

Balance Sheet

Properties: Hill Farms HOA - 5300 S. Adams Ave Pkway Ste#8 Kaysville, UT 84037

As of: 04/30/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	131,213.36
Savings/Reserve Account	375,916.82
Total Cash	507,130.18
TOTAL ASSETS	507,130.18
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	15,440.19
Total Liabilities	15,440.19
Capital	
Retained Earnings	34,214.51
Calculated Retained Earnings	45,812.00
Calculated Prior Years Retained Earnings	411,663.48
Total Capital	491,689.99
TOTAL LIABILITIES & CAPITAL	507,130.18

Income Statement

Welch Randall

Properties: Hill Farms HOA - 5300 S. Adams Ave Pkway Ste#8 Kaysville, UT 84037

As of: Apr 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				
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	0.00	0.00
Interest Income	0.00	0.00	2.03	0.00
HFA - Cottage Home	12,720.00	42.33	51,115.00	42.61
HFA - Garden Home	15,234.71	50.70	60,774.71	50.67
HFA - Preserve	1,955.00	6.51	7,820.00	6.52
Late Fee	140.00	0.47	240.00	0.20
Total Operating Income	30,049.71	100.00	119,951.74	100.00
Expense				
Hill Farms HOA Expenses				
HFA - Legal Fees	910.00	3.03	2,258.75	1.88
HFA- Common Electricity	277.71	0.92	1,134.25	0.95
HFA- Snow Removal Master	0.00	0.00	15,600.00	13.01
HFA- Snow Removal Cottage	0.00	0.00	10,200.00	8.50
HFA- Secondary Water	145.81	0.49	9,315.07	7.77
HFA- Office Supplies	0.00	0.00	115.43	0.10
HFA- Landscape Master	12,800.00	42.60	14,845.55	12.38
HFA- Landscape Cottage	9,350.00	31.12	9,350.00	7.79
HFA- Taxes & Licensing	388.00	1.29	385.41	0.32
HFA- Community Events	776.80	2.59	776.80	0.65
Total Hill Farms HOA Expenses	24,648.32	82.03	63,981.26	53.34
Property Management				
Management Fee	2,545.60	8.47	10,182.40	8.49
Total Property Management	2,545.60	8.47	10,182.40	8.49
Total Operating Expense	27,193.92	90.50	74,163.66	61.83
NOI - Net Operating Income	2,855.79	9.50	45,788.08	38.17

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Other Income & Expense				
Other Income				
Interest on Bank Accounts	6.05	0.02	23.92	0.02
Total Other Income	6.05	0.02	23.92	0.02
Net Other Income	6.05	0.02	23.92	0.02
Total Income	30,055.76	100.02	119,975.66	100.02
Total Expense	27,193.92	90.50	74,163.66	61.83
Net Income	2,861.84	9.52	45,812.00	38.19

