

Balance Sheet

Properties: Bountiful Manor HOA - 5300 S. Adams Ave Pkway #8 Bountiful, UT 84010

As of: 05/31/2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	38,626.07
Savings/Reserve Account	46,917.70
Total Cash	85,543.77
TOTAL ASSETS	85,543.77

LIABILITIES & CAPITAL

Liabilities

Prepaid Rent	5,447.94
Total Liabilities	5,447.94

Capital

Retained Earnings	85,451.59
Calculated Retained Earnings	-2,396.21
Calculated Prior Years Retained Earnings	-2,959.55
Total Capital	80,095.83
TOTAL LIABILITIES & CAPITAL	85,543.77

Income Statement

Welch Randall

Properties: Bountiful Manor HOA - 5300 S. Adams Ave Pkway #8 Bountiful, UT 84010

As of: May 2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Operating Income & Expense				
Income				
BTM- Laundry Income	0.00	0.00	195.89	0.45
BTM- Echo BB				
BTM- Building Key	0.00	0.00	75.00	0.17
Total BTM- Echo BB	0.00	0.00	75.00	0.17
Association Dues	8,669.06	100.00	43,065.00	99.18
Fine & Violation	0.00	0.00	0.00	0.00
Interest Income	0.00	0.00	9.09	0.02
Late Fee	0.00	0.00	75.00	0.17
Total Operating Income	8,669.06	100.00	43,419.98	100.00
Expense				
Bountiful Manor HOA Expenses				
BTM - Property Maintenance	4,840.20	55.83	6,612.25	15.23
BTM- Phone Service	66.60	0.77	331.89	0.76
BTM- Insurance	0.00	0.00	17,948.00	41.34
BTM- Water & Electricity	1,398.42	16.13	6,997.74	16.12
BTM- Gas Service	677.07	7.81	6,816.83	15.70
BTM- Lawn Care	0.00	0.00	0.00	0.00
BTM- Common Area Cleaning	325.00	3.75	1,625.00	3.74
BTM- Taxes & Licensing	0.00	0.00	290.00	0.67
BTM- Sewer	0.00	0.00	2,880.00	6.63
BTM- Alarm System	0.00	0.00	735.90	1.69
BTM- Snow Removal	0.00	0.00	287.02	0.66
BTM- Legal Services	0.00	0.00	500.00	1.15
BTM- Garbage Service	226.82	2.62	1,160.49	2.67
BTM - Elevator Expense	1,000.03	11.54	2,336.36	5.38
BTM - Copies and Mailings	0.00	0.00	38.00	0.09
Total Bountiful Manor HOA Expenses	8,534.14	98.44	48,559.48	111.84
Property Management				
Management Fee	450.00	5.19	2,250.00	5.18
Total Property Management	450.00	5.19	2,250.00	5.18

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Real Estate				
Administrative				
Bank Fees /Interest	0.00	0.00	-77.80	-0.18
Total Administrative	0.00	0.00	-77.80	-0.18
Total Real Estate	0.00	0.00	-77.80	-0.18
Total Operating Expense	8,984.14	103.63	50,731.68	116.84
NOI - Net Operating Income	-315.08	-3.63	-7,311.70	-16.84
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	4,908.24	11.30
Interest on Bank Accounts	0.73	0.01	7.25	0.02
Total Other Income	0.73	0.01	4,915.49	11.32
Net Other Income	0.73	0.01	4,915.49	11.32
Total Income	8,669.79	100.01	48,335.47	111.32
Total Expense	8,984.14	103.63	50,731.68	116.84
Net Income	-314.35	-3.63	-2,396.21	-5.52