

Balance Sheet

Properties: Bridgewood Manor HOA - 111 E Center Street Clearfield, UT 84015

As of: 07/31/2026

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name		Balance
ASSETS		
Cash		
Checking - Cash in Bank		21,477.72
Savings/Reserve Account		32,682.01
Total Cash		54,159.73
TOTAL ASSETS		54,159.73
LIABILITIES & CAPITAL		
Liabilities		
Prepaid Rent		2,805.00
Total Liabilities		2,805.00
Capital		
Retained Earnings		18,462.23
Calculated Retained Earnings		19,861.54
Calculated Prior Years Retained Earnings		13,030.96
Total Capital		51,354.73
TOTAL LIABILITIES & CAPITAL		54,159.73

Income Statement

Welch Randall LLC

Properties: Bridgewood Manor HOA - 111 E Center Street Clearfield, UT 84015

As of: Jul 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	7,780.00	100.00	57,857.00	98.08
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	250.00	0.42
Fine & Violation	0.00	0.00	510.00	0.86
Interest Income	0.00	0.00	195.30	0.33
NSF Fees Collected	0.00	0.00	40.00	0.07
Late Fee	0.00	0.00	135.00	0.23
Total Operating Income	7,780.00	100.00	58,987.30	100.00
Expense				
Bridgewood Manor HOA				
BWM - Water	0.00	0.00	18,492.82	31.35
BWM Insurance	0.00	0.00	726.54	1.23
BWM Trash Removal	439.41	5.65	3,075.87	5.21
BWM Electricity	38.33	0.49	145.03	0.25
BWM Maintenance	1,276.45	16.41	12,324.56	20.89
BWM Legal/ Accounting Assistance	0.00	0.00	352.00	0.60
BWM Office Expense	0.00	0.00	197.25	0.33
BWM Snow Removal	0.00	0.00	0.00	0.00
Total Bridgewood Manor HOA	1,754.19	22.55	35,314.07	59.87
Property Management				
Management Fee	545.00	7.01	3,815.00	6.47
Total Property Management	545.00	7.01	3,815.00	6.47
Total Operating Expense	2,299.19	29.55	39,129.07	66.33
NOI - Net Operating Income	5,480.81	70.45	19,858.23	33.67
Other Income & Expense				
Other Income				
Interest on Bank Accounts	0.53	0.01	3.31	0.01
Total Other Income	0.53	0.01	3.31	0.01
Net Other Income	0.53	0.01	3.31	0.01

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Total Income	7,780.53	100.01	58,990.61	100.01
Total Expense	2,299.19	29.55	39,129.07	66.33
Net Income	5,481.34	70.45	19,861.54	33.67