



Balance Sheet

As of 7/31/2026, Cash Basis

Prepared By: HOAServices, Inc.
607 South 7th Street
Grand Junction, CO 81501

Grace Park 1 Condominium Association

Assets

Current Asset

1300 Accounts Receivable	(2,775.00)
Grace Park I Operating Account	17,383.34
Grace Park I Operating Account - Pending EFTs	1,362.90
Grace Park I Reserve Account	25.00

Total Current Asset	\$15,996.24
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Fixed Asset

1810 Loan Costs	10,423.04
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Total Fixed Asset	\$10,423.04
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Total Assets	\$26,419.28
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Liabilities

Current Liability

2110 Note Payable	(2,933.63)
2115 NP Principal Payment	927.89
2200 Accounts Payable	(1,643.99)
2210 Prepayments	8,728.27

Total Current Liability	\$5,078.54
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Total Liabilities	\$5,078.54
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Equity

3220 Opening Balance Equity	1,734.89
3800 Retained Earnings	12,286.49
3810 Prior Years Retained Earnings	2,599.01
Net Income	4,720.35

Total Equity	\$21,340.74
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Total Liabilities & Equity	\$26,419.28
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