29,564.96
Antelope Village AFCU 60 Month CD #2 Matures 03.31.25	5,353.72
Antelope Village AFCU 60 Month CD #3 Matures 04.08.25	26,513.79
ATV AFCU Savings	1.09
ATV AFCU Savings #2	74,996.73
ATV AFCU Savings #3 - Roof Reserve	84,626.61
Total Cash	221,056.90
TOTAL ASSETS	221,056.90
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	7,807.79
Total Liabilities	7,807.79
Capital	
Retained Earnings	254,913.85
Calculated Retained Earnings	17,692.16
Calculated Prior Years Retained Earnings	-59,356.90
Total Capital	213,249.11
TOTAL LIABILITIES & CAPITAL	221,056.90

Income Statement

Welch Randall

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

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	12,991.70	99.31	61,698.00	99.15
Fine & Violation	0.00	0.00	180.00	0.29
Interest Income	8.10	0.06	40.49	0.07
Late Fee	82.30	0.63	311.40	0.50
Total Operating Income	13,082.10	100.00	62,229.89	100.00
Expense				
Antelope Village HOA Expenses				
ATV- Rain Gutter	0.00	0.00	185.00	0.30
ATV- Landscaping	3,712.00	28.37	3,712.00	5.96
ATV- Water	4,071.33	31.12	25,749.25	41.38
ATV- Backflow Services	0.00	0.00	0.00	0.00
ATV- Maintenance & Repairs	735.00	5.62	1,270.00	2.04
ATV- Reimbursements	0.00	0.00	514.19	0.83
ATV- Utility Sprinklers	48.14	0.37	254.60	0.41
ATV- Office Expense & Services	17.50	0.13	134.00	0.22
ATV- Insurance	1,159.37	8.86	6,873.41	11.05
ATV- Snow Removal	365.00	2.79	3,279.00	5.27
ATV- Taxes & Accounting	0.00	0.00	1,482.00	2.38
Total Antelope Village HOA Expenses	10,108.34	77.27	43,453.45	69.83
Property Management				
Management Fee	640.00	4.89	3,200.00	5.14
Total Property Management	640.00	4.89	3,200.00	5.14
Total Operating Expense	10,748.34	82.16	46,653.45	74.97
NOI - Net Operating Income	2,333.76	17.84	15,576.44	25.03
Other Income & Expense				
Other Income				
Interest on Bank Accounts	557.86	4.26	2,115.72	3.40
Total Other Income	557.86	4.26	2,115.72	3.40

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Other Income	557.86	4.26	2,115.72	3.40
Total Income	13,639.96	104.26	64,345.61	103.40
Total Expense	10,748.34	82.16	46,653.45	74.97
Net Income	<u>2,891.62</u>	<u>22.10</u>	<u>17,692.16</u>	<u>28.43</u>