

## Balance Sheet

Properties: Westfield Estates - Layton Layton, UT 84041

As of: 06/30/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
<b>ASSETS</b>	
<b>Cash</b>	
WEA - 6 Month CD - Matures 10.31.24	11,009.21
WEA - 11 Month CD - Matures 10.28.24	8,909.10
Checking - Cash in Bank	4,979.07
Savings/Reserve Account	3,226.82
Money Market / Capital Reserve	10,146.81
<b>Total Cash</b>	<b>38,271.01</b>
<b>TOTAL ASSETS</b>	<b>38,271.01</b>
 <b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	939.62
<b>Total Liabilities</b>	<b>939.62</b>
<b>Capital</b>	
Retained Earnings	12,608.92
Calculated Retained Earnings	-12,166.36
Calculated Prior Years Retained Earnings	36,888.83
<b>Total Capital</b>	<b>37,331.39</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>38,271.01</b>

# Income Statement

Welch Randall

Properties: Westfield Estates - Layton Layton, UT 84041

As of: Jun 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	0.00	0.00	3,648.08	97.33
Interest Income	0.00	0.00	0.00	0.00
Late Fee	0.00	0.00	100.00	2.67
<b>Total Operating Income</b>	<b>0.00</b>	<b>0.00</b>	<b>3,748.08</b>	<b>100.00</b>
<b>Expense</b>				
<b>Westfield Estates HOA</b>				
WEA - Accounting	0.00	0.00	172.00	4.59
WEA - Insurance	371.51	0.00	1,685.00	44.96
WEA - Landscape - Grass / Shrubs	0.00	0.00	815.00	21.74
WEA - Light Reimbursement	0.00	0.00	0.00	0.00
WEA - Lighting & Maintenance	0.00	0.00	7,668.00	204.58
WEA - Mailings - Postage - Print	0.00	0.00	191.50	5.11
WEA - Secondary Water	0.00	0.00	2,082.49	55.56
WEA - Snow Removal	0.00	0.00	1,315.00	35.08
<b>Total Westfield Estates HOA</b>	<b>371.51</b>	<b>0.00</b>	<b>13,928.99</b>	<b>371.63</b>
<b>Property Management</b>				
Management Fee	430.00	0.00	2,580.00	68.84
<b>Total Property Management</b>	<b>430.00</b>	<b>0.00</b>	<b>2,580.00</b>	<b>68.84</b>
<b>Total Operating Expense</b>	<b>801.51</b>	<b>0.00</b>	<b>16,508.99</b>	<b>440.47</b>
<b>NOI - Net Operating Income</b>	<b>-801.51</b>	<b>0.00</b>	<b>-12,760.91</b>	<b>-340.47</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Interest on Bank Accounts	99.45	0.00	594.55	15.86
<b>Total Other Income</b>	<b>99.45</b>	<b>0.00</b>	<b>594.55</b>	<b>15.86</b>
<b>Net Other Income</b>	<b>99.45</b>	<b>0.00</b>	<b>594.55</b>	<b>15.86</b>
<b>Total Income</b>	<b>99.45</b>	<b>0.00</b>	<b>4,342.63</b>	<b>115.86</b>

## Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Total Expense	801.51	0.00	16,508.99	440.47
Net Income	<u>-702.06</u>	<u>0.00</u>	<u>-12,166.36</u>	<u>-324.60</u>