

Balance Sheet

Properties: Tuscan Ridge Homeowners Association - 5300 S A Adams Ave Pkwy #8 Ogden, UT 84405

As of: 01/31/2025

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	8,530.45
Savings/Reserve Account	100.00
Total Cash	8,630.45
TOTAL ASSETS	8,630.45
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	2,735.00
Total Liabilities	2,735.00
Capital	
Calculated Retained Earnings	4,224.79
Calculated Prior Years Retained Earnings	1,670.66
Total Capital	5,895.45
TOTAL LIABILITIES & CAPITAL	8,630.45

Income Statement

Welch Randall

Properties: Tuscan Ridge Homeowners Association - 5300 S A Adams Ave Pkwy #8 Ogden, UT 84405

As of: Jan 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	9,120.00	100.00	9,120.00	100.00
Total Operating Income	9,120.00	100.00	9,120.00	100.00
Expense				
Tuscan Ridge HOA Expense				
TUSC- Snow Removal	920.00	10.09	920.00	10.09
TUSC- Insurance	1,503.01	16.48	1,503.01	16.48
TUSC- Office Expense	150.00	1.64	150.00	1.64
TUSC- Property Maintenance	1,753.20	19.22	1,753.20	19.22
Total Tuscan Ridge HOA Expense	4,326.21	47.44	4,326.21	47.44
Property Management				
Management Fee	569.00	6.24	569.00	6.24
Total Property Management	569.00	6.24	569.00	6.24
Total Operating Expense	4,895.21	53.68	4,895.21	53.68
NOI - Net Operating Income	4,224.79	46.32	4,224.79	46.32
Total Income				
Total Income	9,120.00	100.00	9,120.00	100.00
Total Expense				
Total Expense	4,895.21	53.68	4,895.21	53.68
Net Income				
Net Income	4,224.79	46.32	4,224.79	46.32