

FILED

JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

ngallo

Rancho San Juan HOA

Professionally Managed by:

Varalino Community Management

April 2023

Phone: 702-968-0405

Web: varalino.vmsclientonline.com

Email: info@varalino.com



Rancho San Juan HOA
Financial Review
April 30, 2023

In accordance with NRS 116.31083, the financial statements have been provided to the Board of Directors by Varalino Community Management for their review and acceptance. The association uses the accrual method of accounting. Financial statements are available to each homeowner via the community website or upon written request.

The AP Check register and bank account reconciliation reports and the related bank statements have been provided and there were no unusual or unexplained reconciling items.

The association is in compliance with paragraph (b) of subsection 2 of NRS 116.3115 as reserve funds have not been used for daily maintenance items.

Delinquent receivables have been reported via the monthly delinquency report. Delinquencies are collected in accordance with direction from the Board and the association's collection policy.

The income expense statement has been provided. Board members are encouraged to review the comparison of budget to actual and inquire about any significant variances they are unaware of.

No member of the Board of Directors has reported accepting any gifts or incentive from any vendor contracted by the association.

NOTES:

- [REDACTED] was transferred to Reserve this month as directed by the Board.



Rancho San Juan HOA
Treasurer's Report
April 30, 2023

In accordance with NRS 116.31083, I have examined the financial statements for the Association for the period(s) ending April 30, 2023 and offer the following report to the Board of Directors. The Association uses the accrual method of accounting; monthly financials are produced and provided to the Board Members. Financial statements are available to each homeowner upon request.

I have reviewed the Bank account reconciliations of the Association and the related Bank statements: there were no unusual or unexplained reconciling items.

BALANCE SHEET

Cash in the operating accounts totaled [REDACTED] as of April 30, 2023

Cash in the reserve accounts totaled [REDACTED] as of April 30, 2023.

REVENUE & EXPENSE STATEMENT

Operating revenue for the period was [REDACTED] while the Association incurred [REDACTED] in expenses that included [REDACTED] transferred to the reserve fund, leaving an excess revenue/(expense) amount of [REDACTED].

Treasurer or Other Board Member

[REDACTED]

Date

GL Balance Sheet

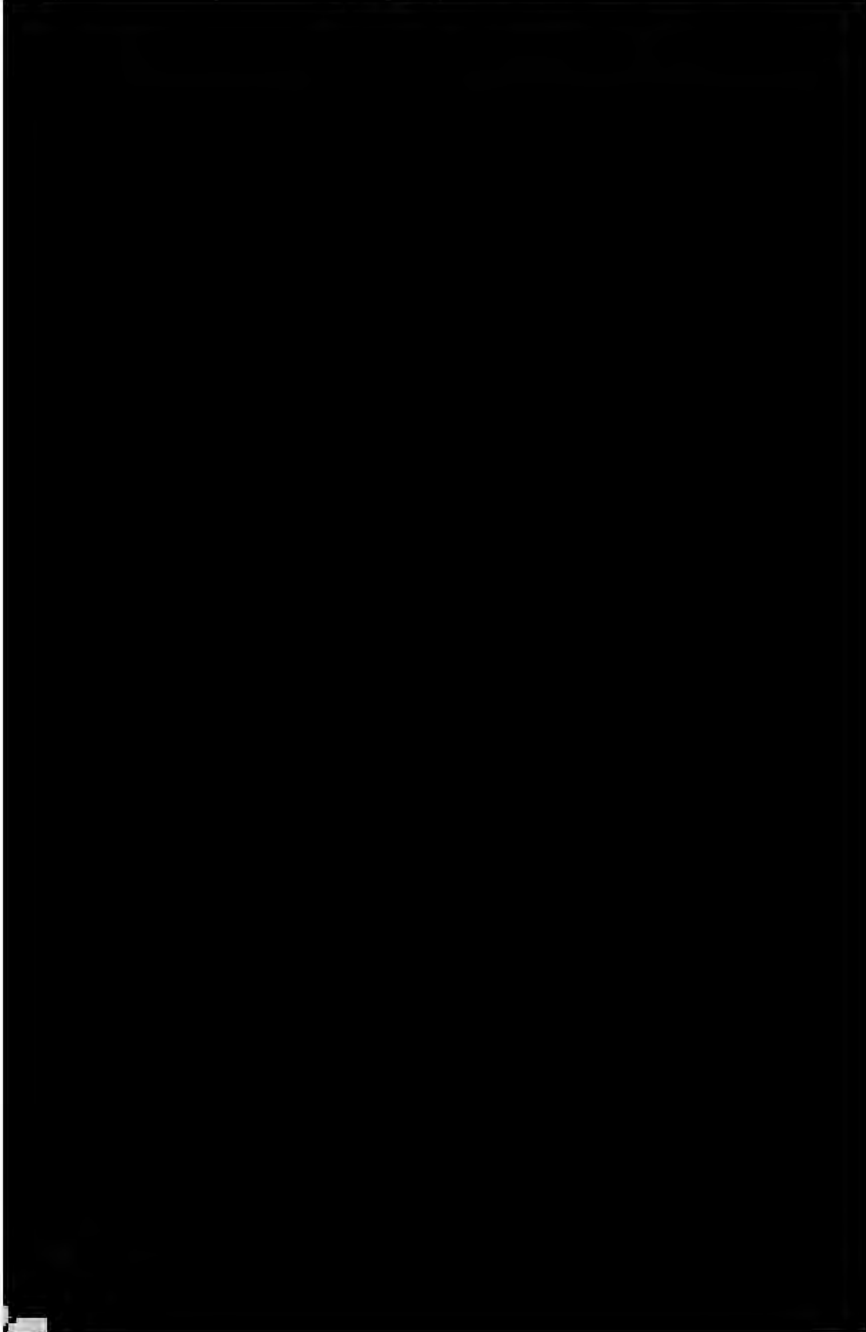
Period 04/30/2023

Thursday, May 11, 2023

15:07

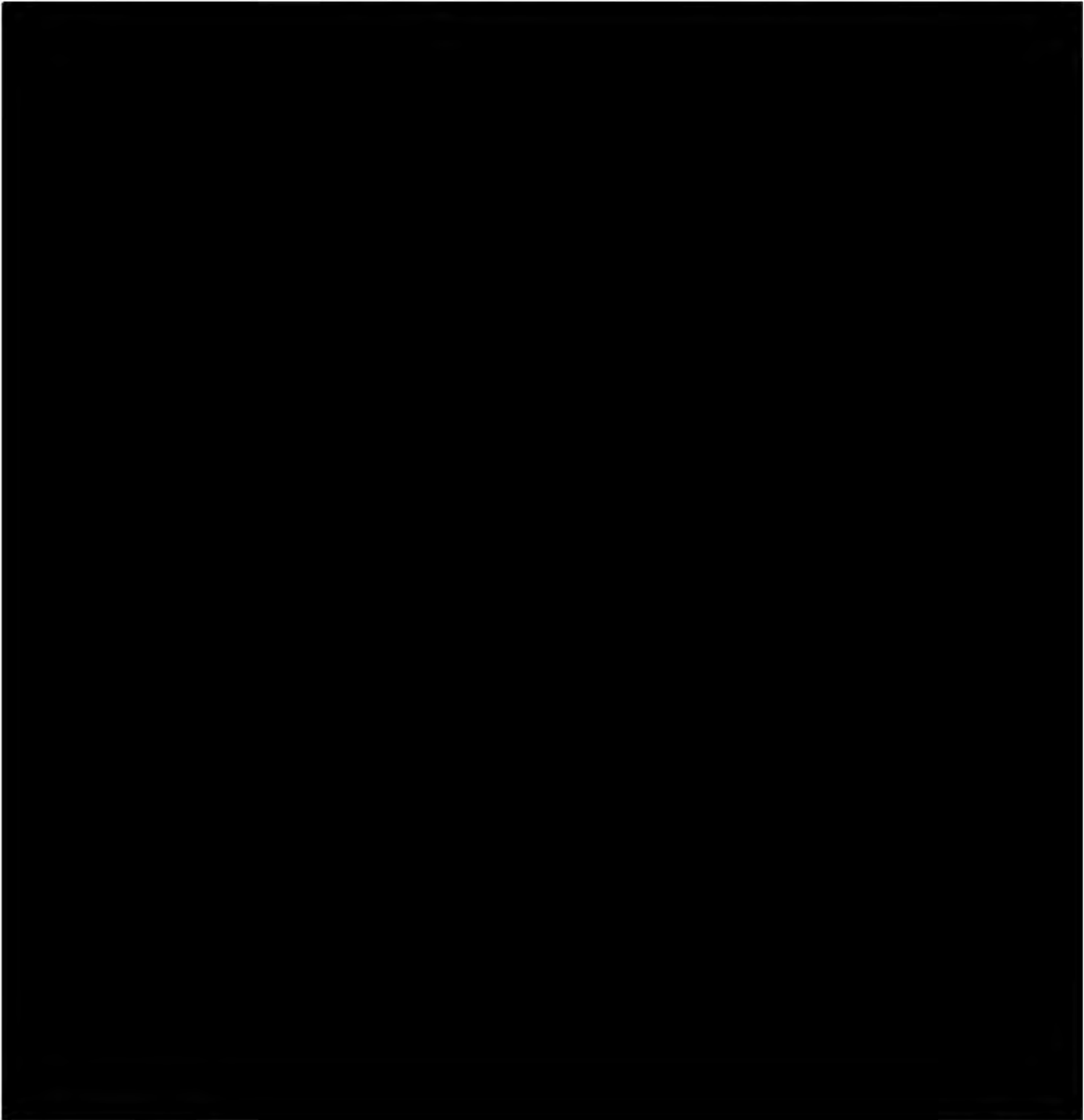
Rancho San Juan HOA

Operating Reserve Total



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 4/1/2023 To 4/30/2023 11:59:00 PM

Current Period Operating			Year to Date Operating			Annual
Actual	Budget	\$ Var	Actual	Budget	\$ Var	



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 4/1/2023 To 4/30/2023 11:59:00 PM

Current Period Operating

Year to Date Operating

Actual Budget \$ Var

Actual Budget \$ Var

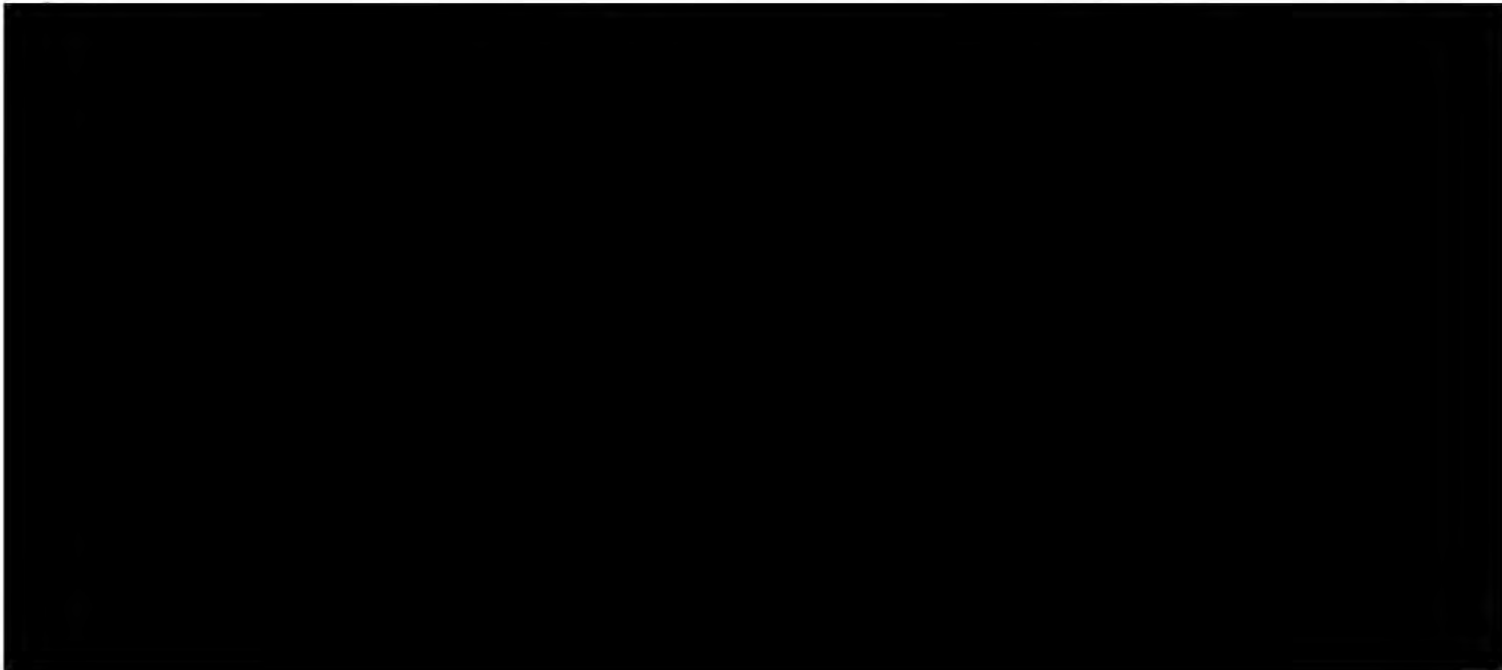
Annual



Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Period 4/1/2023 To 4/30/2023 11:59:00 PM

Current Period Reserve			Year to Date Reserve			
Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual



GL Income Statement Annual Current

Thursday, May 11, 2023 15:07

Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total

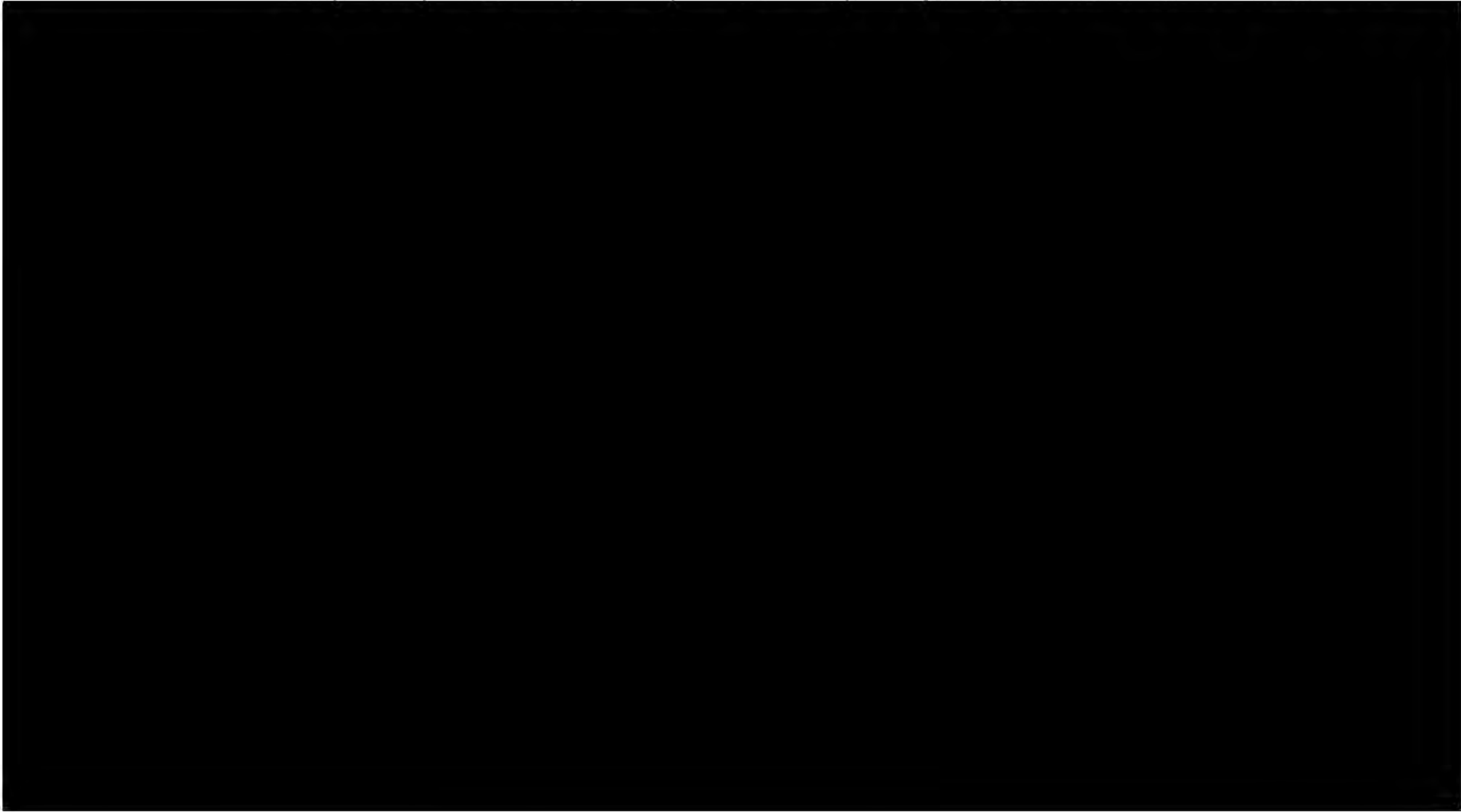
GL Income Statement Annual Current

Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total

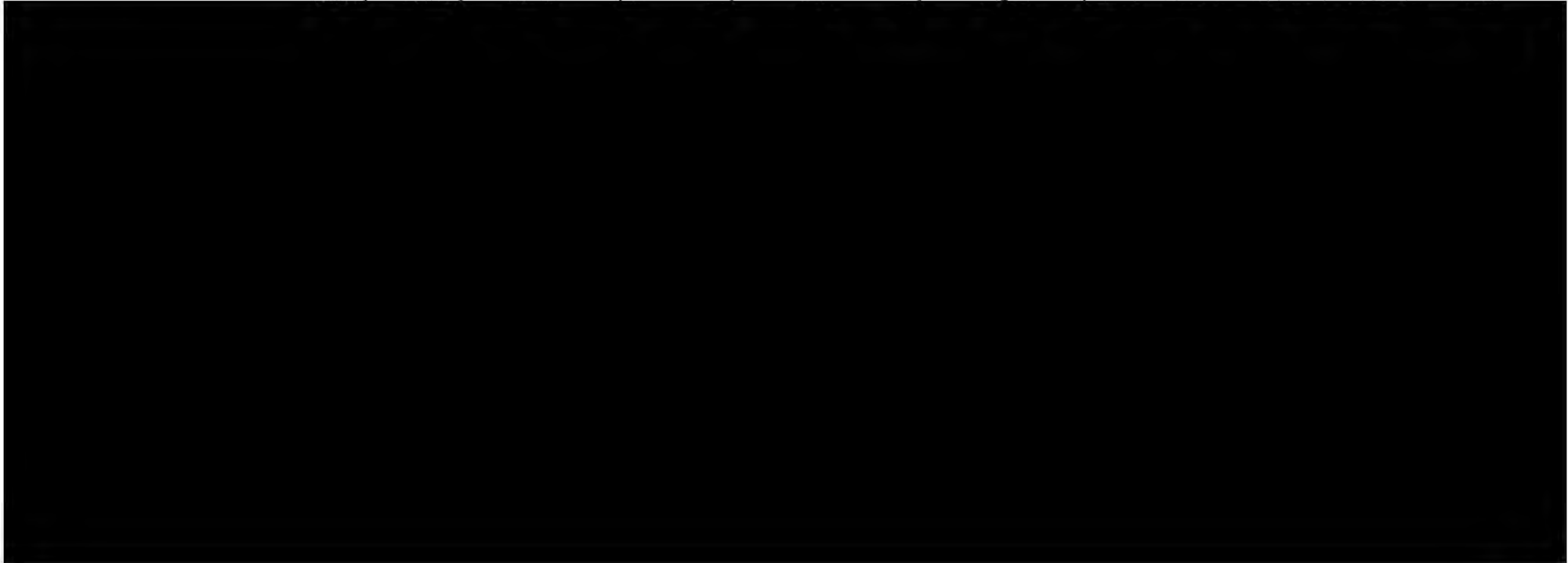


Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

Reserve

January February March April May June July August September October November December Total



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: Operating [REDACTED] [REDACTED]

Statement Date: 4/30/2023

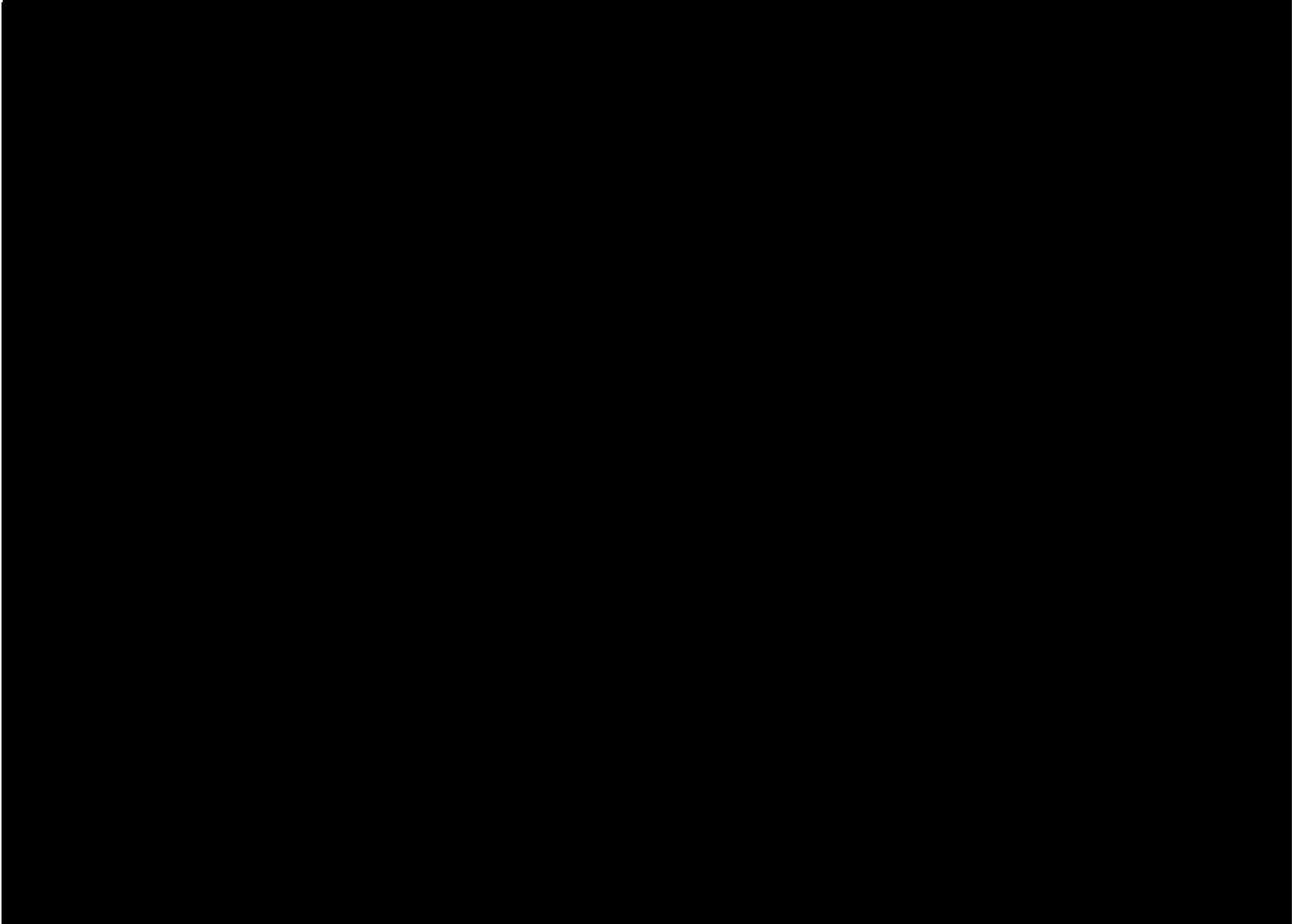
G/L Balance:

Linked Statement: [REDACTED]

Statement Balance:

[REDACTED]

Item	Date	Check #	Amount	Balance
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Outstanding Items:

Check #	Date	Reference	Uncleared Checks
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[REDACTED]

Date	Reference	Uncleared Deposits
------	-----------	--------------------

[REDACTED]

* voided check

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank Reconciliation Summary: Operating

G/L Balance:
Uncleared Checks, Credits:
Uncleared Deposits, Debits:
G/L Difference:

Statement Balance:
G/L and Balance Difference:



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: MM Reserve [REDACTED] [REDACTED]
 Statement Date: 4/30/2023 G/L Balance: [REDACTED]
 Linked Statement: [REDACTED] Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
				Previous Balance: [REDACTED]
Monthly Reserve Transfer	4/28/2023		[REDACTED]	
Bank Reconcile: Interest Earned	4/30/2023		[REDACTED]	
		Total Deposits / Adjustments:	[REDACTED]	
			Statement Balance:	[REDACTED]

Outstanding Items:

Date	Reference	Uncleared Deposits

Bank Reconciliation Summary: MM Reserve [REDACTED]

G/L Balance: [REDACTED]

Uncleared Checks, Credits: [REDACTED]

Uncleared Deposits, Debits: [REDACTED]

G/L Difference: [REDACTED]

Statement Balance: [REDACTED]

G/L and Balance Difference: [REDACTED]

Rancho San Juan HOA
Bank Statement Attachments

RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - OPR
6345 S PECOS RD SUITE 211
LAS VEGAS NV 89120-6224

Last statement: March 31, 2023
This statement: April 30, 2023
Total days in statement period: 30

Page 1

(1)

THANK YOU FOR BANKING WITH US!

Account number	[REDACTED]	Beginning balance	[REDACTED]
Enclosures		Total additions	[REDACTED]
Low balance		Total subtractions	[REDACTED]
Average balance		Ending balance	[REDACTED]
Avg collected balance			

CHECKS

Number	Date	Amount	Number	Date	Amount
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DEBITS

CREDITS

[REDACTED]

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
[REDACTED]					

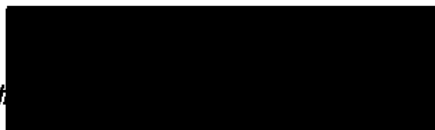
INTEREST INFORMATION

Annual percentage yield earned
Interest-bearing days
Average balance for APY
Interest earned

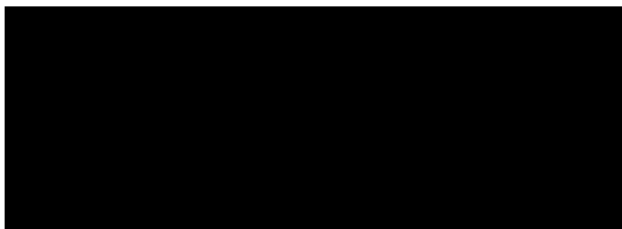
[REDACTED]

OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
		

Thank you for banking with 





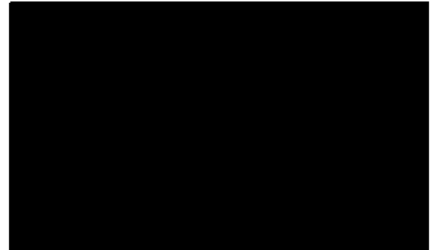
Last statement: March 31, 2023
This statement: April 30, 2023
Total days in statement period: 30

RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - RSV
6345 S PECOS RD SUITE 211
LAS VEGAS NV 89120-8224

Page 1



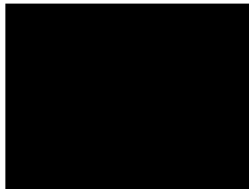
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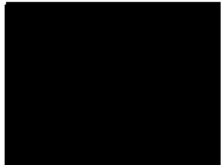
THANK YOU FOR BANKING WITH US!



Account number
Low balance
Average balance
Avg collected balance
Interest paid year to date



Beginning balance
Total additions
Total subtractions
Ending balance



CREDITS

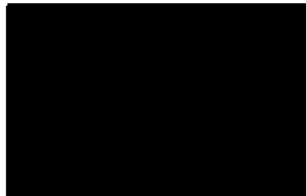
Date	Description	Additions

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount

INTEREST INFORMATION

Annual percentage yield earned
Interest-bearing days
Average balance for APY
Interest earned





OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
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Thank you for banking with



Rancho San Juan HOA

AP Reports

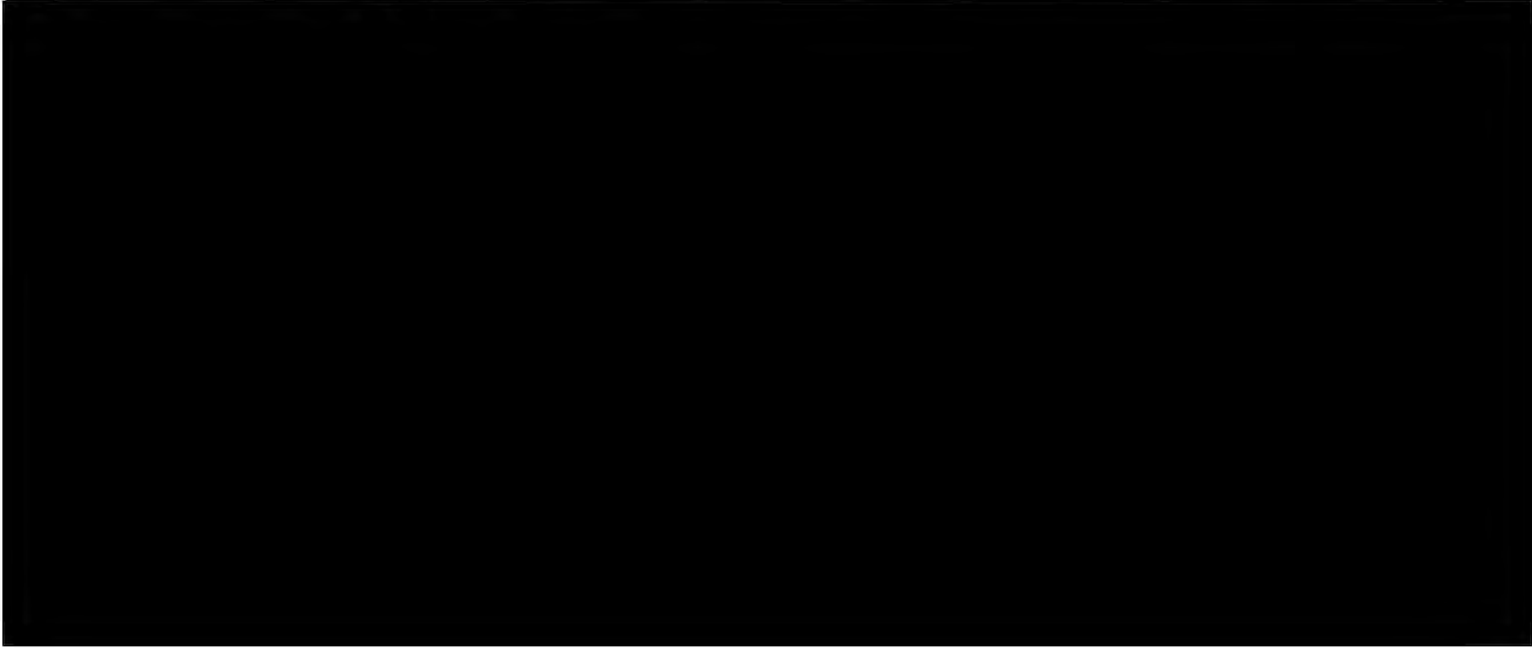
AP Check Register with Detail

Check Date 4/1/2023 To 4/30/2023 11:59:00 PM

Voided No

Rancho San Juan HOA

Check #	Check Date	Ctrl #	Vendor				
Invoice #		Expense		Department		Amount	Status
		Memo					

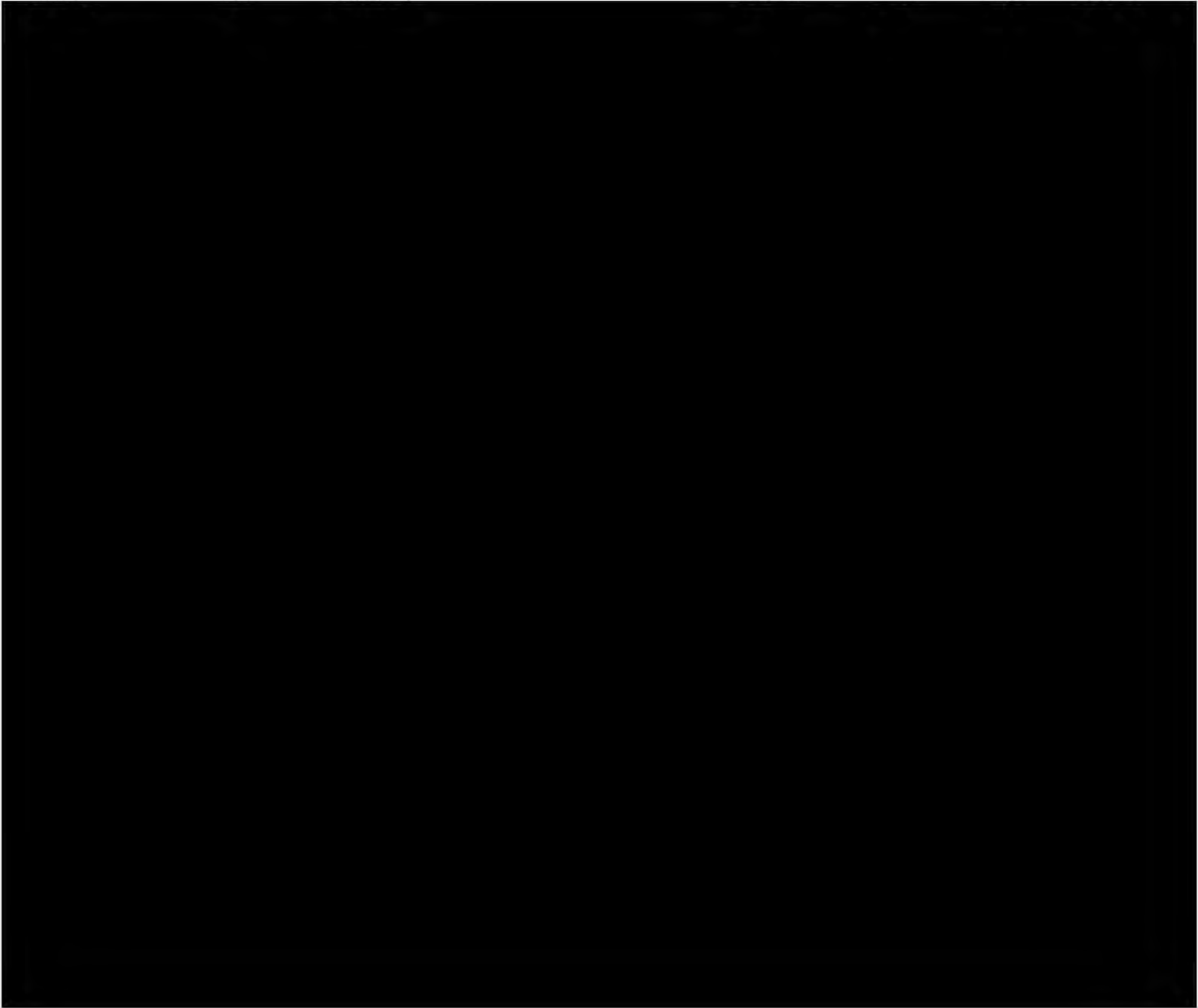


AP DS Aging Detail Accrual

Period 04/30/2023

Rancho San Juan HOA

Vendor	Date	Invoice #	Current	31-60	61-90	Over 90
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Rancho San Juan HOA
Allowance for Doubtful Accounts - GL #1300
4/30/2023

Date	Description	Bad Debt Accrual	Bad Debt Write-off	Balance
[REDACTED]				

Rancho San Juan HOA
Due to/from
4/30/23

Date	Description	Reserve Transfer Budget	Reserve Transfer Funded	Reserve Exp Paid from Oper	Due from/(to) Oper (from)/to Reserve Balance
[Redacted Content]					

Rancho San Juan HOA
Prepaid Expenses - [REDACTED]
4/30/2023

Description	GL#	Date	Total Amt	Monthly Amt	Addition	March 23 Reversal	Bal	Addition	April 23 Exp	Bal
[REDACTED]										

Country Club Shadows HOA
Accrued Expenses -
4/30/2023



<u>Description</u>	<u>GL#</u>	<u>Feb 23</u>			<u>April 23</u>		
		<u>Accrual</u>	<u>Reversal</u>	<u>Bal</u>	<u>Accrual</u>	<u>Reversal</u>	<u>Bal</u>

Rancho San Juan HOA [Redacted]
Prepaid insurance - [Redacted]
4/30/2023

Description	GL#	Date	Total Amt	Monthly Amt	March 23			April 23		
					Addition	Exp	Bal	Addition	Exp	Bal
[Redacted]										

Rancho San Juan HOA
Deferred Reserved Revenue
4/30/2023



Date	Reserve Transfer	Reserve Assessments	Reserve Expenses	Balance
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Rancho San Juan HOA

GL Reports

General Ledger Summary

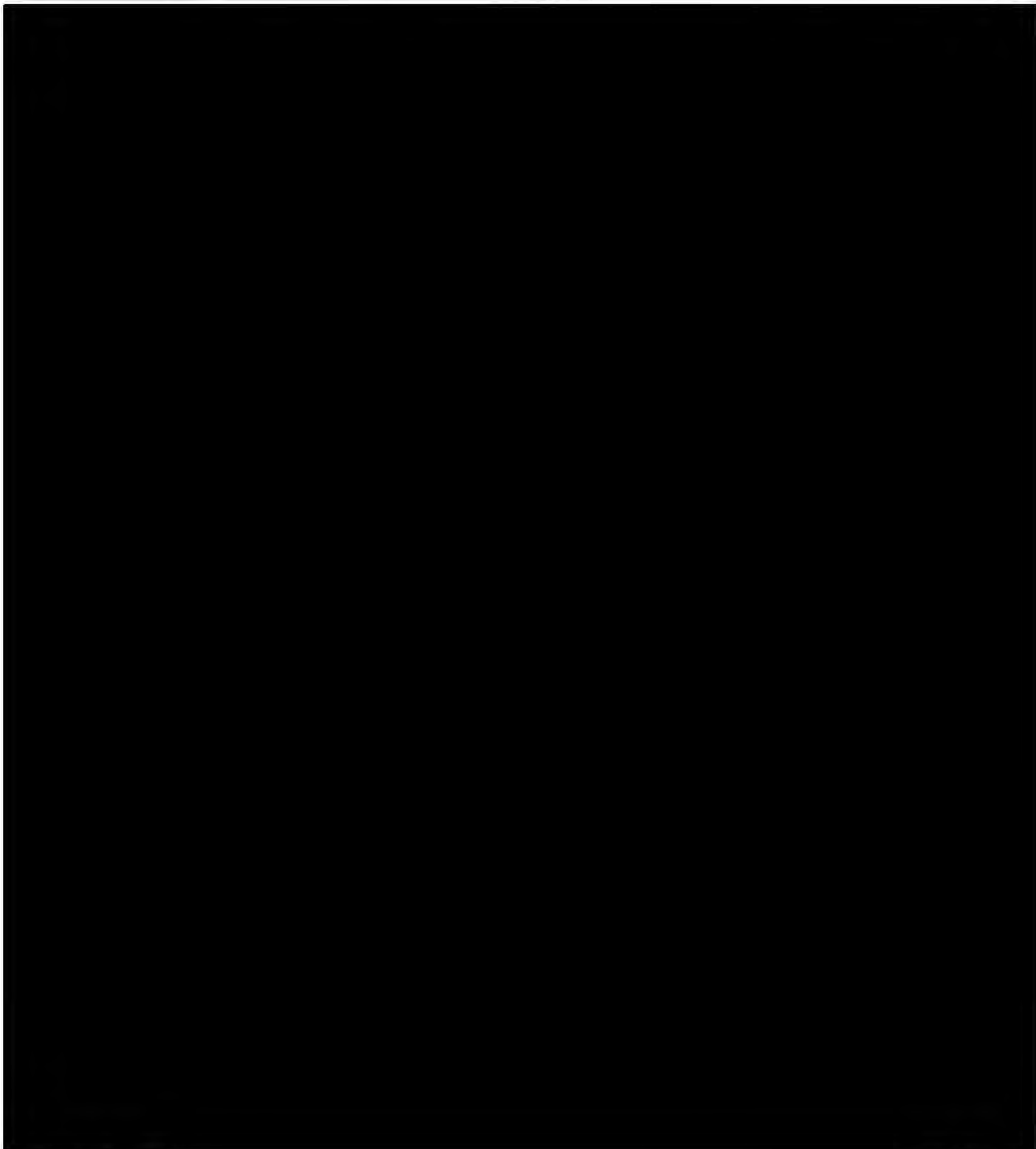
Thursday, May 11, 2023

15:08

Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

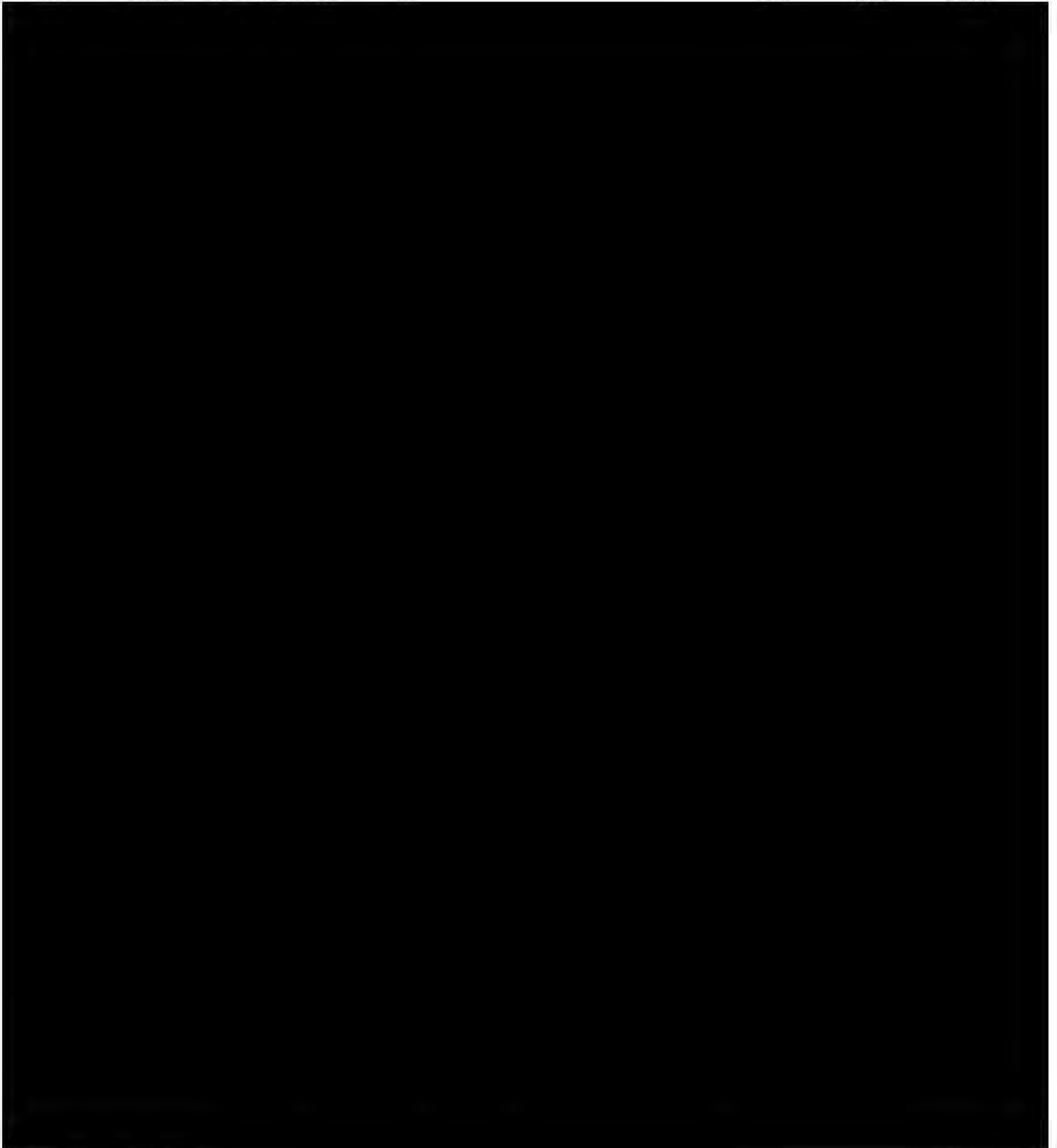
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Rancho San Juan HOA

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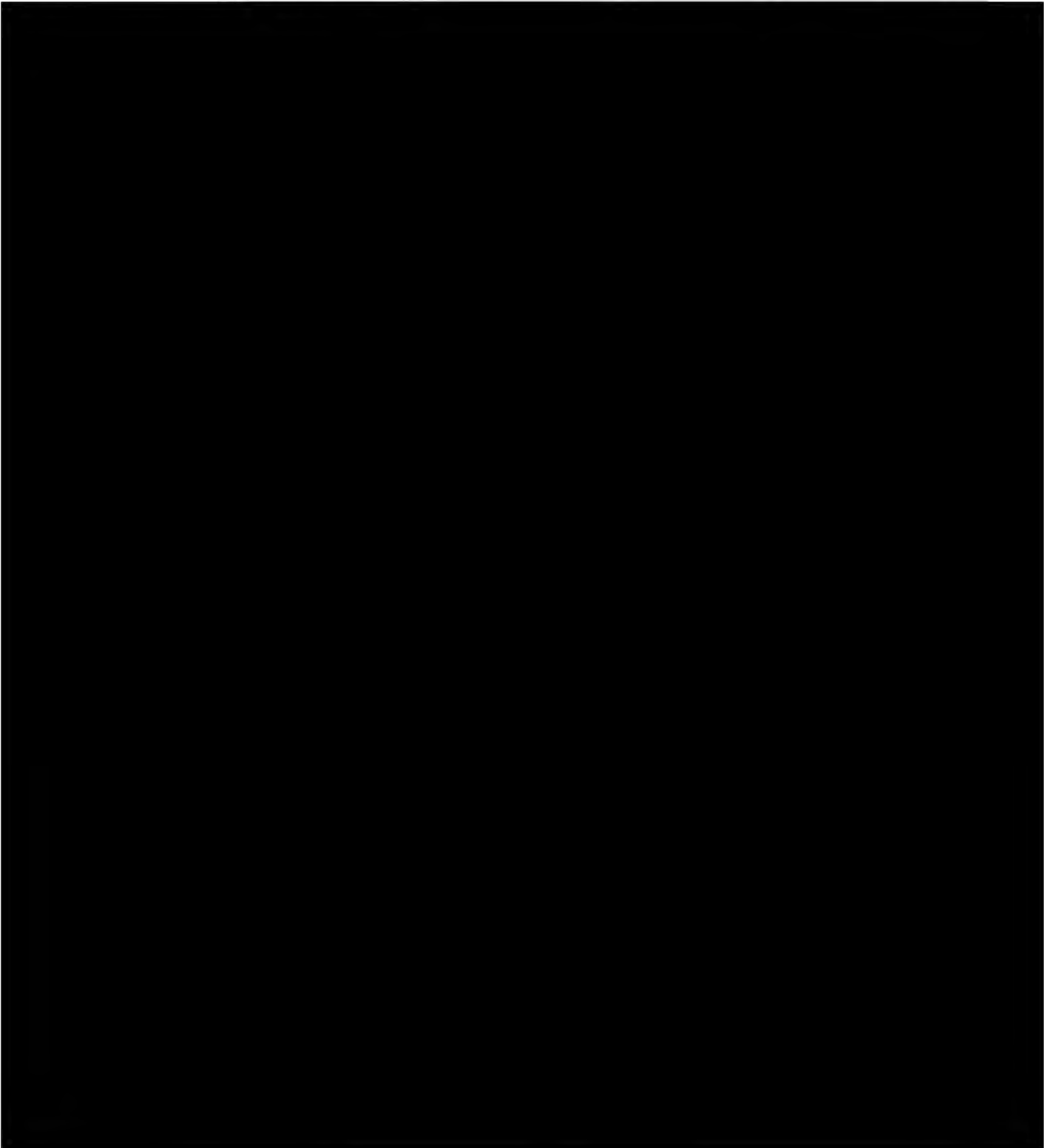
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Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

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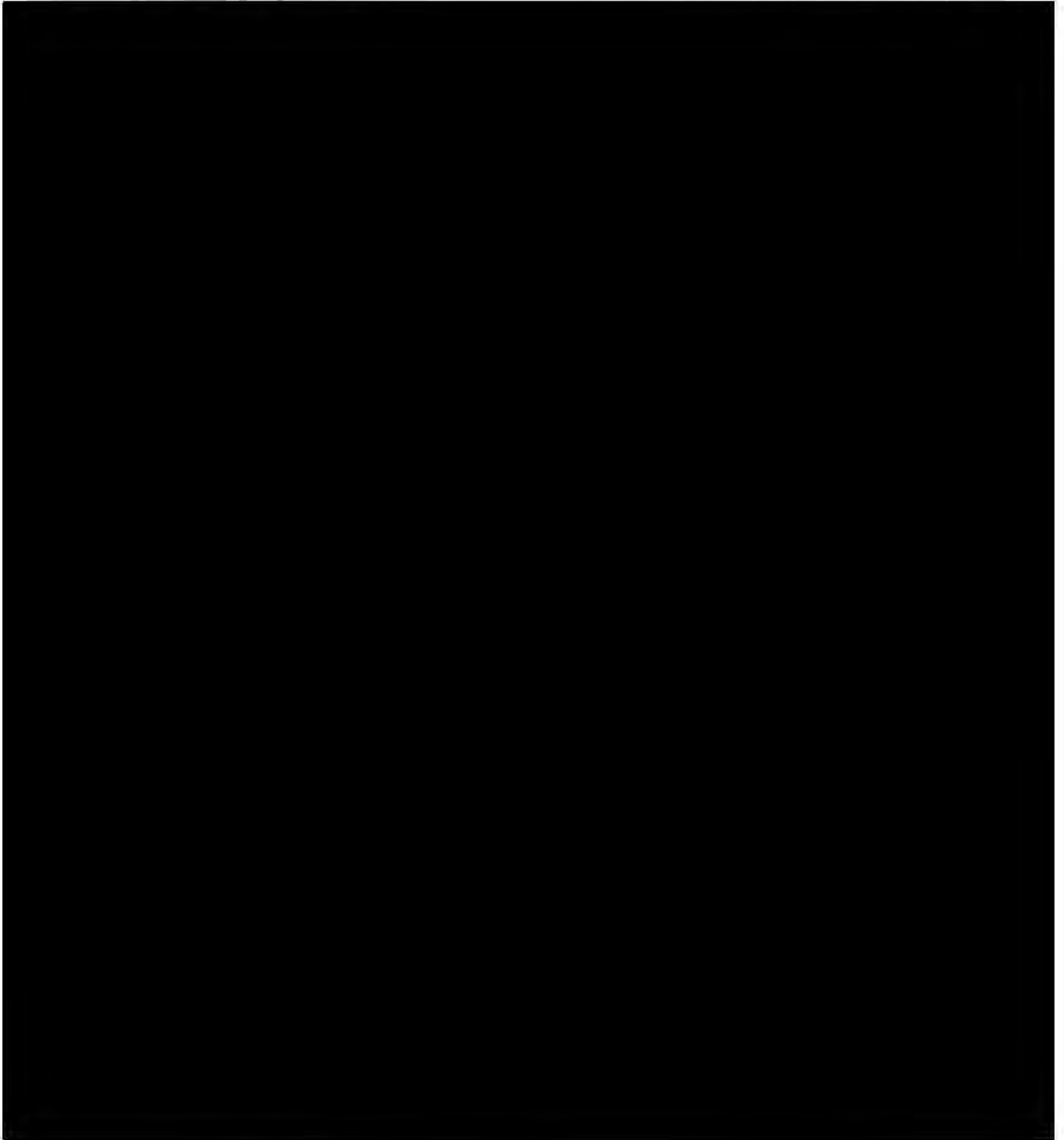
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Rancho San Juan HOA

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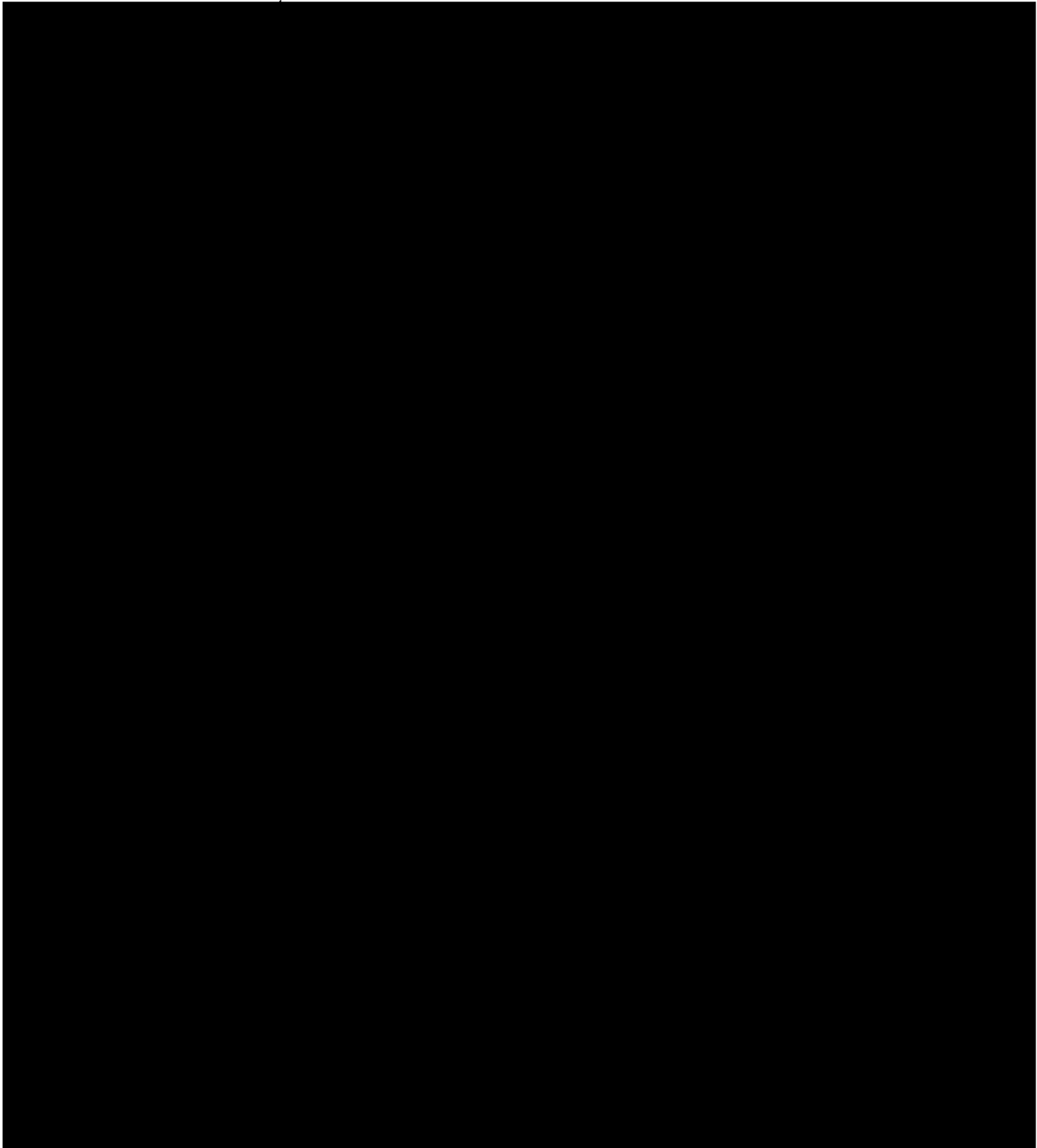
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Period 4/1/2023 To 4/30/2023 11:59:00 PM

Rancho San Juan HOA

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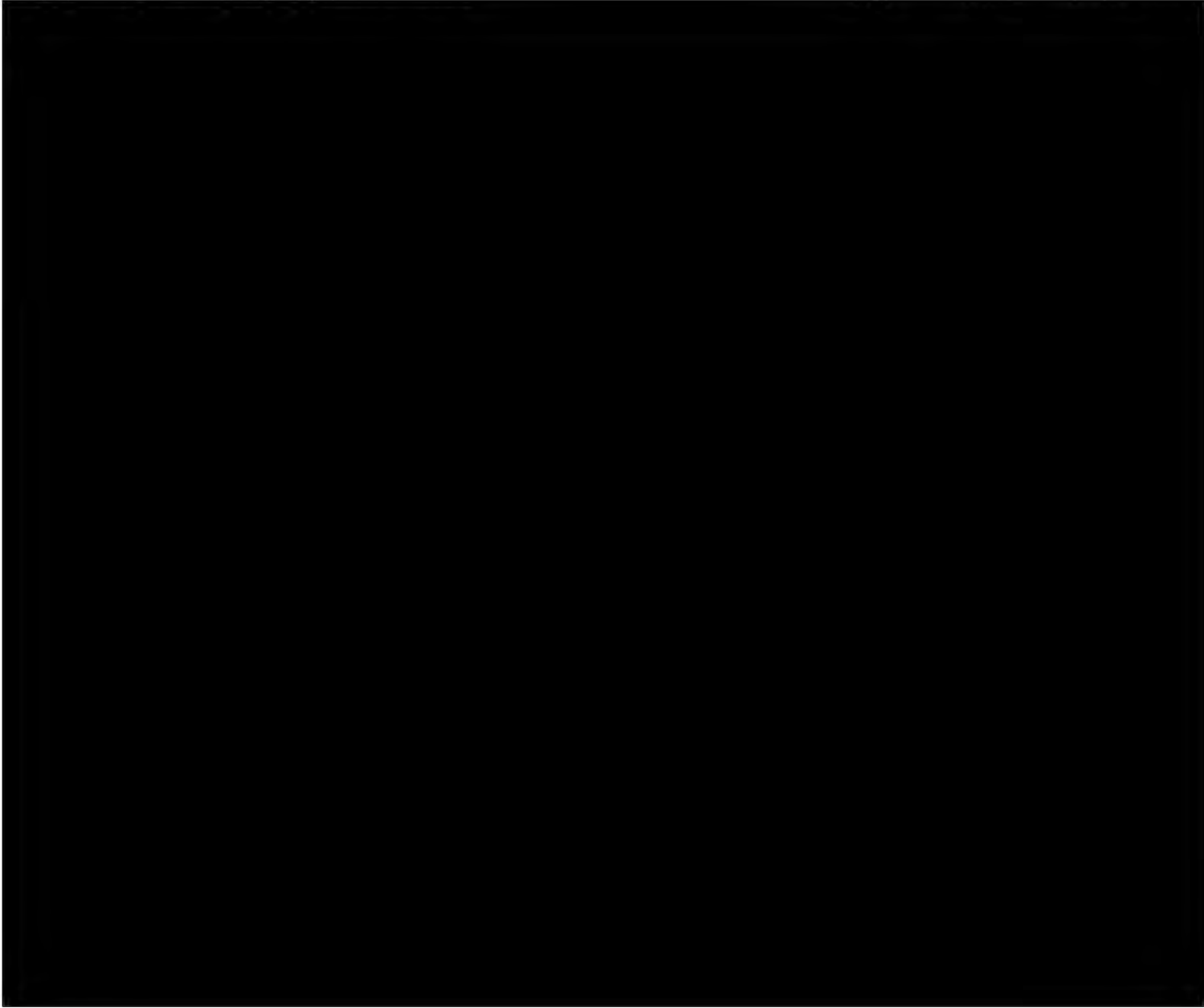
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Rancho San Juan HOA

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Rancho San Juan HOA

AR Reports

Resident AR Balances

Thursday, May 11, 2023 15:08

Period 04/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Property Totals

# Units	# Builder	# Resident	# Owners	# Tenants	Owner Ratio
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Resident AR Balances

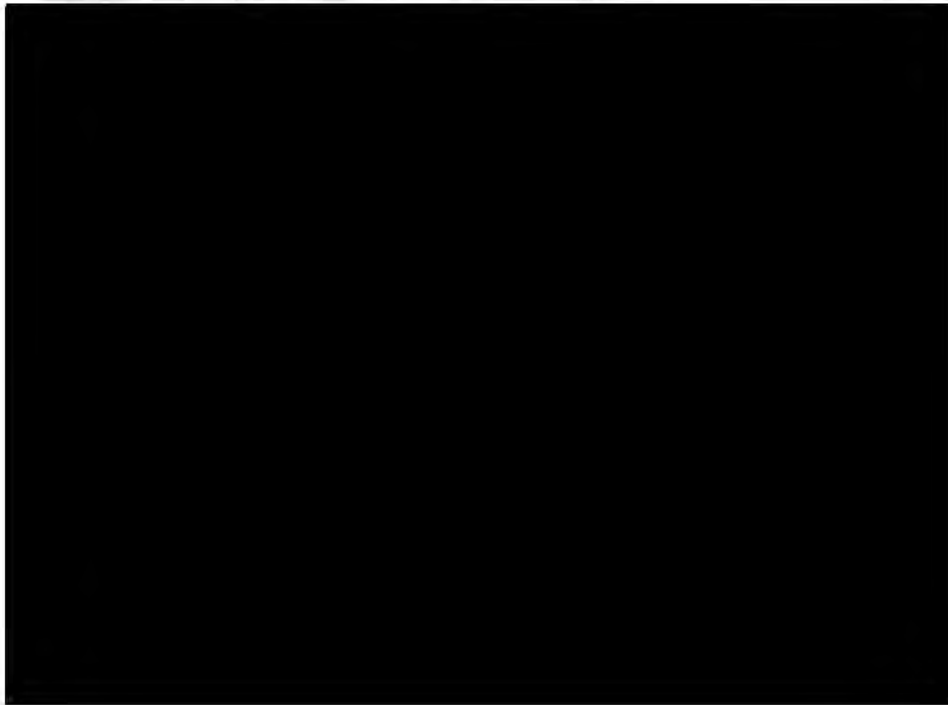
Thursday, May 11, 2023

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Period 04/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Resident Prepaid Balances

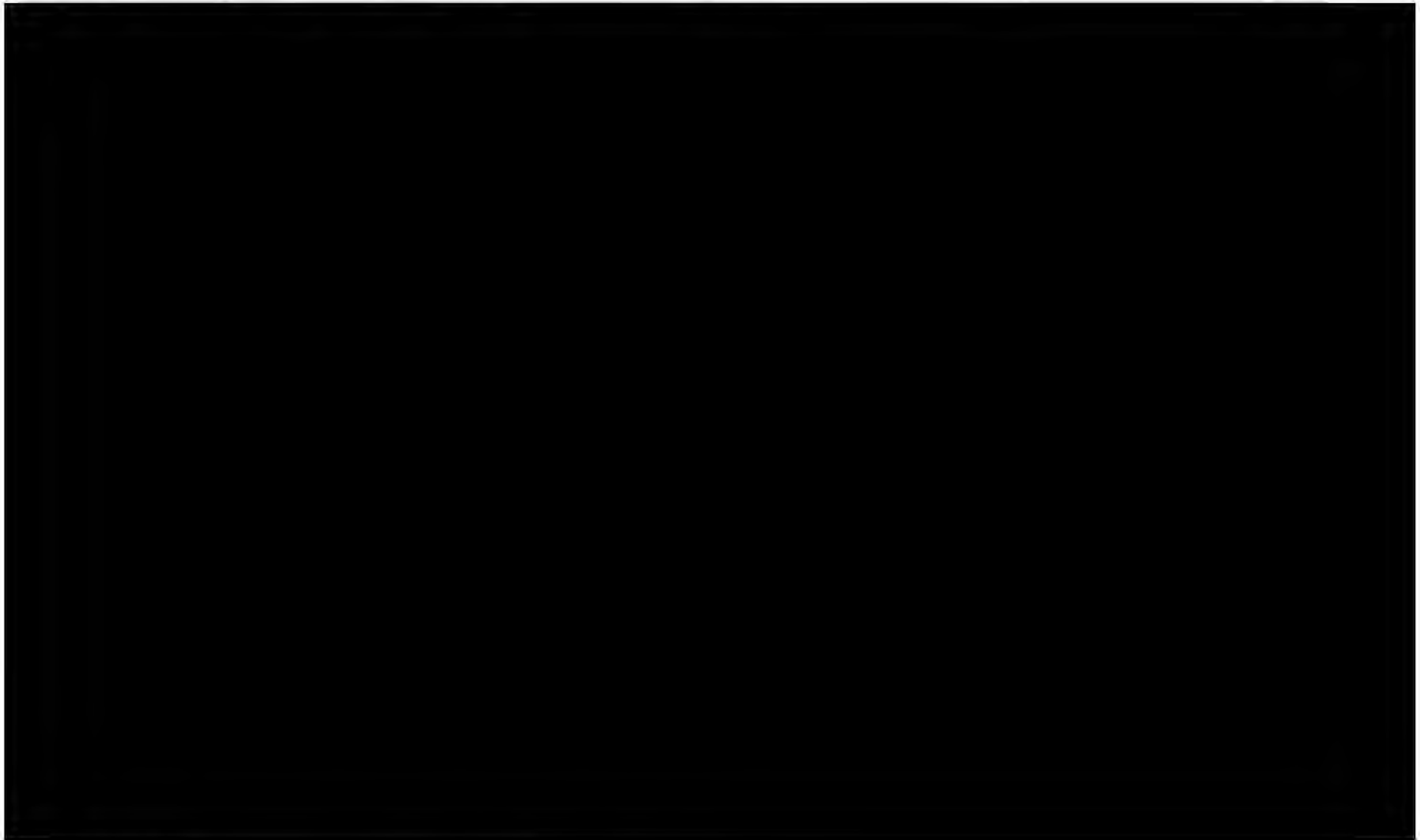
Thursday, May 11, 2023

15:08

Posted Date 04/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Resident Prepaid Balances

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Rancho San Juan HOA

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JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

regallo

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Varalino Community Management

May 2023

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May 31, 2023**

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Treasurer or Other Board Member

Date

GL Balance Sheet

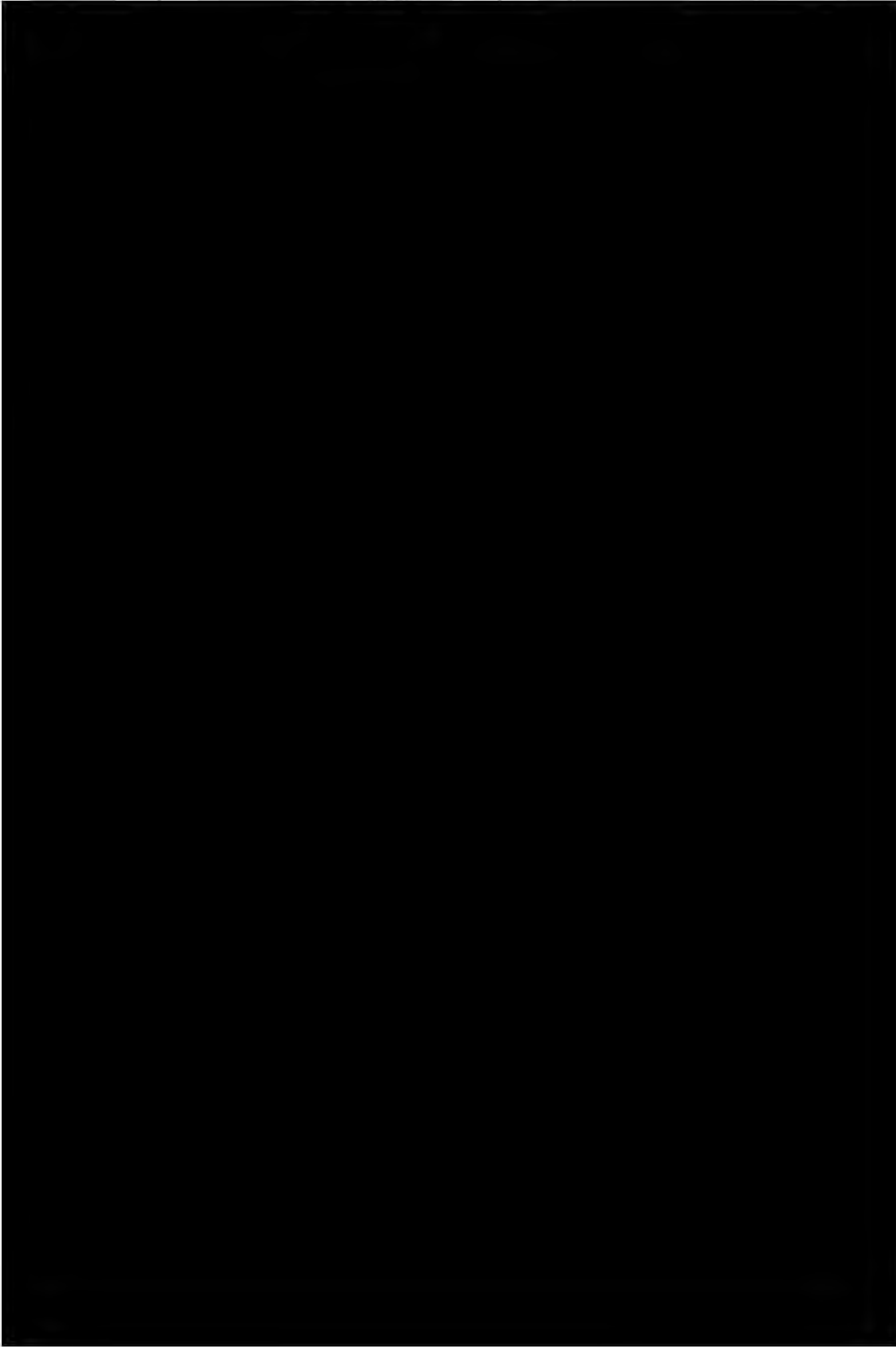
Period 05/31/2023

Tuesday, June 13, 2023

15:28

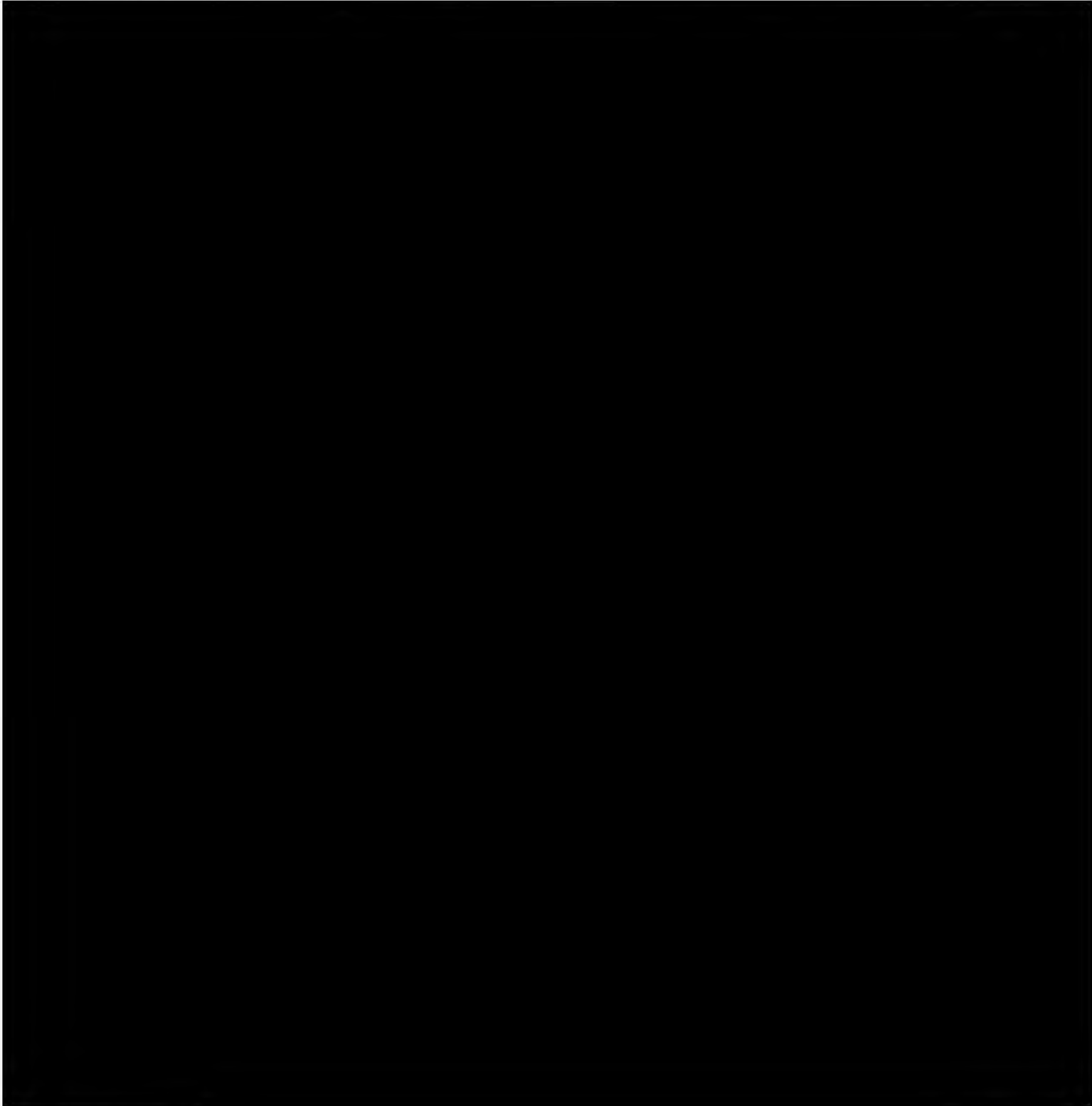
Rancho San Juan HOA

Operating	Reserve	Total
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Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 5/1/2023 To 5/31/2023 11:59:00 PM

Current Period Operating			Year to Date Operating			Annual
Actual	Budget	\$ Var	Actual	Budget	\$ Var	



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 5/1/2023 To 5/31/2023 11:59:00 PM

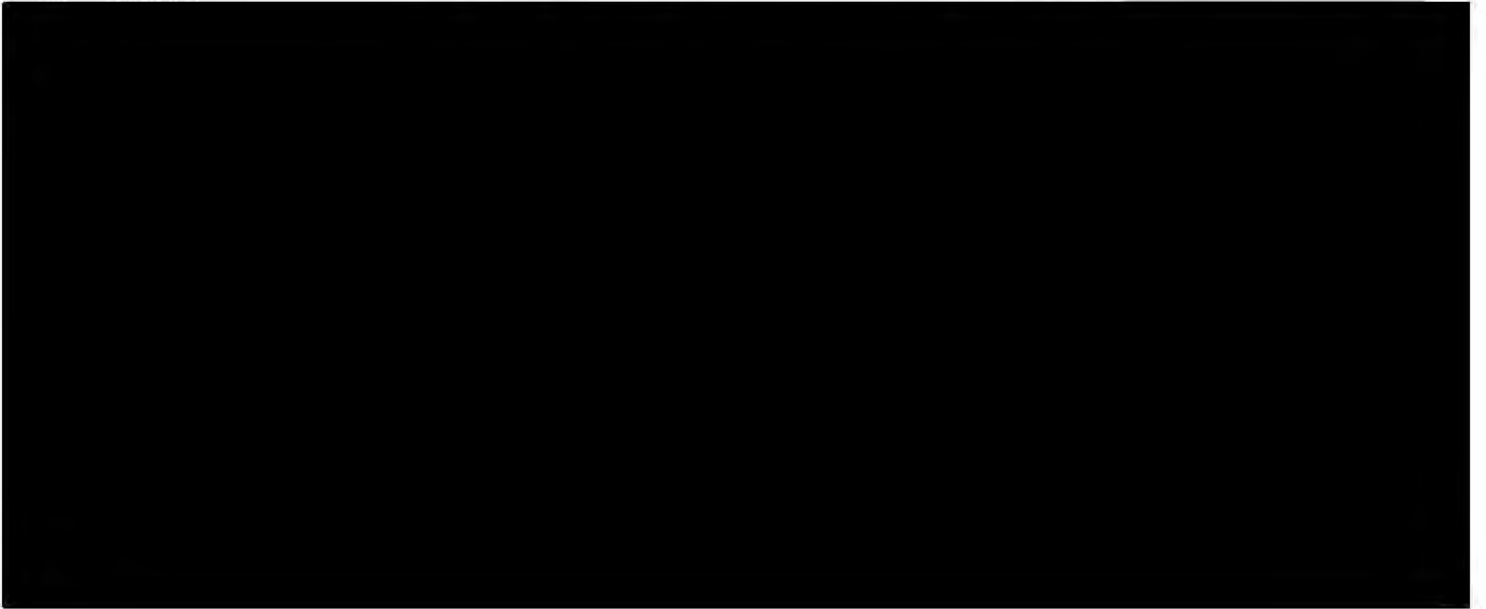
Current Period Operating

Year to Date Operating

Actual Budget \$ Var

Actual Budget \$ Var

Annual



Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Period 5/1/2023 To 5/31/2023 11:59:00 PM

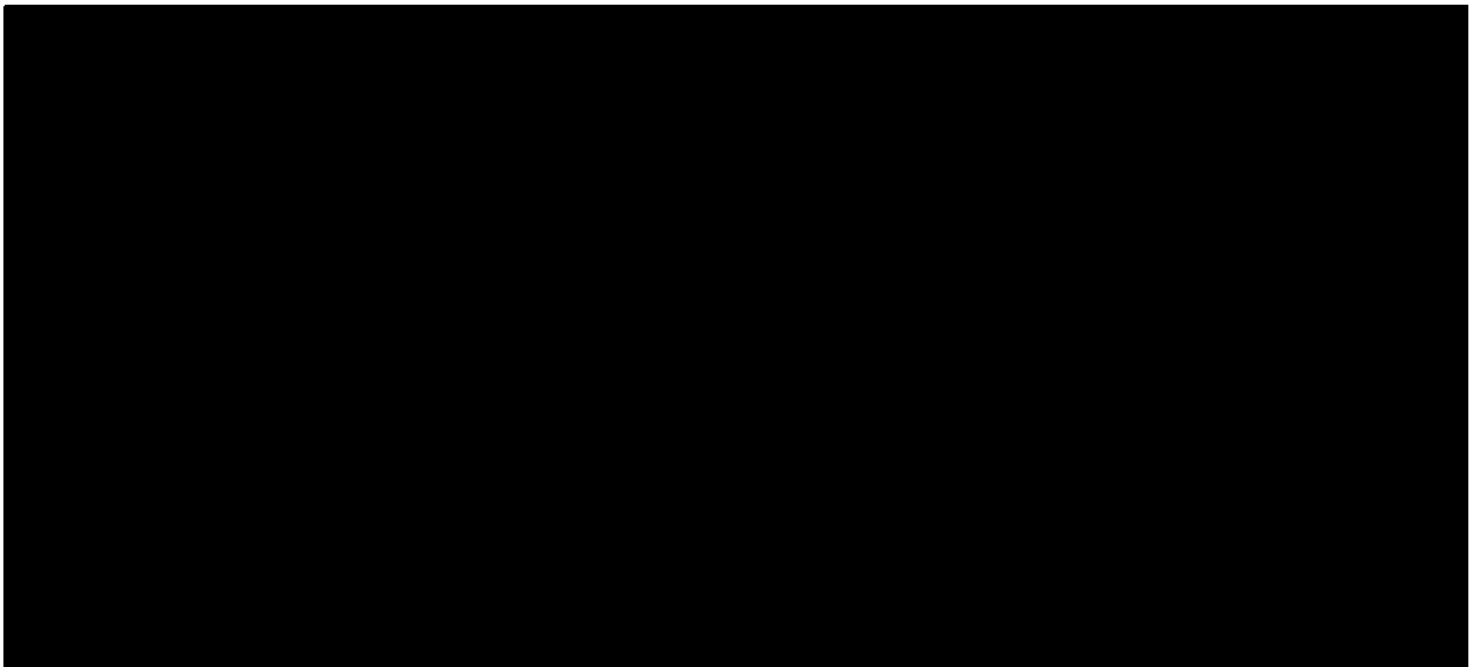
Current Period Reserve

Year to Date Reserve

Actual Budget \$ Var

Actual Budget \$ Var

Annual



GL Income Statement Annual Current

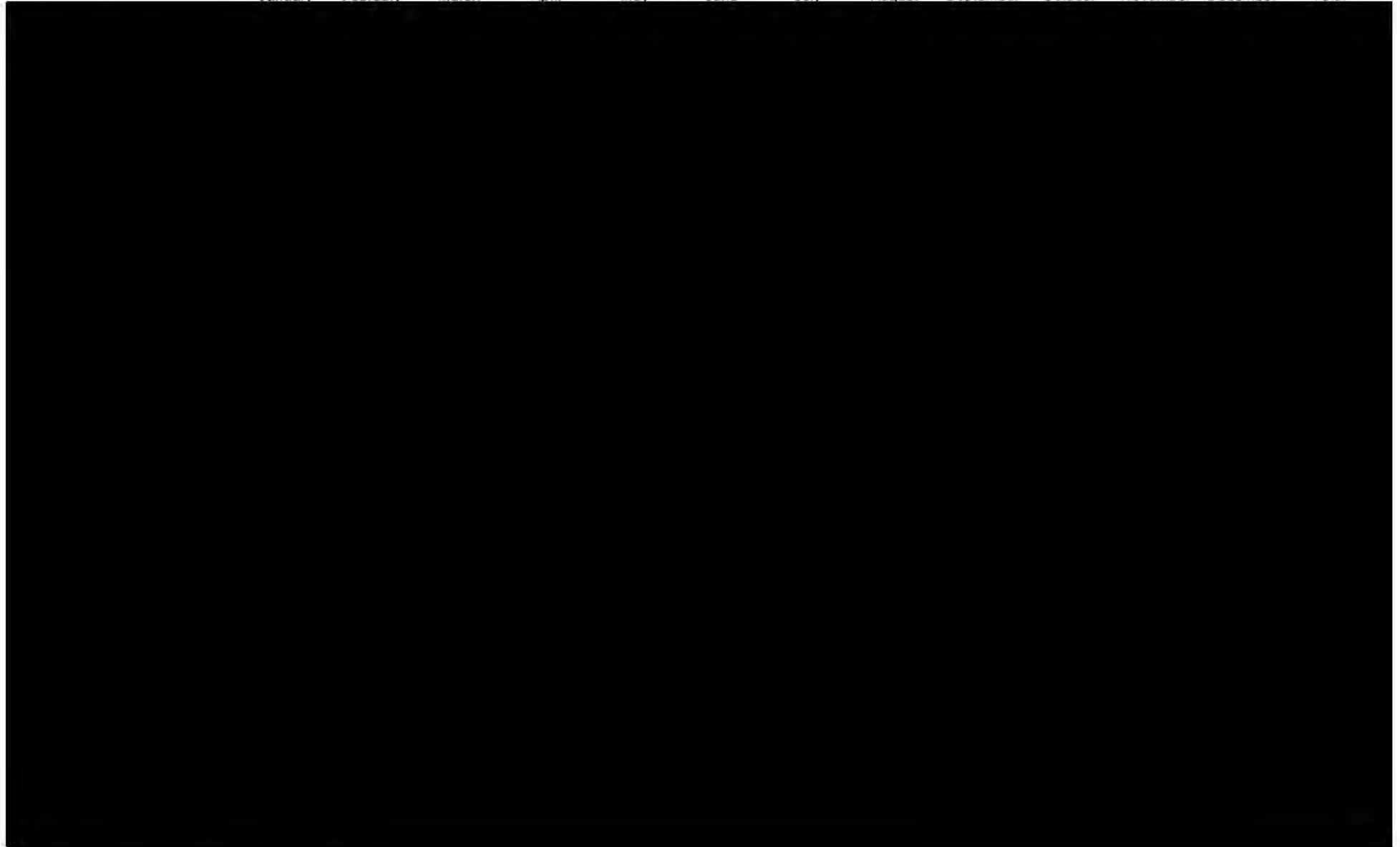
Tuesday, June 13, 2023 15:28

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Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total



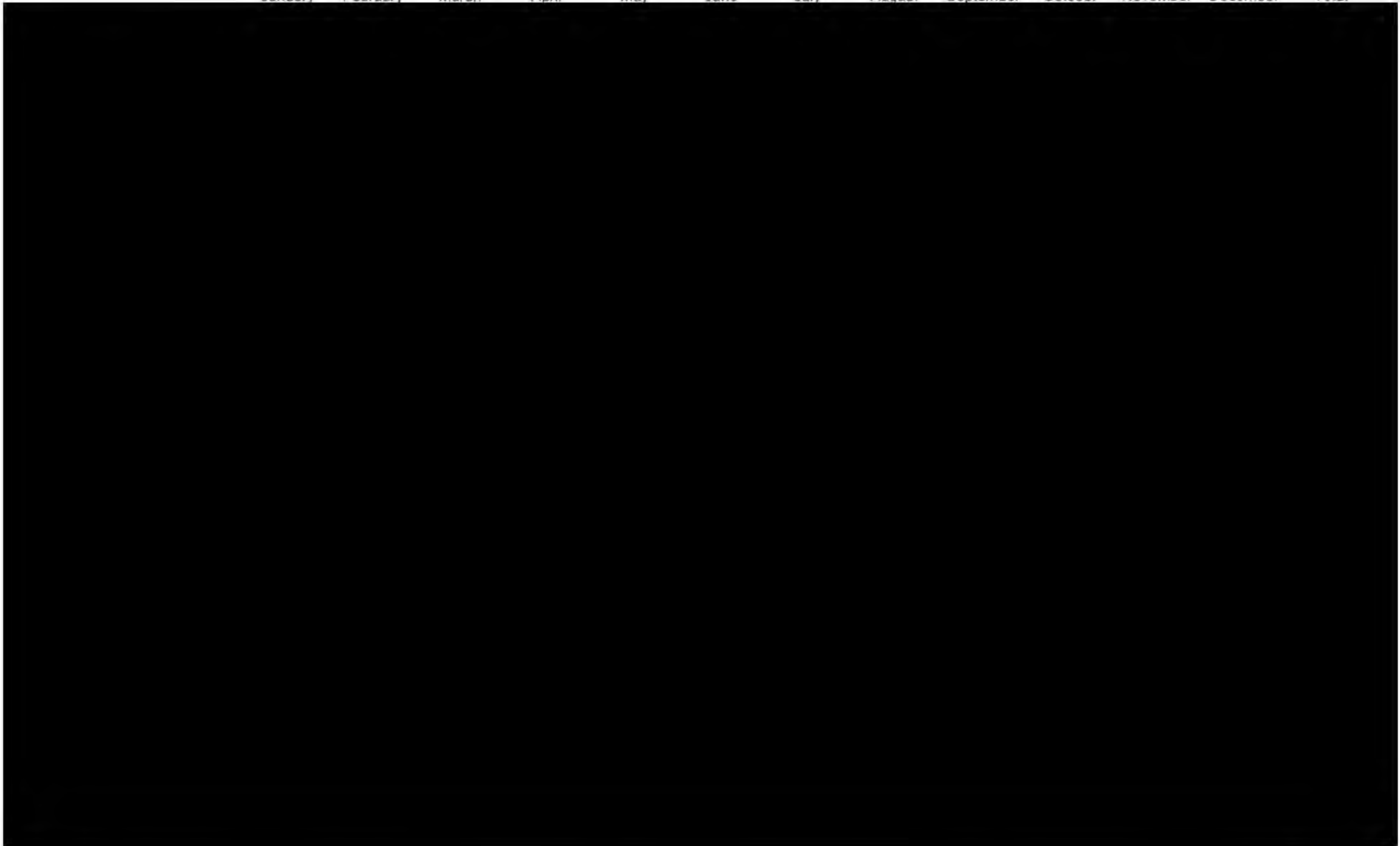
GL Income Statement Annual Current

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total



GL Income Statement Annual Current

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Reserve

January February March April May June July August September October November December Total



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: Operating

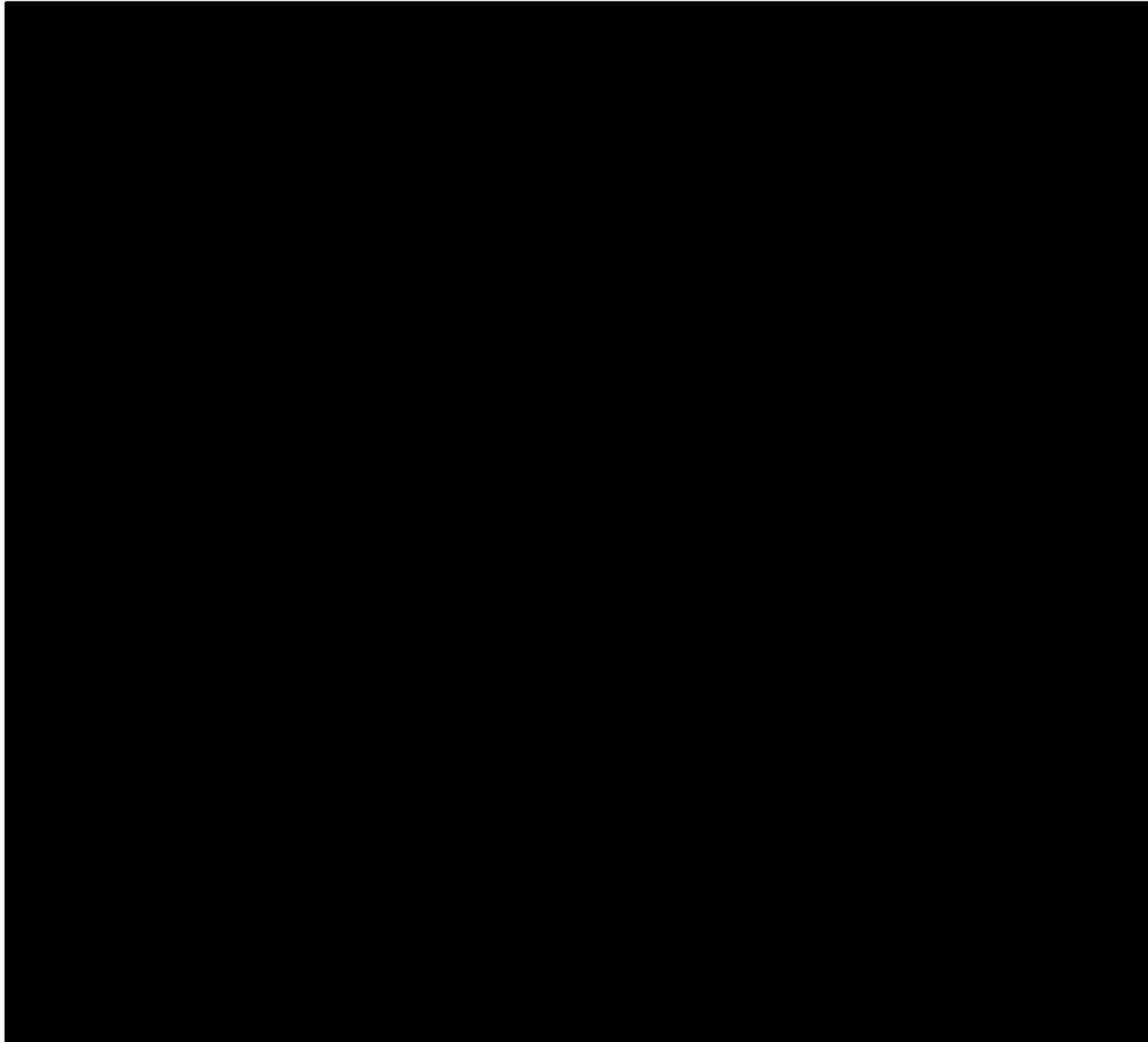
Statement Date: 5/31/2023

G/L Balance:

Linked Statement: 060123095021_7739-RANCHO SAN JUAN HOMEOWNERS
COMMUNITY MGMT RANCHO SAN JUAN

Statement Balance:

Item	Date	Check #	Amount	Balance
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Outstanding Items:

Date	Reference	Uncleared Deposits
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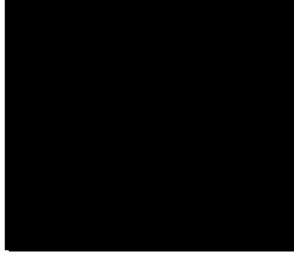
* voided check

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank Reconciliation Summary: Operating [REDACTED] [REDACTED]

G/L Balance:
Uncleared Checks, Credits:
Uncleared Deposits, Debits:
G/L Difference:

Statement Balance:
G/L and Balance Difference



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: MM Reserve [REDACTED]
Statement Date: 5/31/2023
Linked Statement: 060123095519_7739-RANCHO SAN JUAN HOMEOWNERS
COVADAL INC COMMUNITY MGMT RANCHO SAN JUAN

G/L Balance: [REDACTED]
Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
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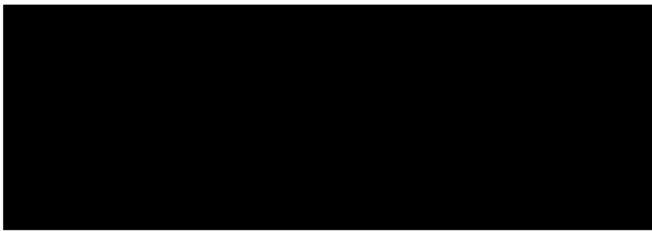
Outstanding Items:

Bank Reconciliation Summary: MM Reserve [REDACTED]

G/L Balance: [REDACTED]
Uncleared Checks Credits: [REDACTED]
Uncleared Deposits, Debits: [REDACTED]
G/L Difference: [REDACTED]

Statement Balance: [REDACTED]
G/L and Balance Difference [REDACTED]

Rancho San Juan HOA
Bank Statement Attachments



Last statement: April 30, 2023
This statement: May 31, 2023
Total days in statement period: 31

RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - OPR
6345 S PECOS RD SUITE 211
LAS VEGAS NV 89120-6224

Page 1

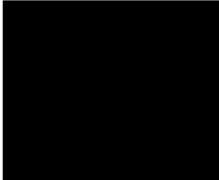
[Redacted]
(4)



THANK YOU FOR BANKING WITH US!



Account number
Enclosures
Low balance
Average balance
Avg collected balance

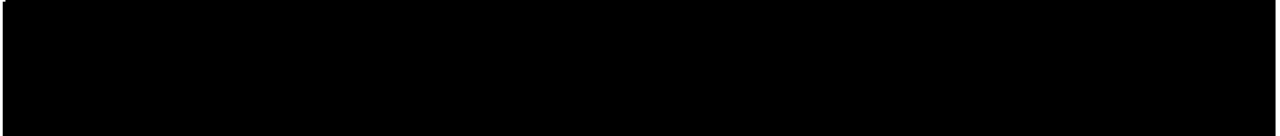


Beginning balance
Total additions
Total subtractions
Ending balance



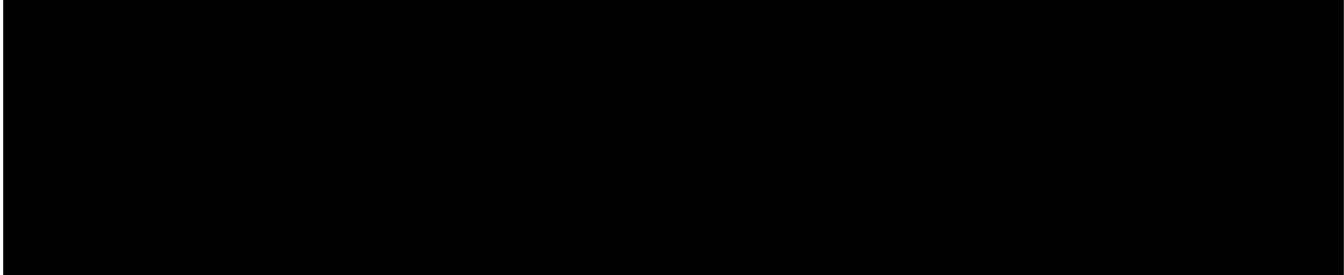
CHECKS

Number Date Amount Number Date Amount



DEBITS

Date Description Subtractions



CREDITS

Date	Description	Additions
[REDACTED]		

DAILY BALANCES

Date	Amount	Date	Amount	Amount
[REDACTED]				

INTEREST INFORMATION

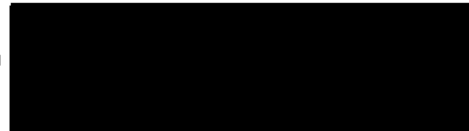
Annual percentage yield earned
Interest-bearing days
Average balance for APY
Interest earned

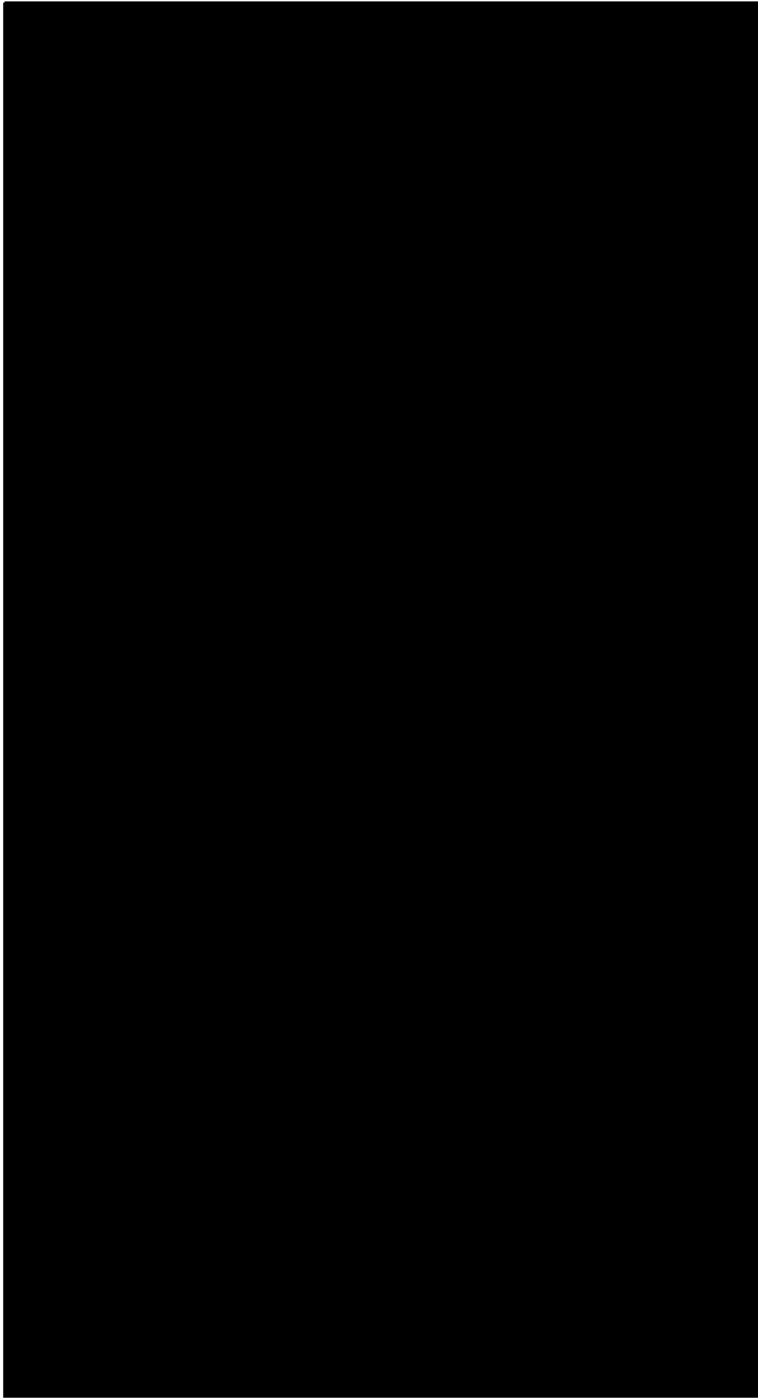


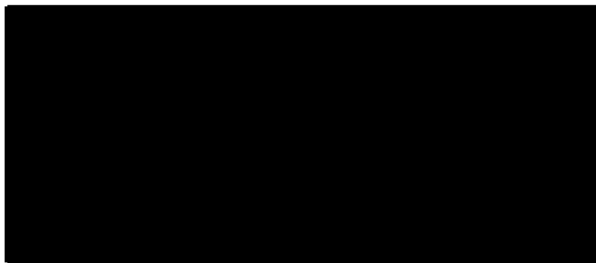
OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
A large black rectangular redaction box covering the data for the overdraft/return item fees table.		

Thank you for banking with





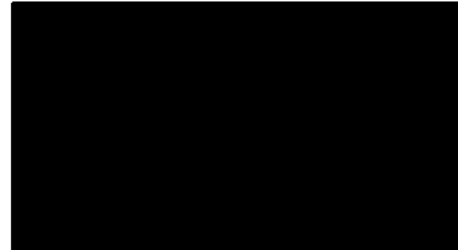


RANCHO SAN JUAN HOMEOWNERS
 C/O VARALINO COMMUNITY MGMT
 RANCHO SAN JUAN - RSV
 6345 S PECOS RD SUITE 211
 LAS VEGAS NV 89120-6224

Last statement: April 30, 2023
 This statement: May 31, 2023
 Total days in statement period: 31

Page 1

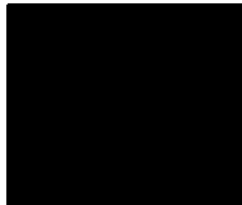
(0)



THANK YOU FOR BANKING WITH US!



Account number
 Low balance
 Average balance
 Avg collected balance
 Interest paid year to date



Beginning balance
 Total additions
 Total subtractions
 Ending balance



CREDITS

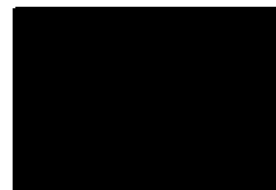
Date	Description	Additions

DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount

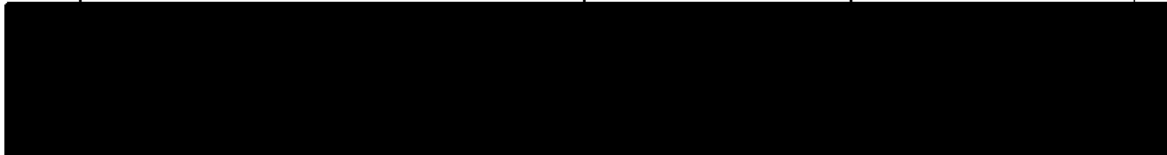
INTEREST INFORMATION

Annual percentage yield earned
 Interest-bearing days
 Average balance for APY
 Interest earned

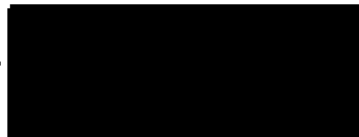


OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
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Thank you for banking with



Rancho San Juan HOA

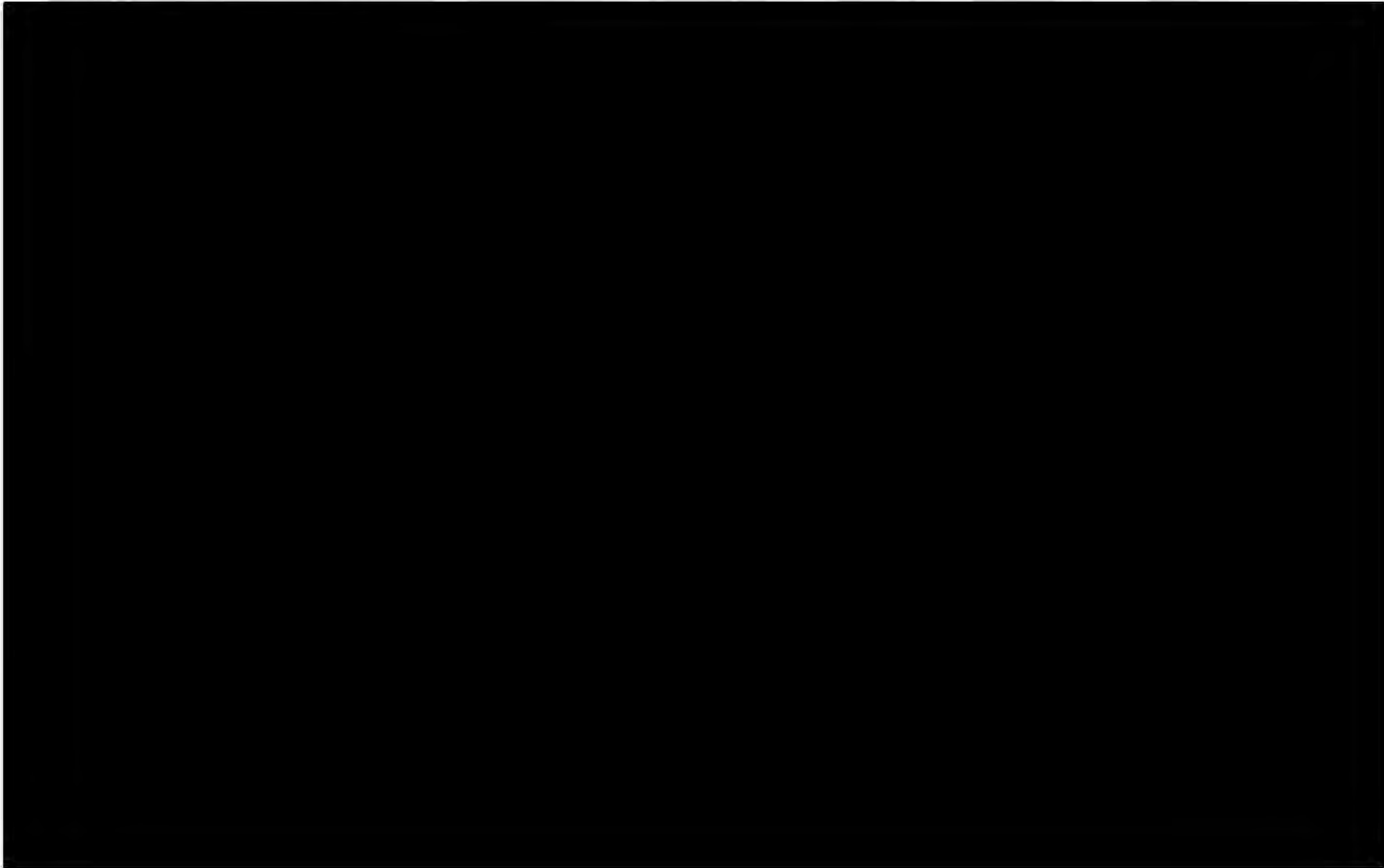
AP Reports

AP Check Register with Detail

Check Date 5/1/2023 To 5/31/2023 11:59:00 PM

Voided No

Rancho San Juan HOA

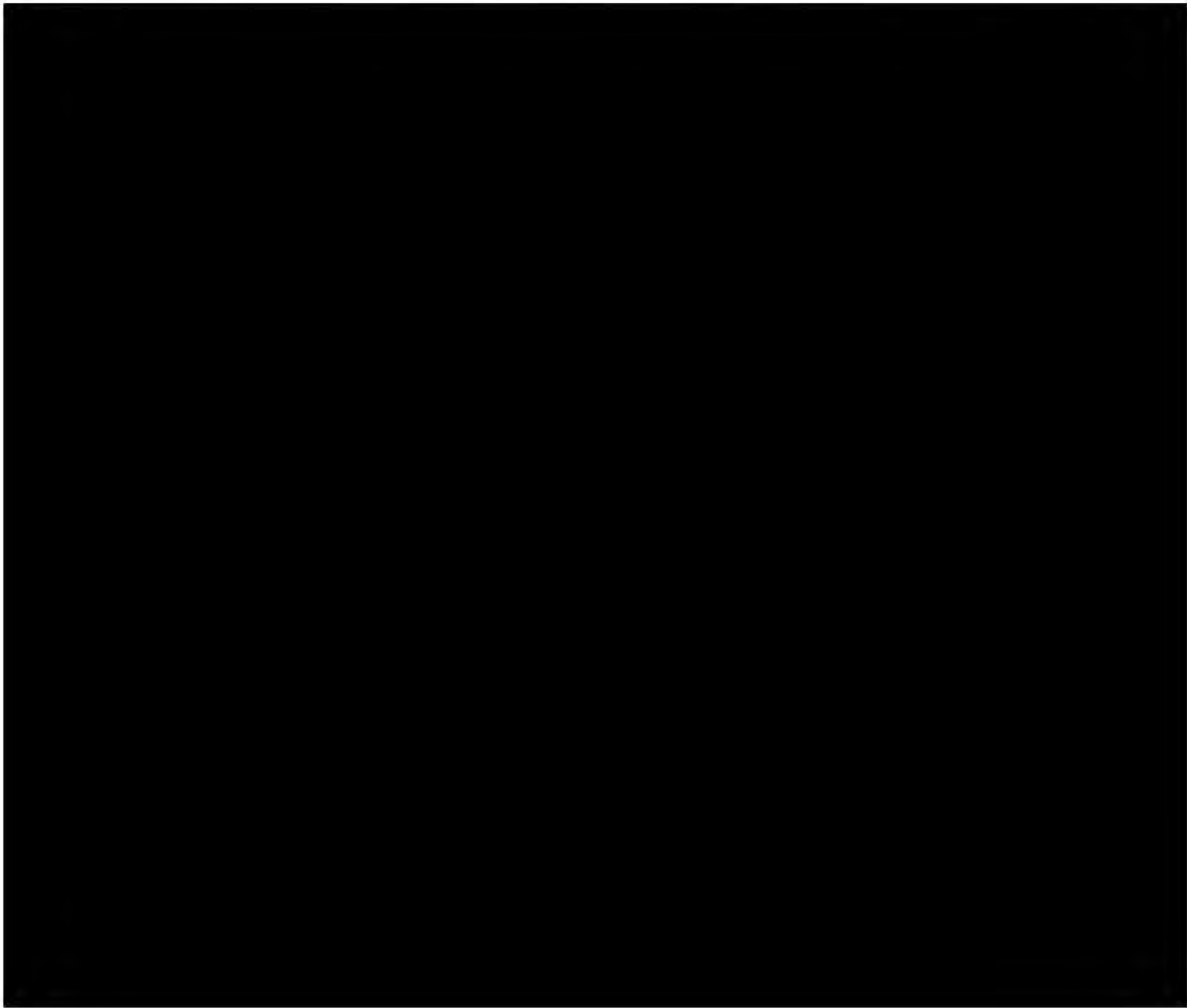


AP DS Aging Detail Accrual

Period 05/31/2023

Rancho San Juan HOA

Vendor	Date	Invoice #	Current	31-60	61-90	Over 90
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Rancho San Juan HOA
Allowance for Doubtful Accounts - [REDACTED]
5/31/2023

Date	Description	Bad Debt Accrual	Bad Debt Write-off	Balance
[REDACTED]				

Rancho San Juan HOA
Due to/from
5/31/23

Date	Description	Reserve Transfer Budget	Reserve Transfer Funded	Reserve Exp Paid from Oper	Due from/(to) Oper (from)/to Reserve Balance
[REDACTED]					

Rancho San Juan HOA
Prepaid Expenses [REDACTED]
5/31/2023

Description	GL#	Date	Total Amt	Monthly Amt	Addition	April 23 Reversal	Bal	Addition	May 23 Exp	Bal
[REDACTED]										

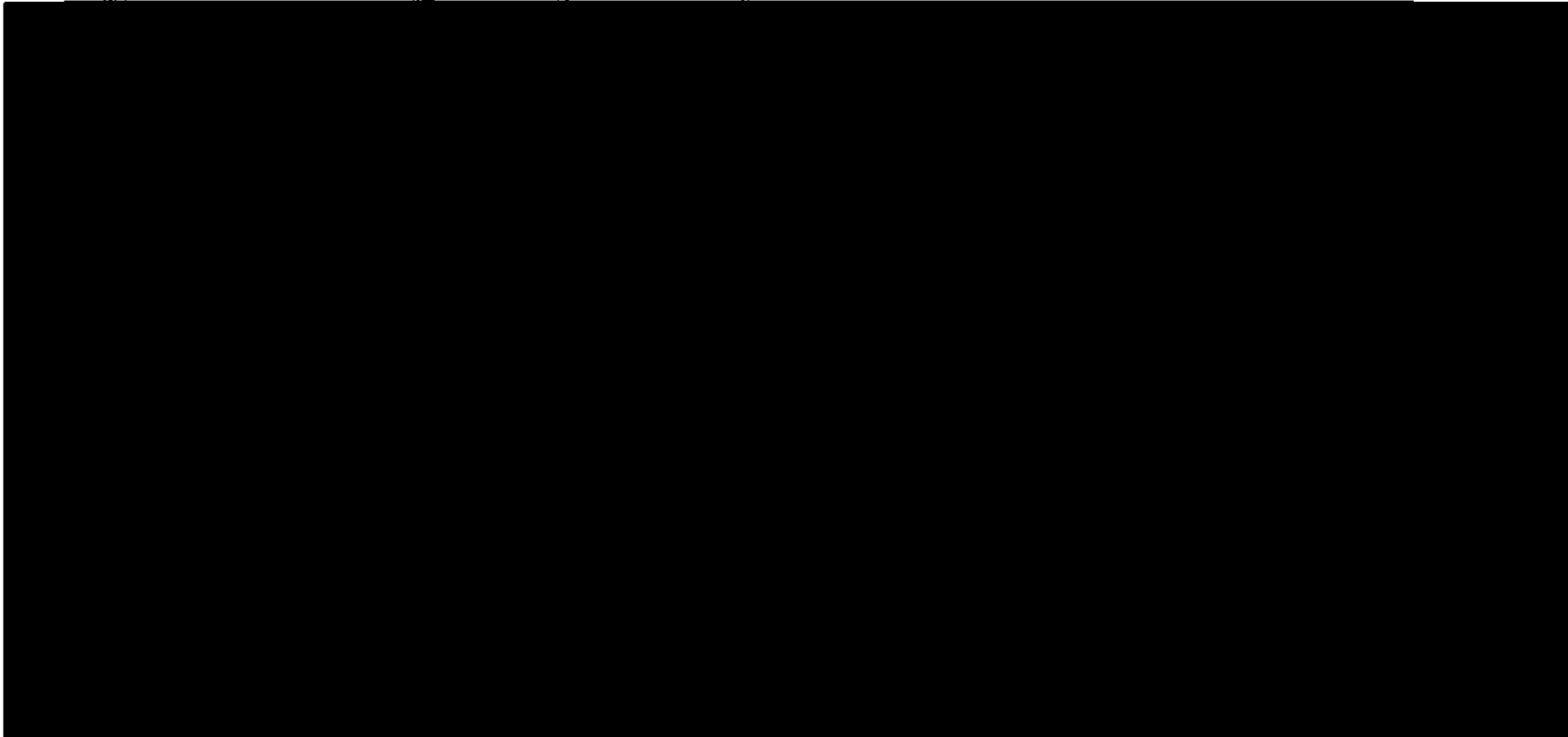
Rancho San Juan HOA
Prepaid insurance · [REDACTED]
5/31/2023

Description	GL#	Date	Total Amt	Monthly Amt	Addition	April 23 Exp	Bal	Addition	May 23 Exp	Bal
[REDACTED]										

Rancho San Juan HOA
Deferred Reserved Revenue
5/31/2023



Date	Reserve Transfer	Reserve Assessments	Reserve Expenses	Balance
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A large solid black rectangular redaction box covering the entire body of the table, obscuring all data rows.

Rancho San Juan HOA

GL Reports

General Ledger Summary

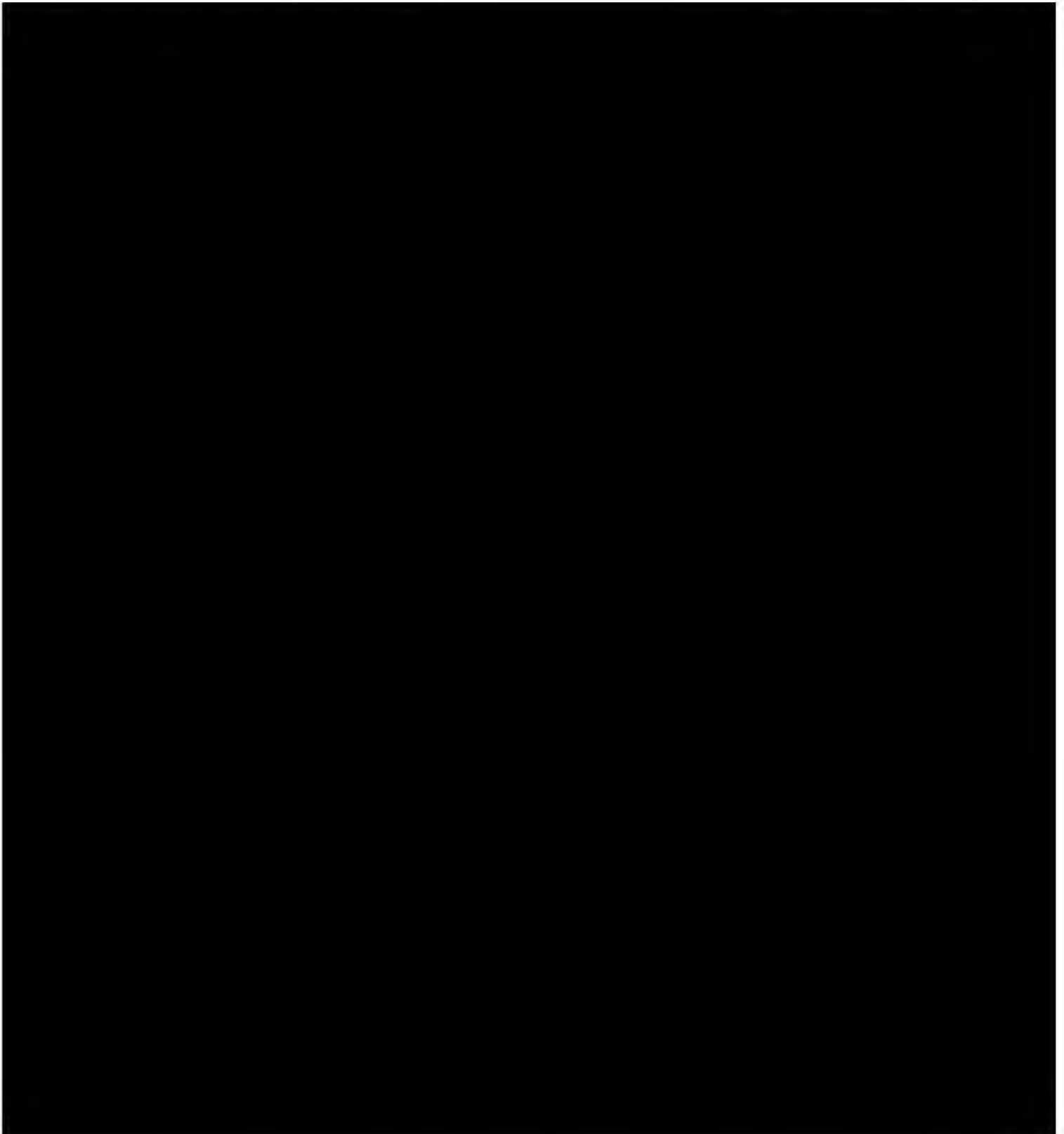
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

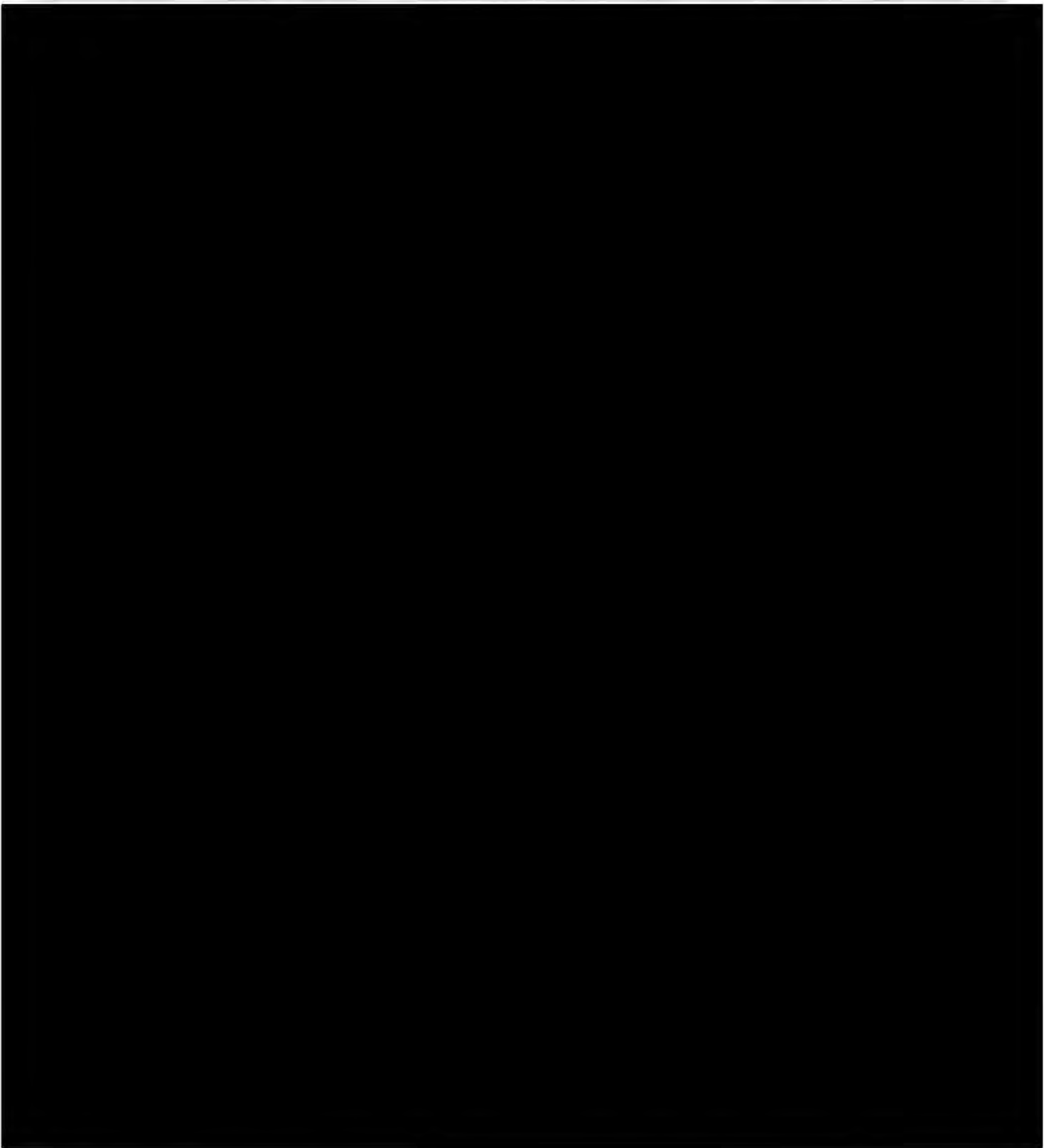
Period 5/1/2023 To 5/31/2023 11:59:00 PM

Tuesday, June 13, 2023

15:28

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

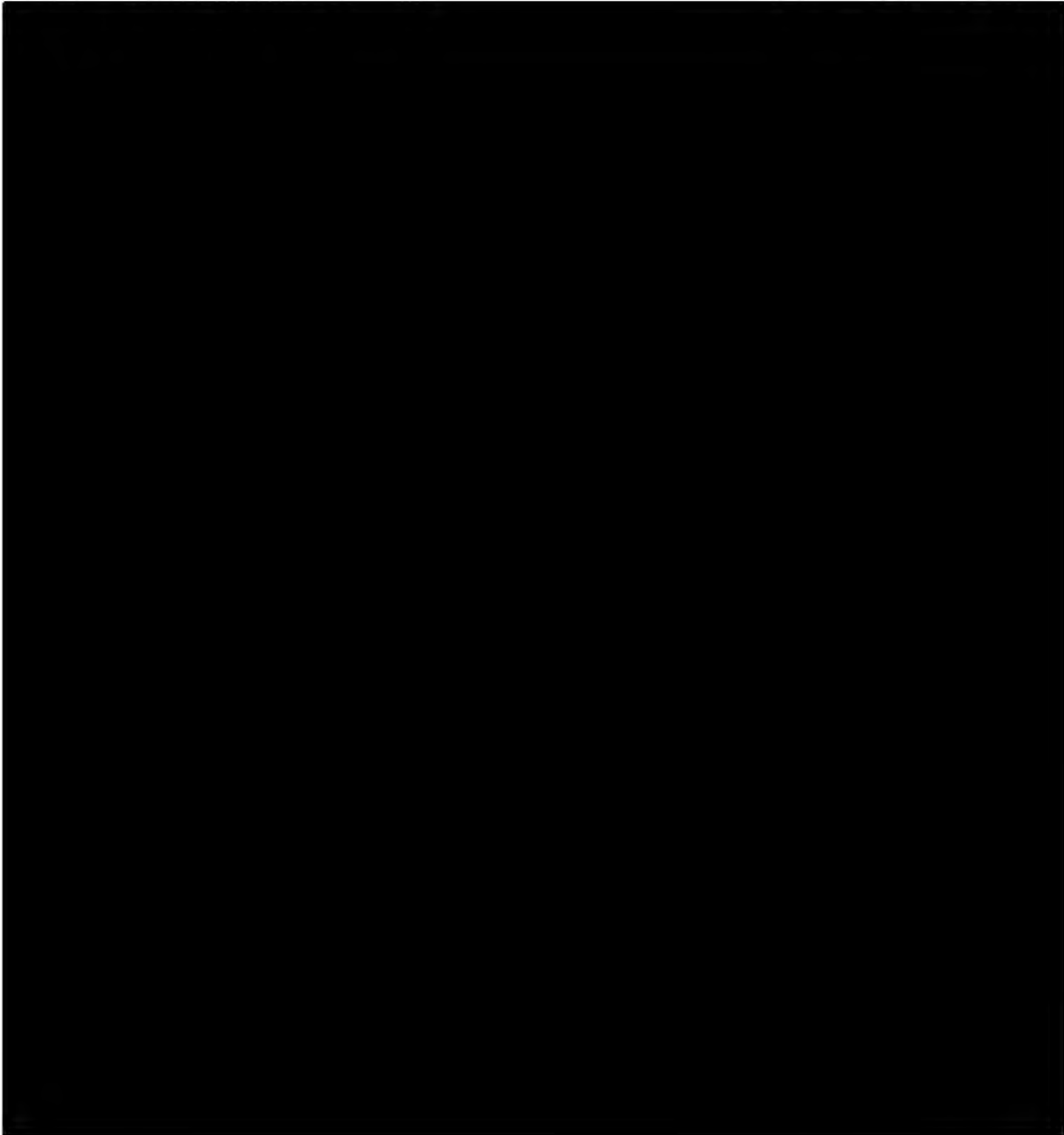
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

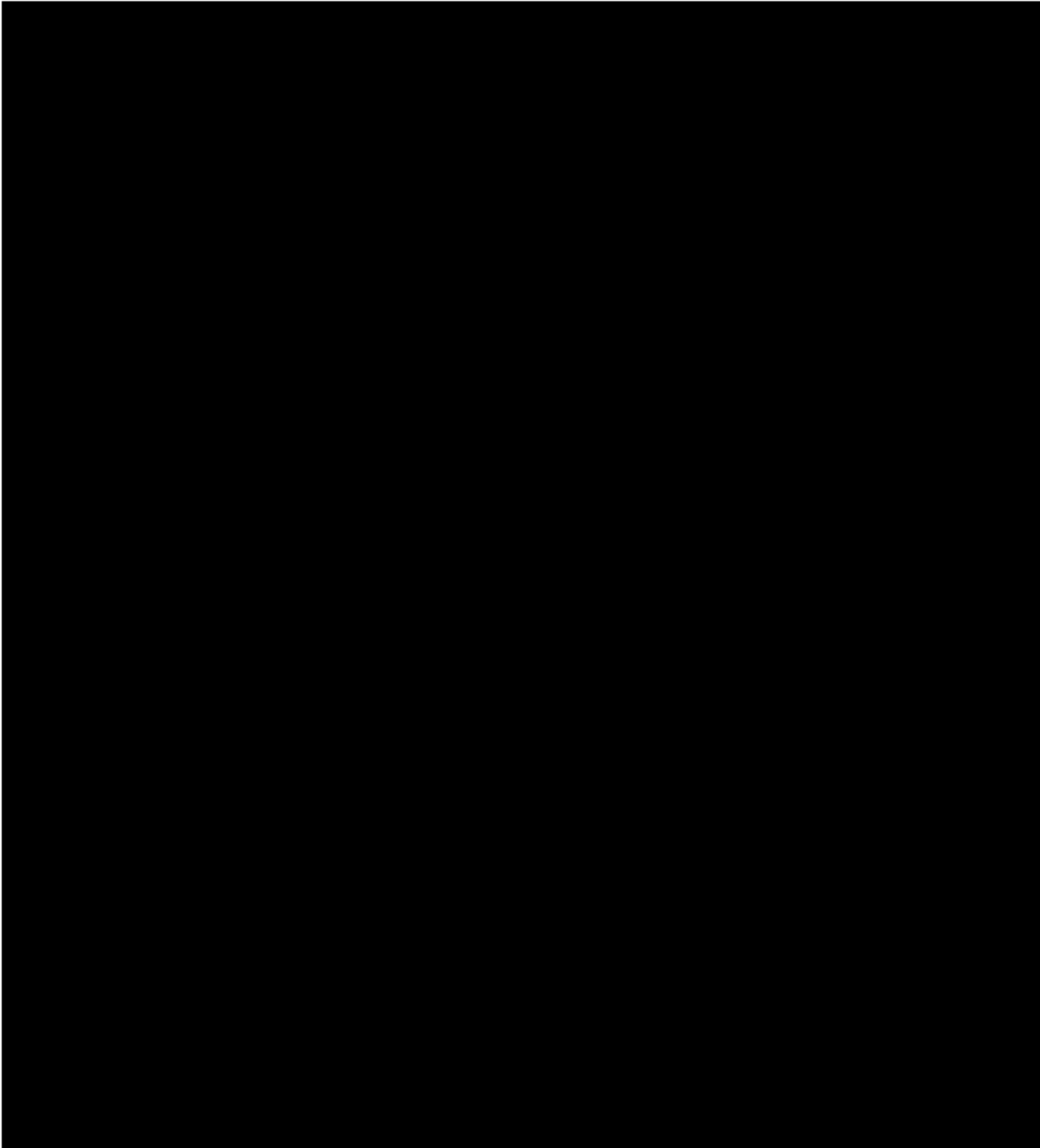
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

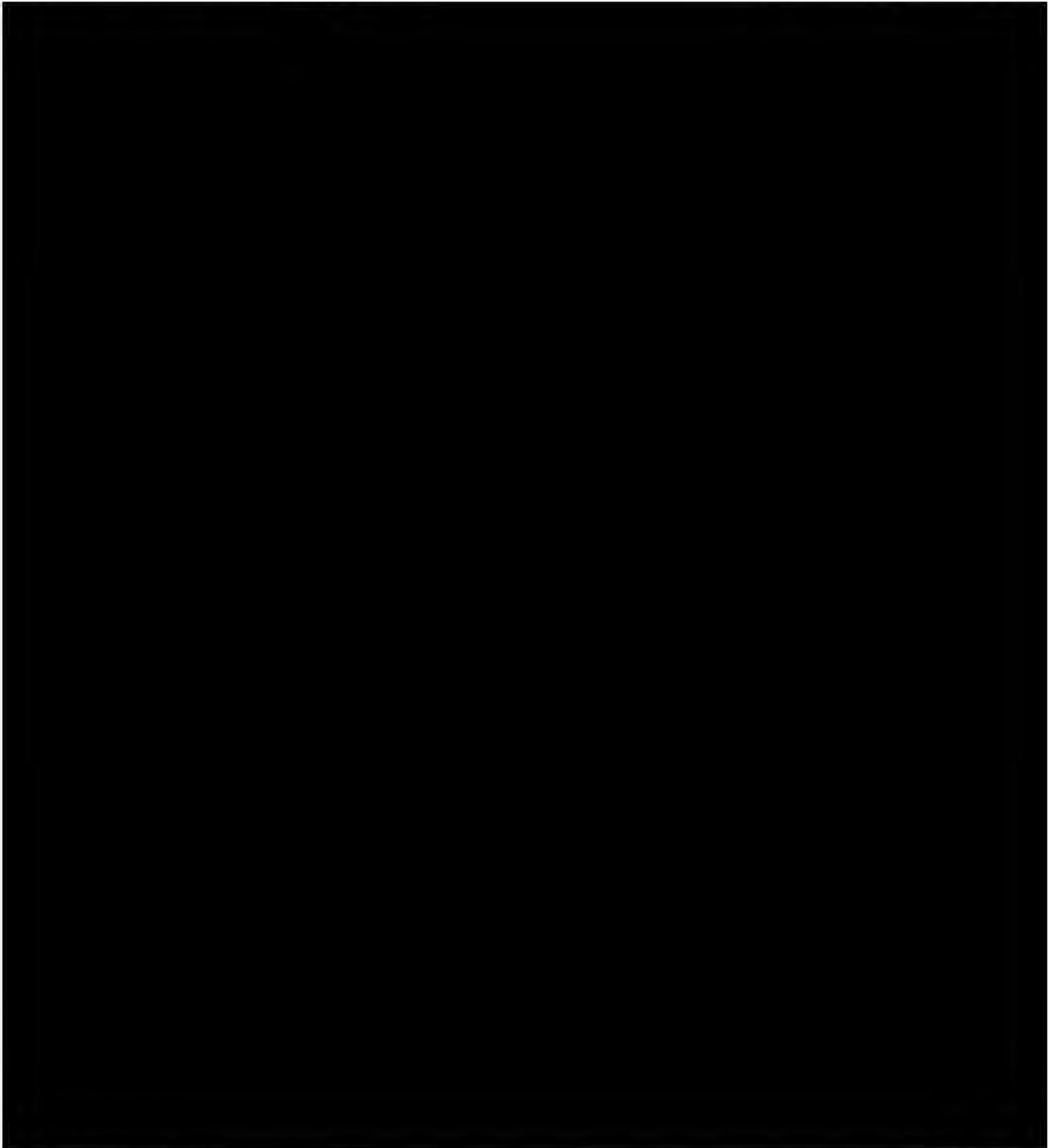
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

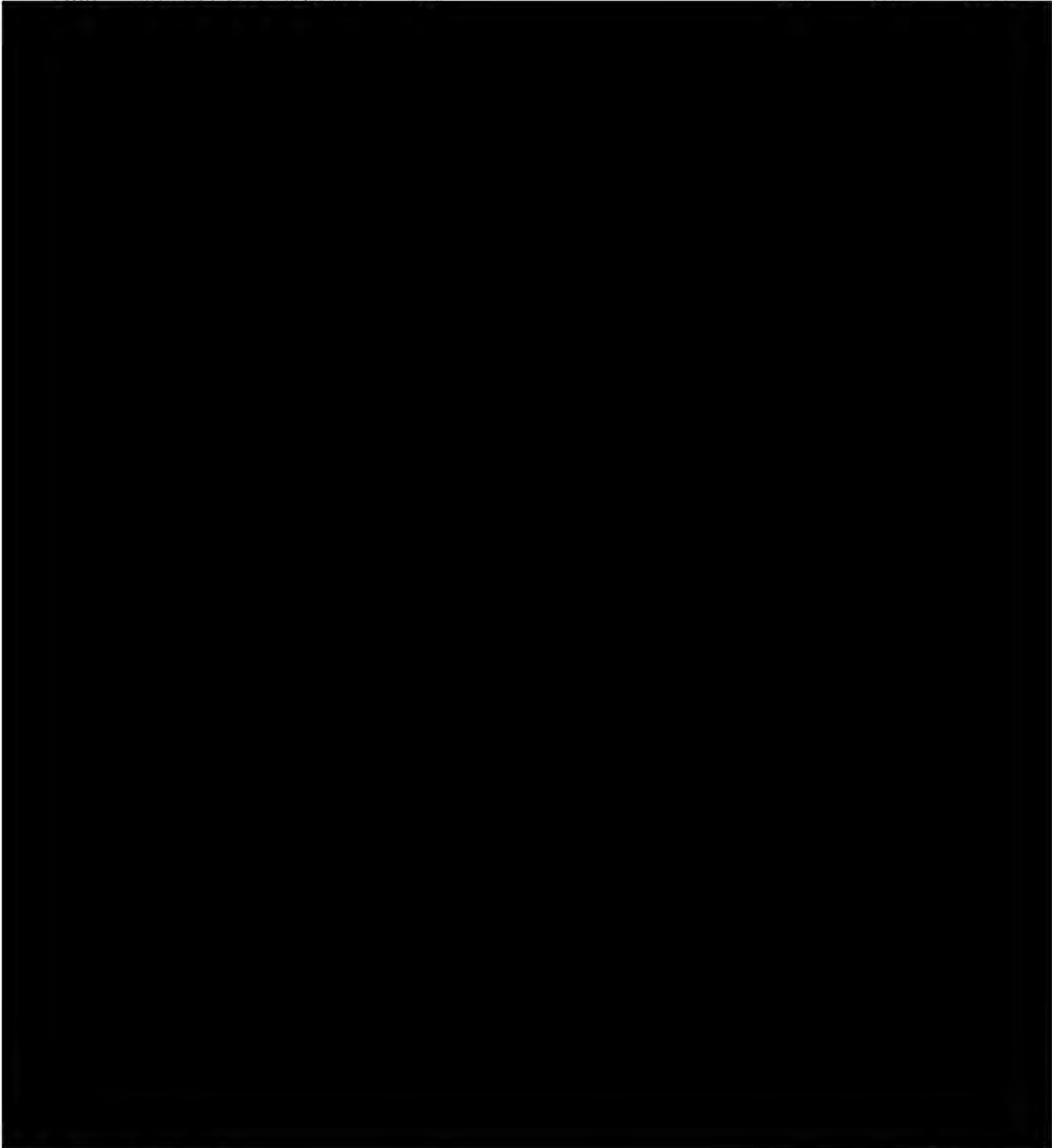
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

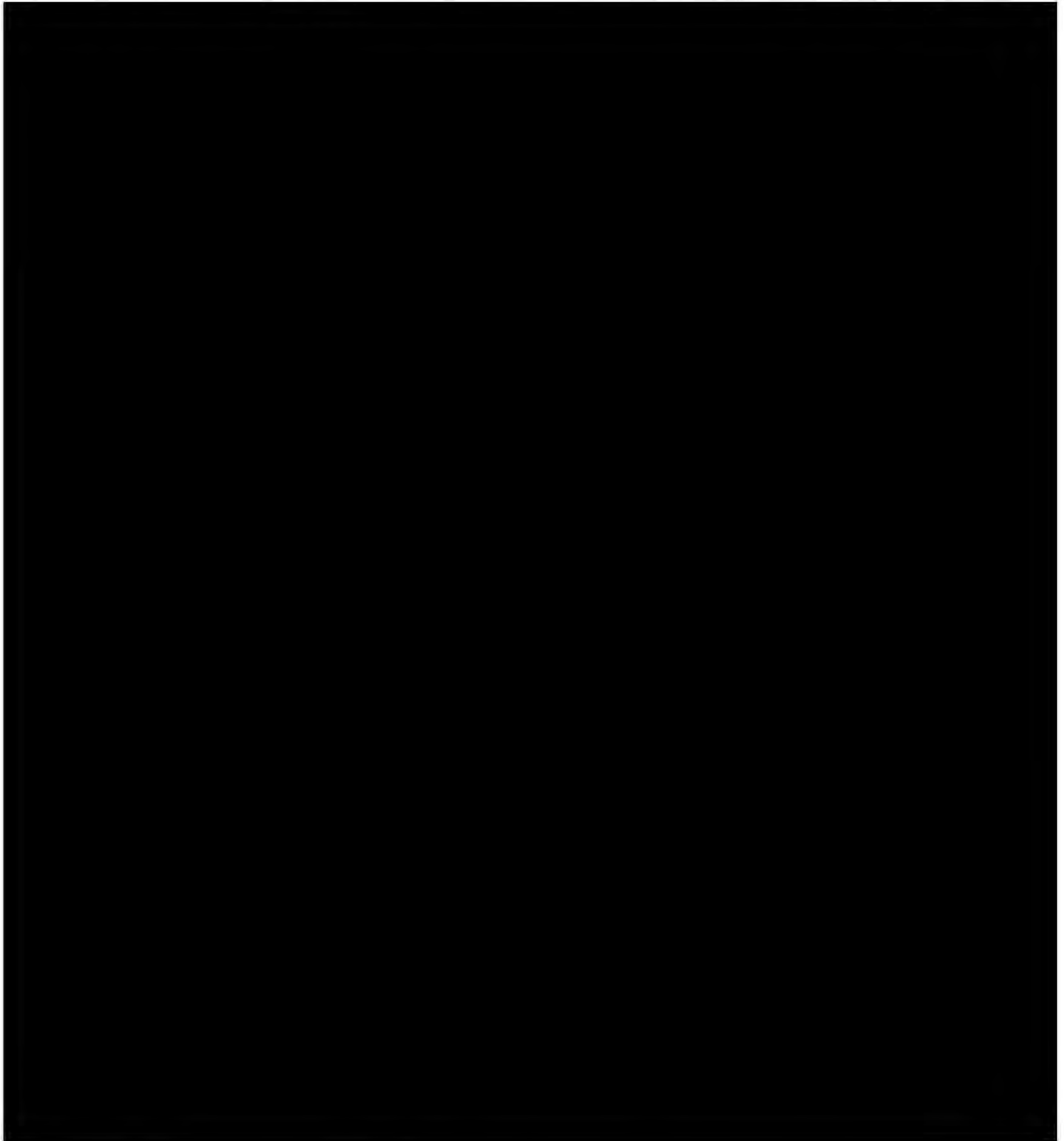
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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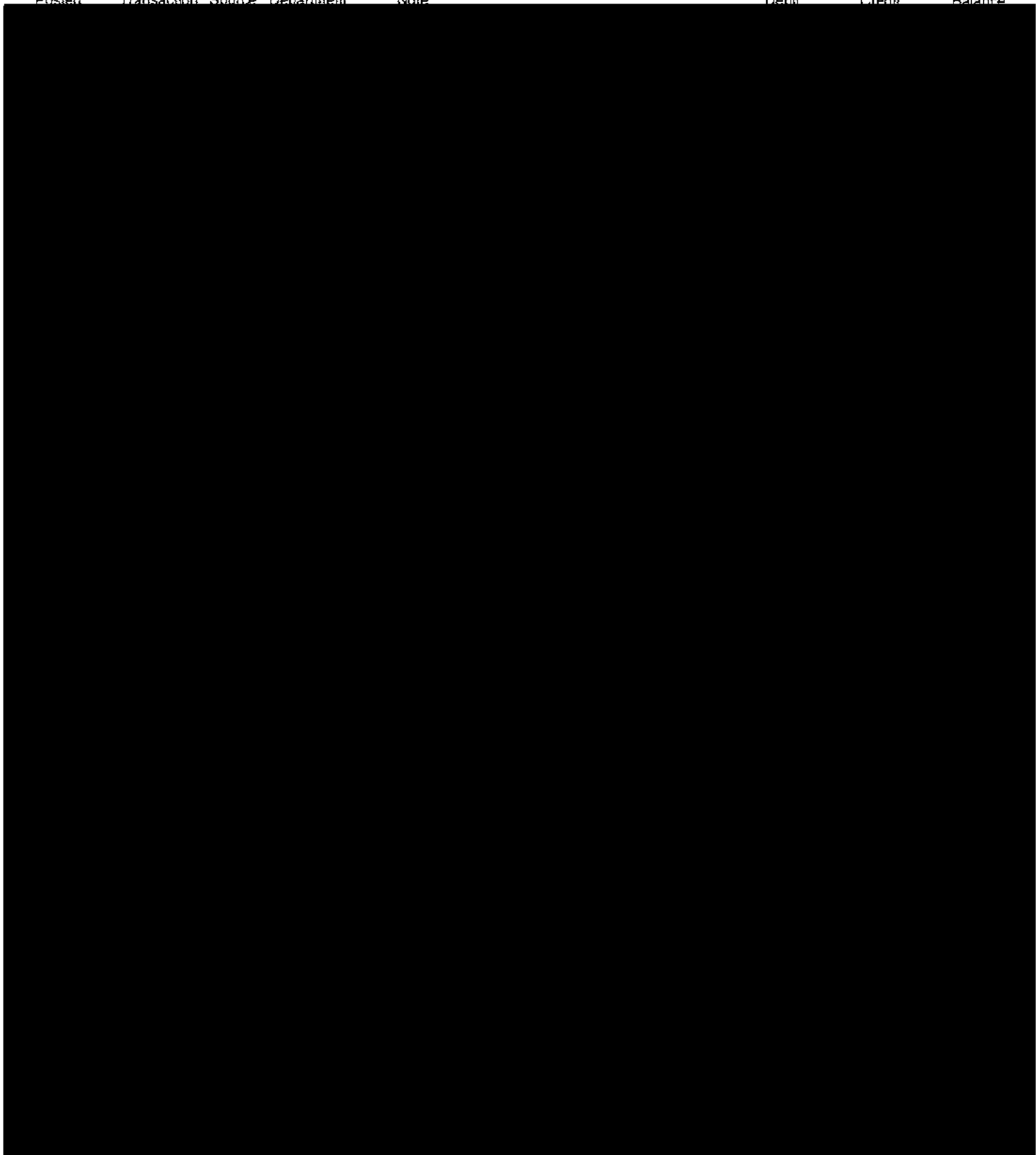


General Ledger Summary
Period 5/1/2023 To 5/31/2023 11:59:00 PM

Tuesday, June 13, 2023 15:28

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

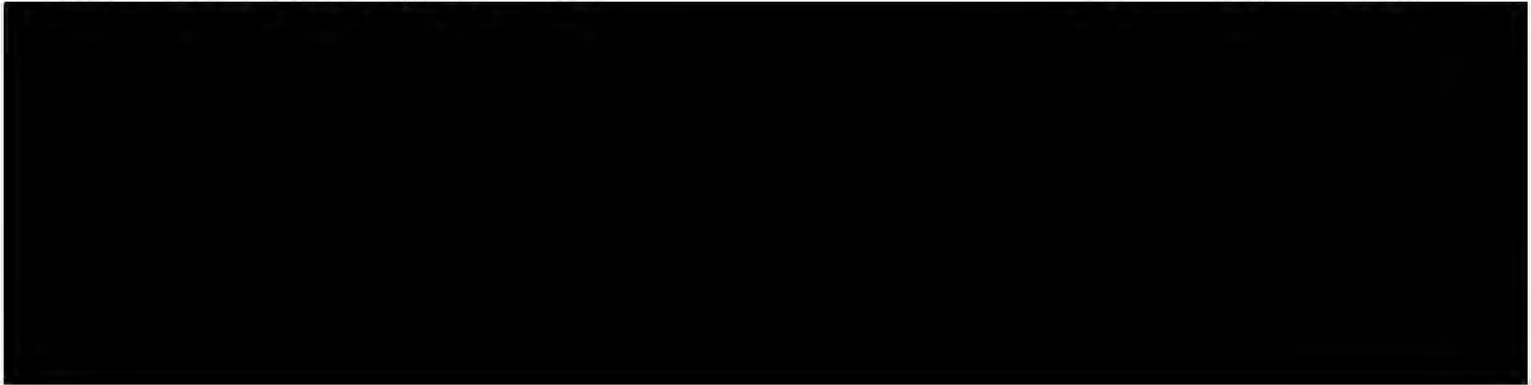
Tuesday, June 13, 2023

15:28

Period 5/1/2023 To 5/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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Rancho San Juan HOA

AR Reports

Resident AR Balances

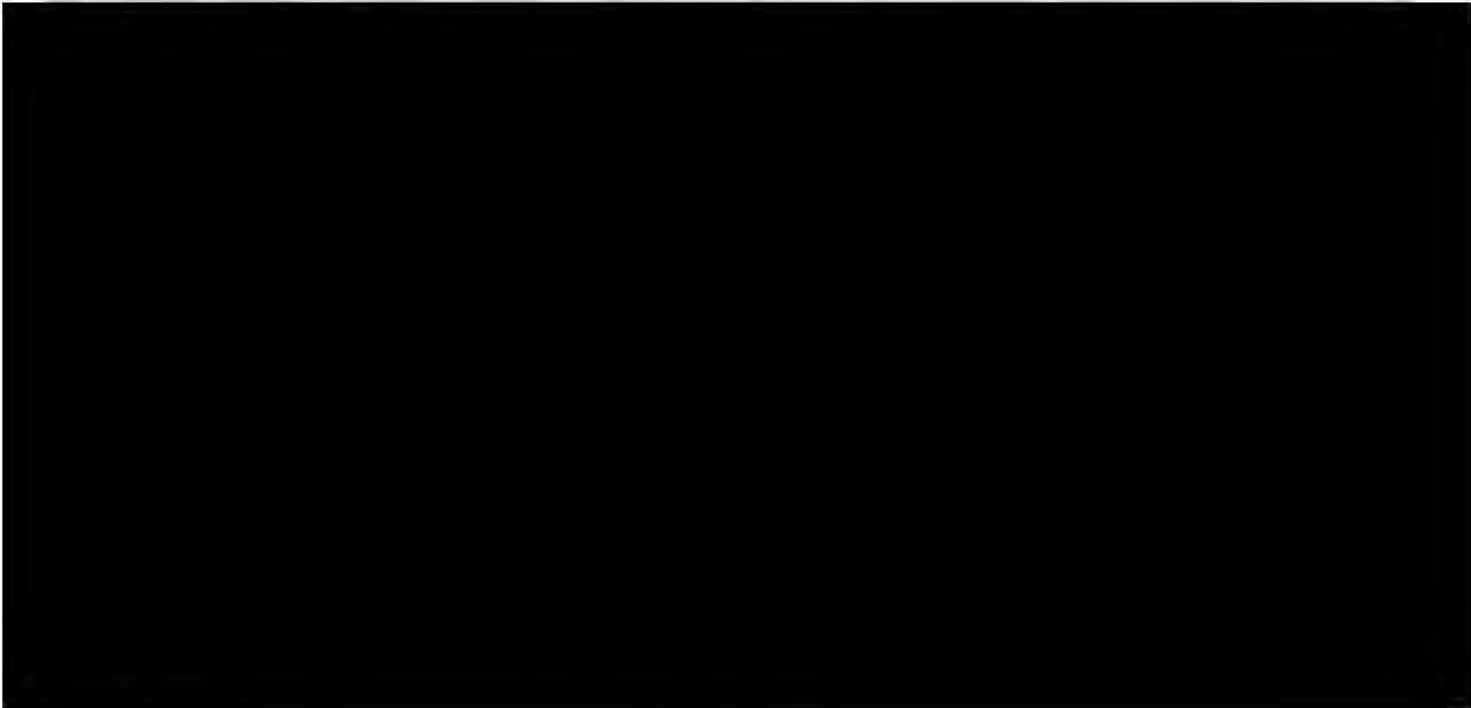
Tuesday, June 13, 2023

15:28

Period 05/31/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Property Totals

# Units	# Builder	# Resident	# Owners	# Tenants	Owner Ratio
---------	-----------	------------	----------	-----------	-------------



Resident AR Balances

Tuesday, June 13, 2023 15:28

Period 05/31/2023

Rancho San Juan HOA

Account # Status Resident Contact Unit Address Balance



Resident Prepaid Balances

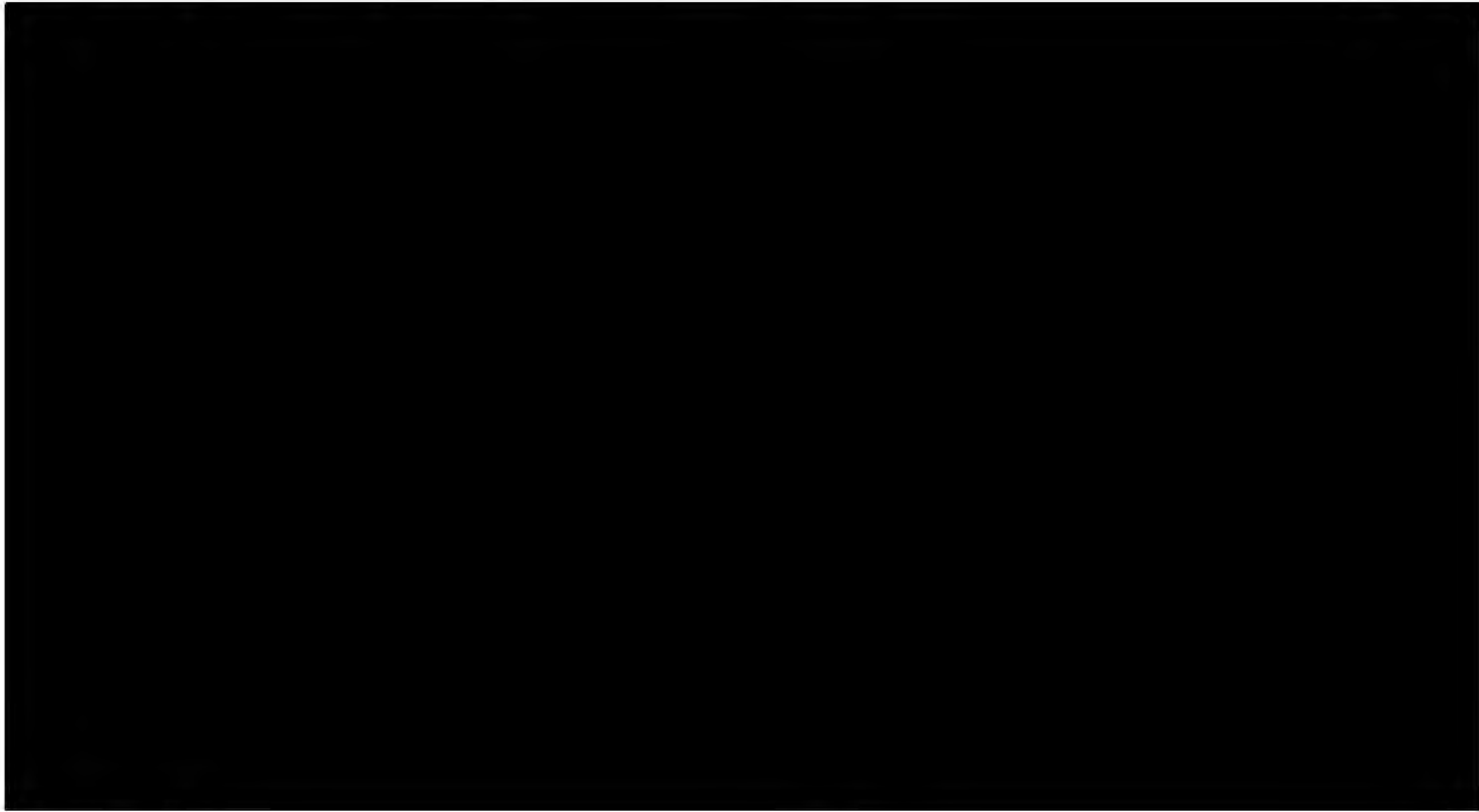
Tuesday, June 13, 2023

15:28

Posted Date 05/31/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Property Totals




Resident Prepaid Balances

Tuesday, June 13, 2023

15:28

Posted Date 05/31/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
				

FILED

JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

meallo

Rancho San Juan HOA

Professionally Managed by:

Varalino Community Management

June 2023

Phone: 702-968-0405

Web: varalino.vmscientonline.com

Email: info@varalino.com



Rancho San Juan HOA
Financial Review
June 30, 2023

In accordance with NRS 116.31083, the financial statements have been provided to the Board of Directors by Varalino Community Management for their review and acceptance. The association uses the accrual method of accounting. Financial statements are available to each homeowner via the community website or upon written request.

The AP Check register and bank account reconciliation reports and the related bank statements have been provided and there were no unusual or unexplained reconciling items.

The association is in compliance with paragraph (b) of subsection 2 of NRS 116.3115 as reserve funds have not been used for daily maintenance items.

Delinquent receivables have been reported via the monthly delinquency report. Delinquencies are collected in accordance with direction from the Board and the association's collection policy.

The income/expense statement has been provided. Board members are encouraged to review the comparison of budget to actual and inquire about any significant variances they are unaware of.

No member of the Board of Directors has reported accepting any gifts or incentive from any vendor contracted by the association.

NOTES:

- [REDACTED] was transferred to Reserve this month as directed by the Board.



Rancho San Juan HOA
Treasurer's Report
June 30, 2023

In accordance with NRS 116.31083, I have examined the financial statements for the Association for the period(s) ending June 30, 2023 and offer the following report to the Board of Directors. The Association uses the accrual method of accounting; monthly financials are produced and provided to the Board Members. Financial statements are available to each homeowner upon request.

I have reviewed the Bank account reconciliations of the Association and the related Bank statements: there were no unusual or unexplained reconciling items.

BALANCE SHEET

Cash in the operating accounts totaled [REDACTED] as of June 30, 2023

Cash in the reserve accounts totaled [REDACTED] as of June 30, 2023.

REVENUE & EXPENSE STATEMENT

Operating revenue for the period was [REDACTED] while the Association incurred [REDACTED] in expenses that included [REDACTED] transferred to the reserve fund, leaving an excess revenue/(expense) amount of [REDACTED]

Treasurer or Other Board Member

[REDACTED]

Date

GL Balance Sheet

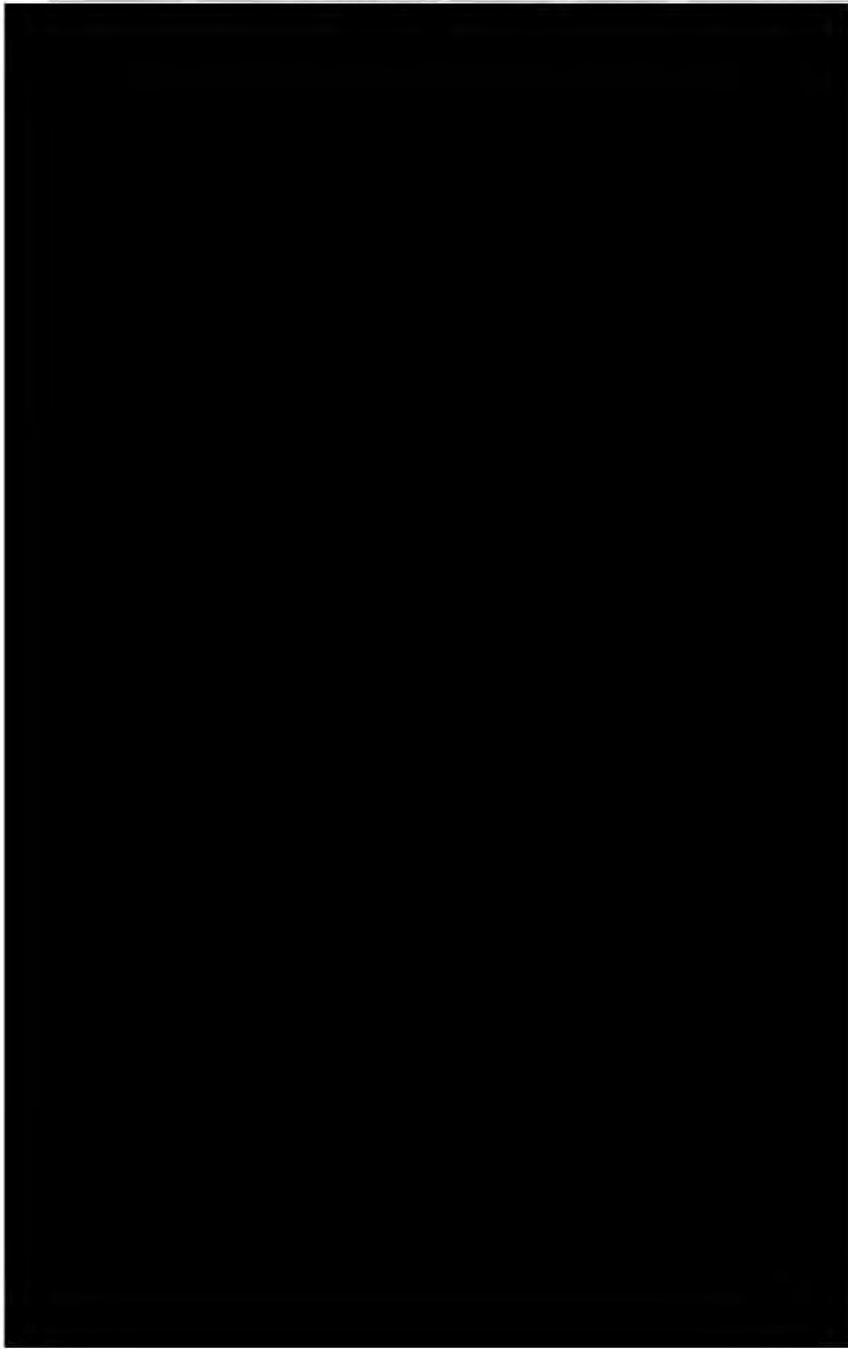
Period 06/30/2023

Sunday, July 23, 2023

21:19

Rancho San Juan HOA

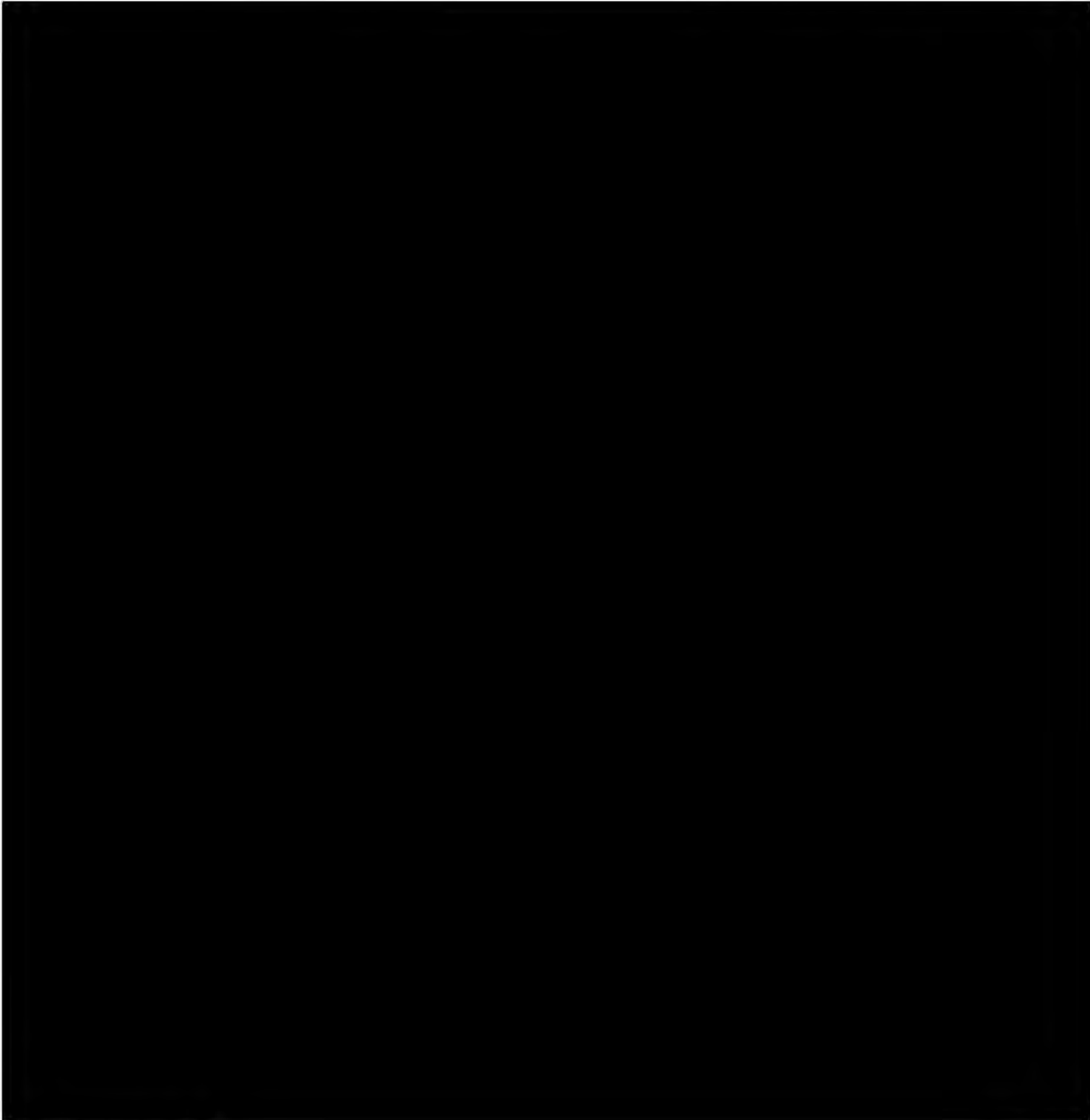
Operating Reserve Total



Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Current Period Operating			Year to Date Operating			Annual
Actual	Budget	\$ Var	Actual	Budget	\$ Var	



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Current Period Operating

Year to Date Operating

Actual Budget \$ Var

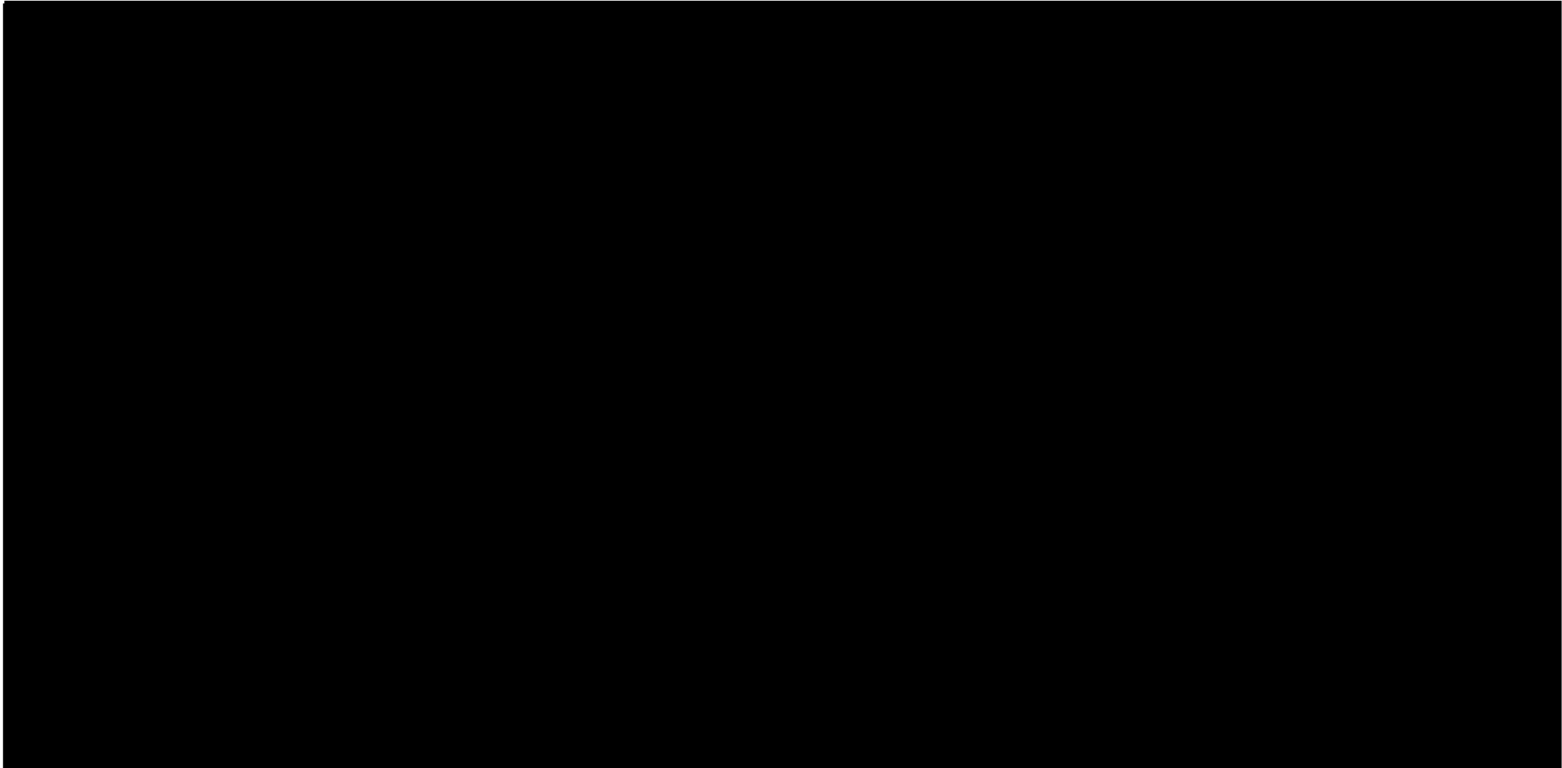
Actual Budget \$ Var

Annual



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Current Period Reserve			Year to Date Reserve			
Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual



GL Income Statement Annual Current

Sunday, July 23, 2023 21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total

GL Income Statement Annual Current

Sunday, July 23, 2023 21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total

GL Income Statement Annual Current

Sunday, July 23, 2023 21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Operating

January February March April May June July August September October November December Total



GL Income Statement Annual Current

Sunday, July 23, 2023 21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Reserve

January February March April May June July August September October November December Total



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: Operating [REDACTED]

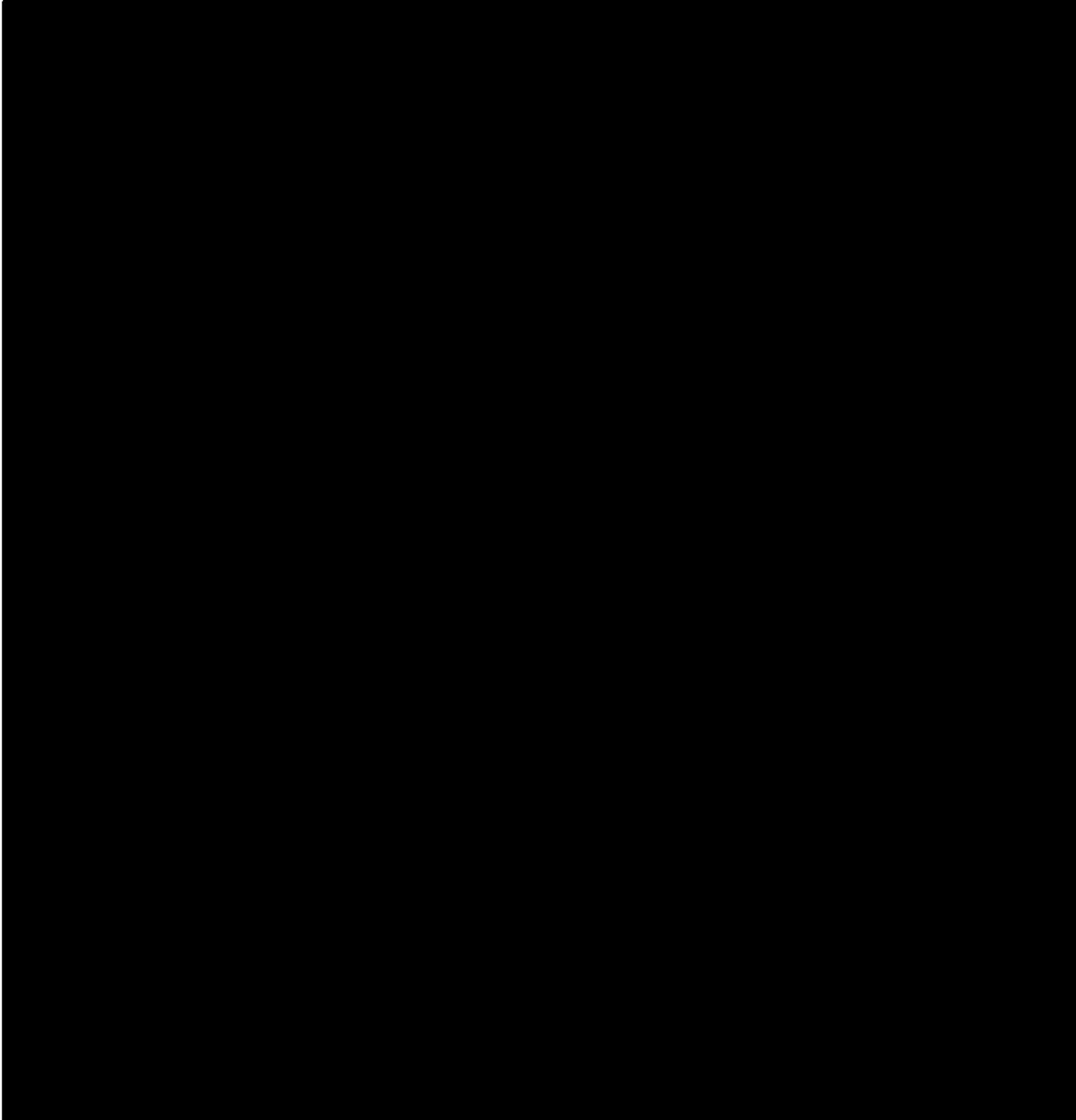
Statement Date: 6/30/2023

G/L Balance

Linked Statement: [REDACTED]

Statement Balance:

Item	Date	Check #	Amount	Balance
------	------	---------	--------	---------



* voided check

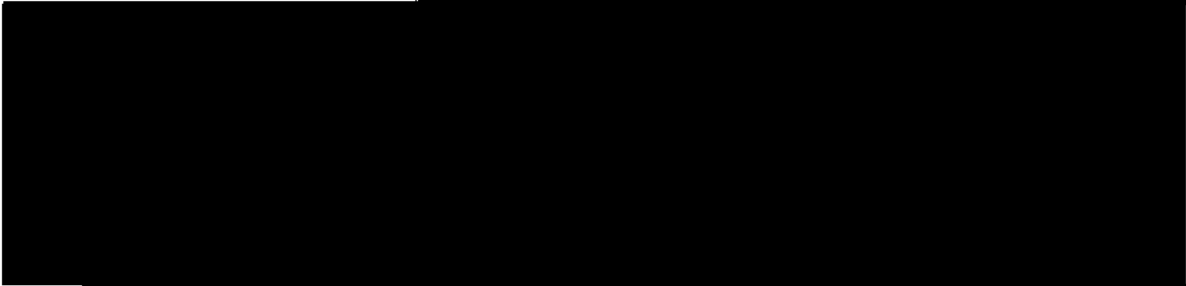
7/23/2023 9:20:00 PM

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated



Outstanding Items:

Check #	Date	Reference	Uncleared Checks
---------	------	-----------	------------------



Date	Reference	Uncleared Deposits
------	-----------	--------------------



Bank Reconciliation Summary: Operating



G/L Balance:
Uncleared Checks, Credits:
Uncleared Deposits, Debits:
G/L Difference:

Statement Balance:
G/L and Balance Difference:



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: MM Reserve *** [REDACTED]
Statement Date: 6/30/2023
Linked Statement: [REDACTED]
G/L Balance: [REDACTED]
Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
------	------	---------	--------	---------

[REDACTED]				
------------	--	--	--	--

Outstanding Items:

Check #	Date	Reference	Uncleared Checks
---------	------	-----------	------------------

Bank Reconciliation Summary: [REDACTED]

G/L Balance: [REDACTED]
Uncleared Checks, Credits: [REDACTED]
Uncleared Deposits, Debits: [REDACTED]
G/L Difference: [REDACTED]

Statement Balance: [REDACTED]
G/L and Balance Difference: [REDACTED]

Rancho San Juan HOA
Bank Statement Attachments



Last statement: May 31, 2023
This statement: June 30, 2023
Total days in statement period: 30

RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - OPR
6345 S PECOS RD SUITE 211
LAS VEGAS NV 89120-6224

Page 1



(8)



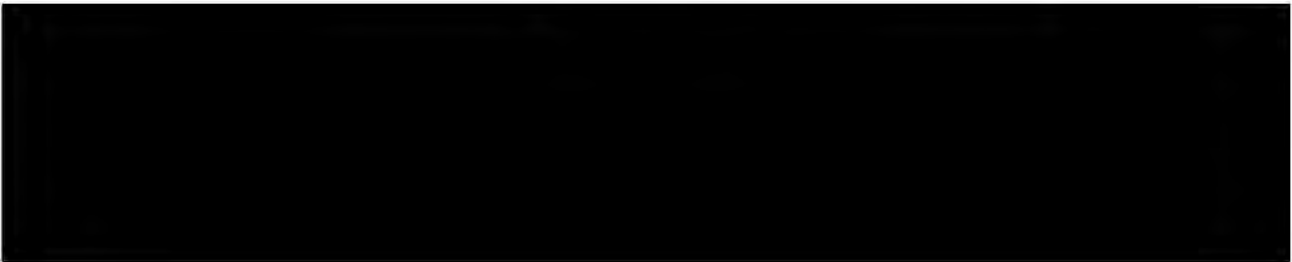
THANK YOU FOR BANKING WITH US!



Account number
Enclosures
Low balance
Average balance
Avg collected balance

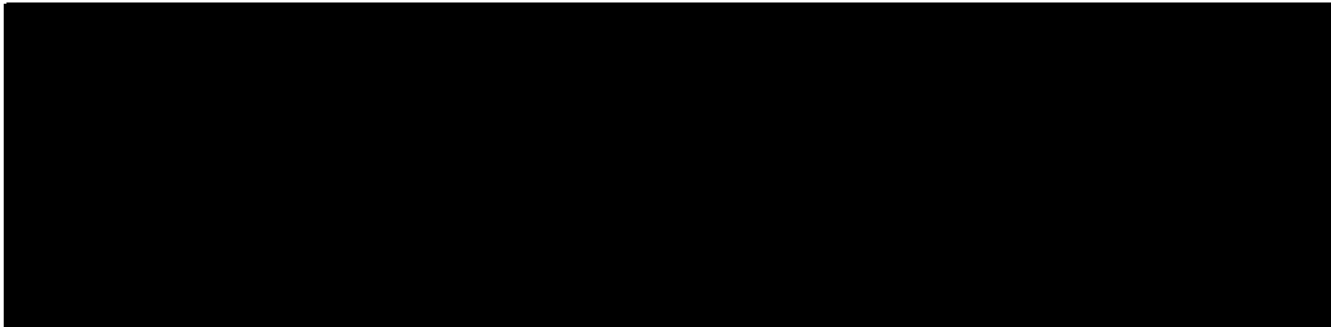
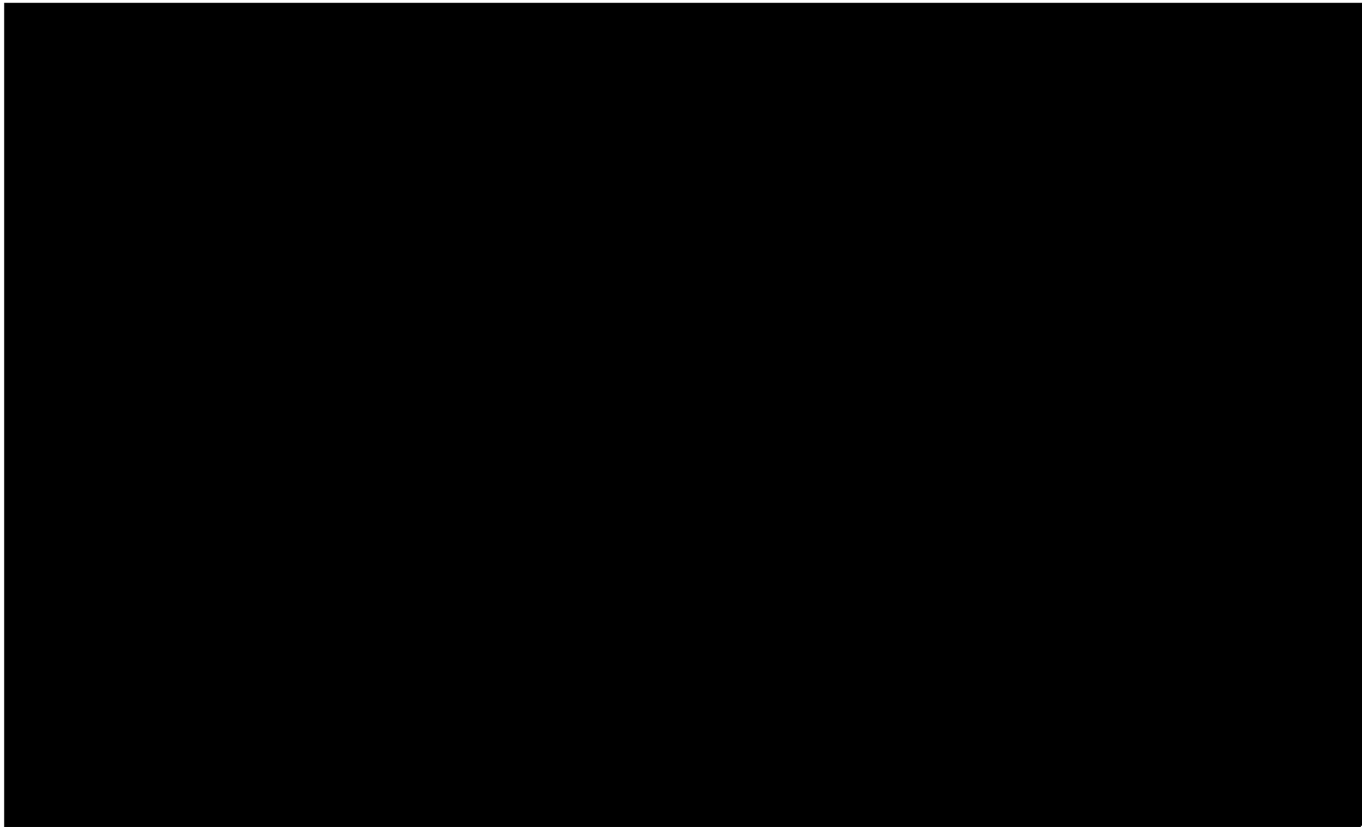


Beginning balance
Total additions
Total subtractions
Ending balance





Date **Description** **Subtractions**



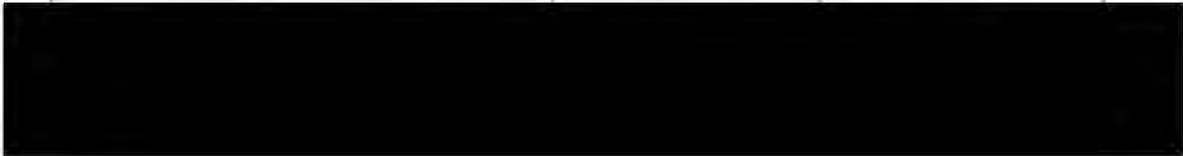
INTEREST INFORMATION

Annual percentage yield earned
Interest-bearing days
Average balance for APY
Interest earned



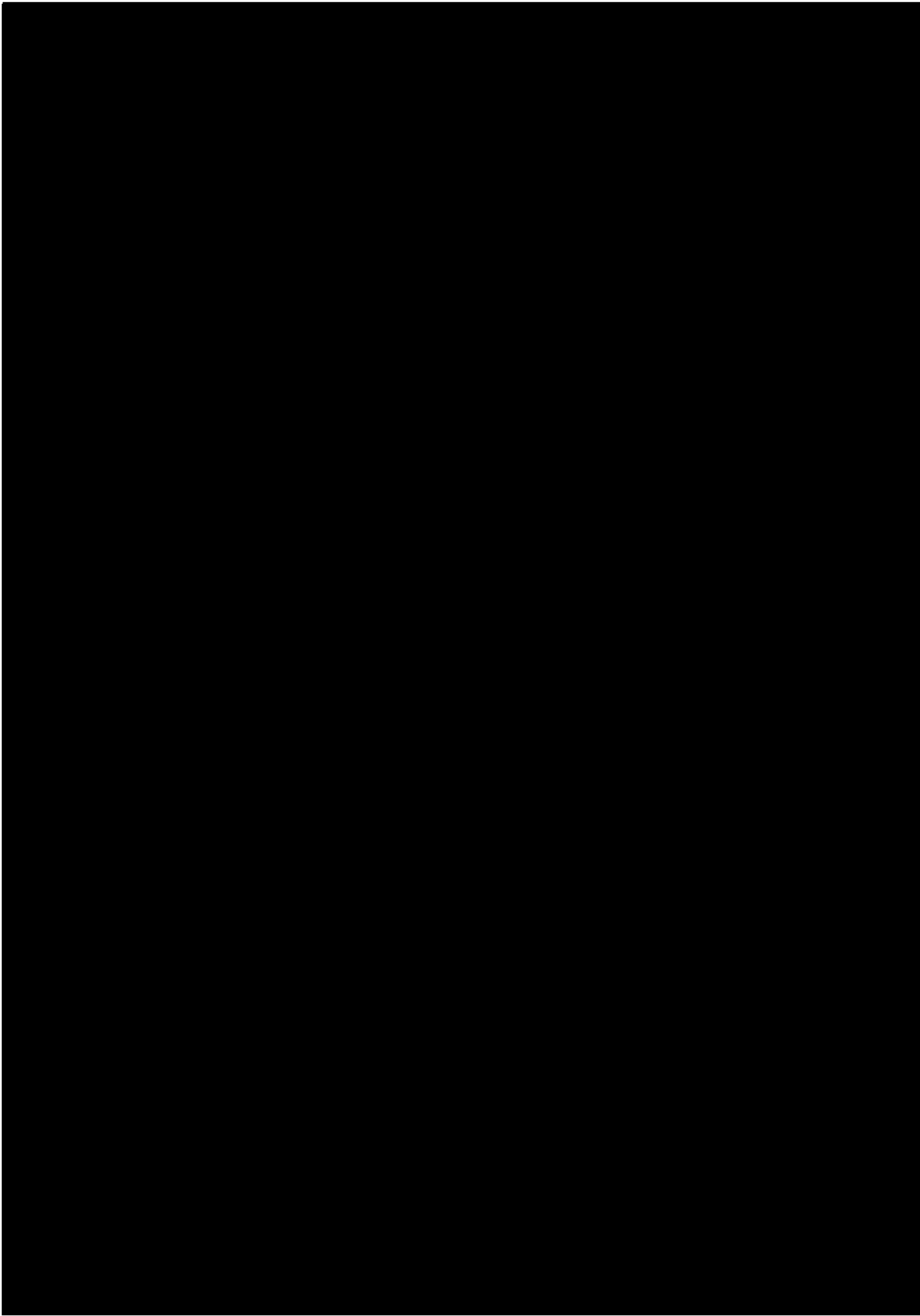
OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
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Thank you for banking with







Last statement: May 31, 2023
This statement: June 30, 2023
Total days in statement period 30

RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - RSV
6345 S PECOS RD SUITE 211
LAS VEGAS NV 89120-6224

Page 1

[Redacted]
(1)



THANK YOU FOR BANKING WITH US!



Account number
Enclosures
Low balance
Average balance
Avg collected balance
Interest paid year to date



Beginning balance
Total additions
Total subtractions
Ending balance



CHECKS

Number	Date	Amount	Number	Date	Amount
[Redacted]					

CREDITS

Date	Description	Additions
[Redacted]		

DAILY BALANCES

[Redacted]	
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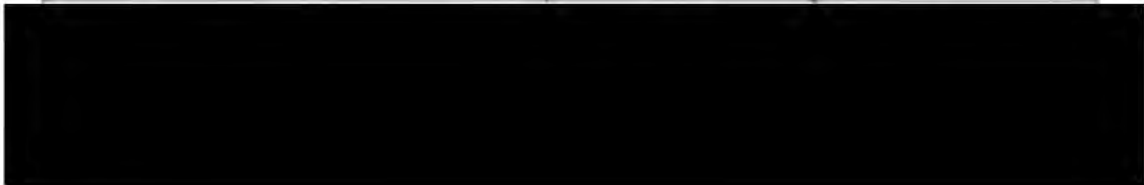
INTEREST INFORMATION

Annual percentage yield earned
Interest-bearing days
Average balance for APY
Interest earned



OVERDRAFT/RETURN ITEM FEES

	Total for this period	Total year-to-date
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Thank you for banking with





Rancho San Juan HOA

AP Reports

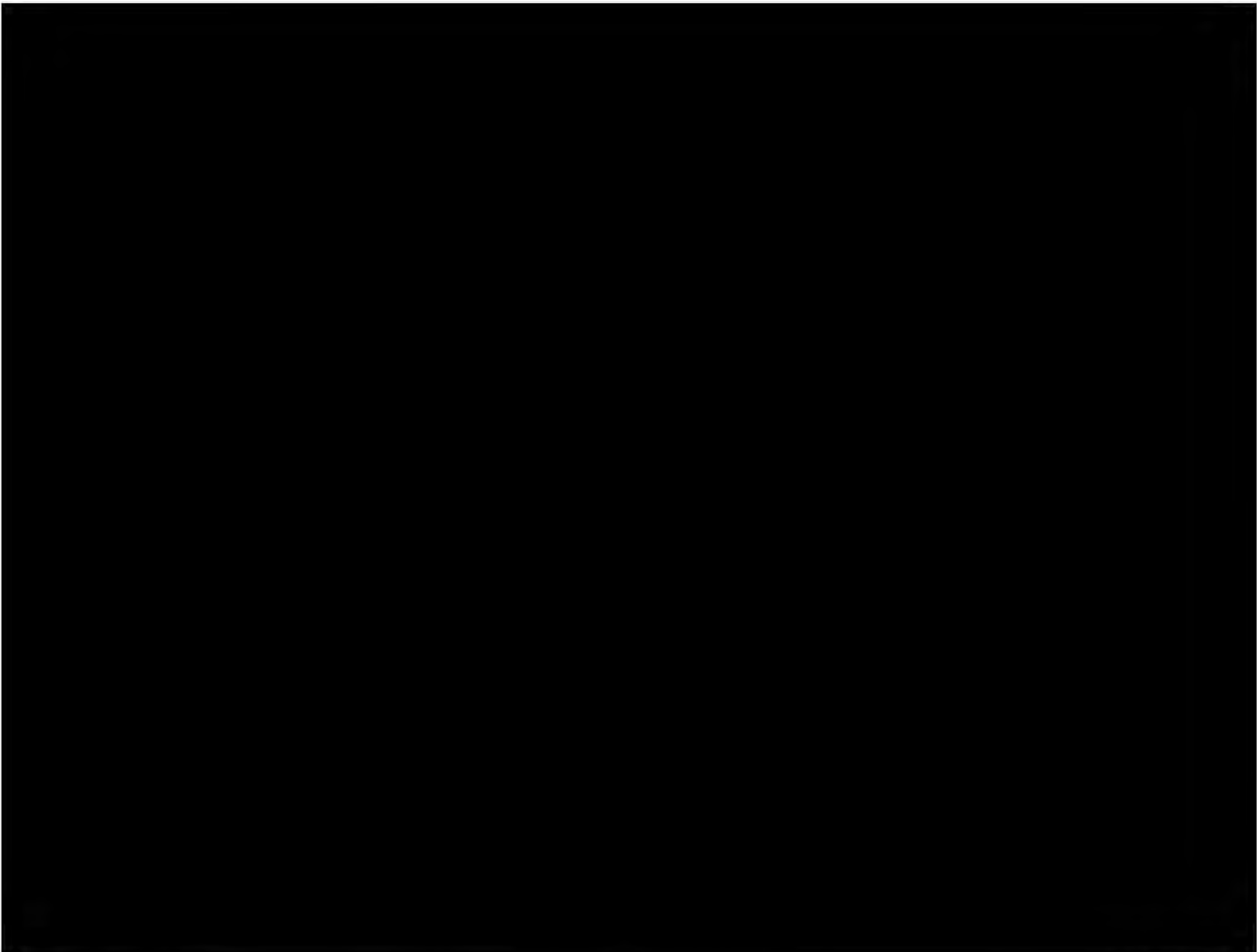
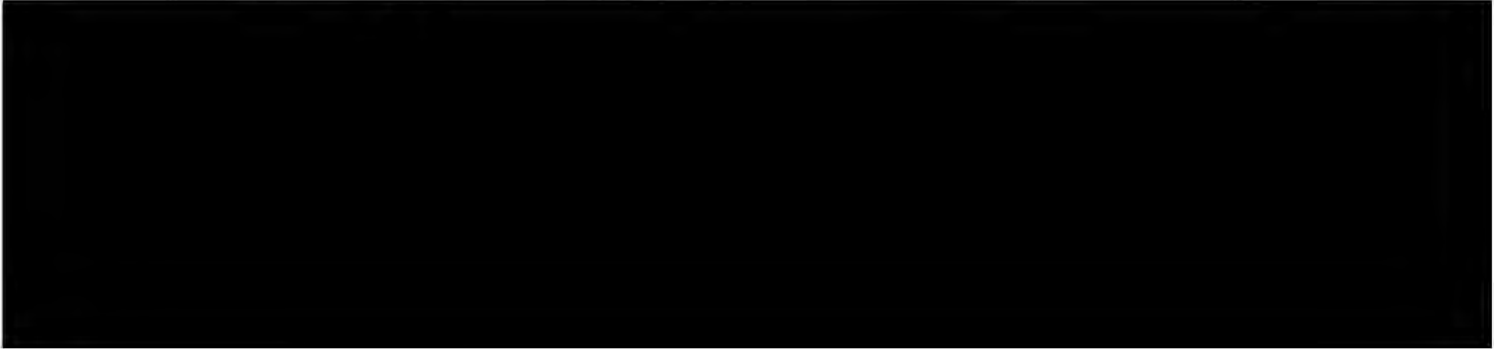
AP Check Register with Detail

Check Date 6/1/2023 To 6/30/2023 11:59:00 PM

Voided No

Rancho San Juan HOA

Check #	Check Date	Ctrl #	Vendor				
Invoice #		Expense		Department		Amount	Status
		Memo					



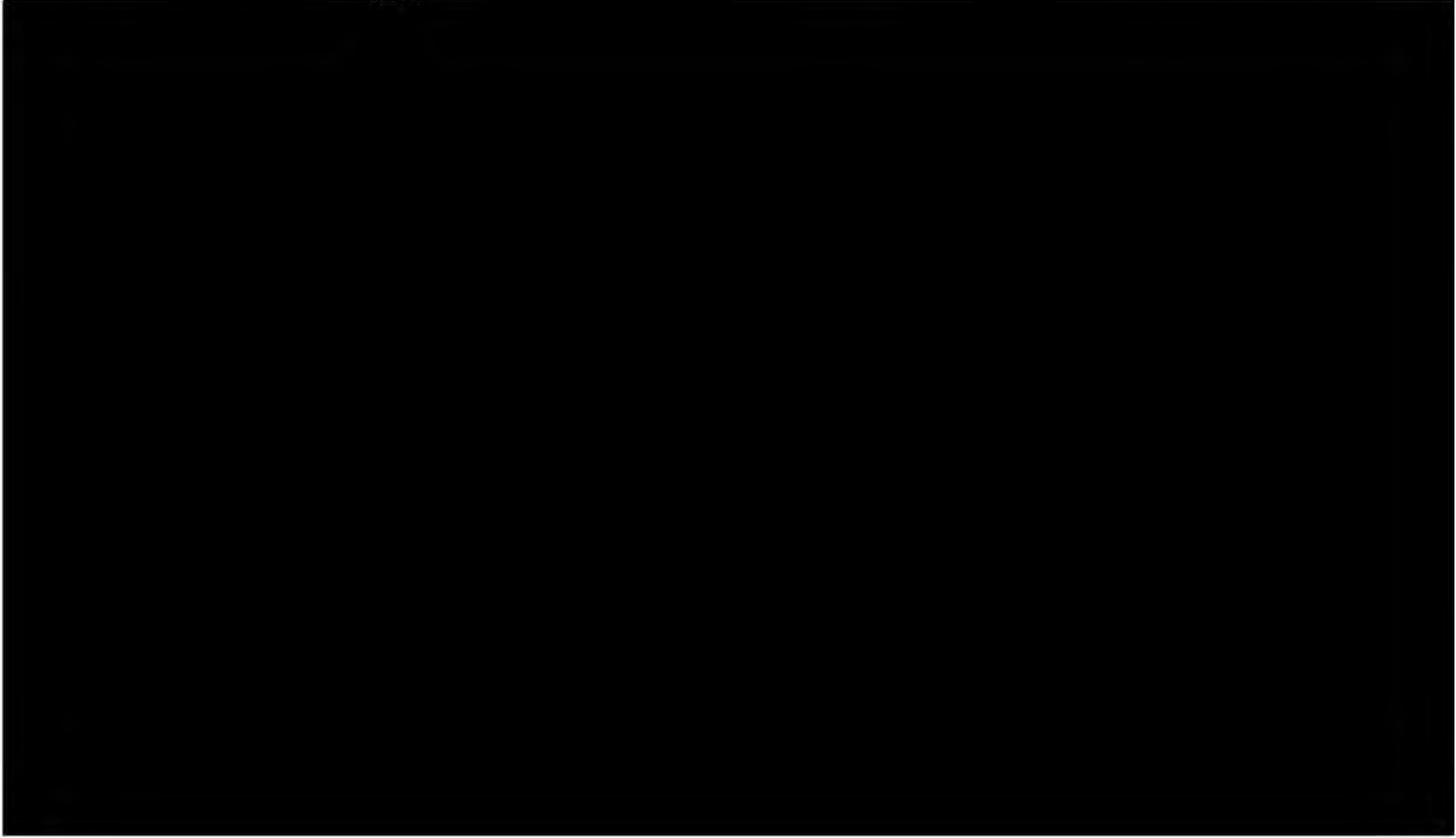
AP Check Register with Detail

Check Date 6/1/2023 To 6/30/2023 11:59:00 PM

Voided No

Rancho San Juan HOA

Check #	Check Date	Ctrl #	Vendor				
Invoice #		Expense		Department	Amount	Status	
		Memor					

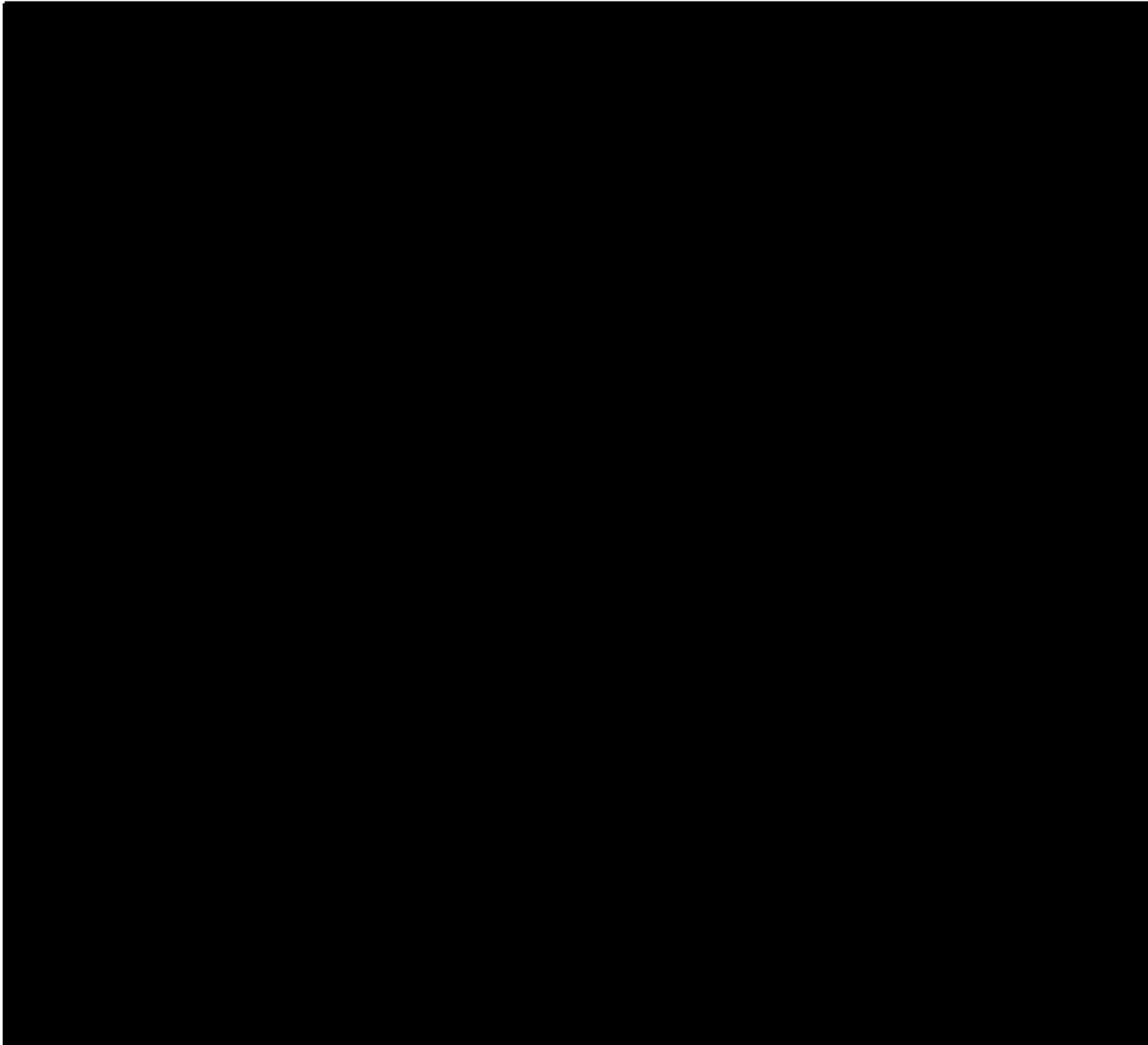


AP DS Aging Detail Accrual

Period 06/30/2023

Rancho San Juan HOA

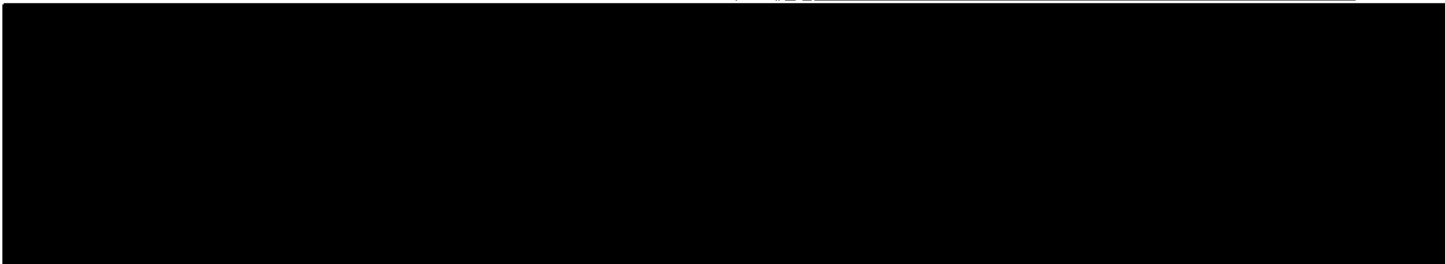
Vendor	Date	Invoice #	Current	31-60	61-90	Over 90
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Rancho San Juan HOA
Allowance for Doubtful Accounts
6/30/2023



Date	Description	Bad Debt Accrual	Bad Debt Write-off	Balance
------	-------------	---------------------	-----------------------	---------



Rancho San Juan HOA
Due to/from
6/30/23

Date	Description	Reserve Transfer Budget	Reserve Transfer Funded	Reserve Exp Paid from Oper	Due from/(to) Oper (from)/to Reserve Balance
[Redacted Content]					

Rancho San Juan HOA
Deferred Reserved Revenue
6/30/2023



Date	Reserve Transfer	Reserve Assessments	Reserve Expenses	Balance
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A large solid black rectangular redaction box covering the entire main body of the table, obscuring all data rows.

Rancho San Juan HOA

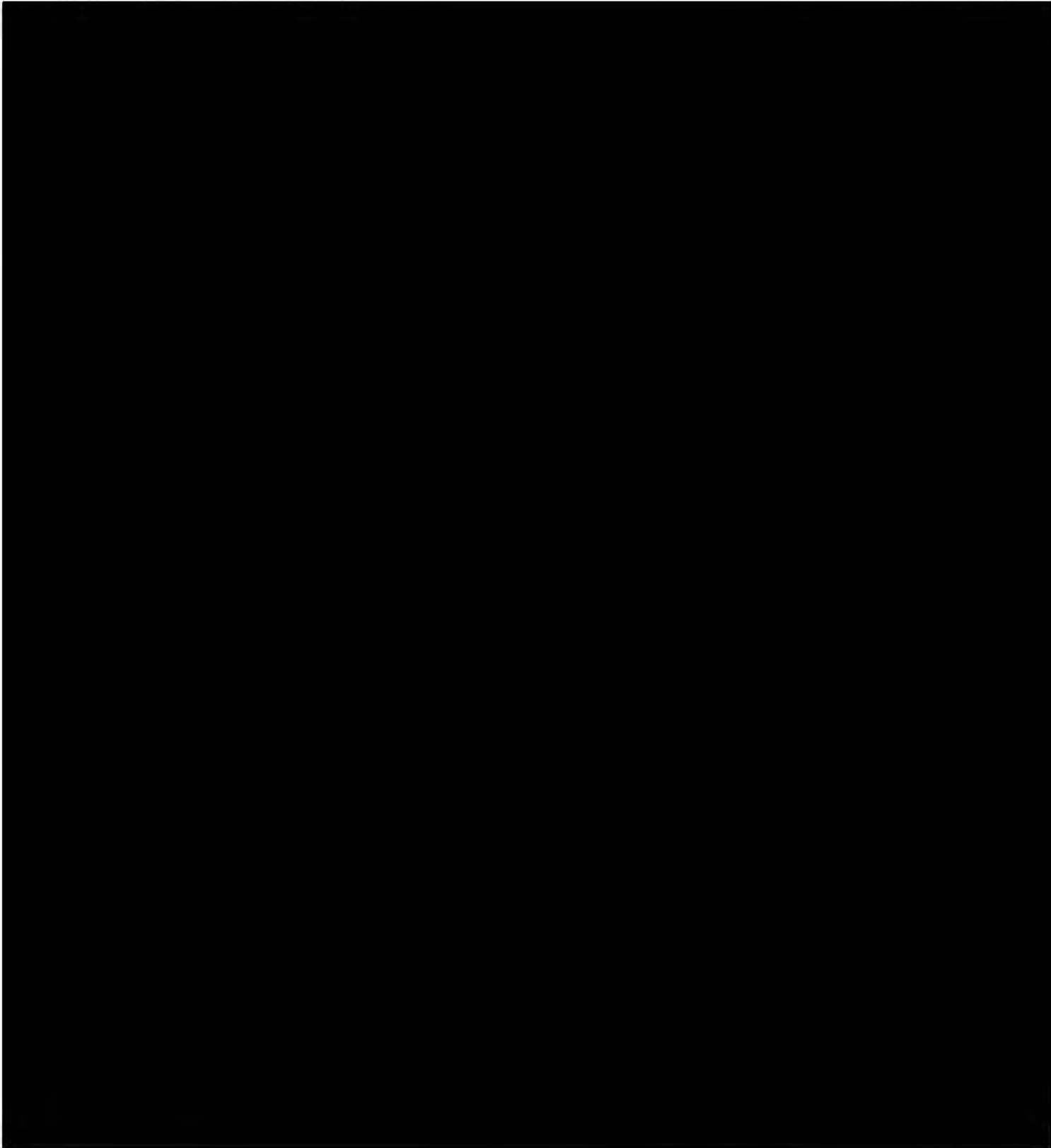
GL Reports

General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

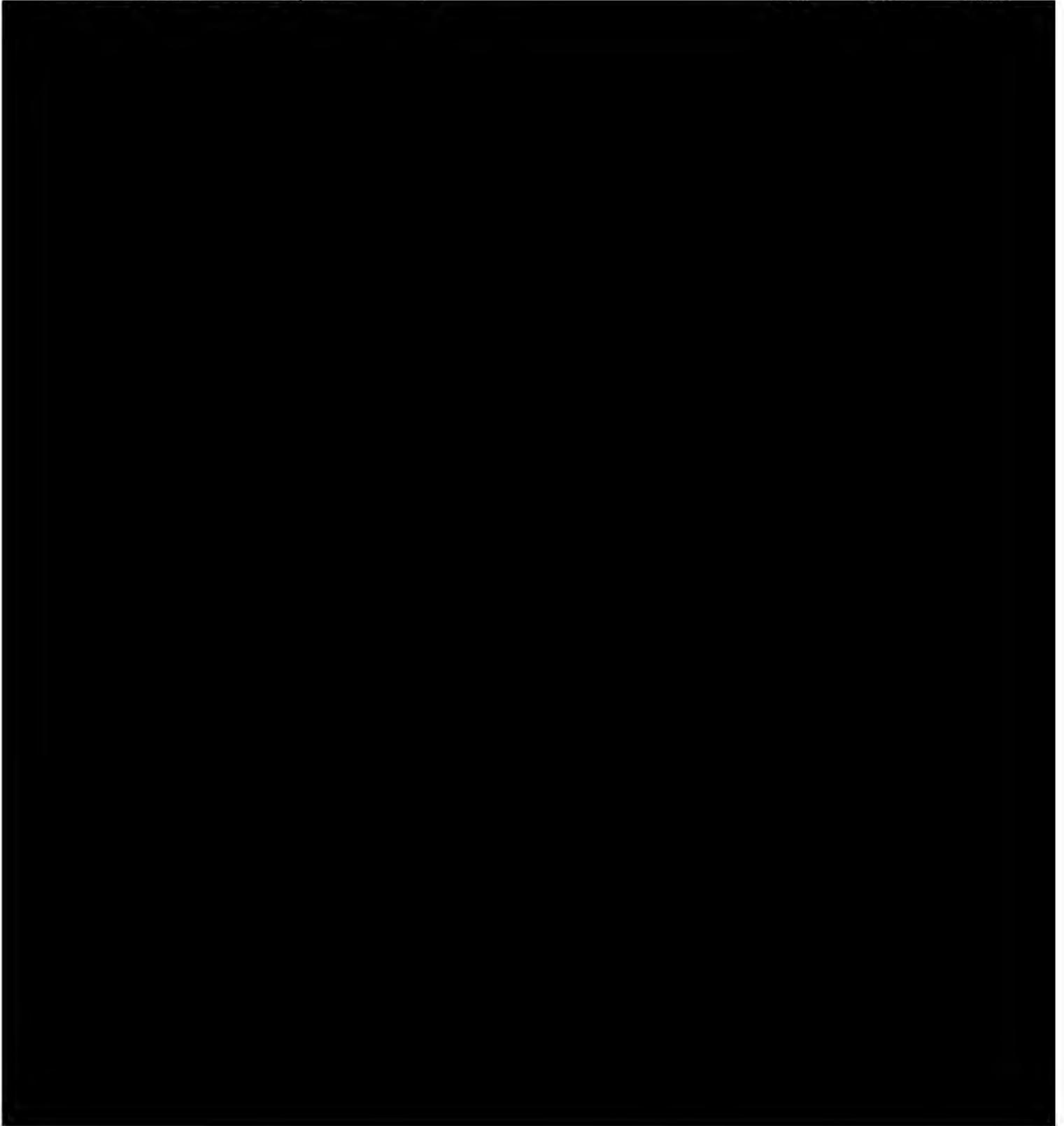
Sunday, July 23, 2023

21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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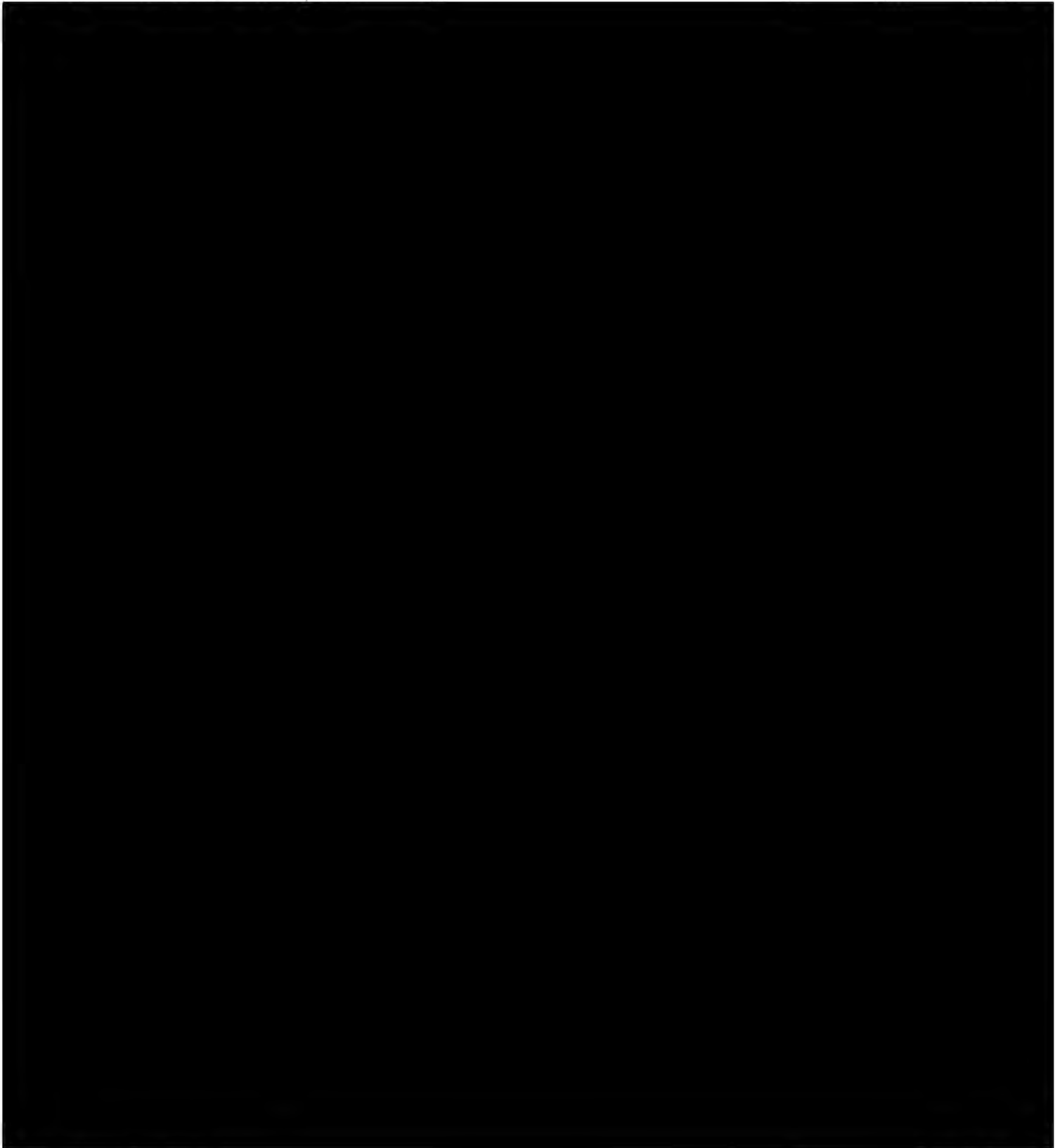


General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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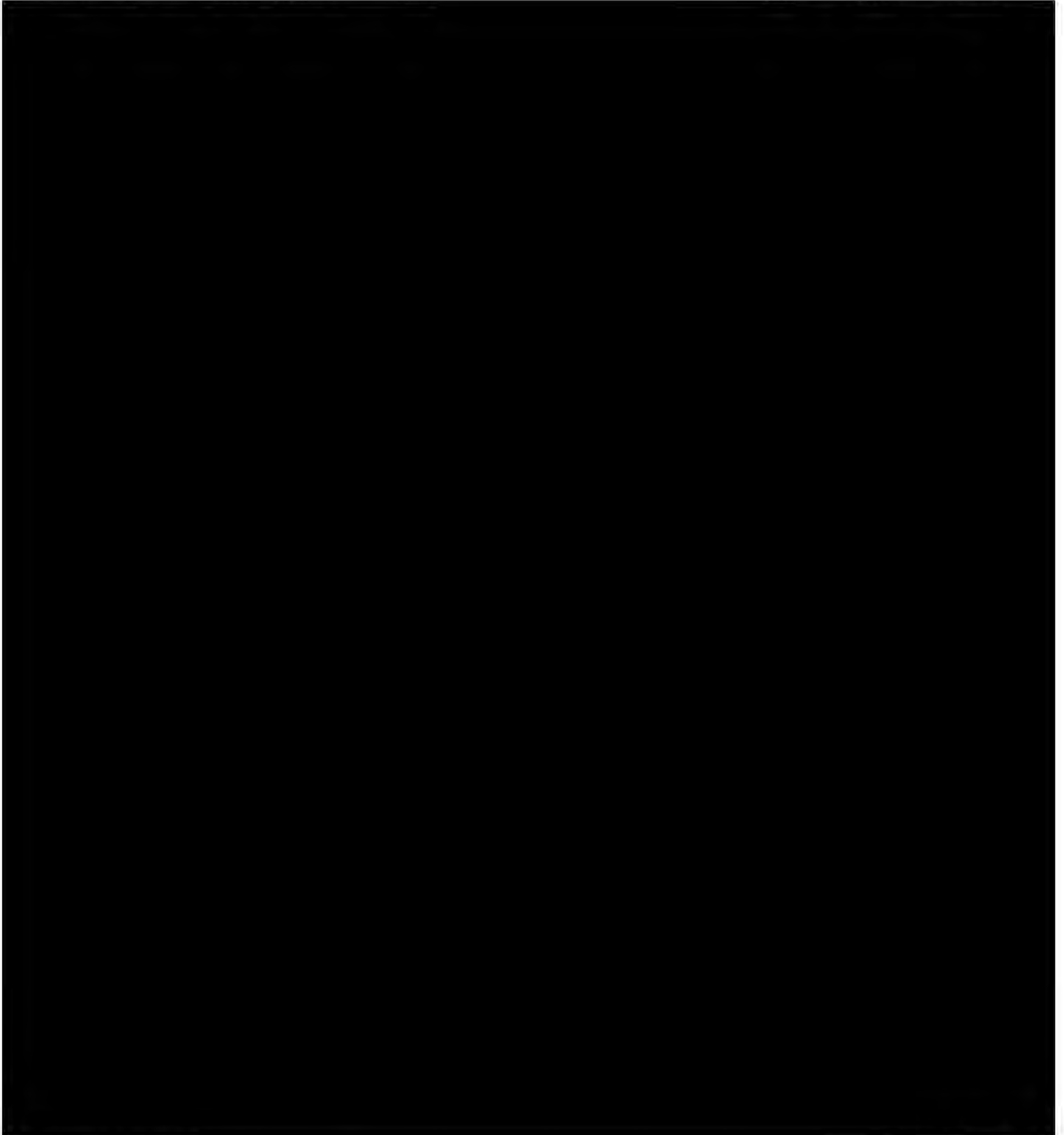


General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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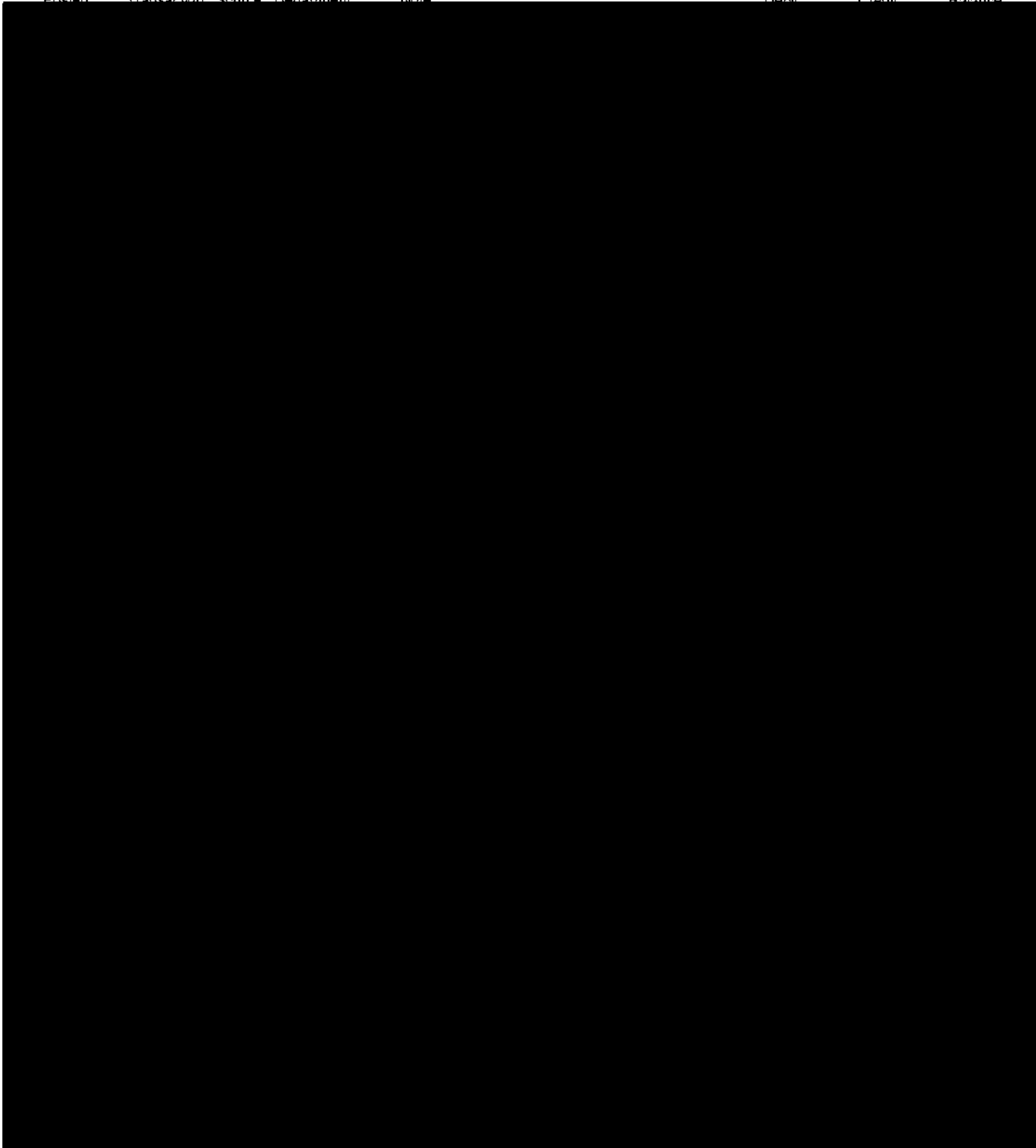


General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted Transaction Source Department Note Debit Credit Balance



General Ledger Summary

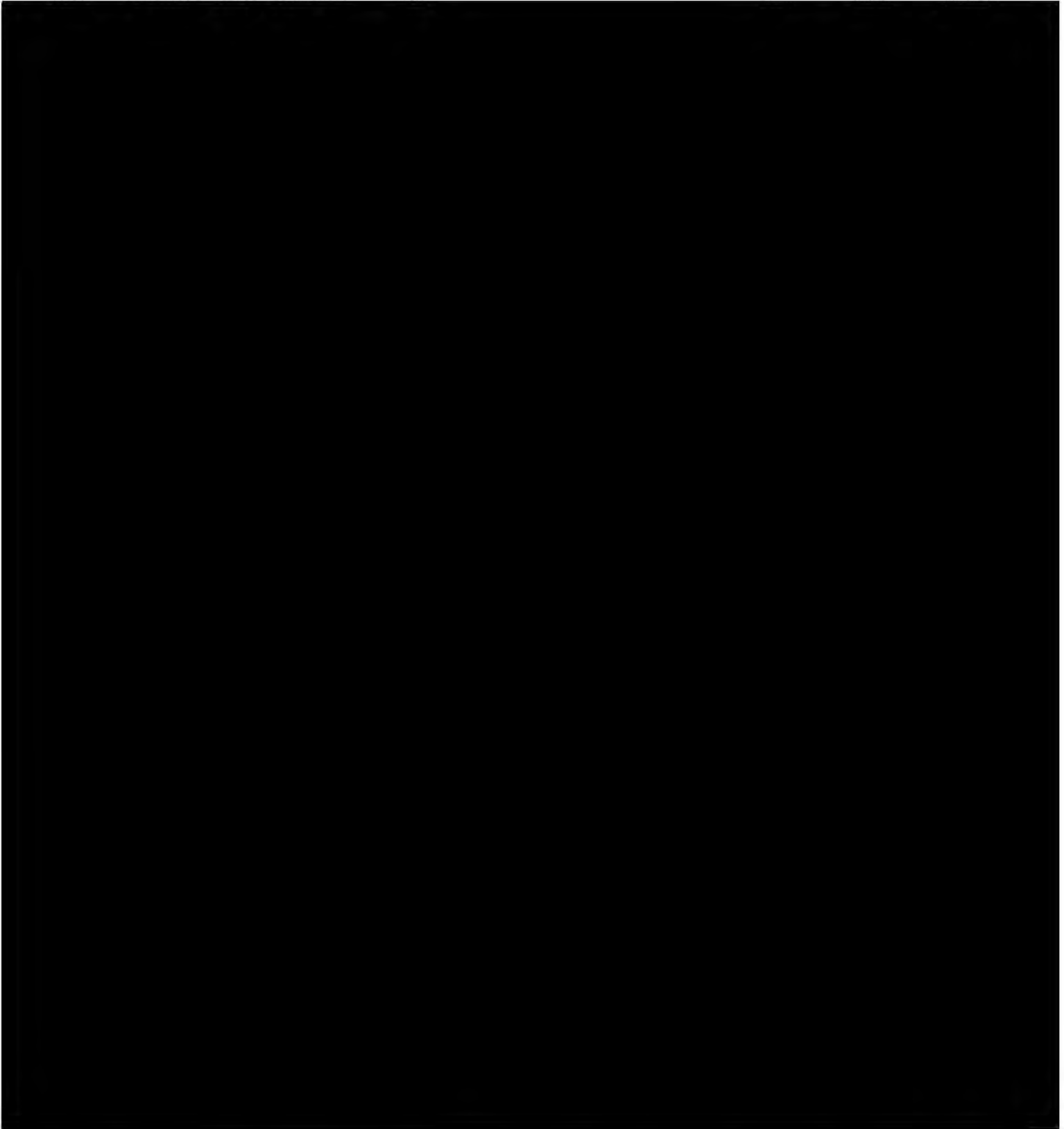
Sunday, July 23, 2023

21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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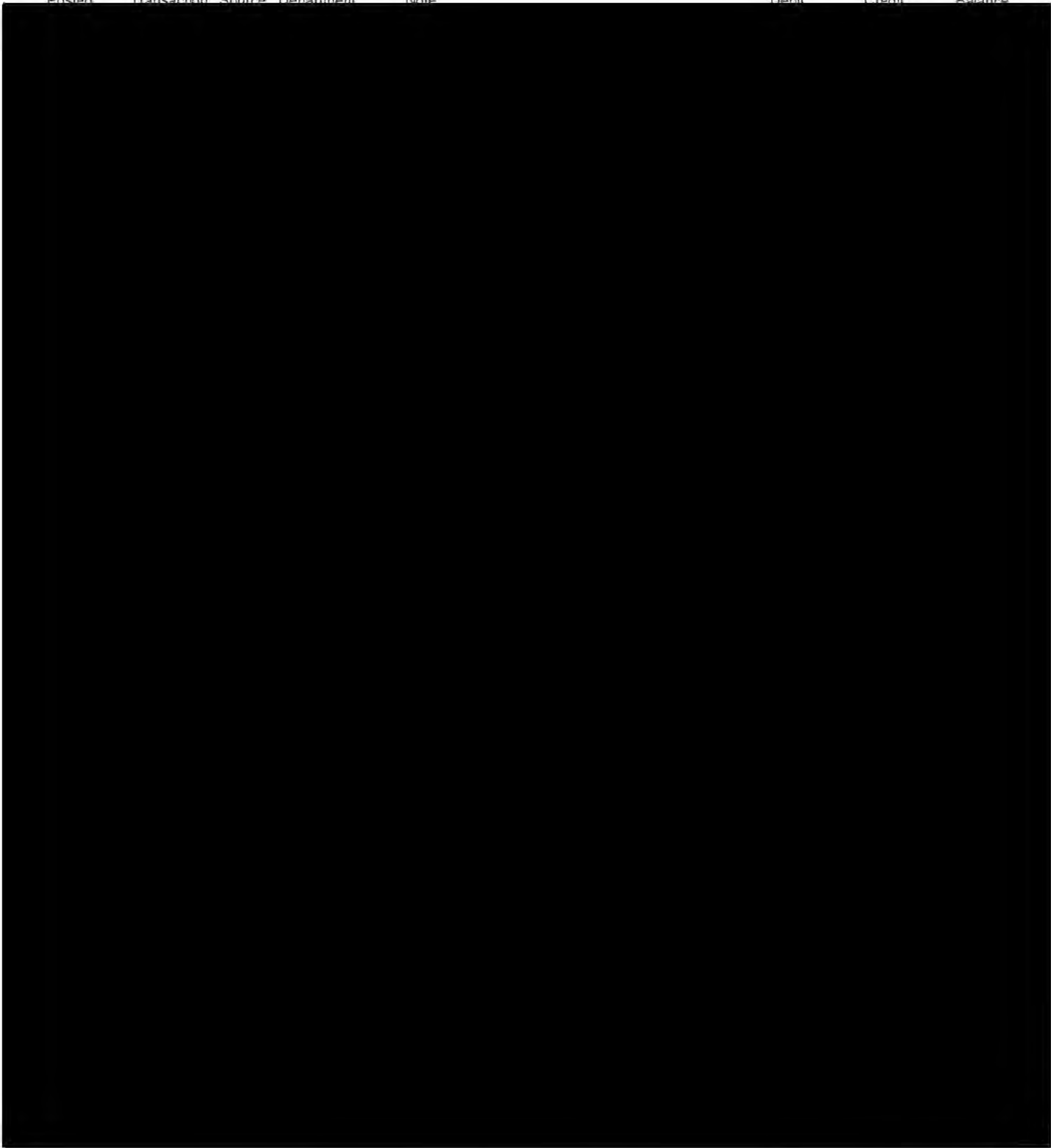


General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted Transaction Source Department Note Debit Credit Balance



General Ledger Summary

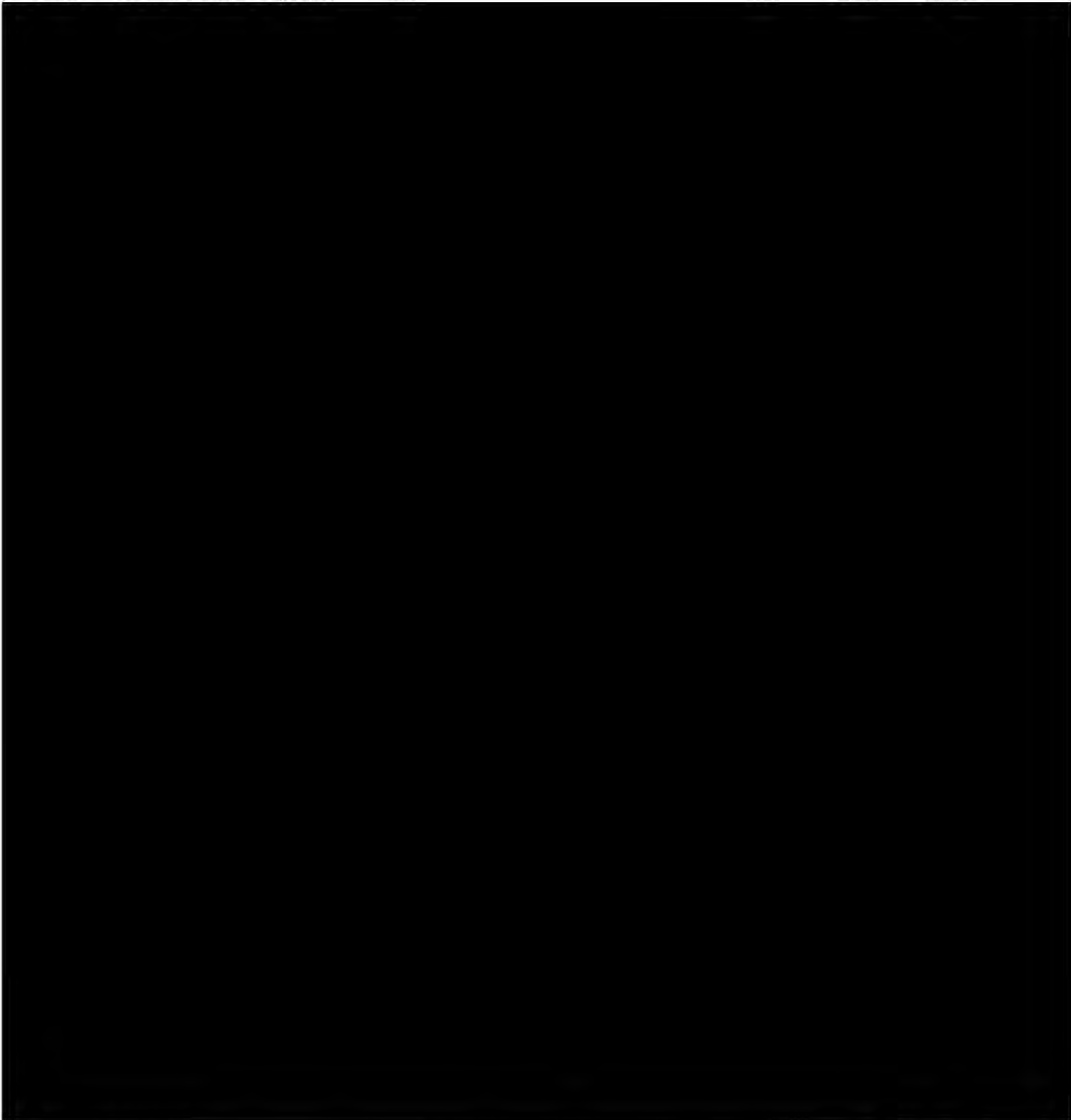
Sunday, July 23, 2023

21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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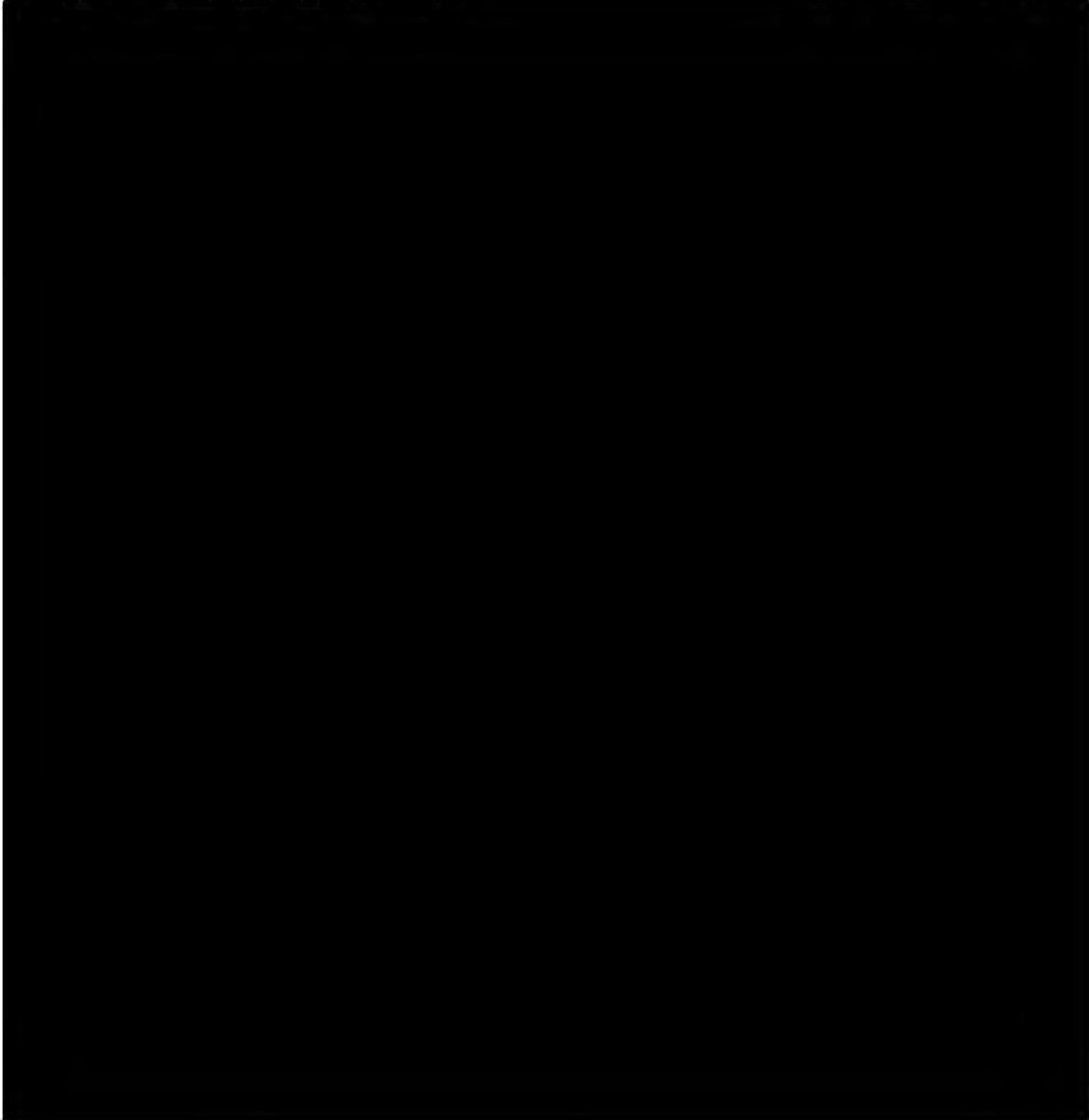


General Ledger Summary
Period 6/1/2023 To 6/30/2023 11:59:00 PM

Sunday, July 23, 2023 21:20

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

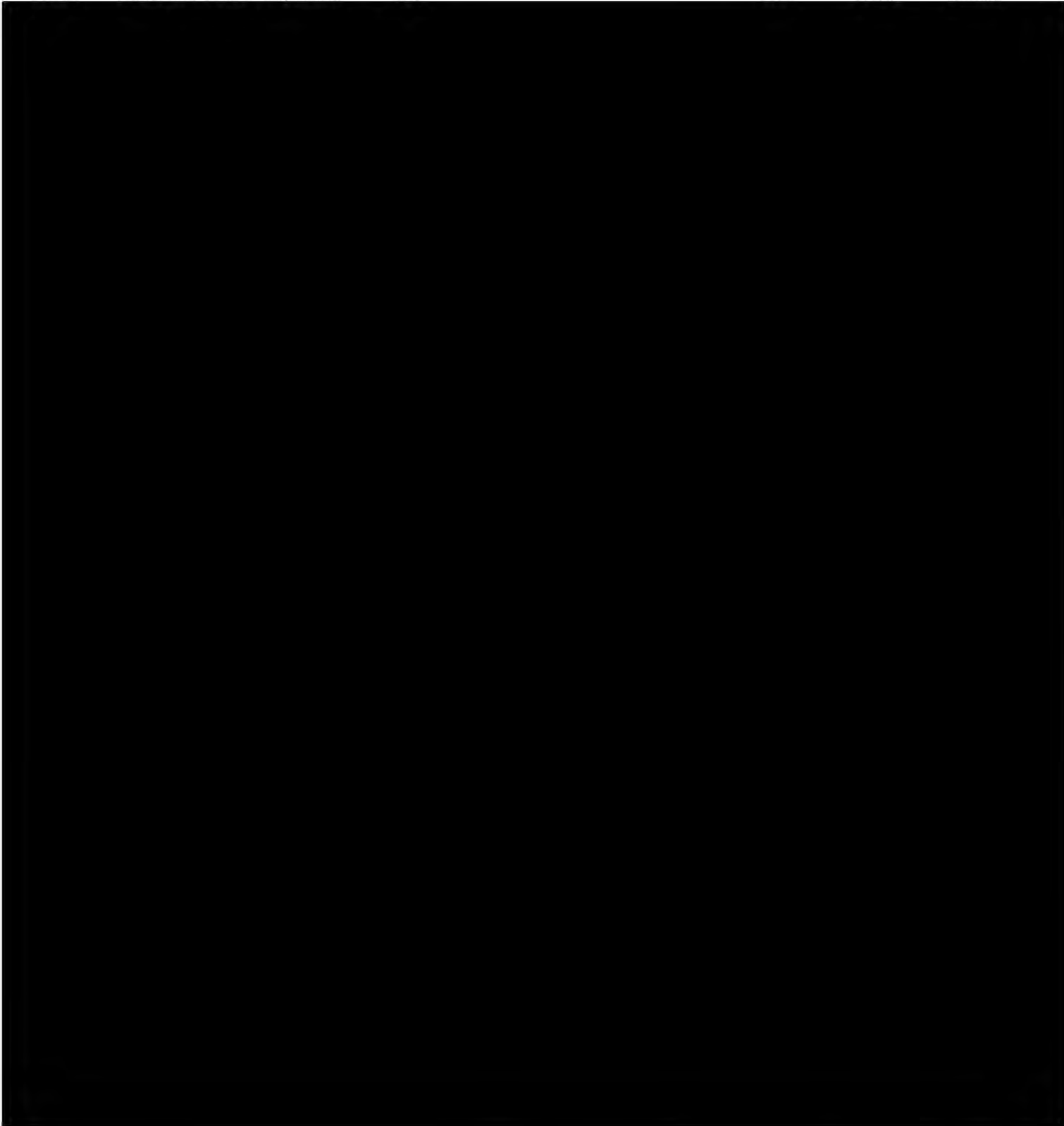
Sunday, July 23, 2023

21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

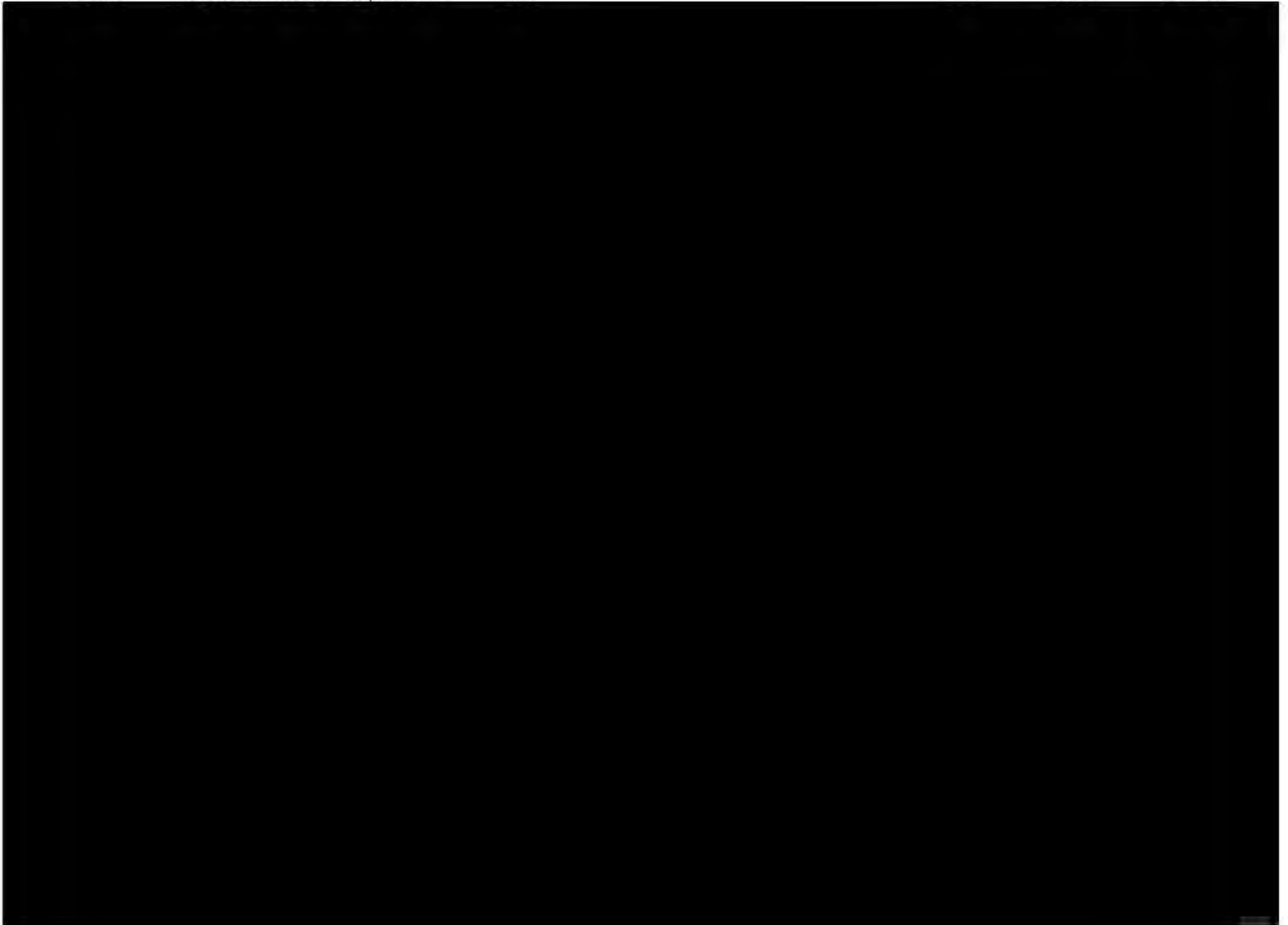
Sunday, July 23, 2023

21:20

Period 6/1/2023 To 6/30/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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Rancho San Juan HOA

AR Reports

Resident AR Balances

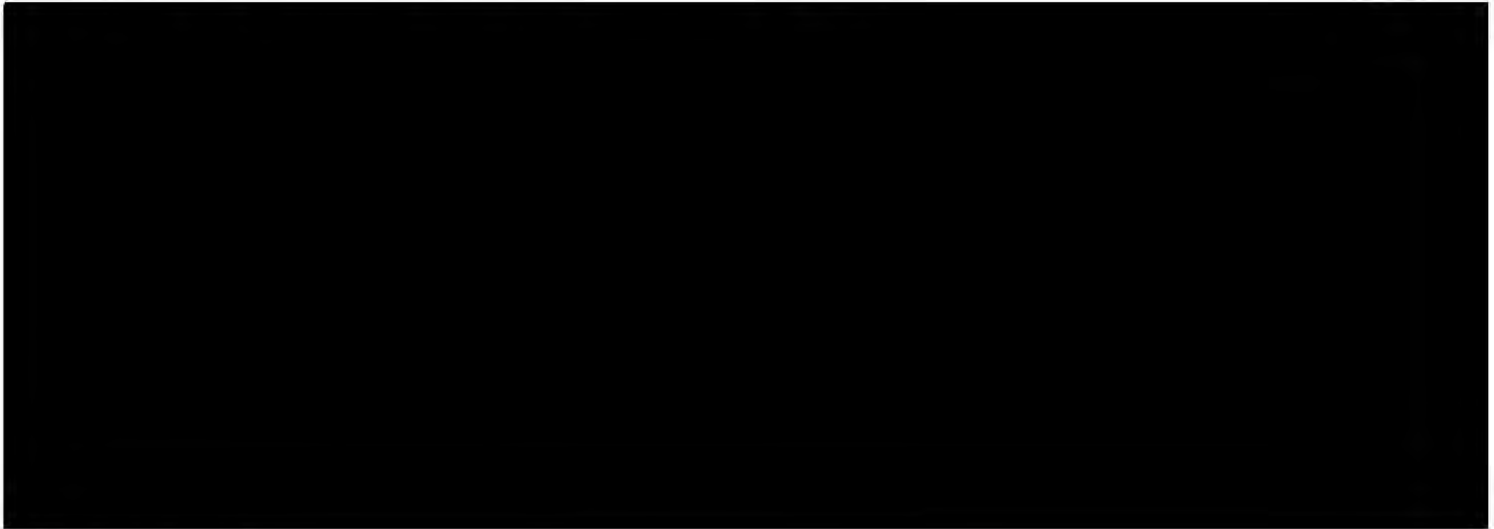
Sunday, July 23, 2023

21:20

Period 06/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Property Totals

# Units	# Builder	# Resident	# Owners	# Tenants	Owner Ratio
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Resident AR Balances

Sunday, July 23, 2023 21:20

Period 06/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Resident Prepaid Balances

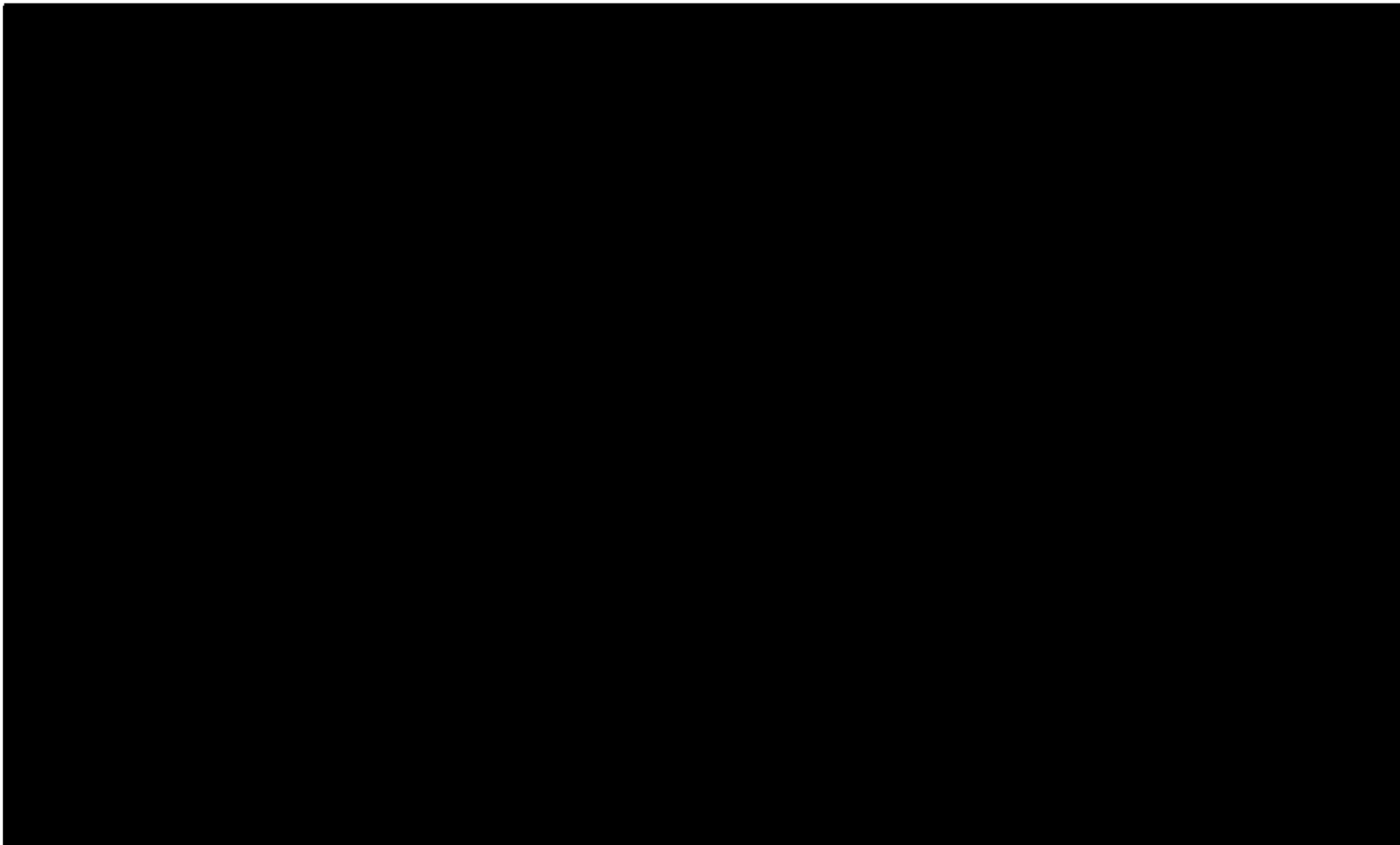
Sunday, July 23, 2023

21:20

Posted Date 06/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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Property Totals

# Units	# Builder	# Resident	# Owners	# Tenants	Owner Ratio
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Resident Prepaid Balances

Sunday, July 23, 2023 21:20

Posted Date 06/30/2023

Rancho San Juan HOA

Account #	Status	Resident Contact	Unit Address	Balance
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