Financial Statements
December 31, 2021 and 2020

"and Justice for all"

Independent Auditor's Report

To the Board of Directors
"and Justice for all"
Salt Lake City, Utah

Report on the Audit of the Financial Statements

Opinion

We have audited the financial statements of "and Justice for all" (AJFA), which comprise the statements of financial position as of December 31, 2021 and 2020, and the related statements of activities, functional expenses, and cash flows for the years then ended, and the related notes to the financial statements.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the financial position of AJFA as of December 31, 2021 and 2020, and the changes in its net assets and its cash flows for the years then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of AJFA and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about AJFA's ability to continue as a going concern for one year after the date that the financial statements are available to be issued.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of AJFA's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about AJFA's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audit.

Eide Bailly LLP

Salt Lake City, Utah
September 9, 2022

	2021	2020
Assets		
Current Assets		
Cash and cash equivalents	$ 1,136,847	$ 825,446
Certificates of deposit	373,718	372,276
Operating investments	29,634	21,989
Current portion of contributions receivable, net	3,566	107,099
Other receivable - beneficiary organizations	1,769	24,060
Other receivable	4,573	2,873
Total current assets	1,550,107	1,353,743
Contributions Receivable, Less Current Portion	19,267	4,248
Property and Equipment, Net	4,791,460	1,336,334
Other Assets	2,117	2,097
	$ 6,362,951	$ 2,696,422
Liabilities and Net Assets		
Current Liabilities		
Accounts payable and accrued expenses	$ 244,361	$ 70,067
Tenant security deposits	32,926	14,144
Campaign allocations payable - beneficiary organizations	880,024	445,905
Total current liabilities	1,157,311	530,116
Notes Payable to Beneficiary Organizations	2,725,268	-
Total liabilities	3,882,579	530,116
Net Assets		
Net assets without donor restrictions		
Board designated - Legal Assistance Programs operating fund	25,000	25,000
Board designated - capital/building	2,333,752	1,909,583
Board designated - Cy Pres	69,367	69,367
Total net assets without donor restrictions	2,428,119	2,003,950
Net assets with donor restrictions	52,253	162,356
Total net assets	2,480,372	2,166,306
	$ 6,362,951	$ 2,696,422

	2021	2020
Net Assets Without Donor Restrictions		
Revenue, Support, and Gains		
Contributions and grants	$ 1,729,798	$ 1,580,491
Special events, less cost of direct benefits to donors of $4,466 and $3,480 in 2021 and 2020, respectively	240,825	98,429
Net investment return	7,645	(7,037)
Interest income	2,170	6,272
Rental income	238,719	215,960
Total revenue, support, and gains	2,219,157	1,894,115
Net assets released from donor restrictions	189,971	61,949
	2,409,128	1,956,064
Expenses		
Program services		
Legal Assistance Programs	1,576,485	1,599,014
Community Legal Center	235,385	205,016
Southern Utah Community Legal Center	22,309	41,671
Total program services	1,834,179	1,845,701
Supporting services		
Management and general	93,925	88,498
Fundraising	56,855	57,052
Total supporting services	150,780	145,550
Total expenses	1,984,959	1,991,251
Change in net assets without donor restrictions	424,169	(35,187)
Net Assets with Donor Restrictions		
Contributions	79,868	62,615
Net assets released from restrictions	(189,971)	(61,949)
Change in net assets with donor restrictions	(110,103)	666
Change in Net Assets	314,066	(34,521)
Net Assets, Beginning of Year	2,166,306	2,200,827
Net Assets, End of Year	$ 2,480,372	$ 2,166,306

	Program Services				Supporting Services		
	Legal Assistance Programs	Community Legal Center	Southern Utah Community Legal Center	Total Program Expenses	Management and General	Fundraising	Total
Grants and other assistance							
Annual campaign allocations							
Utah Legal Services	$ 308,460	$ -	$ -	$ 308,460	$ -	$ -	$ 308,460
Legal Aid Society of Salt Lake	218,130	-	-	218,130	-	-	218,130
Disability Law Center	173,043	-	-	173,043	-	-	173,043
Other organizations	77,737	-	-	77,737	-	-	77,737
Other grants							
Utah Legal Services	508,800	-	22,106	530,906	-	-	530,906
Legal Aid Society of Salt Lake	286,313	-	-	286,313	-	-	286,313
Total grants and other assistance	1,572,483	-	22,106	1,594,589	-	-	1,594,589
Professional services	-	-	-	-	24,199	-	24,199
Bank charges	-	-	-	-	407	-	407
Interest	-	25,790	-	25,790	-	-	25,790
Depreciation	-	99,090	-	99,090	-	-	99,090
Insurance	-	6,010	-	6,010	1,322	-	7,332
Miscellaneous	-	-	-	-	-	5,285	5,285
Building costs	-	103,523	-	103,523	-	-	103,523
Office expense	-	-	-	-	10,517	-	10,517
Payroll and related	4,002	972	203	5,177	49,180	51,570	105,927
Printing	-	-	-	-	5,743	-	5,743
Special events	-	-	-	-	-	4,466	4,466
Supplies	-	-	-	-	2,557	-	2,557
Total expenses	1,576,485	235,385	22,309	1,834,179	93,925	61,321	1,989,425
Less expenses included with revenues on the statement of activities							
Cost of direct benefits to donors	-	-	-	-	-	(4,466)	(4,466)
Total expenses included in the expense section of the statement of activities	$ 1,576,485	$ 235,385	$ 22,309	$ 1,834,179	$ 93,925	$ 56,855	$ 1,984,959

See Notes to Financial Statements

	Program Services				Supporting Services		
	Legal Assistance Programs	Community Legal Center	Southern Utah Community Legal Center	Total Program Expenses	Management and General	Fundraising	Total
Grants and other assistance							
Annual campaign allocations							
Utah Legal Services	$ 311,079	$ -	$ -	$ 311,079	$ -	$ -	$ 311,079
Legal Aid Society of Salt Lake	219,981	-	-	219,981	-	-	219,981
Disability Law Center	174,511	-	-	174,511	-	-	174,511
Other organizations	78,397	-	-	78,397	-	-	78,397
Other grants							
Utah Legal Services	508,800	-	41,500	550,300	-	-	550,300
Legal Aid Society of Salt Lake	287,869	-	-	287,869	-	-	287,869
Disability Law Center	15,000	-	-	15,000	-	-	15,000
Total grants and other assistance	1,595,637	-	41,500	1,637,137	-	-	1,637,137
Professional services	-	-	-	-	25,089	-	25,089
Bank charges	-	-	-	-	207	-	207
Depreciation	-	99,288	-	99,288	-	-	99,288
Insurance	-	6,010	-	6,010	1,322	-	7,332
Miscellaneous	-	-	-	-	-	6,139	6,139
Building costs	-	98,897	-	98,897	-	-	98,897
Office expense	-	-	-	-	8,146	-	8,146
Payroll and related	3,377	821	171	4,369	41,507	50,913	96,789
Printing	-	-	-	-	6,644	-	6,644
Special events	-	-	-	-	-	3,480	3,480
Supplies	-	-	-	-	5,583	-	5,583
Total expenses	1,599,014	205,016	41,671	1,845,701	88,498	60,532	1,994,731
Less expenses included with revenues on the statement of activities							
Cost of direct benefits to donors	-	-	-	-	-	(3,480)	(3,480)
Total expenses included in the expense section of the statement of activities	$ 1,599,014	$ 205,016	$ 41,671	$ 1,845,701	$ 88,498	57,052	$ 1,991,251

	2021	2020
Operating Activities		
Change in net assets	$ 314,066	$ (34,521)
Adjustments to reconcile change in net assets to net cash from operating activities		
Depreciation	99,090	99,288
Realized and unrealized (gain) loss on operating investments	(6,686)	8,054
Change in assets and liabilities		
Contributions receivable	88,514	85,063
Other receivable - beneficiary organizations	22,291	(19,148)
Other receivable	(1,700)	(1,879)
Other assets	(20)	-
Accounts payable and accrued expenses	174,294	(96,671)
Interest on notes payable to beneficiary organizations	25,268	-
Tenant prepaid rent	-	(5,969)
Tenant security deposit	18,782	-
Campaign allocations payable - beneficiary organizations	434,119	51,349
Net Cash from Operating Activities	1,168,018	85,566
Investing Activities		
Change in certificates of deposit	(1,442)	(25,739)
Purchases of operating investments	(959)	(1,017)
Purchase of property and equipment	(3,554,216)	-
Net Cash used for Investing Activities	(3,556,617)	(26,756)
Financing Activities		
Proceeds from notes payable to beneficiary organizations	2,700,000	-
Net Cash from Financing Activities	2,700,000	-
Net Change in Cash and Cash Equivalents	311,401	58,810
Cash and Cash Equivalents, Beginning of Year	825,446	766,636
Cash and Cash Equivalents, End of Year	$ 1,136,847	$ 825,446

Note 1 - Principal Activity and Significant Accounting Policies

“and Justice for all” (AJFA) is a nonprofit corporation organized under the laws of the State of Utah in 1999 by the Disability Law Center (DLC), Legal Aid Society of Salt Lake (LAS), and Utah Legal Services (ULS), (the beneficiary organizations), to increase access to civil legal services for the disadvantaged and those with disabilities throughout Utah.

AJFA is intended to achieve their mission by creating and sustaining resources to support civil legal services; sharing and consolidating resources so that services are delivered in a more efficient manner, thereby enabling the agencies to serve additional clients; and strengthening the individual agencies and the distinct role they play in the delivery of civil legal services.

Consistent with AJFA’s operational purpose, funds raised through the Legal Assistance Programs “Annual Campaign” are to be transferred to the beneficiary organizations as governed by a “Distribution Policy” unless otherwise specified by a donor. Allocations are to be distributed to the beneficiary organizations, ULS, LAS, DLC, and to other organizations as determined by the Board of Directors using agreed upon percentages. During 2021 and 2020, these percentages were 39.68%, 28.06%, 22.26%, and 10.00%, respectively. The Board of Directors has designated that unrestricted Legal Assistance Programs operating fund net assets in excess of $50,000 be distributed to the beneficiary organizations.

Cash and Cash Equivalents

All cash and highly liquid financial instruments with original maturities of three months or less, which are neither held for nor restricted by donors for long-term purposes, are considered to be cash and cash equivalents. Cash and highly liquid financial instruments restricted to building projects, endowments that are perpetual in nature, or other long-term purposes are excluded from this definition.

Contributions Receivable

Contributions receivable expected to be collected within one year are recorded at net realizable value. Contributions receivable expected to be collected in future years are initially recorded at fair value using present value techniques incorporating risk-adjusted discount rates designed to reflect the assumptions market participants would use in pricing the asset. In subsequent years, amortization of the discounts is included in contribution revenue in the statement of activities. Management determines the allowance for uncollectable contributions receivable based on historical experience, an assessment of economic conditions, and a review of subsequent collections. Contributions receivable are written off when deemed uncollectable.

Property and Equipment

Property and equipment additions are recorded at cost, or if donated, at fair value on the date of donation. Depreciation and amortization are computed using the straight-line method over the estimated useful lives of the assets ranging from 5 to 30 years, or in the case of capitalized leased assets or leasehold improvements, the lesser of the useful life of the asset or the lease term. When assets are sold or otherwise disposed of, the cost and related depreciation or amortization are removed from the accounts, and any remaining gain or loss is included in the statement of activities. Costs of maintenance and repairs that do not improve or extend the useful lives of the respective assets are expensed currently.

AJFA reviews the carrying values of property and equipment for impairment whenever events or circumstances indicate that the carrying value of an asset may not be recoverable from the estimated future cash flows expected to result from its use and eventual disposition. When considered impaired, an impairment loss is recognized to the extent carrying value exceeds the fair value of the asset. There were no indicators of asset impairment during the years ended December 31, 2021 and 2020.

Operating Investments

Investment purchases are recorded at cost, or if donated, at fair value on the date of donation. Thereafter, investments are reported at their fair values in the statements of financial position. Net investment return is reported in the statements of activities and consists of interest and dividend income, realized and unrealized capital gains and losses, less external and direct internal investment expenses.

Net Assets

Net assets, revenues, gains, and losses are classified based on the existence or absence of donor or grantor imposed restrictions. Accordingly, net assets and changes therein are classified and reported as follows:

Net Assets Without Donor Restrictions – Net assets available for use in general operations and not subject to donor (or certain grantor) restrictions.

Net Assets With Donor Restrictions – Net assets subject to donor (or certain grantor) imposed restrictions. Some donor-imposed restrictions are temporary in nature, such as those that will be met by the passage of time or other events specified by the donor. Other donor-imposed restrictions are perpetual in nature, where the donor stipulates that resources be maintained in perpetuity.

AJFA reports contributions restricted by donors as increases in net assets without donor restrictions if the restrictions expire (that is, when a stipulated time restriction ends or purpose restriction is accomplished) in the reporting period in which the revenue is recognized. All other donor-restricted contributions are reported as increases in net assets with donor restrictions, depending on the nature of the restrictions. When a restriction expires, net assets with donor restrictions are reclassified to net assets without donor restrictions and reported in the statements of activities as net assets released from restrictions. Donor-imposed restrictions are released when a restriction expires, that is, when the stipulated time has elapsed, when the stipulated purpose for which the resource was restricted has been fulfilled, or both.

Revenue and Revenue Recognition

Revenue is recognized when earned. Program service fees and payments under cost-reimbursable contracts received in advance are deferred to the applicable period in which the related services are performed, or expenditures are incurred, respectively. Contributions are recognized when cash, securities or other assets, a contribution receivable, or notification of a beneficial interest is received. Conditional contributions receivable are not recognized until the conditions on which they depend have been substantially met. AJFA recognizes rental revenue on a straight-line basis over the terms of the respective leases.

Donated Services and In-Kind Contributions

Volunteers contribute significant amounts of time to AJFA's program services, administration, and fundraising and development activities; however, the financial statements do not reflect the value of these contributed services because they do not meet recognition criteria prescribed by generally accepted accounting principles. Contributed goods are recorded at fair value at the date of donation. AJFA records donated professional services at the respective fair values of the services received. No significant contributions of such goods or services were received during the years ending December 31, 2021 and 2020, respectively.

Functional Allocation of Expenses

The costs of program and supporting services activities have been summarized on a functional basis in the statements of activities. The statements of functional expenses present the natural classification detail of expenses by function. Accordingly, certain costs have been allocated among the programs and supporting services benefited. The financial statements report certain categories of expenses that are attributed to more than one program or supporting function. Therefore, expenses require allocation on a reasonable basis that is consistently applied. The expenses that are allocated include payroll and related, as well as insurance which are allocated on the basis of estimates of time and effort.

Income Taxes

AJFA is organized as a Utah nonprofit corporation and has been recognized by the Internal Revenue Service (IRS) as exempt from federal income taxes under Section 501(a) of the Internal Revenue Code as an organization described in Section 501(c)(3), qualifying for the charitable contribution deduction under Section 170(b)(1)(A)(vi), and has been determined not to be a private foundation under Section 509(a)(1). AJFA is annually required to file a Return of Organization Exempt from Income Tax (Form 990) with the IRS. In addition, AJFA is subject to income tax on net income that is derived from business activities that are unrelated to its exempt purpose. AJFA has determined it is not subject to unrelated business income tax and has not filed an Exempt Organization Business Income Tax Return (Form 990-T) with the IRS.

AJFA believes that it has appropriate support for any tax positions taken affecting its annual filing requirements, and as such, does not have any uncertain tax positions that are material to the financial statements. AJFA would recognize future accrued interest and penalties related to unrecognized tax benefits and liabilities in income tax expense if such interest and penalties are incurred.

Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates and those differences could be material.

Financial Instruments and Credit Risk

AJFA manages deposit concentration risk by placing cash, money market accounts, and certificates of deposit with financial institutions believed by management to be creditworthy. At times, amounts on deposit may exceed insured limits or include uninsured investments in money market mutual funds. To date, AJFA has not experienced losses in any of these accounts. Credit risk associated with accounts receivable and promises to give is considered to be limited due to high historical collection rates and because substantial portions of the outstanding amounts are due from board members, governmental agencies, and foundations supportive of AJFA's mission.

Investments are made by diversified investment managers whose performance is monitored by management and the Board of Directors. Although the fair values of investments are subject to fluctuation on a year-to-year basis, management and the Board of Directors believe that the investment policies and guidelines are prudent for the long-term welfare of the organization.

Note 2 - Liquidity and Availability

Financial assets available for general expenditure, that is, without donor or other restrictions limiting their use, within one year of the statement of financial position date, comprise the following:

	2021	2020
Cash and cash equivalents	$ 1,047,555	$ 441,310
Contributions receivable	22,833	76,347
Other receivables	6,342	26,933
	$ 1,076,730	$ 544,590

As part of a liquidity management plan, cash in excess of daily requirements is invested in short-term investments, CDs, and money market funds. Additionally, the Board of Directors has designated the entity's certificates of deposits, operating investments, and cash in the amounts of $60,398 and $272,350 for December 31, 2021 and 2020, respectively, for building and other reserves and accordingly, these assets are not reflected in the table above but could be repurposed by the Board of Directors.

Note 3 - Fair Value Measurements and Disclosures

AJFA reports certain assets at fair value in the financial statements. Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction in the principal, or most advantageous, market at the measurement date under current market conditions regardless of whether that price is directly observable or estimated using another valuation technique. Inputs used to determine fair value refer broadly to the assumptions that market participants would use in pricing the asset or liability, including assumptions about risk. Inputs may be observable or unobservable. Observable inputs are inputs that reflect the assumptions market participants would use in pricing the asset or liability based on market data obtained from sources independent of the reporting entity. Unobservable inputs are inputs that reflect the reporting entity's own assumptions about the assumptions market participants would use in pricing the asset or liability based on the best information available. A three-tier hierarchy categorizes the inputs as follows:

Level 1 – Quoted prices (unadjusted) in active markets for identical assets or liabilities that can be accessed at the measurement date.

Level 2 – Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly. These include quoted prices for similar assets or liabilities in active markets, quoted prices for identical or similar assets or liabilities in markets that are not active, inputs other than quoted prices that are observable for the asset or liability, and market-corroborated inputs.

Level 3 – Unobservable inputs for the asset or liability. In these situations, AJFA develops inputs using the best information available in the circumstances.

In some cases, the inputs used to measure the fair value of an asset or a liability might be categorized within different levels of the fair value hierarchy. In those cases, the fair value measurement is categorized in its entirety in the same level of the fair value hierarchy as the lowest level input that is significant to the entire measurement.

Assessing the significance of a particular input to entire measurement requires judgment, taking into account factors specific to the asset or liability. The categorization of an asset within the hierarchy is based upon the pricing transparency of the asset and does not necessarily correspond to AJFA's assessment of the quality, risk or liquidity profile of the asset or liability.

All of AJFA's investment assets are classified within Level 1 because they are comprised of open-end mutual funds with readily determinable fair values based on daily redemption values.

The following table presents assets measured at fair value on a recurring basis at December 31, 2021:

Assets	Total	Fair Value Measurements at Report Date Using: Quoted Prices in Active Markets for Identical Assets (Level 1)	Significant Other Observable Inputs (Level 2)	Significant Unobservable Inputs (Level 3)
Operating Investments				
Mutual funds	$ 29,634	$ 29,634	$ -	$ -
	$ 29,634	$ 29,634	$ -	$ -

The following table presents assets measured at fair value on a recurring basis at December 31, 2020:

Assets	Total	Fair Value Measurements at Report Date Using: Quoted Prices in Active Markets for Identical Assets (Level 1)	Significant Other Observable Inputs (Level 2)	Significant Unobservable Inputs (Level 3)
Operating Investments				
Mutual funds	$ 21,989	$ 21,989	$ -	$ -
	$ 21,989	$ 21,989	$ -	$ -

Note 4 - Certificates of Deposit

At December 31, 2021 and 2020, certificates of deposit not considered cash or cash equivalents totaled $373,718 and $372,276, respectively. These investments were purchased as a method of diversification and to obtain improved interest earnings on deposits. Certificate of deposits are recorded at their acquisition costs which approximates the fair value.

Note 5 - Contributions Receivable

Contributions receivable are estimated to be collected as follows at December 31, 2021 and 2020:

	2021	2020
Within one year	$ 4,165	$ 108,027
In one to five years	19,909	4,400
	24,074	112,427
Less allowance for bad debt	(599)	(928)
Less discount to net present value (4%)	(642)	(152)
	$ 22,833	$ 111,347

Note 6 - Property and Equipment

Property and equipment consists of the following at December 31, 2021 and 2020:

	2021	2020
Land	$ 3,200,000	$ 150,000
Building and improvements	2,863,785	2,863,785
Furniture and equipment	214,808	214,808
Construction in process	504,216	-
	6,782,809	3,228,593
Less accumulated depreciation	(1,991,349)	(1,892,259)
	$ 4,791,460	$ 1,336,334

Note 7 - Campaign Allocations Payable – Beneficiary Organizations

Campaign allocations payable to beneficiary organizations consist of the following at December 31, 2021 and 2020:

	2021	2020
ULS (annual campaign)	$ 327,886	$ 131,411
LAS (annual campaign)	231,931	93,013
DLC (annual campaign)	187,709	88,719
Other	132,498	132,762
	$ 880,024	$ 445,905

Note 8 - Notes Payable to Beneficiary Organizations

In preparation to purchase a new building, AJFA obtained notes payable from each beneficiary organization, DLS, LAS, and ULS. All the notes bear interest at 2% and were due exactly one year from the date of signing, which was July 15, 2021, as a one-time payment of all principal and accrued interest. Subsequent to year end the purchase agreement has been cancelled (Note 14) and each note was amended to change the maturity date to exactly two years from the original date of signing.

The notes payable to each of the beneficiary organizations and related accrued interest consist of the following at December 31, 2021:

	2021
Disability Law Center	$ 1,000,000
Legal Aid Society	200,000
Utah Legal Services	1,500,000
	2,700,000
Plus accrued interest	25,268
	$ 2,725,268

Note 9 - Future Minimum Rents

AJFA has historically leased building space to four tenants, three of which are beneficiary organizations. The leases with these four tenants expired during 2012, and have not been renewed but are continuing under the same terms on a month-to-month basis. During the year ended December 31, 2021, AJFA began also leasing building space to Salt Development, LLC under the arrangement of a building purchase agreement, for which Salt Development, LLC, was anticipating to purchase the building. Subsequent to year end the purchase agreement has been cancelled (Note 14) and Salt Development, LLC is continuing to lease the space on a month-to-month basis.

Note 10 - Net Assets without Donor Restrictions

Net assets without donor restrictions - board designated – Legal Assistance Programs of $25,000 and $25,000 at December 31, 2021 and 2020, respectively, represent an amount maintained for AJFA general operations.

Net assets without donor restrictions - board designated - capital/building totaling $2,333,751 and $1,909,583 at December 31, 2021 and 2020, respectively, represents the net assets of the building capital program.

Net assets without donor restrictions - board designated - Cy Pres totaling $69,367 and $69,367 at December 31, 2021 and 2020, respectively, represents an amount that is board designated pending board action as to its ultimate use and disposition.

Note 11 - Net Assets with Donor Restrictions

Net assets with donor restrictions consist of the following:

	2021	2020
Contributions receivable that are not restricted by donors, but which are unavailable for expenditure until due	$ 23,359	$ 16,570
Consulting	-	58,191
Southern Utah Community Legal Center	28,894	46,500
Enhanced data tracking and outcomes	-	41,095
	$ 52,253	$ 162,356

Note 12 - Related Party Transactions

Annual Campaign Allocations

As prescribed in AJFA's by-laws, certain members of AJFA's board are required to also be board members or directors of the beneficiary organizations, ULS, LAS and DLC. AJFA engages in significant related party transactions with these three beneficiary organizations by performing fundraising on behalf of and making distributions to the beneficiary organizations (Note 1). During the years ended December 31, 2021 and 2020, AJFA distributed Legal Assistance Programs annual campaign allocations to these entities as described in the statements of functional expenses.

Building Lease

AJFA is leasing its building to the beneficiary organizations as further described in Note 9. Rent revenue recorded from the beneficiary organizations totaled $128,036 and $203,879, respectively, for the years ended December 31, 2021 and 2020.

Other Grants

During the years ended December 31, 2021 and 2020, AJFA recorded expenses of $22,106 and $41,500, respectively, to ULS in connection with the Southern Utah Community Legal Center.

During the years ended December 31, 2021 and 2020, AJFA made grants to ULS of $508,800 and $508,800, respectively, principally under grant agreements with the State of Utah as well as other specific donations.

During the years ended December 31, 2021 and 2020, AJFA made grants to LAS of $286,313 and $287,869, respectively, principally under grant agreements with the State of Utah as well as other specific donations.

During the years ended December 31, 2021 and 2020, AJFA made grants to DLC of $0 and $15,000, respectively, under agreements with donors other than annual campaign allocations.

Other

AJFA shares various expenses, including most notably payroll costs of certain management and staff, with LAS and DLC. The sharing of these expenses requires the allocation of costs between AJFA and LAS or DLC based on management's estimates.

Note 13 - Commitments

During 2007, AJFA entered into a lease agreement for office space to support the Southern Utah Community Legal Center in St. George, Utah. The lease required monthly lease payments of $1,250 plus expenses for common area maintenance, utilities and property taxes through July 2014, at which time AJFA had the option to extend the lease for an additional year under the same terms. AJFA did not renew this lease but continues to make monthly payments of $1,250, plus additional expenses on a month-to-month basis.

Note 14 - Subsequent Events

Subsequent to December 31, 2021, the agreement AJFA entered into to sell its building to a third party (Note 9) was cancelled. The building is currently held for sale. AJFA is continuing to lease the building to Salt Development, LLC, the initial buyer, and also the four original tenants of the building on a month-to-month basis. As a result of the cancelled sale, AJFA amended each of the notes payable due to each beneficiary organization, DLS, LAS, and ULS, extending the maturity date of each note to be exactly two years from the time of the original signing, July 15, 2021.

Management has made an evaluation of subsequent events through September 9, 2022, the date on which the financial statements were available to be issued.