

## Balance Sheet

Properties: Oak Hills Patio Homes Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 08/31/2024

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	1,217.02
Savings/Reserve Account	16,255.54
<b>Total Cash</b>	<b>17,472.56</b>
<b>TOTAL ASSETS</b>	<b>17,472.56</b>
 <b>LIABILITIES &amp; CAPITAL</b>	
<b>Liabilities</b>	
Prepaid Rent	1,538.00
<b>Total Liabilities</b>	<b>1,538.00</b>
<b>Capital</b>	
Retained Earnings	8,916.64
Calculated Retained Earnings	6,213.14
Calculated Prior Years Retained Earnings	804.78
<b>Total Capital</b>	<b>15,934.56</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>17,472.56</b>

# Income Statement

Welch Randall

Properties: Oak Hills Patio Homes Homeowners Association - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Aug 2024

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>				
Late Fee	0.00	0.00	50.00	0.19
Parcel A HOA Income	373.00	11.76	4,463.00	16.58
Parcel B HOA Income	2,480.00	78.16	19,840.00	73.72
OHP- Reserve Fee	320.00	10.09	2,560.00	9.51
<b>Total Operating Income</b>	<b>3,173.00</b>	<b>100.00</b>	<b>26,913.00</b>	<b>100.00</b>
<b>Expense</b>				
<b>Property Management</b>				
Management Fee	285.00	8.98	2,280.00	8.47
<b>Total Property Management</b>	<b>285.00</b>	<b>8.98</b>	<b>2,280.00</b>	<b>8.47</b>
Start Up Fee Expense	0.00	0.00	0.00	0.00
<b>Oak Hills HOA HOA Expense</b>				
OHP- HOA Expense	0.00	0.00	0.00	0.00
OHP- Water, Sewer & Garbage	1,256.60	39.60	6,085.76	22.61
OHP- Insurance	0.00	0.00	575.00	2.14
OHP- Common Area Miscellaneous Expense	0.00	0.00	105.25	0.39
OHP- Common Area Snow Removal	0.00	0.00	348.69	1.30
OHP- Common Area Landscape	1,551.42	48.89	5,381.50	20.00
OHP- HOA Landscape	1,638.90	51.65	5,742.50	21.34
OHP- Accounting	0.00	0.00	374.00	1.39
<b>Total Oak Hills HOA HOA Expense</b>	<b>4,446.92</b>	<b>140.15</b>	<b>18,612.70</b>	<b>69.16</b>
<b>Total Operating Expense</b>	<b>4,731.92</b>	<b>149.13</b>	<b>20,892.70</b>	<b>77.63</b>
<b>NOI - Net Operating Income</b>	<b>-1,558.92</b>	<b>-49.13</b>	<b>6,020.30</b>	<b>22.37</b>
<b>Other Income &amp; Expense</b>				
<b>Other Income</b>				
Insurance Income (Other)	0.00	0.00	0.00	0.00
Interest on Bank Accounts	26.66	0.84	192.84	0.72
<b>Total Other Income</b>	<b>26.66</b>	<b>0.84</b>	<b>192.84</b>	<b>0.72</b>

## 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	26.66	0.84	192.84	0.72
Total Income	3,199.66	100.84	27,105.84	100.72
Total Expense	4,731.92	149.13	20,892.70	77.63
Net Income	<u>-1,532.26</u>	<u>-48.29</u>	<u>6,213.14</u>	<u>23.09</u>