

Balance Sheet

Properties: Heritage Estates HOA - 5300 S. Adams Ave Pkway #8 Ogden, UT 84405

As of: 10/31/2021

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
HEA - CD	124,373.62
HEA - 60 Month CD	3,069.40
Checking - Cash in Bank	45,440.78
Savings/Reserve Account	53,041.33
Total Cash	225,925.13
TOTAL ASSETS	225,925.13
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	4,698.35
Total Liabilities	4,698.35
Capital	
Retained Earnings	38,285.00
Calculated Retained Earnings	-1,867.70
Calculated Prior Years Retained Earnings	184,809.48
Total Capital	221,226.78
TOTAL LIABILITIES & CAPITAL	225,925.13

Income Statement

Welch Randall

Properties: Heritage Estates HOA - 5300 S. Adams Ave Pkway #8 Ogden, UT 84405

As of: Oct 2021

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	6,200.00	100.00	61,542.00	99.91
Interest Income	0.00	0.00	6.90	0.01
NSF Fees Collected	0.00	0.00	20.00	0.03
Late Fee	0.00	0.00	30.00	0.05
Total Operating Income	6,200.00	100.00	61,598.90	100.00
Expense				
Heritage Estates HOA Expenses				
HEA- Landscape Maintenance	5,395.00	87.02	24,449.78	39.69
HEA- Tree Services	0.00	0.00	950.00	1.54
HEA- Reimbursement Supplies	53.28	0.86	218.85	0.36
HEA- Insurance	0.00	0.00	32,606.00	52.93
HEA- Snow Removal	0.00	0.00	0.00	0.00
HEA- Taxes & Licenses	0.00	0.00	856.00	1.39
HEA- Sprinkler & Fence	0.00	0.00	0.00	0.00
HEA- Legal Fees	0.00	0.00	0.00	0.00
HEA- Concrete Repairs	0.00	0.00	4.39	0.01
Total Heritage Estates HOA Expenses	5,448.28	87.88	59,085.02	95.92
Property Management				
Management Fee	450.00	7.26	4,500.00	7.31
Total Property Management	450.00	7.26	4,500.00	7.31
Total Operating Expense	5,898.28	95.13	63,585.02	103.22
NOI - Net Operating Income	301.72	4.87	-1,986.12	-3.22
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	97.09	0.16
Interest on Bank Accounts	1.35	0.02	21.33	0.03
Total Other Income	1.35	0.02	118.42	0.19

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Other Income	1.35	0.02	118.42	0.19
Total Income	6,201.35	100.02	61,717.32	100.19
Total Expense	5,898.28	95.13	63,585.02	103.22
Net Income	<u>303.07</u>	<u>4.89</u>	<u>-1,867.70</u>	<u>-3.03</u>