

## Balance Sheet

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

As of: 02/28/2025

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	136,548.45
Savings/Reserve Account	369,945.68
<b>Total Cash</b>	<b>506,494.13</b>
<b>TOTAL ASSETS</b>	<b>506,494.13</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	16,844.90
<b>Total Liabilities</b>	<b>16,844.90</b>
<b>Capital</b>	
Retained Earnings	34,214.51
Calculated Retained Earnings	43,896.24
Calculated Prior Years Retained Earnings	411,538.48
<b>Total Capital</b>	<b>489,649.23</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>506,494.13</b>

# Income Statement

Welch Randall

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

As of: Feb 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
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	0.00	0.00
Interest Income	2.03	0.01	2.03	0.00
HFA - Cottage Home	12,980.00	43.07	25,611.25	42.46
HFA - Garden Home	15,180.00	50.37	30,615.00	50.75
HFA - Preserve	1,955.00	6.49	3,995.00	6.62
Late Fee	20.00	0.07	100.00	0.17
<b>Total Operating Income</b>	<b>30,137.03</b>	<b>100.00</b>	<b>60,323.28</b>	<b>100.00</b>
<b>Expense</b>				
<b>Hill Farms HOA Expenses</b>				
HFA - Legal Fees	0.00	0.00	0.00	0.00
HFA- Common Electricity	287.15	0.95	570.72	0.95
HFA- Snow Removal Master	0.00	0.00	5,200.00	8.62
HFA- Snow Removal Cottage	0.00	0.00	3,400.00	5.64
HFA- Secondary Water	145.81	0.48	145.81	0.24
HFA- Office Supplies	0.00	0.00	-12.00	-0.02
HFA- Landscape Master	0.00	0.00	2,045.55	3.39
HFA- Taxes & Licensing	0.00	0.00	-2.59	0.00
<b>Total Hill Farms HOA Expenses</b>	<b>432.96</b>	<b>1.44</b>	<b>11,347.49</b>	<b>18.81</b>
<b>Property Management</b>				
Management Fee	2,545.60	8.45	5,091.20	8.44
<b>Total Property Management</b>	<b>2,545.60</b>	<b>8.45</b>	<b>5,091.20</b>	<b>8.44</b>
<b>Total Operating Expense</b>	<b>2,978.56</b>	<b>9.88</b>	<b>16,438.69</b>	<b>27.25</b>
<b>NOI - Net Operating Income</b>	<b>27,158.47</b>	<b>90.12</b>	<b>43,884.59</b>	<b>72.75</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Interest on Bank Accounts	5.55	0.02	11.65	0.02
<b>Total Other Income</b>	<b>5.55</b>	<b>0.02</b>	<b>11.65</b>	<b>0.02</b>

## Income Statement

Account Name	<u>Selected Month</u>	<u>% of Selected Month</u>	<u>Year to Month End</u>	<u>% of Year to Month End</u>
Net Other Income	5.55	0.02	11.65	0.02
Total Income	30,142.58	100.02	60,334.93	100.02
Total Expense	2,978.56	9.88	16,438.69	27.25
Net Income	<u>27,164.02</u>	<u>90.14</u>	<u>43,896.24</u>	<u>72.77</u>