Balance Sheet

Properties: The Maples - West Jordan West Jordan, UT 84081
As of: 06/30/2025
Accounting Basis: Cash
Level of Detail: Detail View
Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	58,230.53
Savings/Reserve Account	116,810.33
Total Cash	**175,040.86**
TOTAL ASSETS	**175,040.86**
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	9,219.68
Total Liabilities	**9,219.68**
Capital	
Retained Earnings	20,897.96
Calculated Retained Earnings	27,890.58
Calculated Prior Years Retained Earnings	117,032.64
Total Capital	**165,821.18**
TOTAL LIABILITIES & CAPITAL	**175,040.86**

Income Statement

Welch Randall

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

As of: Jun 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	29,430.15	95.74	175,629.07	98.18
HOA Reinvestment Fee / Transfer Fee	1,034.75	3.37	2,109.75	1.18
Clubhouse / Pool	50.00	0.16	100.00	0.06
Fine & Violation	150.00	0.49	300.00	0.17
Interest Income	25.54	0.08	137.03	0.08
NSF Fees Collected	0.00	0.00	80.00	0.04
Late Fee	48.60	0.16	535.88	0.30
Total Operating Income	**30,739.04**	**100.00**	**178,891.73**	**100.00**
Expense				
The Maples HOA				
MJH - Building Repairs	0.00	0.00	849.00	0.47
MJH - Clubhouse Cleaning	0.00	0.00	1,497.85	0.84
MJH - Garbage	1,439.85	4.68	8,671.96	4.85
MJH - Gas & Electric	299.10	0.97	1,403.65	0.78
MJH - Grounds Clean Up	0.00	0.00	75.00	0.04
MJH - Insurance	0.00	0.00	633.00	0.35
MJH - Landscaping	5,529.29	17.99	21,666.50	12.11
MJH - Postage/ Printing	172.25	0.56	456.50	0.26
MJH - Repairs - Other	0.00	0.00	8,998.76	5.03
MJH - Security System	0.00	0.00	674.55	0.38
MJH - Sewer and Water	12,467.41	40.56	68,557.90	38.32
MJH - Snow Removal	0.00	0.00	25,220.75	14.10
MJH - Supplies - Other	0.00	0.00	499.07	0.28
MJH - Swimming Pool	564.12	1.84	2,263.42	1.27
MJH - Taxes	0.00	0.00	384.00	0.21
MJH - Internet	254.46	0.83	1,523.35	0.85
Total The Maples HOA	**20,726.48**	**67.43**	**143,375.26**	**80.15**
Property Management				
Management Fee	1,300.00	4.23	7,800.00	4.36
Total Property Management	**1,300.00**	**4.23**	**7,800.00**	**4.36**
Total Operating	**22,026.48**	**71.66**	**151,175.26**	**84.51**

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Expense				
NOI - Net Operating Income	**8,712.56**	**28.34**	**27,716.47**	**15.49**
Other Income & Expense				
Other Income				
Interest on Bank Accounts	41.86	0.14	174.11	0.10
Total Other Income	**41.86**	**0.14**	**174.11**	**0.10**
Net Other Income	**41.86**	**0.14**	**174.11**	**0.10**
Total Income	30,780.90	100.14	179,065.84	100.10
Total Expense	22,026.48	71.66	151,175.26	84.51
Net Income	**8,754.42**	**28.48**	**27,890.58**	**15.59**