

Balance Sheet

Properties: Village Professional Building Condo Company - 2200 E 4500 S Holladay, UT 84117

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	52,718.75
Total Cash	52,718.75
TOTAL ASSETS	52,718.75

LIABILITIES & CAPITAL

Liabilities

Prepaid Rent	1,225.71
Total Liabilities	1,225.71

Capital

Retained Earnings	3,812.02
Calculated Retained Earnings	34,742.05
Calculated Prior Years Retained Earnings	12,938.97
Total Capital	51,493.04
TOTAL LIABILITIES & CAPITAL	52,718.75

Income Statement

Welch Randall LLC

Properties: Village Professional Building Condo Company - 2200 E 4500 S Holladay, UT 84117

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	4,441.72	100.00	19,863.06	100.00
Total Operating Income	4,441.72	100.00	19,863.06	100.00
Expense				
Village Professional Building Expense				
VPB- Insurance	0.00	0.00	5,676.00	28.58
VPB- Common Electricity	228.45	5.14	749.67	3.77
VPB- Landscaping Service	366.59	8.25	2,126.36	10.71
VPB- Garbage	151.72	3.42	1,021.81	5.14
VPB- Common Water	480.00	10.81	1,920.00	9.67
VPB- Office Expense	0.00	0.00	648.18	3.26
VPB- Property Maintenance	607.56	13.68	26,307.40	132.44
Total Village Professional Building Expense	1,834.32	41.30	38,449.42	193.57
Property Management				
Management Fee	467.25	10.52	3,226.25	16.24
Total Property Management	467.25	10.52	3,226.25	16.24
Total Operating Expense	2,301.57	51.82	41,675.67	209.81
NOI - Net Operating Income	2,140.15	48.18	-21,812.61	-109.81
Other Income & Expense				
Other Income				
Special Assessment	5,627.86	126.70	56,554.66	284.72
Total Other Income	5,627.86	126.70	56,554.66	284.72
Net Other Income	5,627.86	126.70	56,554.66	284.72
Total Income	10,069.58	226.70	76,417.72	384.72
Total Expense	2,301.57	51.82	41,675.67	209.81
Net Income	7,768.01	174.89	34,742.05	174.91