

Balance Sheet

Properties: The Maples - West Jordan West Jordan, UT 84081

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	50,113.08
Savings/Reserve Account	109,726.02
Total Cash	159,839.10
TOTAL ASSETS	159,839.10
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	8,206.00
Total Liabilities	8,206.00
Capital	
Retained Earnings	20,897.96
Calculated Retained Earnings	13,702.50
Calculated Prior Years Retained Earnings	117,032.64
Total Capital	151,633.10
TOTAL LIABILITIES & CAPITAL	159,839.10

Income Statement

Welch Randall

Properties: The Maples - West Jordan West Jordan, UT 84081

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	30,611.04	98.88	117,941.01	99.35
HOA Reinvestment Fee / Transfer Fee	0.00	0.00	0.00	0.00
Clubhouse / Pool	0.00	0.00	25.00	0.02
Fine & Violation	0.00	0.00	100.00	0.08
Interest Income	53.63	0.17	106.27	0.09
NSF Fees Collected	73.00	0.24	80.00	0.07
Late Fee	218.70	0.71	462.98	0.39
Total Operating Income	30,956.37	100.00	118,715.26	100.00
Expense				
The Maples HOA				
MJH - Building Repairs	335.00	1.08	335.00	0.28
MJH - Clubhouse Cleaning	995.00	3.21	1,270.00	1.07
MJH - Garbage	1,438.14	4.65	5,774.20	4.86
MJH - Gas & Electric	128.80	0.42	854.75	0.72
MJH - Grounds Clean Up	0.00	0.00	75.00	0.06
MJH - Insurance	633.00	2.04	633.00	0.53
MJH - Landscaping	0.00	0.00	10,532.92	8.87
MJH - Postage/ Printing	18.00	0.06	284.25	0.24
MJH - Repairs - Other	0.00	0.00	7,547.00	6.36
MJH - Security System	151.65	0.49	674.55	0.57
MJH - Sewer and Water	10,319.04	33.33	44,787.74	37.73
MJH - Snow Removal	5,529.29	17.86	25,220.75	21.24
MJH - Swimming Pool	0.00	0.00	515.00	0.43
MJH - Taxes	384.00	1.24	384.00	0.32
MJH - Internet	254.43	0.82	1,014.46	0.85
Total The Maples HOA	20,186.35	65.21	99,902.62	84.15
Property Management				
Management Fee	1,300.00	4.20	5,200.00	4.38
Total Property Management	1,300.00	4.20	5,200.00	4.38
Total Operating Expense	21,486.35	69.41	105,102.62	88.53

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
NOI - Net Operating Income	9,470.02	30.59	13,612.64	11.47
Other Income & Expense				
Other Income				
Interest on Bank Accounts	26.32	0.09	89.86	0.08
Total Other Income	26.32	0.09	89.86	0.08
Net Other Income	26.32	0.09	89.86	0.08
Total Income	30,982.69	100.09	118,805.12	100.08
Total Expense	21,486.35	69.41	105,102.62	88.53
Net Income	9,496.34	30.68	13,702.50	11.54