

Balance Sheet

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

As of: 05/31/2026

Accounting Basis: Cash

Level of Detail: Detail View

Include Zero Balance GL Accounts: No

Account Name	Balance
ASSETS	
Cash	
Checking - Cash in Bank	36,133.53
Total Cash	36,133.53
TOTAL ASSETS	36,133.53
LIABILITIES & CAPITAL	
Liabilities	
Prepaid Rent	466.79
Total Liabilities	466.79
Capital	
Retained Earnings	3,812.02
Calculated Retained Earnings	18,915.75
Calculated Prior Years Retained Earnings	12,938.97
Total Capital	35,666.74
TOTAL LIABILITIES & CAPITAL	36,133.53

Income Statement

Welch Randall LLC

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

As of: May 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	987.12	100.00	12,029.63	100.00
Total Operating Income	987.12	100.00	12,029.63	100.00
Expense				
Village Professional Building Expense				
VPB- Common Electricity	38.28	3.88	483.92	4.02
VPB- Landscaping Service	441.59	44.74	1,318.18	10.96
VPB- Garbage	153.31	15.53	715.59	5.95
VPB- Common Water	480.00	48.63	1,440.00	11.97
VPB- Office Expense	142.00	14.39	522.50	4.34
VPB- Property Maintenance	0.00	0.00	25,699.84	213.64
Total Village Professional Building Expense	1,255.18	127.16	30,180.03	250.88
Property Management				
Management Fee	467.25	47.33	2,291.75	19.05
Total Property Management	467.25	47.33	2,291.75	19.05
Total Operating Expense	1,722.43	174.49	32,471.78	269.93
NOI - Net Operating Income	-735.31	-74.49	-20,442.15	-169.93
Other Income & Expense				
Other Income				
Special Assessment	2,047.85	207.46	39,357.90	327.17
Total Other Income	2,047.85	207.46	39,357.90	327.17
Net Other Income	2,047.85	207.46	39,357.90	327.17
Total Income	3,034.97	307.46	51,387.53	427.17
Total Expense	1,722.43	174.49	32,471.78	269.93
Net Income	1,312.54	132.97	18,915.75	157.24