

Balance Sheet

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

As of: 11/30/2023

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	79,360.79
Savings/Reserve Account	234,459.39
Total Cash	313,820.18
TOTAL ASSETS	313,820.18
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	13,936.07
Total Liabilities	13,936.07
Capital	
Retained Earnings	34,214.51
Calculated Retained Earnings	75,527.45
Calculated Prior Years Retained Earnings	190,142.15
Total Capital	299,884.11
TOTAL LIABILITIES & CAPITAL	313,820.18

Income Statement

Welch Randall

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

As of: Nov 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				
HOA Reinvestment Fee / Transfer Fee	2,000.00	6.91	52,714.75	15.67
Interest Income	0.00	0.00	47.14	0.01
HFA - Cottage Home	10,218.06	35.29	98,993.85	29.43
HFA - Garden Home	14,855.50	51.31	163,544.76	48.62
HFA - Preserve	1,860.00	6.42	20,485.00	6.09
NSF Fees Collected	20.00	0.07	20.00	0.01
Late Fee	0.00	0.00	575.00	0.17
Total Operating Income	28,953.56	100.00	336,380.50	100.00
Expense				
Hill Farms HOA Expenses				
HFA - Legal Fees	660.00	2.28	8,700.00	2.59
HFA- Common Electricity	250.24	0.86	2,841.42	0.84
HFA- Snow Removal Master	0.00	0.00	37,569.00	11.17
HFA- Snow Removal Cottage	0.00	0.00	23,046.00	6.85
HFA- Secondary Water	0.00	0.00	8,877.64	2.64
HFA- Office Supplies	0.00	0.00	99.50	0.03
HFA- Landscape Master	8,975.26	31.00	93,034.96	27.66
HFA- Landscape Cottage	5,828.00	20.13	46,819.00	13.92
HFA- Insurance	0.00	0.00	6,332.00	1.88
HFA- Taxes & Licensing	0.00	0.00	383.00	0.11
HFA- Community Events	0.00	0.00	4,195.31	1.25
Total Hill Farms HOA Expenses	15,713.50	54.27	231,897.83	68.94
Property Management				
Management Fee	2,750.00	9.50	28,990.00	8.62
Total Property Management	2,750.00	9.50	28,990.00	8.62
Total Operating Expense	18,463.50	63.77	260,887.83	77.56
NOI - Net Operating Income	10,490.06	36.23	75,492.67	22.44

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Other Income & Expense				
Other Income				
Insurance Income (Other)	0.00	0.00	0.00	0.00
Interest on Bank Accounts	3.77	0.01	34.78	0.01
Total Other Income	3.77	0.01	34.78	0.01
Net Other Income	3.77	0.01	34.78	0.01
Total Income	28,957.33	100.01	336,415.28	100.01
Total Expense	18,463.50	63.77	260,887.83	77.56
Net Income	10,493.83	36.24	75,527.45	22.45