

Balance Sheet

Properties: Crystal Creek HOA - 5300 S. Adams Ave Pkway Ste#8 Ogden, UT 84405

As of: 04/30/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name		Balance
ASSETS		
Cash		
Checking - Cash in Bank		17,686.34
Savings/Reserve Account		802.87
Total Cash		18,489.21
TOTAL ASSETS		18,489.21
LIABILITIES & CAPITAL		
Liabilities		
Prepaid Rent		503.77
Total Liabilities		503.77
Capital		
Retained Earnings		27,387.80
Calculated Retained Earnings		13,944.66
Calculated Prior Years Retained Earnings		-23,347.02
Total Capital		17,985.44
TOTAL LIABILITIES & CAPITAL		18,489.21

Income Statement

Welch Randall

Properties: Crystal Creek HOA - 5300 S. Adams Ave Pkwy Ste#8 Ogden, UT 84405

As of: Apr 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	21,143.75	100.00	21,395.00	98.73
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	0.00	0.00
Late Fee	0.00	0.00	275.00	1.27
Total Operating Income	21,143.75	100.00	21,670.00	100.00
Expense				
Crystal Creek HOA Expense				
CRC- Landscaping	0.00	0.00	2,530.00	11.68
CRC- Taxes & Licensing	383.00	1.81	383.00	1.77
CRC- Common Electricity	11.29	0.05	45.16	0.21
CRC - Reimbursements and Supplies	0.00	0.00	-5.00	-0.02
CRC- Insurance	70.66	0.33	292.86	1.35
CRC- Secondary Water	0.00	0.00	1,861.58	8.59
CRC- Legal	0.00	0.00	438.00	2.02
Total Crystal Creek HOA Expense	464.95	2.20	5,545.40	25.59
Property Management				
Management Fee	545.00	2.58	2,180.00	10.06
Total Property Management	545.00	2.58	2,180.00	10.06
Total Operating Expense	1,009.95	4.78	7,725.40	35.65
NOI - Net Operating Income	20,133.80	95.22	13,944.60	64.35
Other Income & Expense				
Other Income				
Interest on Bank Accounts	0.01	0.00	0.06	0.00
Total Other Income	0.01	0.00	0.06	0.00
Net Other Income	0.01	0.00	0.06	0.00
Total Income	21,143.76	100.00	21,670.06	100.00
Total Expense	1,009.95	4.78	7,725.40	35.65

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Income	20,133.81	95.22	13,944.66	64.35