

Balance Sheet

Properties: Chase Creek - Chase Creek Condominiums Salt Lake City, UT 84107

As of: 03/31/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	1,957.35
Savings/Reserve Account	108,538.78
Total Cash	110,496.13
TOTAL ASSETS	110,496.13
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	2,377.00
Total Liabilities	2,377.00
Capital	
Retained Earnings	28,304.02
Calculated Retained Earnings	-1,262.10
Calculated Prior Years Retained Earnings	81,077.21
Total Capital	108,119.13
TOTAL LIABILITIES & CAPITAL	110,496.13

Income Statement

Welch Randall

Properties: Chase Creek - Chase Creek Condominiums Salt Lake City, UT 84107

As of: Mar 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	6,807.00	100.00	20,421.00	100.00
Total Operating Income	6,807.00	100.00	20,421.00	100.00
Expense				
CCA: Chase Creek				
CCA - Copies & Mailings	5.00	0.07	5.00	0.02
CCA - Electric Service	103.19	1.52	334.09	1.64
CCA - Garbage	274.00	4.03	819.19	4.01
CCA - Insurance	892.80	13.12	2,200.40	10.78
CCA - Repair & Maintenance	2,050.00	30.12	4,272.22	20.92
CCA - Snow Removal	0.00	0.00	0.00	0.00
CCA - Tax & License	0.00	0.00	0.00	0.00
CCA - Water & Sewer	2,382.29	35.00	5,623.70	27.54
CCA - Yardcare	0.00	0.00	5,700.00	27.91
CCA- Security Protection Agency	0.00	0.00	600.00	2.94
CCA- Recycling Program	214.50	3.15	643.50	3.15
Total CCA: Chase Creek	5,921.78	87.00	20,198.10	98.91
Property Management				
Management Fee	495.00	7.27	1,485.00	7.27
Total Property Management	495.00	7.27	1,485.00	7.27
Bank Fees / Interest	0.00	0.00	0.00	0.00
Total Operating Expense	6,416.78	94.27	21,683.10	106.18
NOI - Net Operating Income	390.22	5.73	-1,262.10	-6.18
 Total Income	 6,807.00	 100.00	 20,421.00	 100.00
Total Expense	6,416.78	94.27	21,683.10	106.18
 Net Income	 390.22	 5.73	 -1,262.10	 -6.18