

Balance Sheet

Properties: Hawk Haven HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 04/30/2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	50,113.44
Savings/Reserve Account	30,613.52
Total Cash	80,726.96
TOTAL ASSETS	80,726.96
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	3,240.00
Total Liabilities	3,240.00
Capital	
Retained Earnings	1,010.00
Calculated Retained Earnings	20,241.81
Calculated Prior Years Retained Earnings	56,235.15
Total Capital	77,486.96
TOTAL LIABILITIES & CAPITAL	80,726.96

Income Statement

Welch Randall

Properties: Hawk Haven HOA - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Apr 2023

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	12,555.00	99.80	48,829.76	91.91
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	4,200.00	7.91
Fine & Violation	0.00	0.00	50.00	0.09
Late Fee	25.00	0.20	50.00	0.09
Total Operating Income	12,580.00	100.00	53,129.76	100.00
Expense				
Hawk Haven HOA Expense				
HKH- Insurance	1,846.25	14.68	7,652.66	14.40
HKH- Garbage	1,054.54	8.38	4,100.24	7.72
HKH- Gas Service	7.05	0.06	28.20	0.05
HKH- Pump Maintenance	0.00	0.00	0.00	0.00
HKH- Legal Fees	398.00	3.16	398.00	0.75
HKH- Supplies	0.00	0.00	3.75	0.01
HKH- Sewer/Storm Drain	2,380.50	18.92	9,522.00	17.92
HKH- Landscape	3,140.00	24.96	6,540.00	12.31
HKH- Common Electricity	165.18	1.31	671.38	1.26
HKH - Alarm System	0.00	0.00	173.52	0.33
Total Hawk Haven HOA Expense	8,991.52	71.47	29,089.75	54.75
Property Management				
Management Fee	950.00	7.55	3,800.00	7.15
Total Property Management	950.00	7.55	3,800.00	7.15
Total Operating Expense	9,941.52	79.03	32,889.75	61.90
NOI - Net Operating Income	2,638.48	20.97	20,240.01	38.10
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	0.00	0.00
Interest on Bank Accounts	0.46	0.00	1.80	0.00
Total Other Income	0.46	0.00	1.80	0.00

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	0.46	0.00	1.80	0.00
Total Income	12,580.46	100.00	53,131.56	100.00
Total Expense	9,941.52	79.03	32,889.75	61.90
Net Income	<u>2,638.94</u>	<u>20.98</u>	<u>20,241.81</u>	<u>38.10</u>