

## Balance Sheet

Properties: Erin Hills Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 05/31/2023

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	6,204.42
Savings/Reserve Account	94.00
<b>Total Cash</b>	<b>6,298.42</b>
<b>TOTAL ASSETS</b>	<b>6,298.42</b>
<b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	2,250.00
<b>Total Liabilities</b>	<b>2,250.00</b>
<b>Capital</b>	
Calculated Retained Earnings	4,048.42
<b>Total Capital</b>	<b>4,048.42</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>6,298.42</b>

# Income Statement

Welch Randall

Properties: Erin Hills Estates Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: May 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
<b>Operating Income &amp; Expense</b>				
<b>Income</b>				
Association Dues	9,000.00	98.90	16,110.00	95.84
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	600.00	3.57
Fine & Violation	100.00	1.10	100.00	0.59
<b>Total Operating Income</b>	<b>9,100.00</b>	<b>100.00</b>	<b>16,810.00</b>	<b>100.00</b>
<b>Expense</b>				
<b>Erin Hills Townhomes HOA Expense</b>				
EHT- Snow Removal	9,400.00	103.30	9,400.00	55.92
EHT- Property Maintenance	536.58	5.90	536.58	3.19
<b>Total Erin Hills Townhomes HOA Expense</b>	<b>9,936.58</b>	<b>109.19</b>	<b>9,936.58</b>	<b>59.11</b>
<b>Property Management</b>				
Management Fee	708.00	7.78	2,124.00	12.64
<b>Total Property Management</b>	<b>708.00</b>	<b>7.78</b>	<b>2,124.00</b>	<b>12.64</b>
Start Up Fee Expense	0.00	0.00	695.00	4.13
<b>Real Estate</b>				
<b>Administrative</b>				
Bank Fees /Interest	6.00	0.07	6.00	0.04
<b>Total Administrative</b>	<b>6.00</b>	<b>0.07</b>	<b>6.00</b>	<b>0.04</b>
<b>Total Real Estate</b>	<b>6.00</b>	<b>0.07</b>	<b>6.00</b>	<b>0.04</b>
<b>Total Operating Expense</b>	<b>10,650.58</b>	<b>117.04</b>	<b>12,761.58</b>	<b>75.92</b>
<b>NOI - Net Operating Income</b>	<b>-1,550.58</b>	<b>-17.04</b>	<b>4,048.42</b>	<b>24.08</b>
Total Income	9,100.00	100.00	16,810.00	100.00
Total Expense	10,650.58	117.04	12,761.58	75.92
<b>Net Income</b>	<b>-1,550.58</b>	<b>-17.04</b>	<b>4,048.42</b>	<b>24.08</b>