Balance Sheet

Properties: Tobermory Ridge HOA - 308 E 4500 S #200 Holladay, UT 84117
As of: 03/31/2026
Accounting Basis: Cash
Level of Detail: Detail View
Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	7,042.22
Savings/Reserve Account	2,884.49
Total Cash	**9,926.71**
TOTAL ASSETS	**9,926.71**
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	4,630.00
Total Liabilities	**4,630.00**
Capital	
Calculated Retained Earnings	3,970.94
Calculated Prior Years Retained Earnings	1,325.77
Total Capital	**5,296.71**
TOTAL LIABILITIES & CAPITAL	**9,926.71**

Income Statement

Welch Randall

Properties: Tobermory Ridge HOA - 308 E 4500 S #200 Holladay, UT 84117

As of: Mar 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	4,126.00	100.00	12,390.00	95.75
Fine & Violation	0.00	0.00	550.00	4.25
Total Operating Income	**4,126.00**	**100.00**	**12,940.00**	**100.00**
Expense				
Tobermory Ridge HOA Expenses				
TRA- Snow Removal	210.00	5.09	210.00	1.62
TRA- Trash Removal	293.76	7.12	880.94	6.81
TRA- Electricity	39.89	0.97	121.47	0.94
TRA- Lawn Care	0.00	0.00	0.00	0.00
TRA- Licenses & Permits	0.00	0.00	0.00	0.00
TRA- Water	0.00	0.00	120.85	0.93
TRA- Insurance	0.00	0.00	2,237.17	17.29
TRA- Building Maintenance	0.00	0.00	4,045.00	31.26
TRA- Notices & Mailings	0.00	0.00	3.75	0.03
Total Tobermory Ridge HOA Expenses	**543.65**	**13.18**	**7,619.18**	**58.88**
Property Management				
Management Fee	450.00	10.91	1,350.00	10.43
Total Property Management	**450.00**	**10.91**	**1,350.00**	**10.43**
Total Operating Expense	**993.65**	**24.08**	**8,969.18**	**69.31**
NOI - Net Operating Income	**3,132.35**	**75.92**	**3,970.82**	**30.69**
Other Income & Expense				
Other Income				
Interest on Bank Accounts	0.05	0.00	0.12	0.00
Total Other Income	**0.05**	**0.00**	**0.12**	**0.00**
Net Other Income	**0.05**	**0.00**	**0.12**	**0.00**
Total Income	4,126.05	100.00	12,940.12	100.00
Total Expense	993.65	24.08	8,969.18	69.31

Income Statement

Account Name	Selected Month	% of Selected Month	Year to Month End	% of Year to Month End
Net Income	3,132.40	75.92	3,970.94	30.69