

Balance Sheet

Properties: Cottages at Harvest Fields Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 08/31/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

| Account Name | Balance |
|--|------------------|
| ASSETS | |
| Cash | |
| Checking - Cash in Bank | 49,040.69 |
| Savings/Reserve Account | 13,897.13 |
| Total Cash | 62,937.82 |
| TOTAL ASSETS | 62,937.82 |
| LIABILITIES & CAPITAL | |
| Liabilities | |
| Prepaid Rent | 2,399.94 |
| Total Liabilities | 2,399.94 |
| Capital | |
| Retained Earnings | 97,984.23 |
| Calculated Retained Earnings | -29,780.21 |
| Calculated Prior Years Retained Earnings | -7,666.14 |
| Total Capital | 60,537.88 |
| TOTAL LIABILITIES & CAPITAL | 62,937.82 |

Income Statement

Welch Randall

Properties: Cottages at Harvest Fields Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Aug 2025

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 | 8,520.00 | 99.71 | 72,301.18 | 99.66 |
| Late Fee | 25.00 | 0.29 | 250.00 | 0.34 |
| Total Operating Income | 8,545.00 | 100.00 | 72,551.18 | 100.00 |
| Expense | | | | |
| Cottages at Harvest Field | | | | |
| CAHF- Snow Removal | 3,510.00 | 41.08 | 5,520.00 | 7.61 |
| CAHF- Landscape | 4,220.97 | 49.40 | 42,477.31 | 58.55 |
| CAHF- Insurance | 1,668.50 | 19.53 | 2,731.00 | 3.76 |
| CAHF- Office Expense | 0.00 | 0.00 | 572.50 | 0.79 |
| CAHF- Water | 0.00 | 0.00 | 279.67 | 0.39 |
| CAHF- Activities Budget | 0.00 | 0.00 | 148.95 | 0.21 |
| CAHF- Reserve Reimbursement | 0.00 | 0.00 | 43,257.00 | 59.62 |
| CAHF- Common Area Landscaping | 1,977.10 | 23.14 | 1,977.10 | 2.73 |
| Total Cottages at Harvest Field | 11,376.57 | 133.14 | 96,963.53 | 133.65 |
| Property Management | | | | |
| Management Fee | 670.00 | 7.84 | 5,360.00 | 7.39 |
| Total Property Management | 670.00 | 7.84 | 5,360.00 | 7.39 |
| Bank Fees / Interest | 2.00 | 0.02 | 9.60 | 0.01 |
| Total Operating Expense | 12,048.57 | 141.00 | 102,333.13 | 141.05 |
| NOI - Net Operating Income | -3,503.57 | -41.00 | -29,781.95 | -41.05 |
| Other Income & Expense | | | | |
| Other Income | | | | |
| Interest on Bank Accounts | 0.11 | 0.00 | 1.74 | 0.00 |
| Total Other Income | 0.11 | 0.00 | 1.74 | 0.00 |
| Net Other Income | 0.11 | 0.00 | 1.74 | 0.00 |
| Total Income | 8,545.11 | 100.00 | 72,552.92 | 100.00 |
| Total Expense | 12,048.57 | 141.00 | 102,333.13 | 141.05 |

Income Statement

| Account Name | Selected Month | % of Selected Month | Year to Month End | % of Year to Month End |
|--------------|----------------|---------------------|-------------------|------------------------|
| Net Income | -3,503.46 | -41.00 | -29,780.21 | -41.05 |