

Balance Sheet

Properties: Tobermory Ridge HOA - 308 E 4500 S #200 Murray, UT 84107

As of: 10/31/2020

Accounting Basis: Cash

Level of Detail: Detail View

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	2,570.24
Savings/Reserve Account	9,405.55
Total Cash	11,975.79
TOTAL ASSETS	11,975.79
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	1,571.68
Total Liabilities	1,571.68
Capital	
Calculated Retained Earnings	-327.63
Calculated Prior Years Retained Earnings	10,731.74
Total Capital	10,404.11
TOTAL LIABILITIES & CAPITAL	11,975.79

Income Statement

Welch Randall

Properties: Tobermory Ridge HOA - 308 E 4500 S #200 Murray, UT 84107

As of: Oct 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				
Association Dues	3,300.00	100.00	31,812.00	99.96
Interest Income	0.00	0.00	1.32	0.00
Late Fee	0.00	0.00	10.00	0.03
Total Operating Income	3,300.00	100.00	31,823.32	100.00
Expense				
Tobermory Ridge HOA Expenses				
TRA- Asphalt Repairs & Maintenance	0.00	0.00	0.00	0.00
TRA- Landscape Ground Covering	0.00	0.00	0.00	0.00
TRA- Snow Removal	0.00	0.00	1,827.08	5.74
TRA- Trash Removal	241.45	7.32	2,687.32	8.44
TRA- Electricity	44.78	1.36	824.45	2.59
TRA- Lawn Care	948.00	28.73	9,033.00	28.38
TRA- Water	1,103.50	33.44	6,245.81	19.63
TRA- Insurance	0.00	0.00	422.94	1.33
TRA- Legal/ Accounting Assistance	0.00	0.00	6,466.50	20.32
TRA- Property Supplies	1.00	0.03	184.00	0.58
TRA- Building Maintenance	0.00	0.00	313.50	0.99
TRA- Notices & Mailings	0.00	0.00	71.00	0.22
Total Tobermory Ridge HOA Expenses	2,338.73	70.87	28,075.60	88.22
Property Management				
Management Fee	450.00	13.64	4,500.00	14.14
Total Property Management	450.00	13.64	4,500.00	14.14
Total Operating Expense	2,788.73	84.51	32,575.60	102.36
NOI - Net Operating Income	511.27	15.49	-752.28	-2.36
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	422.94	1.33
Interest on Bank Accounts	0.15	0.00	1.71	0.01
Total Other Income	0.15	0.00	424.65	1.33
Net Other Income	0.15	0.00	424.65	1.33
Total Income	3,300.15	100.00	32,247.97	101.33
Total Expense	2,788.73	84.51	32,575.60	102.36

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Income	511.42	15.50	-327.63	-1.03