

## Balance Sheet

Properties: North Pointe Condominium Owners Association - 360 N 500 W Bountiful, UT 84010

As of: 01/31/2024

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
<b>ASSETS</b>	
<b>Cash</b>	
Checking - Cash in Bank	42,091.38
Savings/Reserve Account	115,362.90
<b>Total Cash</b>	<b>157,454.28</b>
<b>TOTAL ASSETS</b>	<b>157,454.28</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	4,619.92
<b>Total Liabilities</b>	<b>4,619.92</b>
<b>Capital</b>	
Retained Earnings	128,595.64
Calculated Retained Earnings	2,910.38
Calculated Prior Years Retained Earnings	21,328.34
<b>Total Capital</b>	<b>152,834.36</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>157,454.28</b>

# Income Statement

Welch Randall

Properties: North Pointe Condominium Owners Association - 360 N 500 W Bountiful, UT 84010

As of: Jan 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	9,720.00	100.00	9,720.00	100.00
<b>Total Operating Income</b>	<b>9,720.00</b>	<b>100.00</b>	<b>9,720.00</b>	<b>100.00</b>
<b>Expense</b>				
<b>North Pointe Condominiums</b>				
NPC- Garbage	473.47	4.87	473.47	4.87
NPC- Insurance	872.75	8.98	872.75	8.98
NPC- Property Maintenance	550.00	5.66	550.00	5.66
NPC- Telephone	164.76	1.70	164.76	1.70
NPC- Water & Electricity	1,597.21	16.43	1,597.21	16.43
NPC- Gas	73.00	0.75	73.00	0.75
NPC- Elevator	428.93	4.41	428.93	4.41
NPC- Alarm System	167.80	1.73	167.80	1.73
NPC- Miscellaneous	0.00	0.00	0.00	0.00
NPC- Landscaping	0.00	0.00	0.00	0.00
NPC- Cleaning	980.00	10.08	980.00	10.08
NPC- Carpet Cleaning	1,593.00	16.39	1,593.00	16.39
NPC- Garage Doors	200.00	2.06	200.00	2.06
NPC- Office Supplies	0.00	0.00	0.00	0.00
<b>Total North Pointe Condominiums</b>	<b>7,100.92</b>	<b>73.05</b>	<b>7,100.92</b>	<b>73.05</b>
<b>Property Management</b>				
Management Fee	675.00	6.94	675.00	6.94
<b>Total Property Management</b>	<b>675.00</b>	<b>6.94</b>	<b>675.00</b>	<b>6.94</b>
<b>Total Operating Expense</b>	<b>7,775.92</b>	<b>80.00</b>	<b>7,775.92</b>	<b>80.00</b>
<b>NOI - Net Operating Income</b>	<b>1,944.08</b>	<b>20.00</b>	<b>1,944.08</b>	<b>20.00</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Special Assessment	963.11	9.91	963.11	9.91
Interest on Bank Accounts	3.19	0.03	3.19	0.03
<b>Total Other Income</b>	<b>966.30</b>	<b>9.94</b>	<b>966.30</b>	<b>9.94</b>

## Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Other Income	966.30	9.94	966.30	9.94
Total Income	10,686.30	109.94	10,686.30	109.94
Total Expense	7,775.92	80.00	7,775.92	80.00
Net Income	<u>2,910.38</u>	<u>29.94</u>	<u>2,910.38</u>	<u>29.94</u>