

Balance Sheet

Properties: The Brooks on Main Townhome Association, Inc - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: 02/28/2026

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	802.16
Savings/Reserve Account	102.93
Total Cash	905.09
TOTAL ASSETS	905.09
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	185.00
Total Liabilities	185.00
Capital	
Retained Earnings	7,092.00
Calculated Retained Earnings	-270.10
Calculated Prior Years Retained Earnings	-6,101.81
Total Capital	720.09
TOTAL LIABILITIES & CAPITAL	905.09

Income Statement

Welch Randall

Properties: The Brooks on Main Townhome Association, Inc - 5300 S Adams Ave Pkwy #8 Ogden, UT 84405

As of: Feb 2026

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	740.00	100.00	1,480.00	59.68
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	1,000.00	40.32
Total Operating Income	740.00	100.00	2,480.00	100.00
Expense				
Brook on Main Master HOA Expense				
BOM- Master Office Expense	0.00	0.00	250.00	10.08
Total Brook on Main Master HOA Expense	0.00	0.00	250.00	10.08
Brooks On Main Townhome HOA Expense				
BOM- Townhouse Expenses	85.00	11.49	85.00	3.43
BOM- Townhouse Insurance	0.00	0.00	1,455.24	58.68
BOM- Townhouse Garbage Service	125.70	16.99	252.16	10.17
BOM- Townhouse Internet	207.80	28.08	207.80	8.38
Total Brooks On Main Townhome HOA Expense	418.50	56.55	2,000.20	80.65
Property Management				
Management Fee	250.00	33.78	500.00	20.16
Total Property Management	250.00	33.78	500.00	20.16
Bank Fees / Interest	0.00	0.00	-0.10	0.00
Total Operating Expense	668.50	90.34	2,750.10	110.89
NOI - Net Operating Income	71.50	9.66	-270.10	-10.89
Total Income	740.00	100.00	2,480.00	100.00
Total Expense	668.50	90.34	2,750.10	110.89
Net Income	71.50	9.66	-270.10	-10.89