

FILED

JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

Mga/lu

Rancho San Juan HOA

Professionally Managed by:

Varalino Community Management

October 2023

Phone: 702-968-0405

Web: varalino.vmsclientonline.com

Email: info@varalino.com

GL Balance Sheet

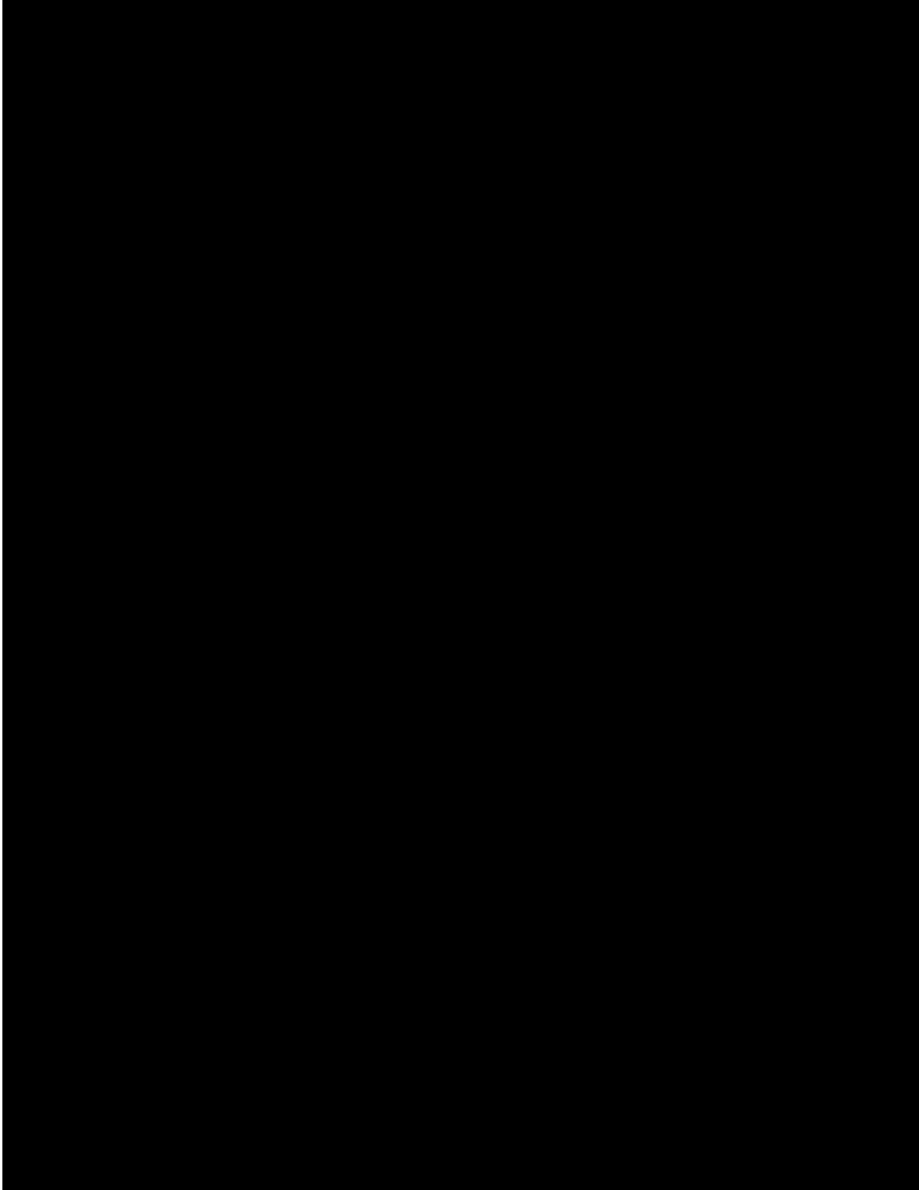
Posted 10/31/2023

Tuesday, November 21, 2023

11:38

Rancho San Juan HOA

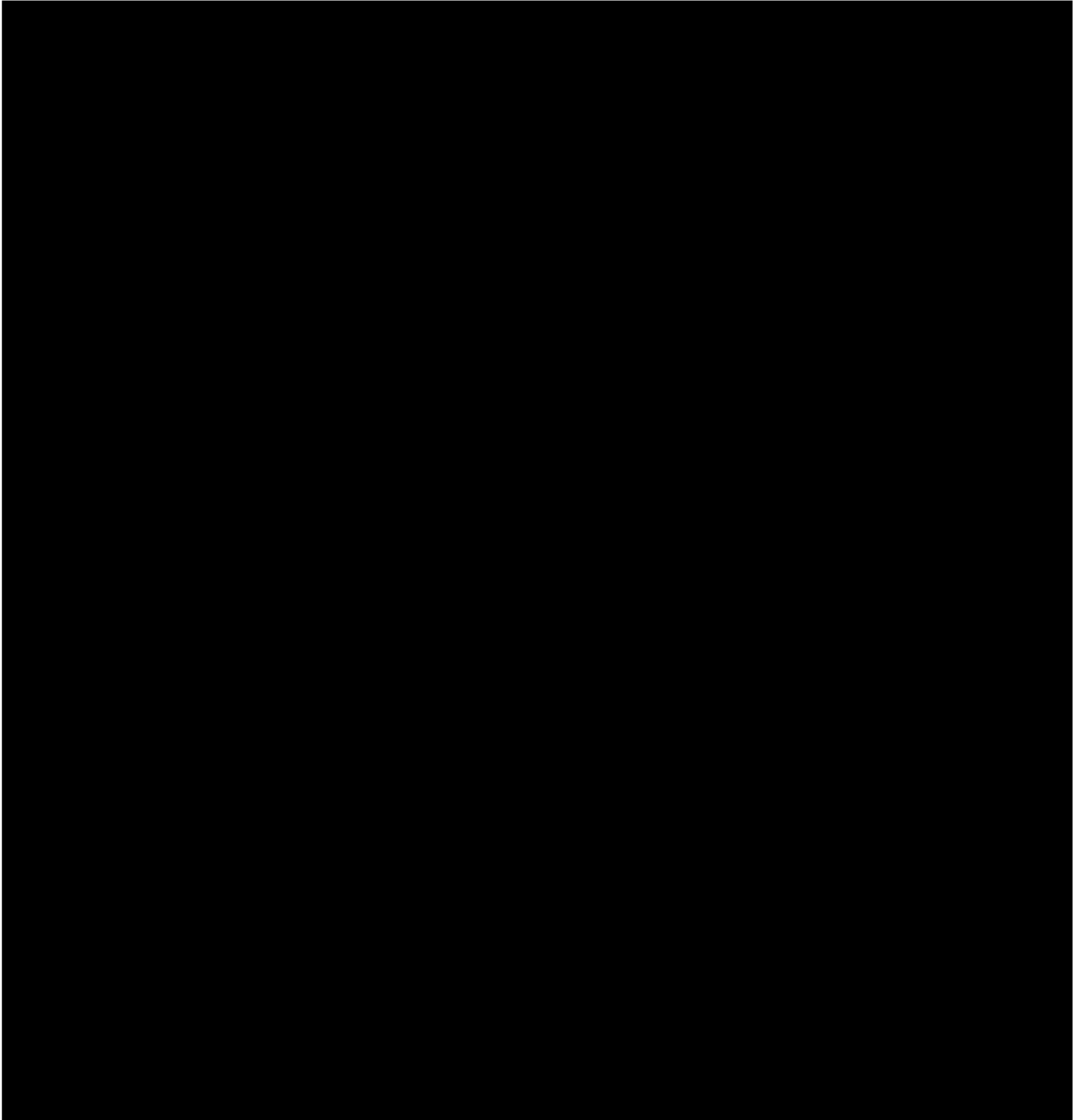
Operating	Reserve	Total
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Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

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



Rancho San Juan HOA
Budget Comparison Standard Annual with Code
Posted 10/1/2023 To 10/31/2023 11:59:00 PM

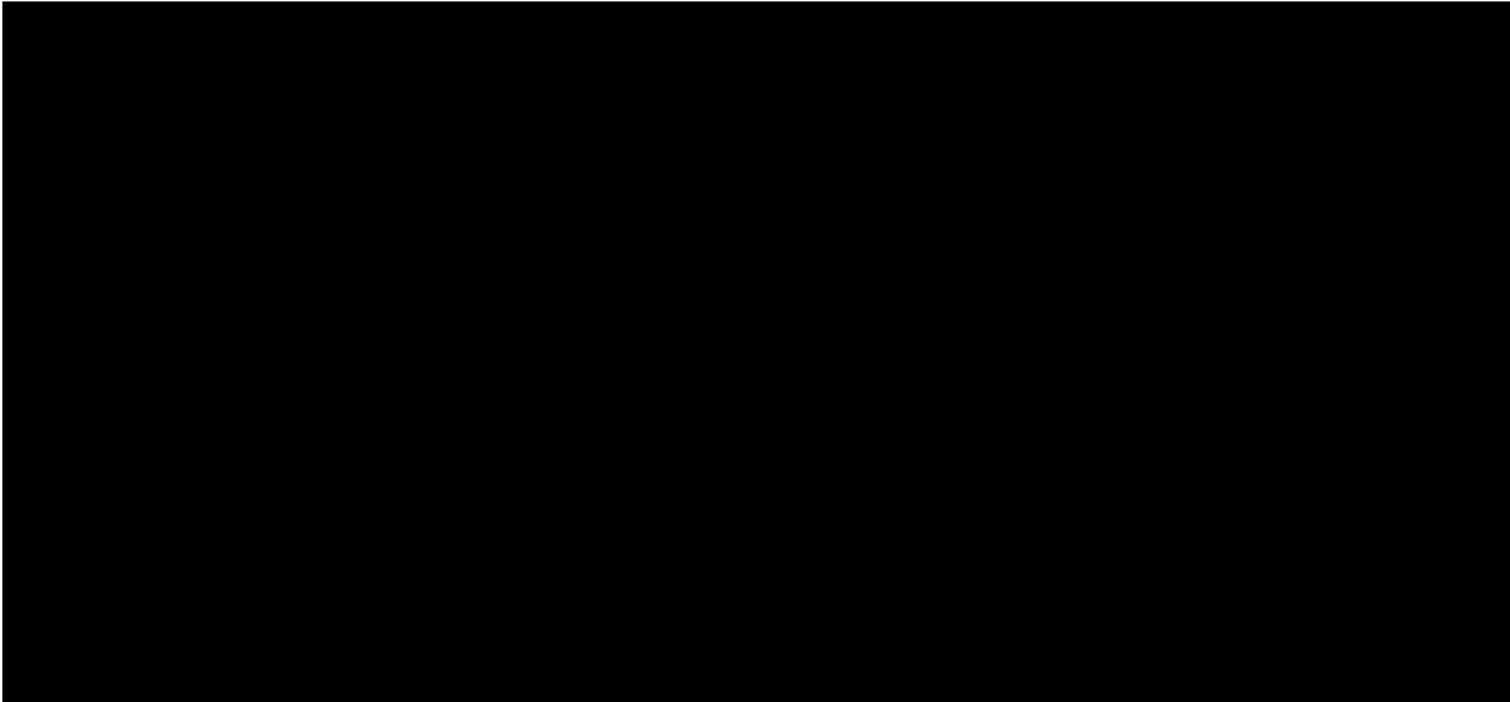
Current Period Operating			Year to Date Operating			
Actual	Budget	\$ Var	Actual	Budget	\$ Var	Annual



Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 10/1/2023 To 10/31/2023 11:59:00 PM

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



AP Check Register with Detail

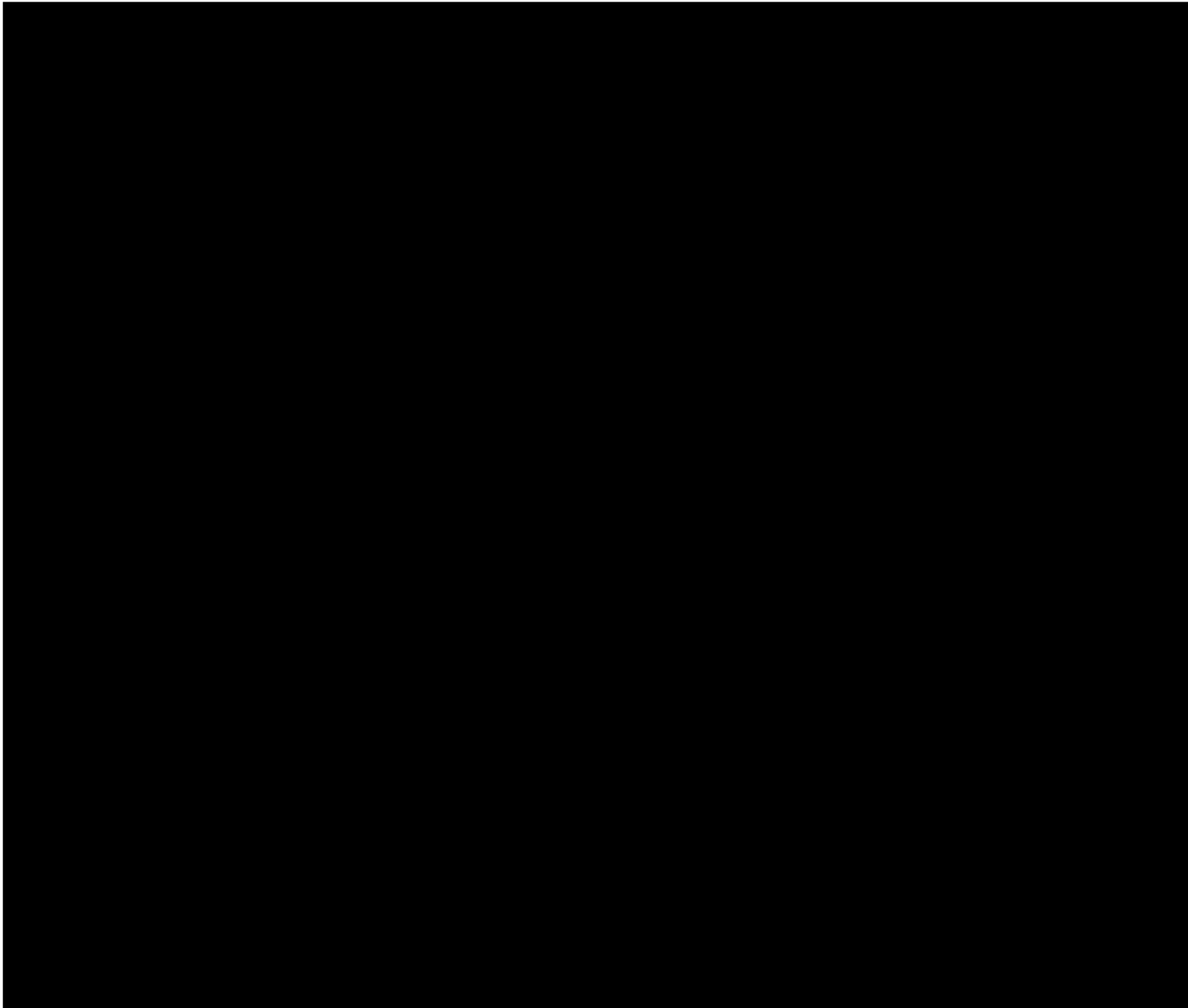
Check Date 10/1/2023 To 10/31/2023 11:59 00 PM

Voided No

Rancho San Juan HOA

Check # Check Date Ctrl # Vendor

Invoice # Expense Department Amount Status
Memo



A/R Delinquency

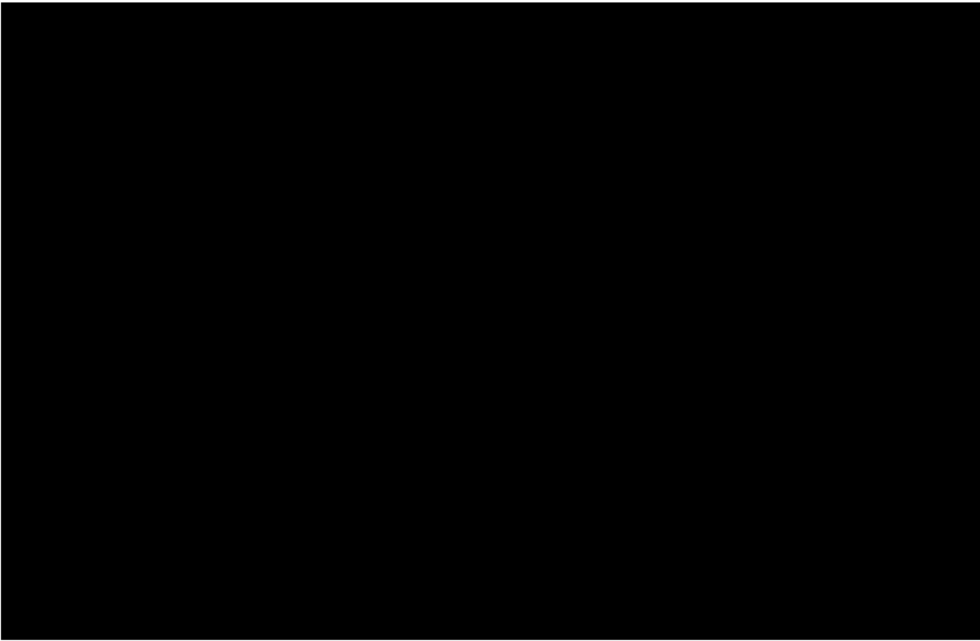
Tuesday, December 5, 2023

15:01

Posted Date 10/31/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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A/R Delinquency

Tuesday, December 5, 2023

15.01

Posted Date 10/31/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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A/R Prepaid

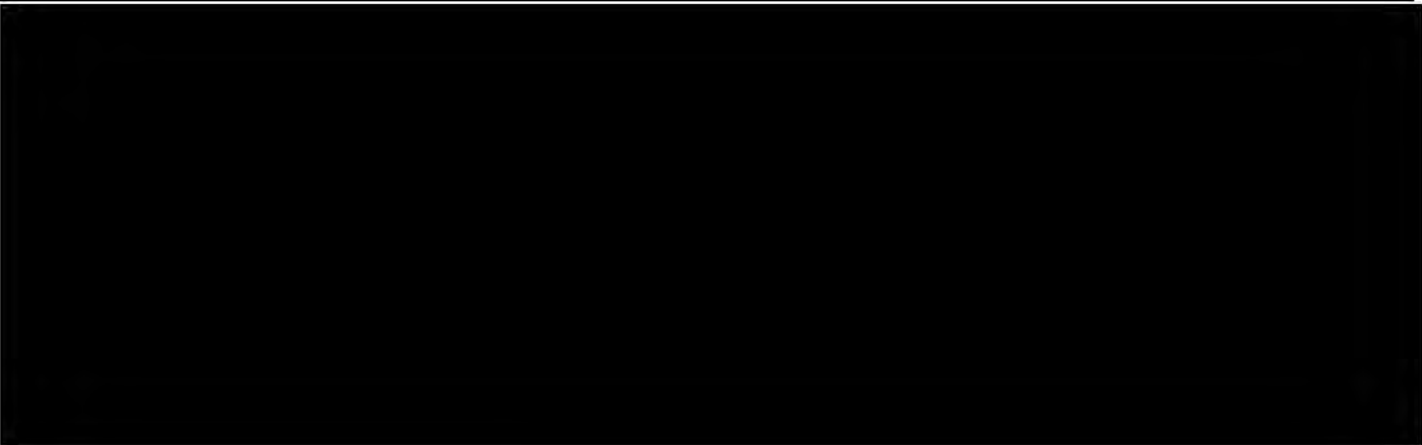
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Rancho San Juan HOA

Acct # Status Resident Contact Current 30 - 59 Days 60 - 89 Days >90 Days Balance



General Ledger Summary

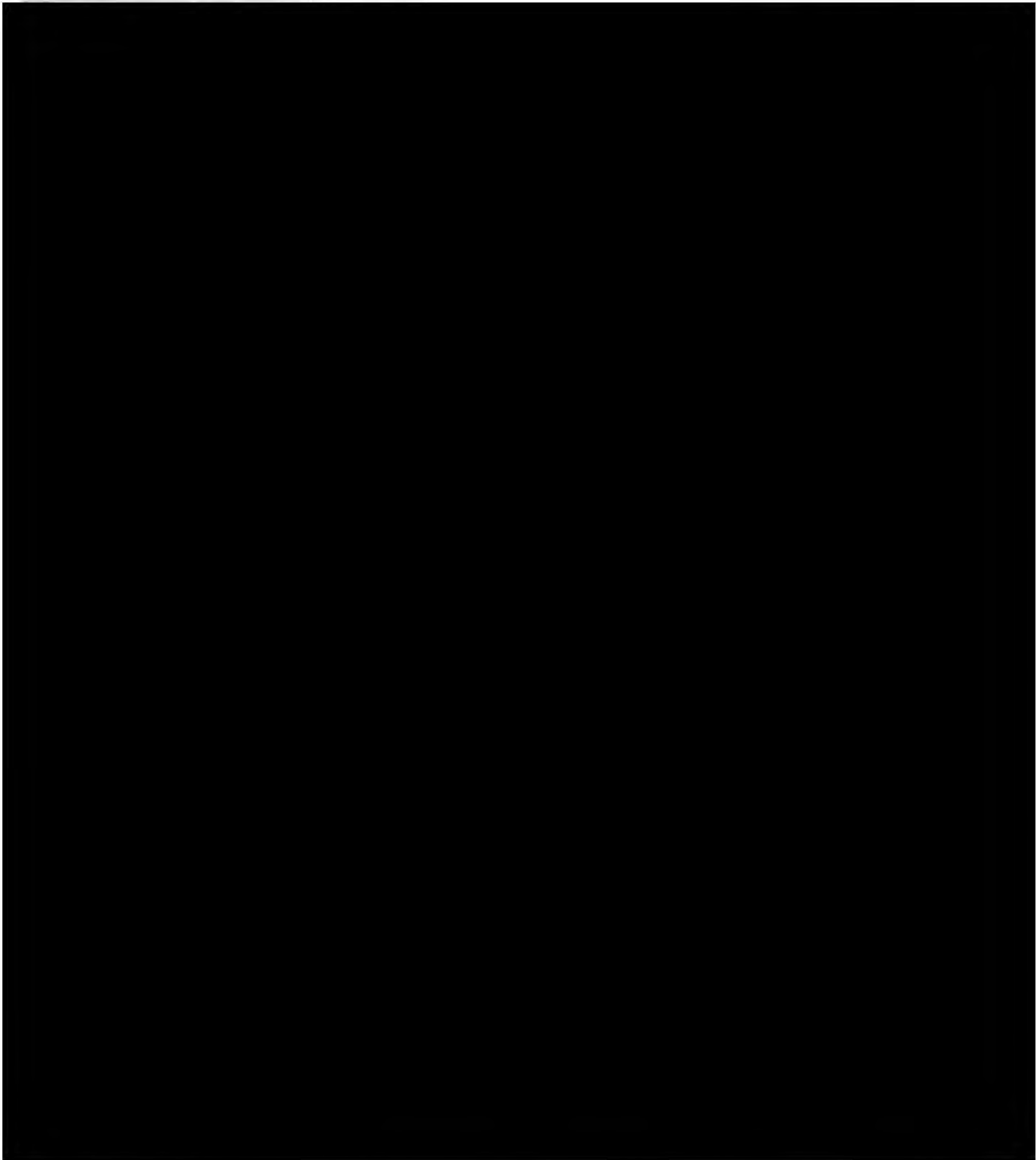
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

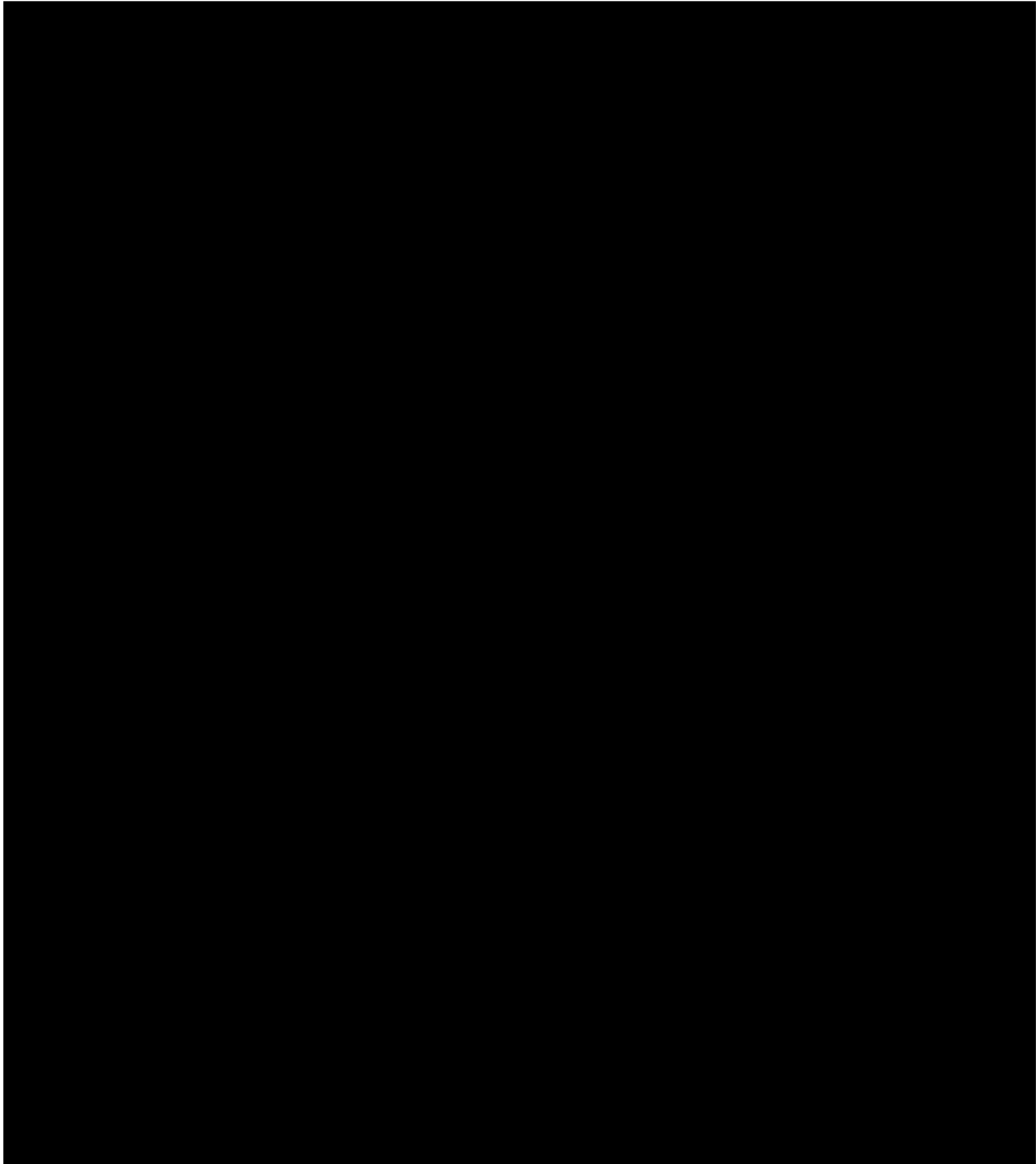
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department:	Note	Debit	Credit	Balance
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General Ledger Summary

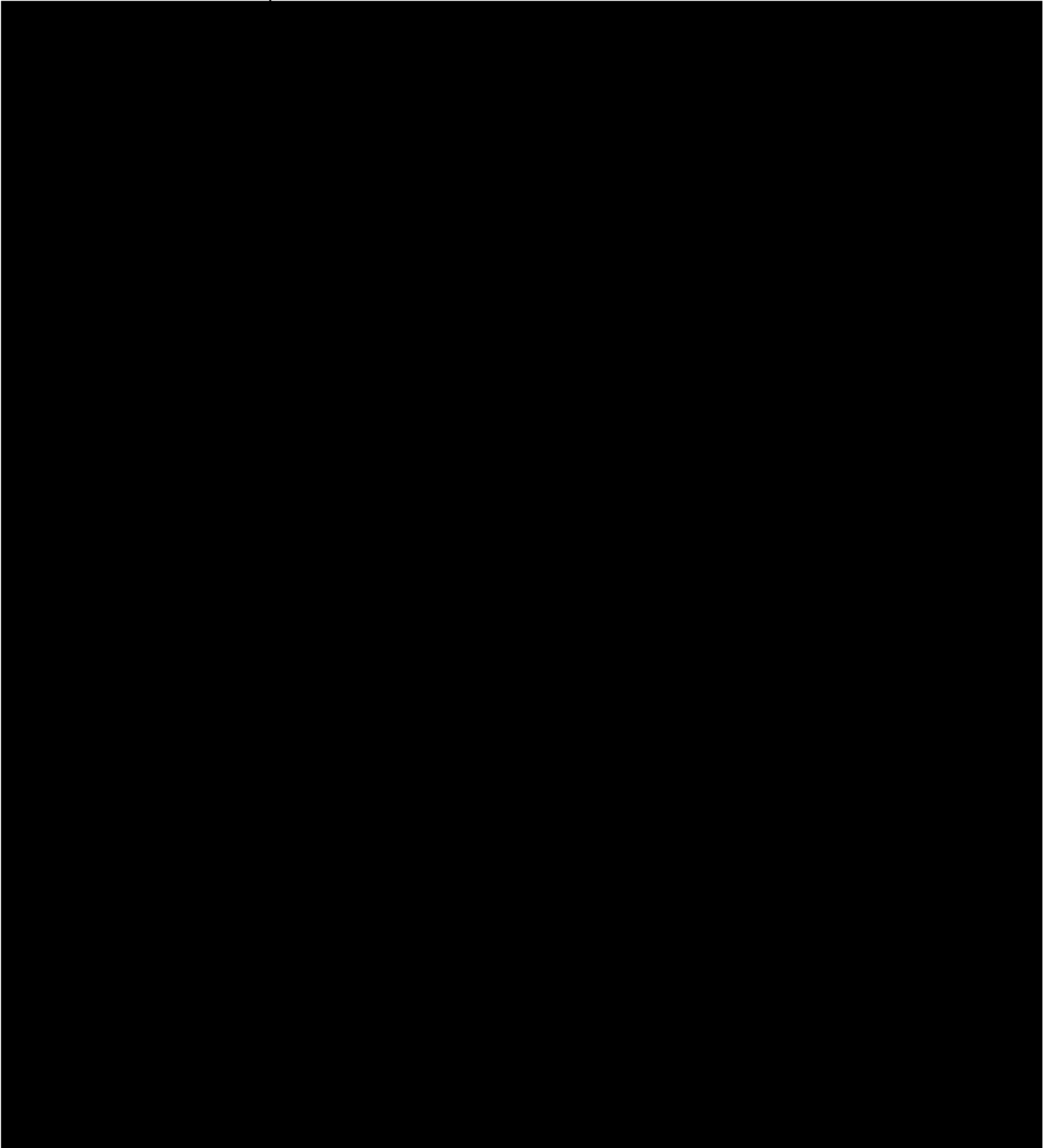
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11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

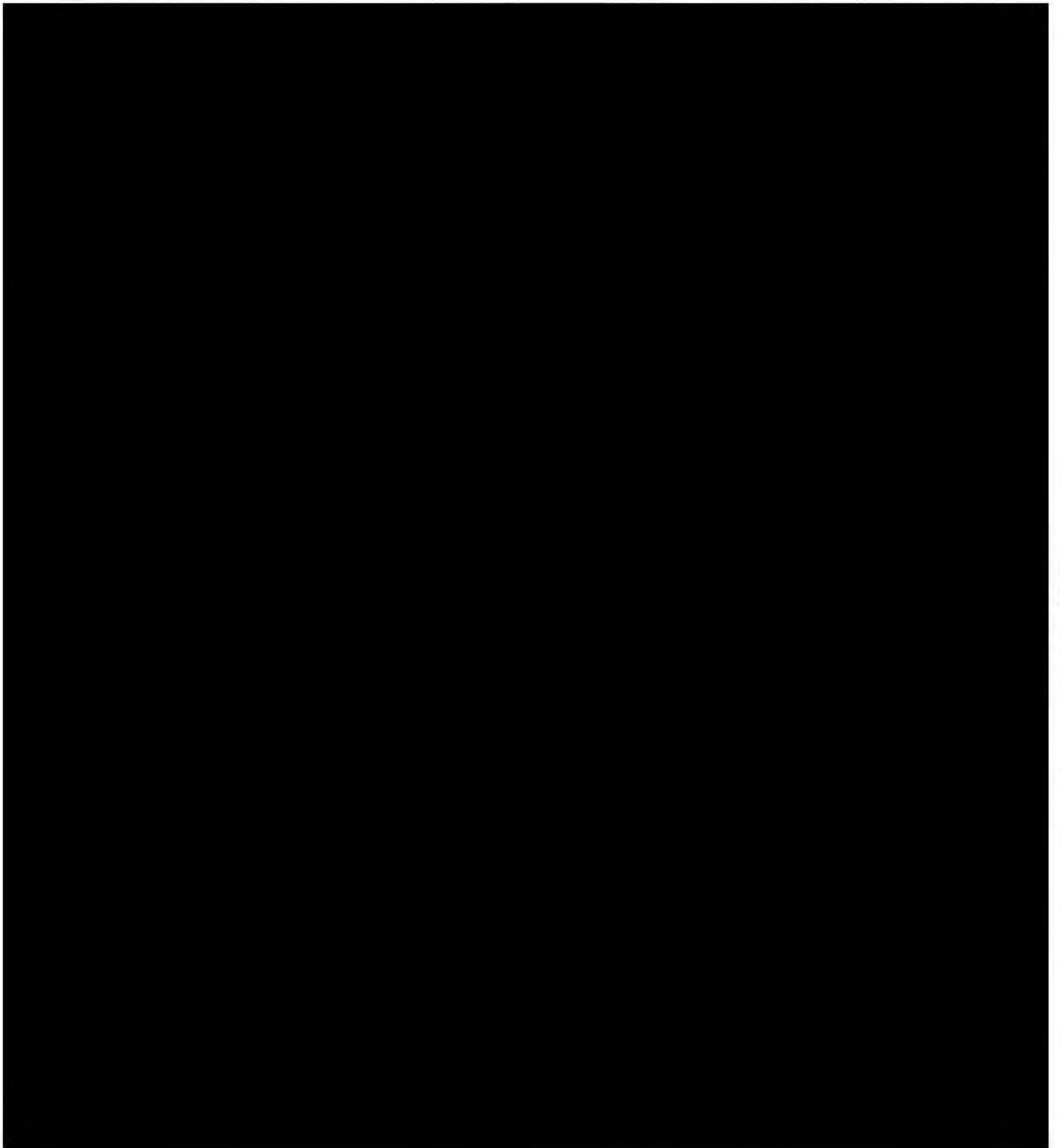
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11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

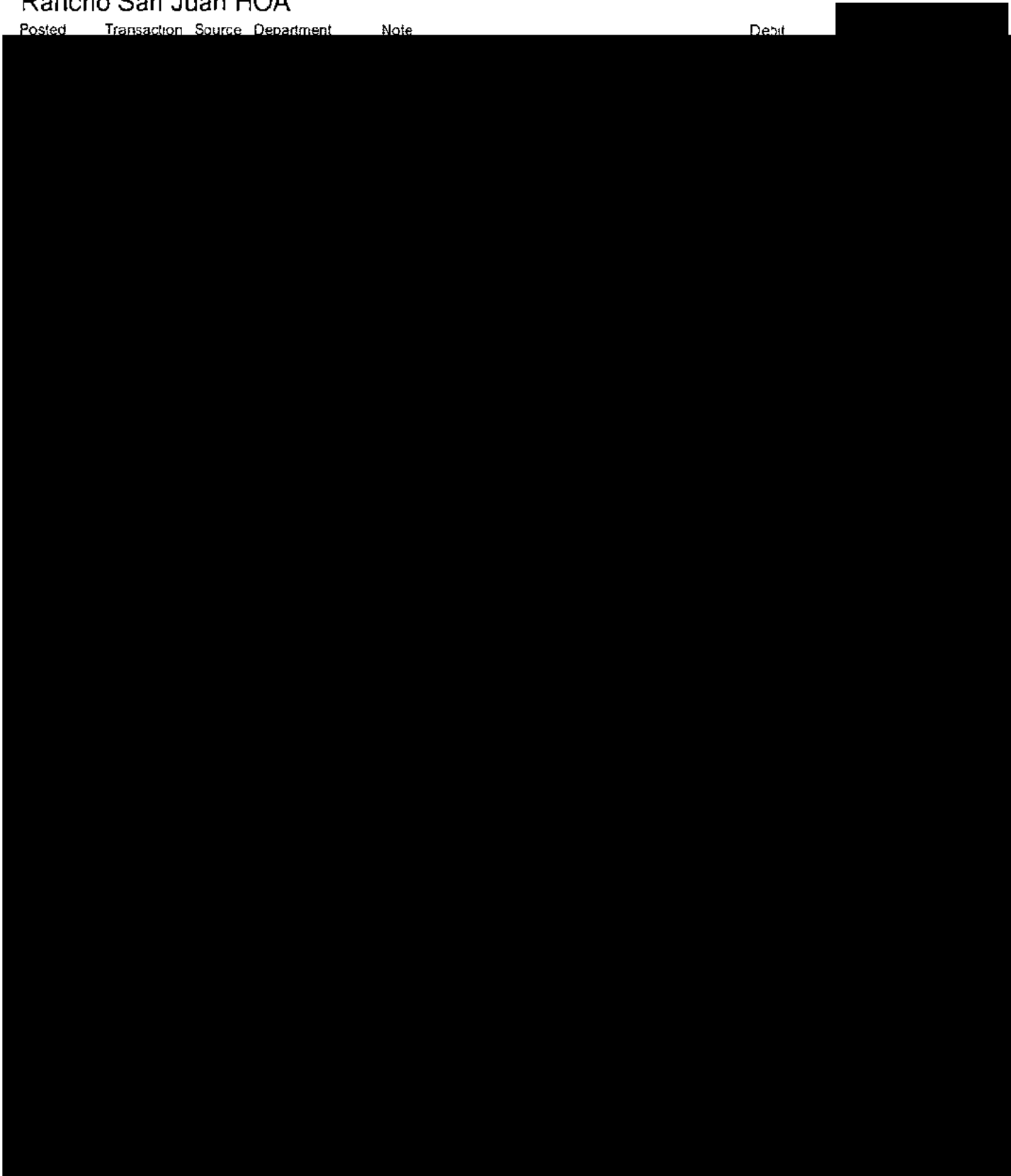
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted Transaction Source Department Note Debit



General Ledger Summary

Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

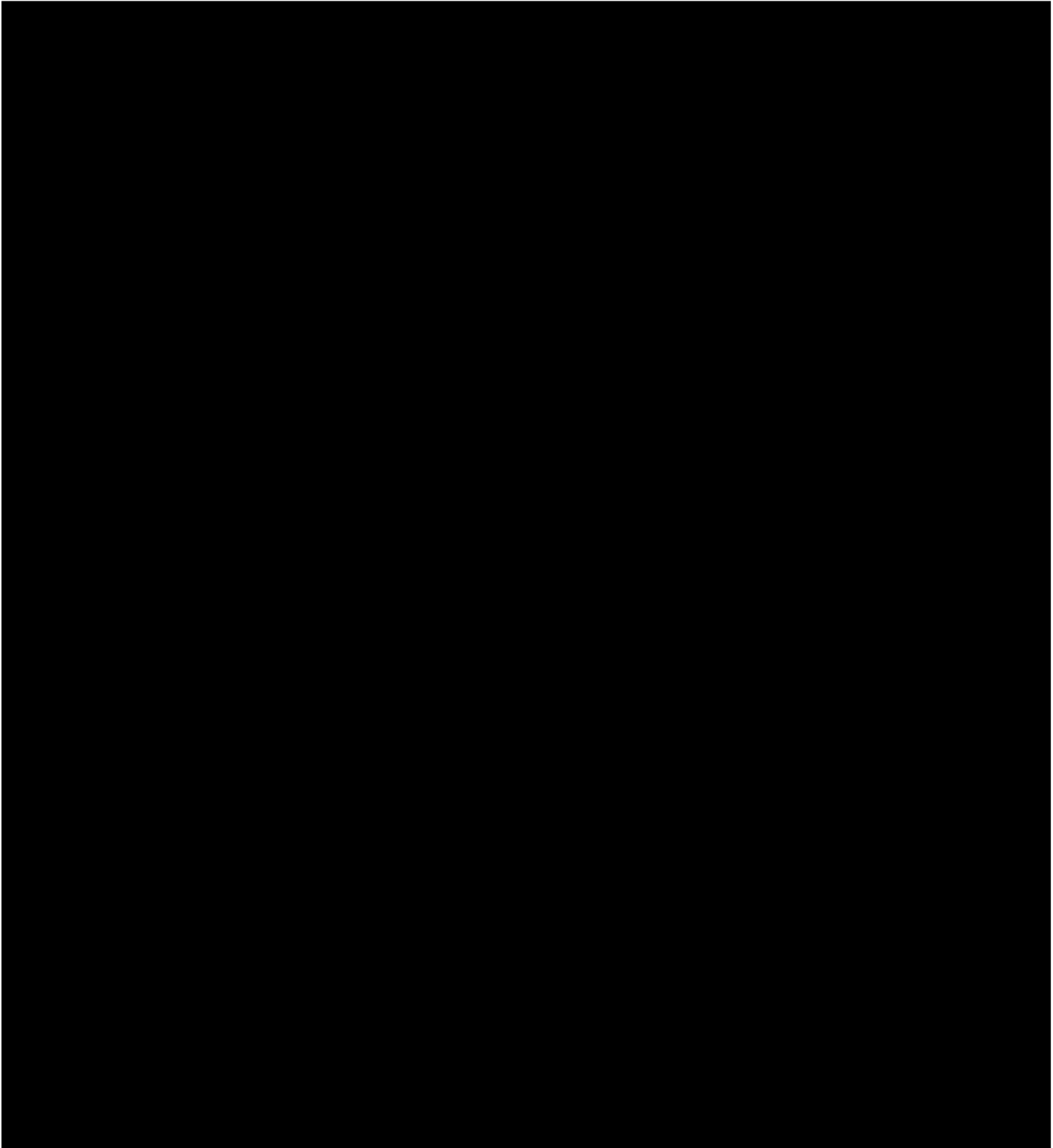
Posted Transaction Source Department



Debit

Credit

Balance

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General Ledger Summary

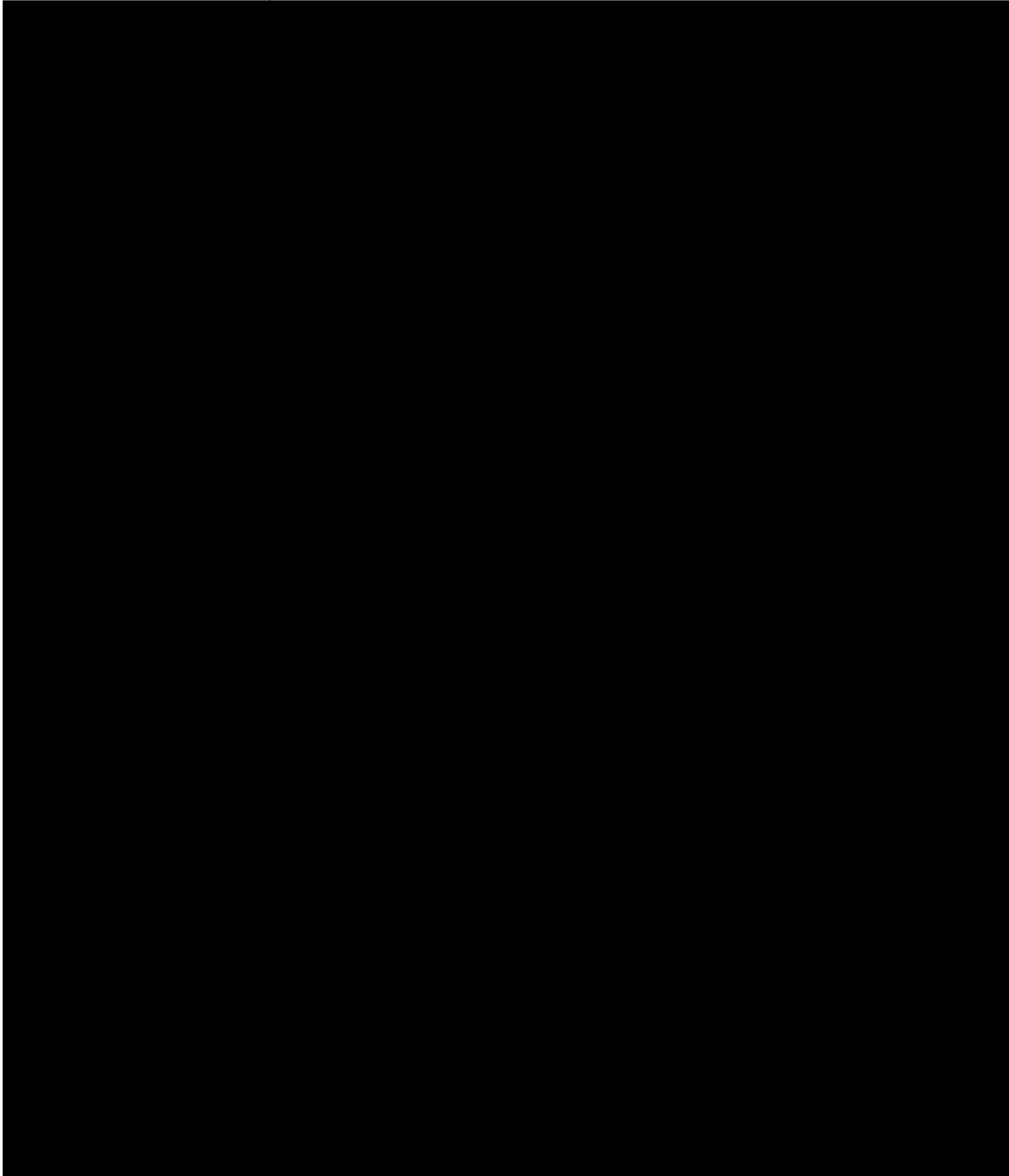
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

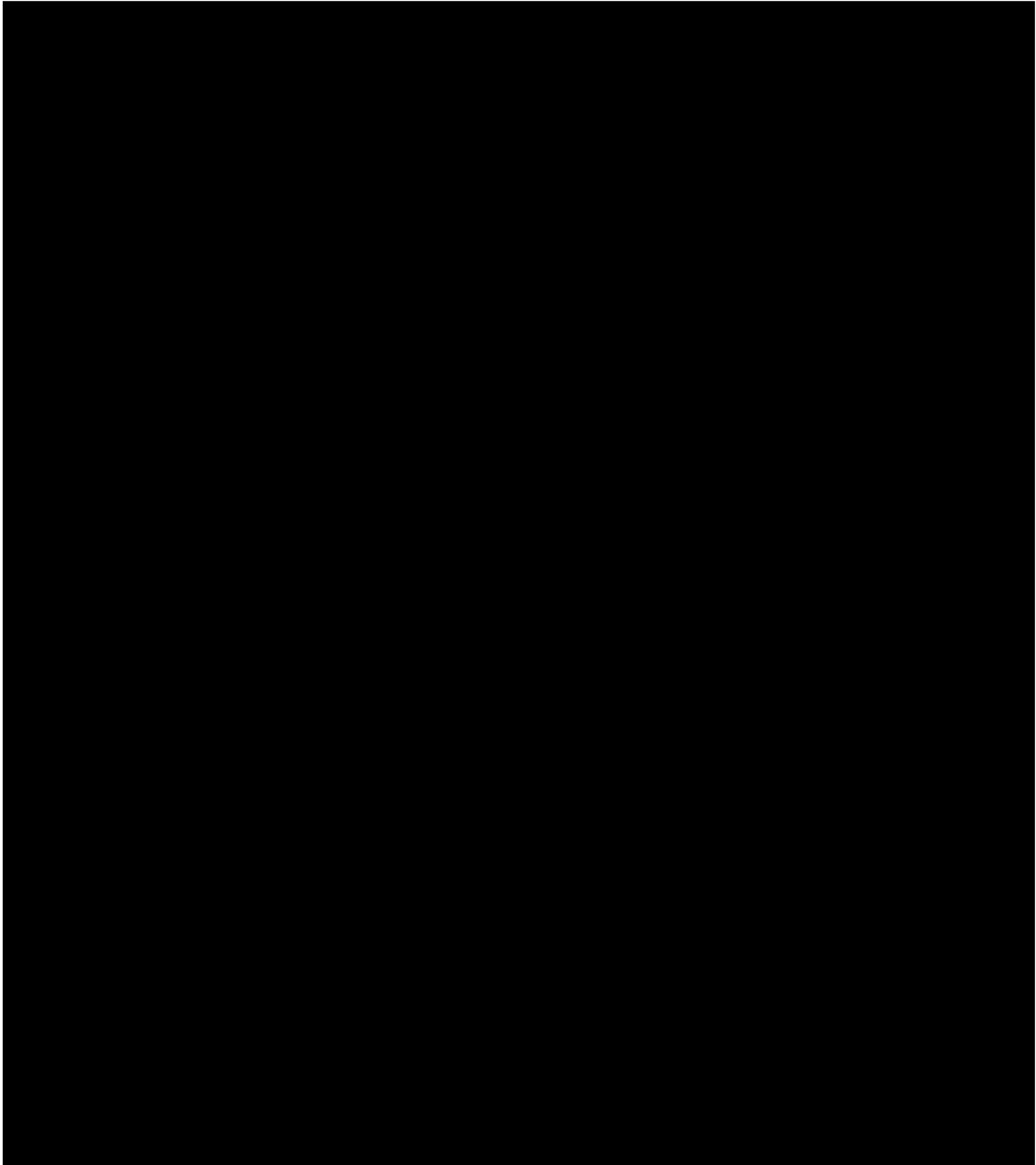
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

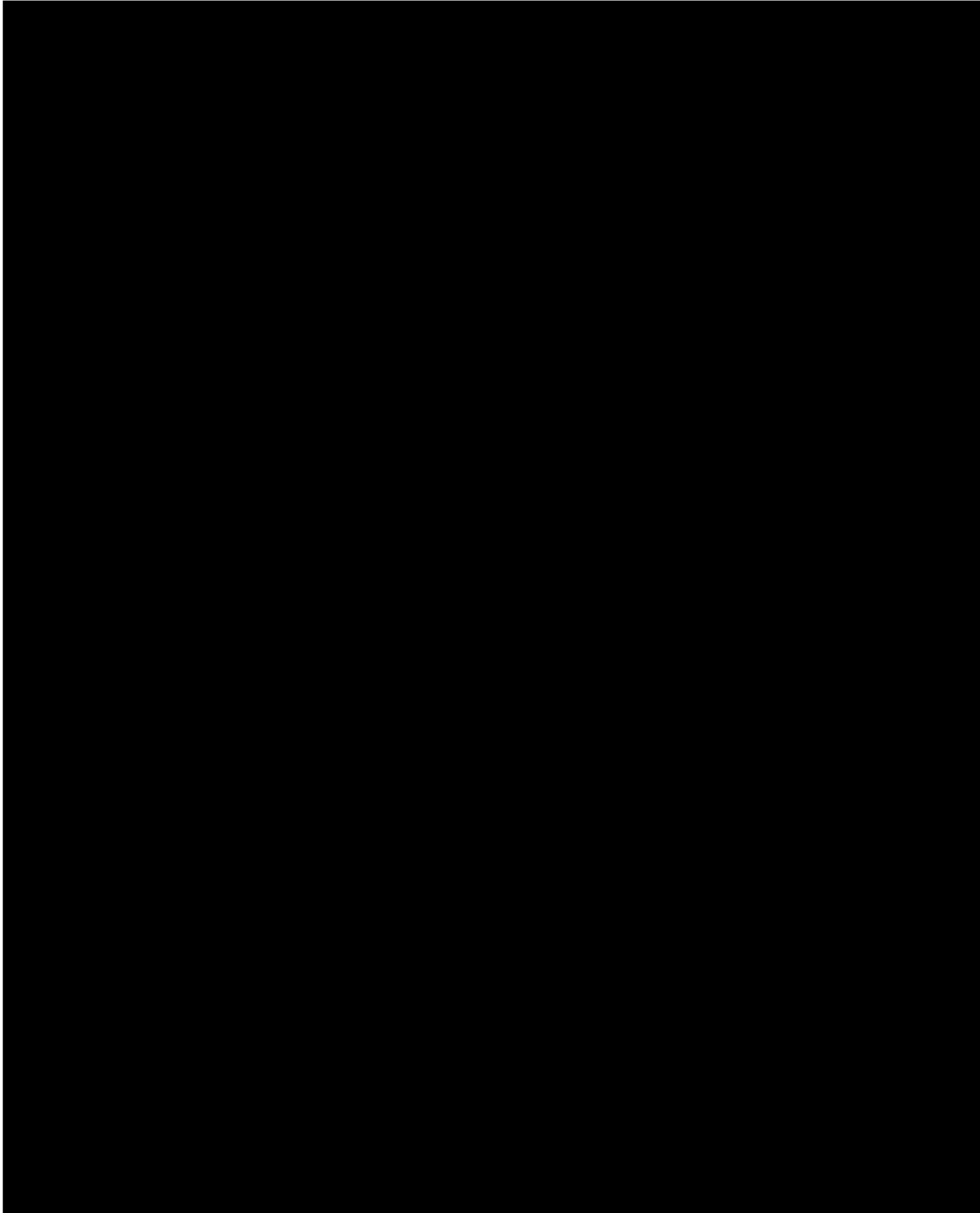
Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

Tuesday, November 21, 2023

11:39

Period 10/1/2023 To 10/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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Last statement: September 30, 2023
This statement: October 31, 2023
Total days in statement period: 31

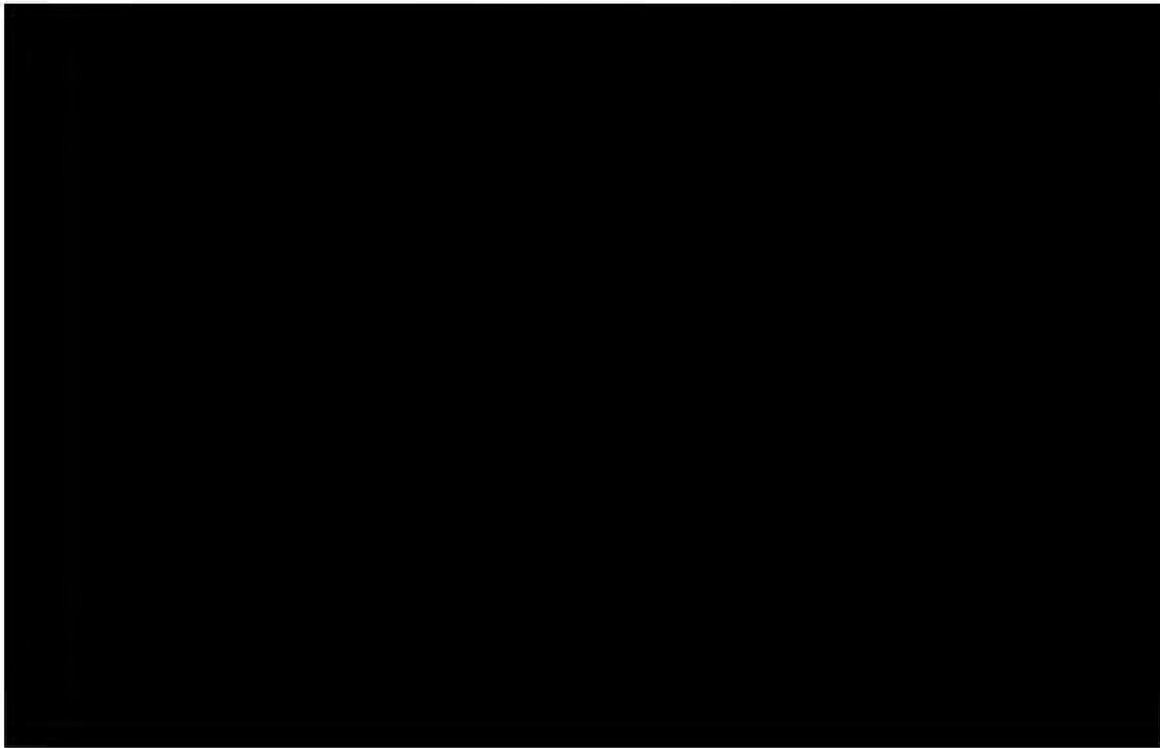
RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - OPR
6345 S PECOS RD SUITE 206
LAS VEGAS NV 89120

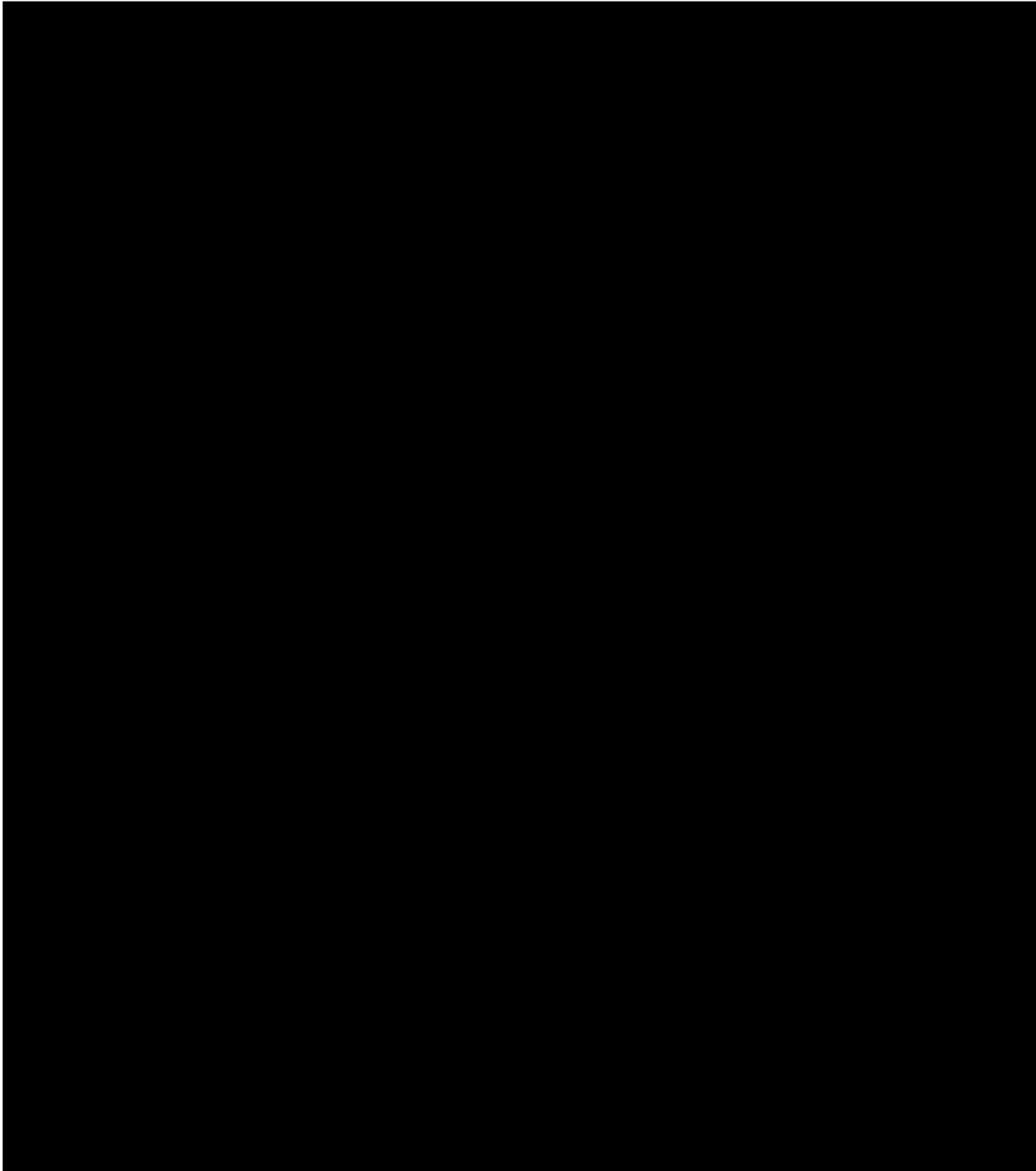
Page 1

(4)




THANK YOU FOR BANKING WITH US!





OVERDRAFT/RETURN ITEM FEES

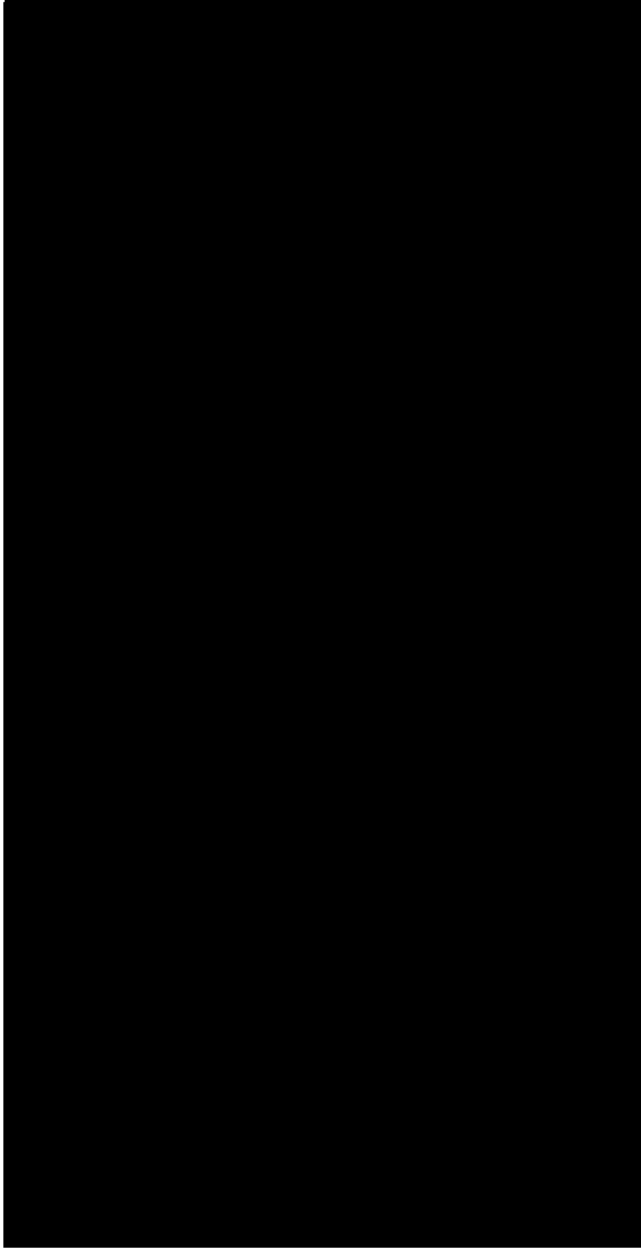
	Total for this period	Total year-to-date
		



Account: [REDACTED]

Period: October 01, 2023 - October 31, 2023

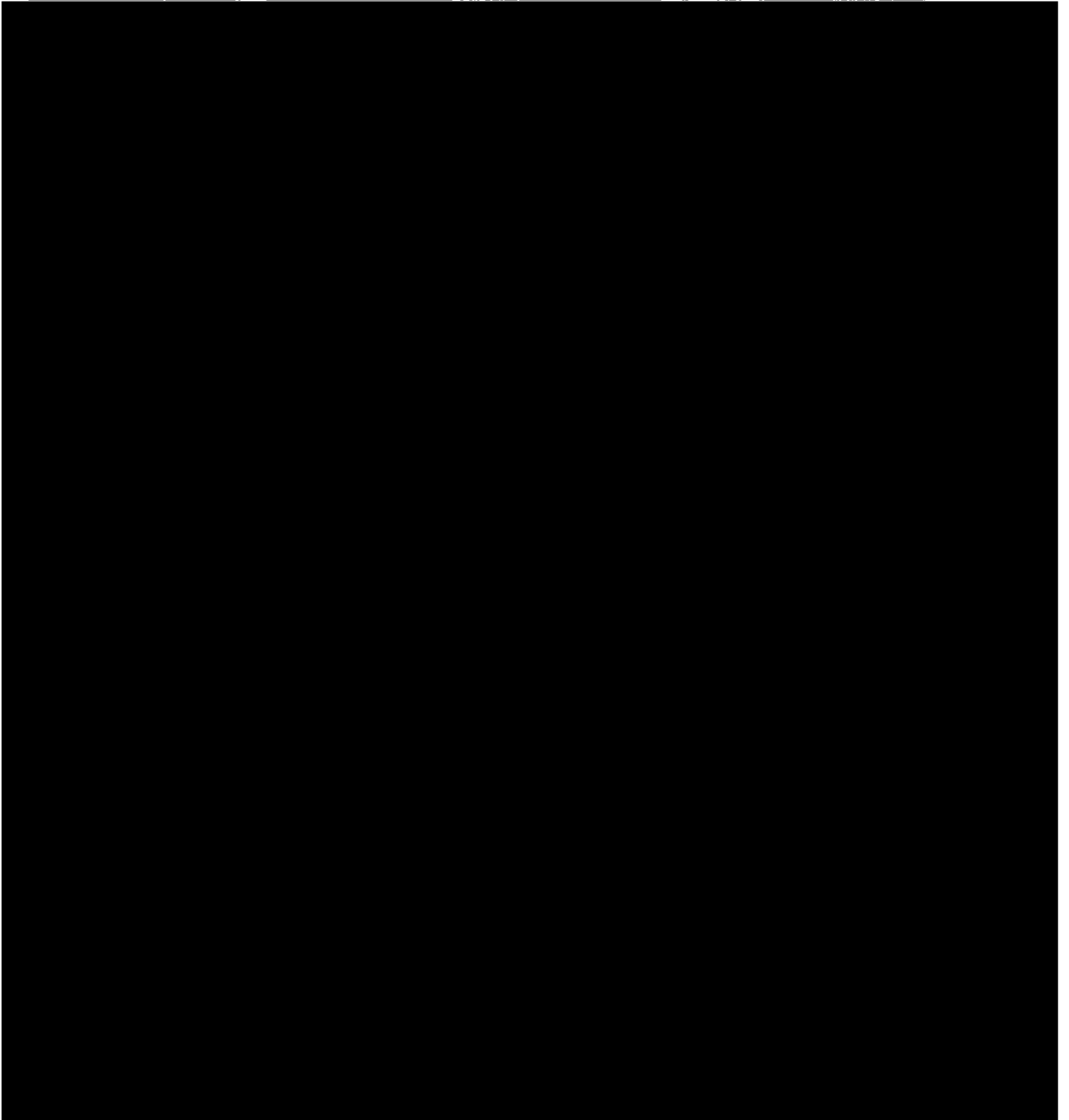
Page: 4



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: [REDACTED] Account: [REDACTED]
Statement Date: 10/31/2023 G/L Balance: [REDACTED]
Linked Statement: None Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
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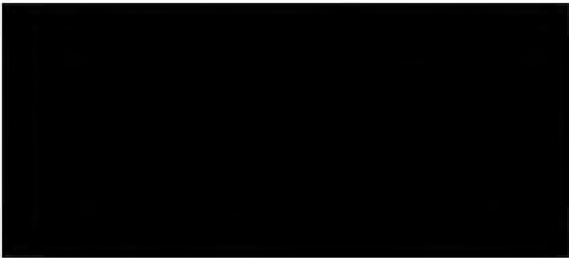


Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Outstanding Items:

Check #	Date	Reference	Uncleared Checks
[REDACTED]			

Date	Reference	Uncleared Deposits
[REDACTED]		

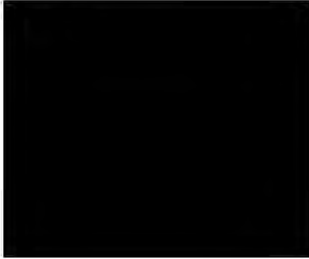


Last statement: September 30, 2023
This statement: October 31, 2023
Total days in statement period: 31

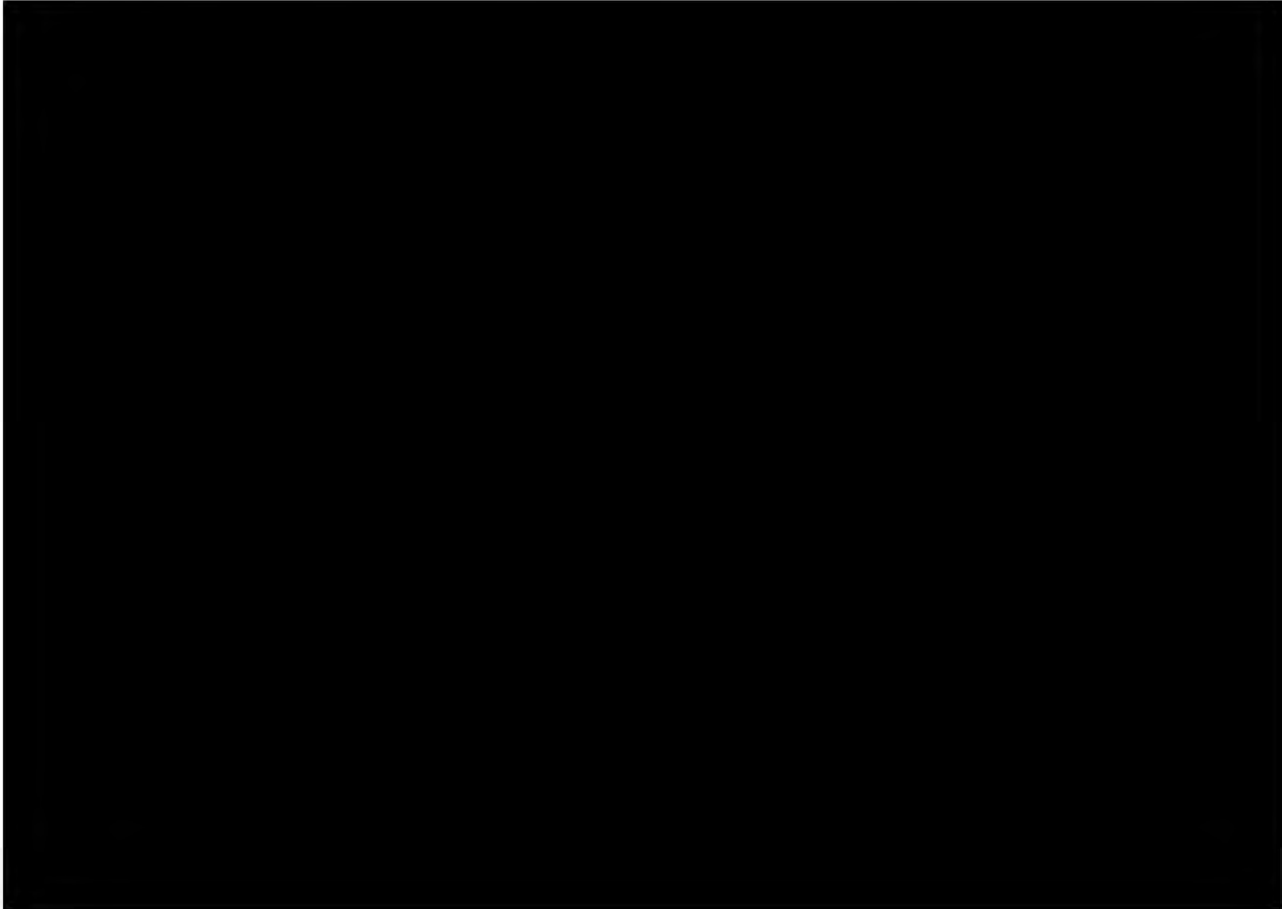
RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - RSV
6345 S PECOS RD SUITE 206
LAS VEGAS NV 89120

Page 1

(0)



THANK YOU FOR BANKING WITH US!



RANCHO SAN JUAN HOMEOWNERS
October 31, 2023

Page 2
[REDACTED]

OVERDRAFT/RETURN ITEM FEES

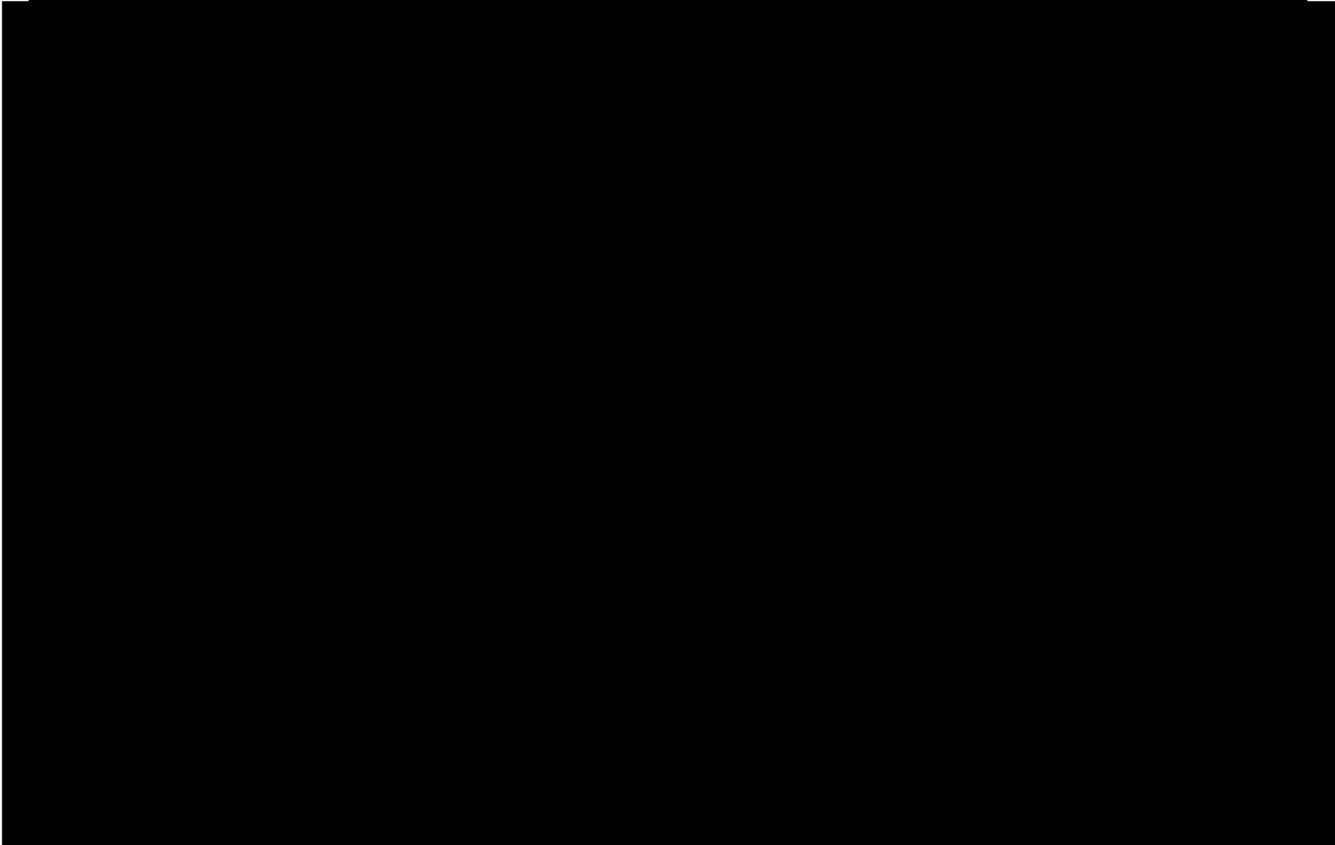
	Total for this period	Total year-to-date
[REDACTED]	[REDACTED]	[REDACTED]

[REDACTED]

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: MM Reserve [REDACTED] Account: [REDACTED]
Statement Date: 10/31/2023 G.L. Balance: [REDACTED]
Linked Statement: None Statement Balance: [REDACTED]

Item Date Check # Amount Balance



FILED

JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

mgallo

Rancho San Juan HOA

Professionally Managed by:

Varalino Community Management

Phone: 702-968-0405

Web: varalino.vmsclientonline.com

Email: info@varalino.com

GL Balance Sheet

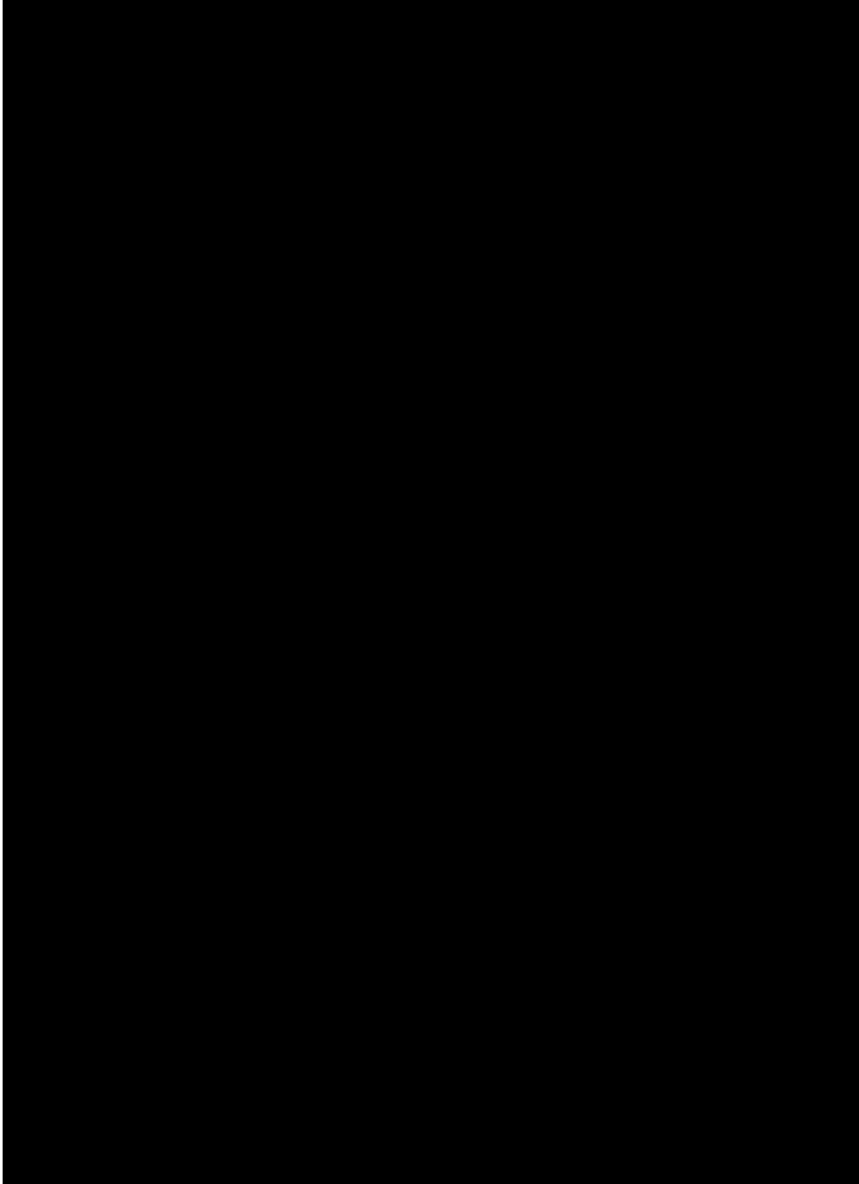
Posted 11/30/2023

Wednesday, January 3, 2024

11.22

Rancho San Juan HOA

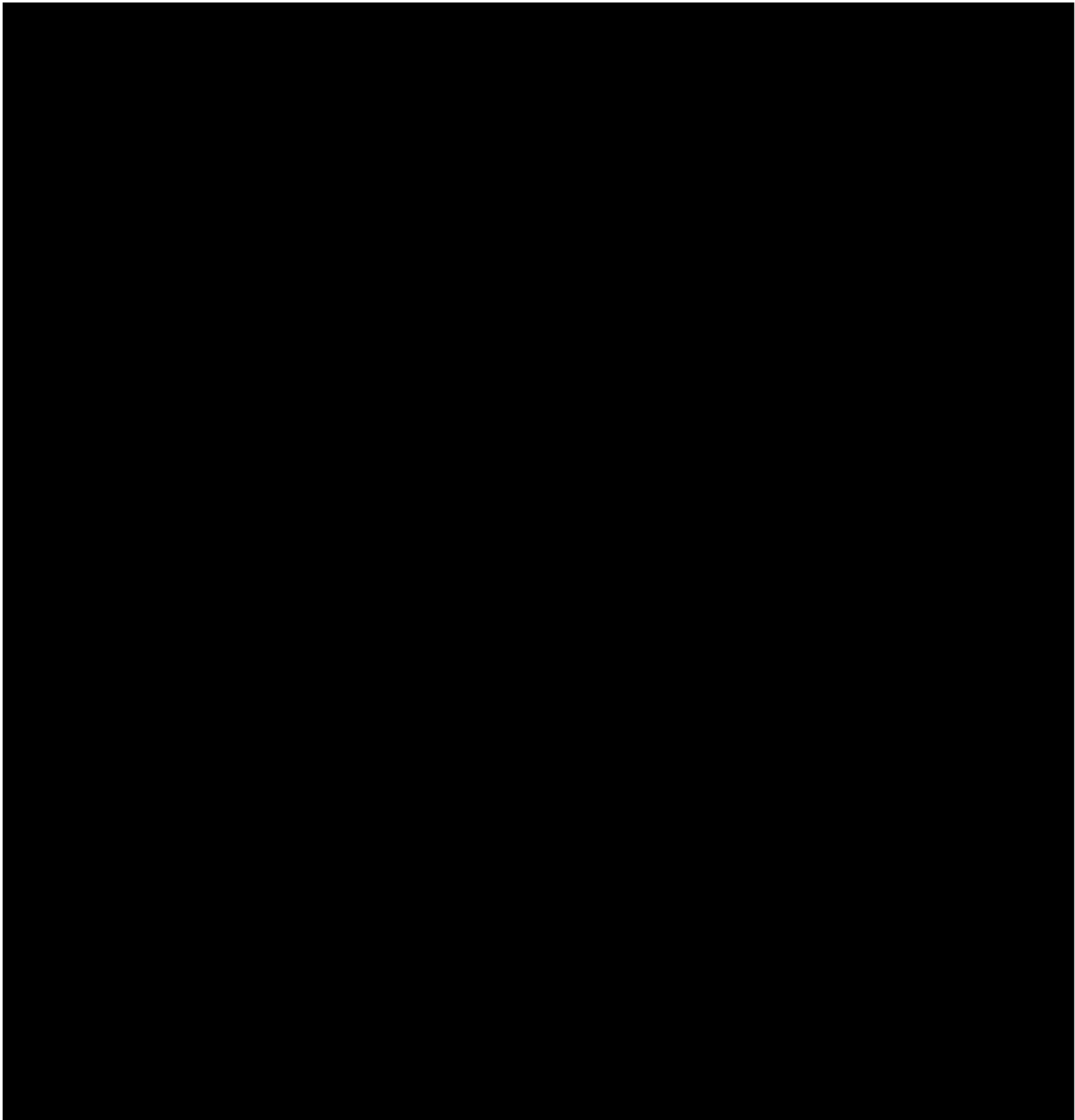
Operating	Reserve	Total
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Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 11/1/2023 To 11/30/2023 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

Posted 11/1/2023 To 11/30/2023 11:59:00 PM

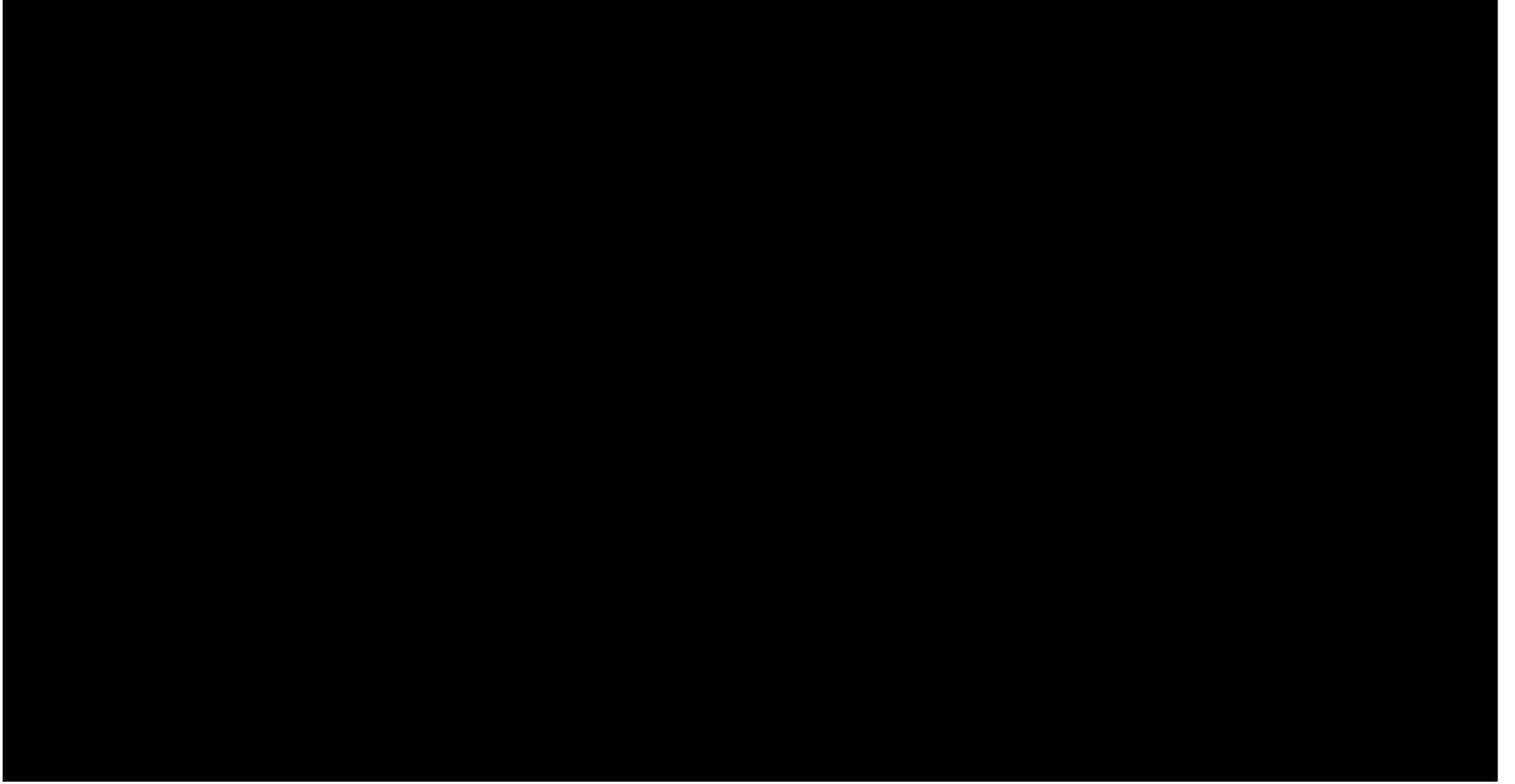
Current Period Operating

Year to Date Operating

Actual Budget \$ Var

Actual Budget \$ Var

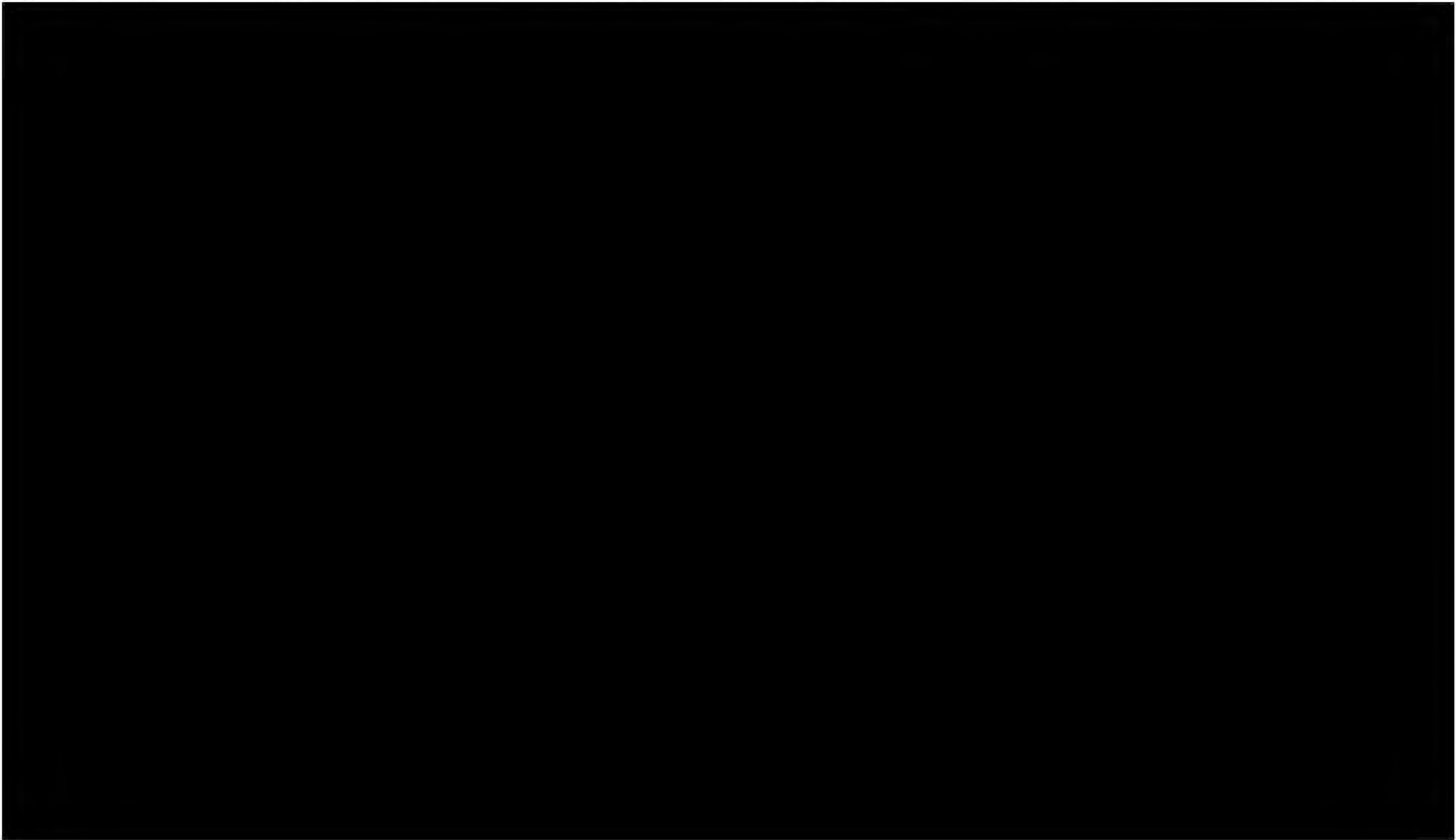
Annual



Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 11/1/2023 To 11/30/2023 11:59:00 PM

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



AP Check Register with Detail

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

Voided No

Rancho San Juan HOA

Check # Check Date Ctrl # Vendor

Invoice #

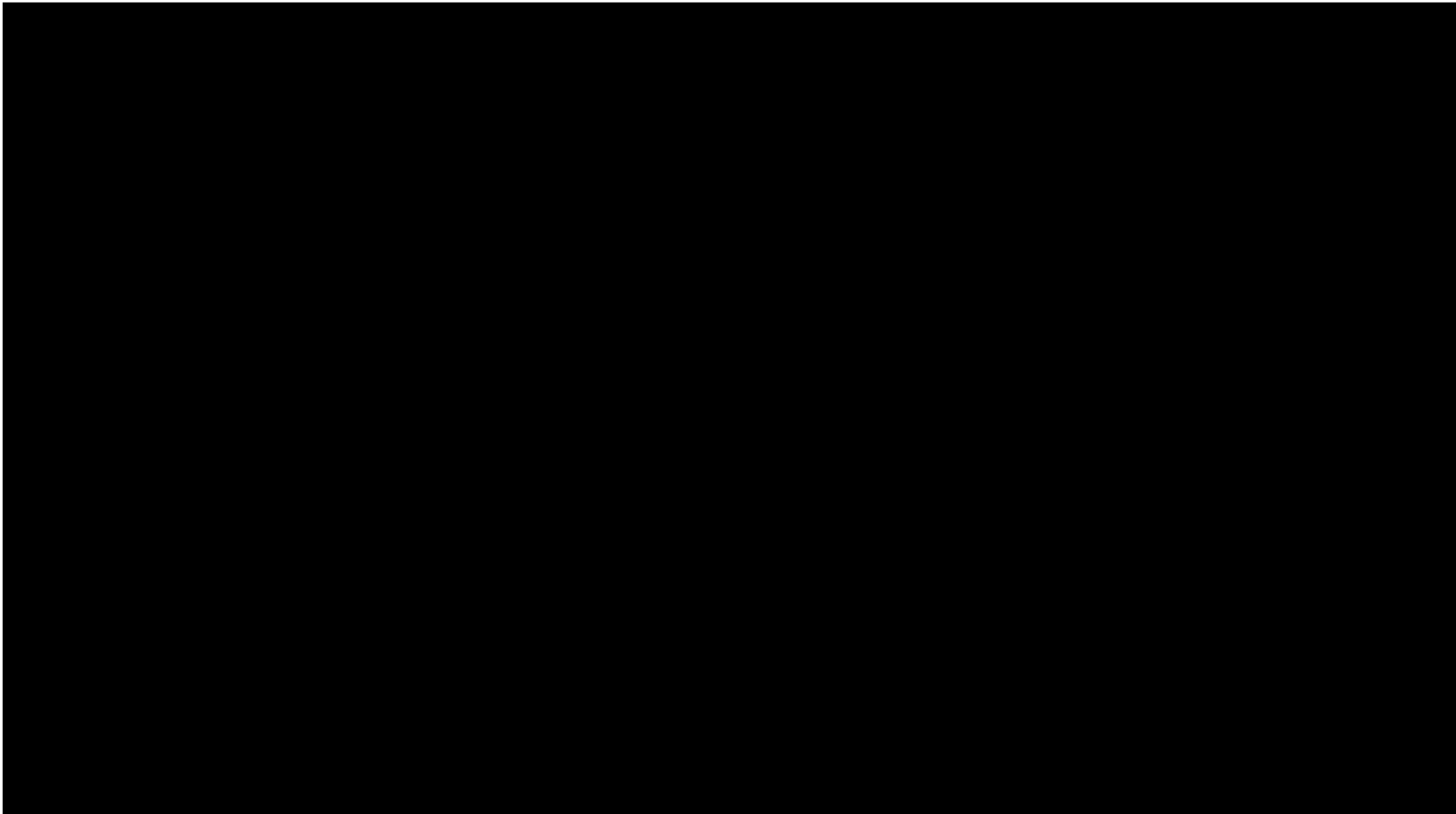
Expense

Department

Amount

Status

Memo



A/R Prepaid

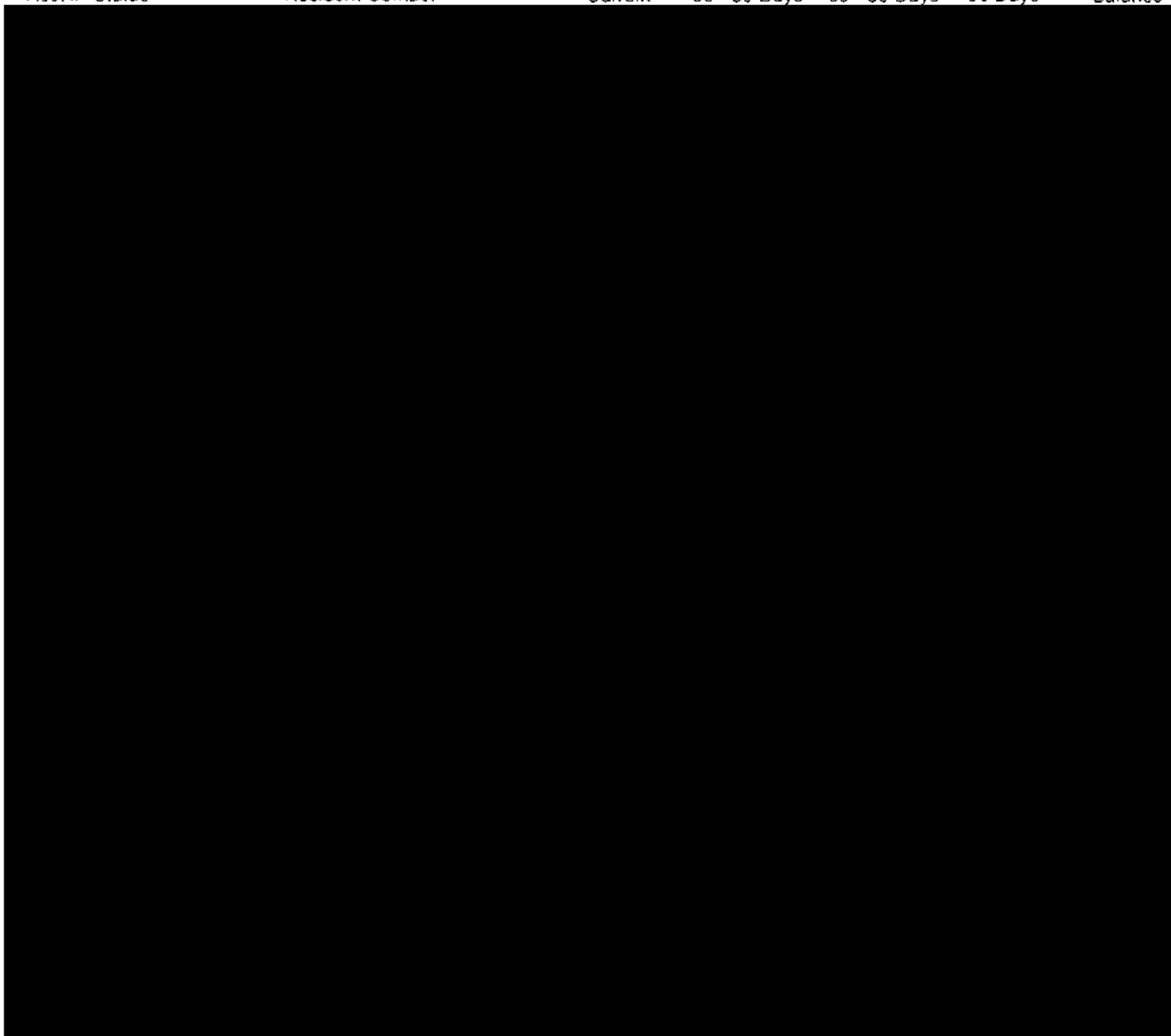
Wednesday, January 3, 2024

10:30

Posted Date 11/30/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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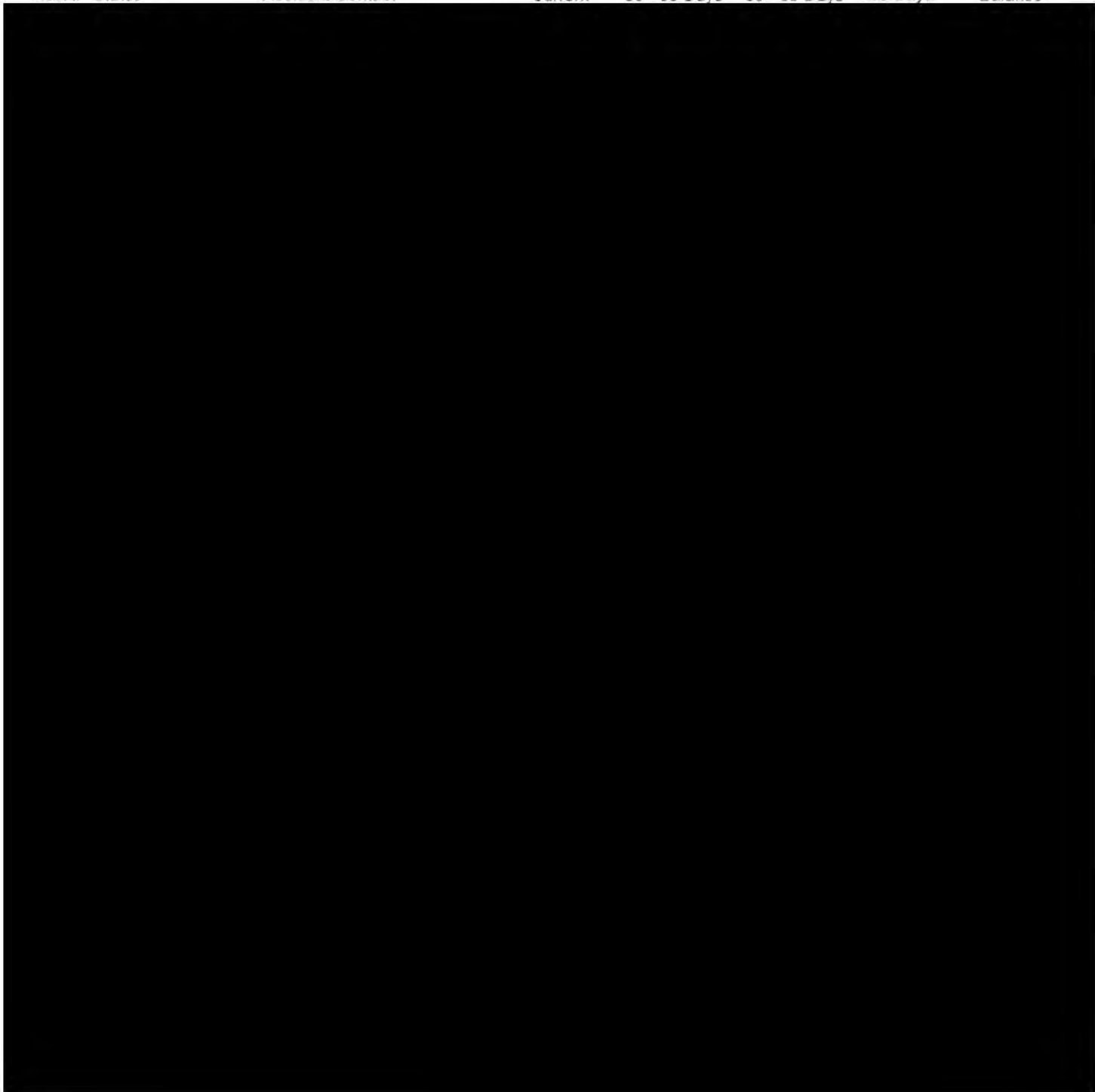
A/R Delinquency

Wednesday, January 3, 2024

10:30

Posted Date 11/30/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
							

General Ledger Summary

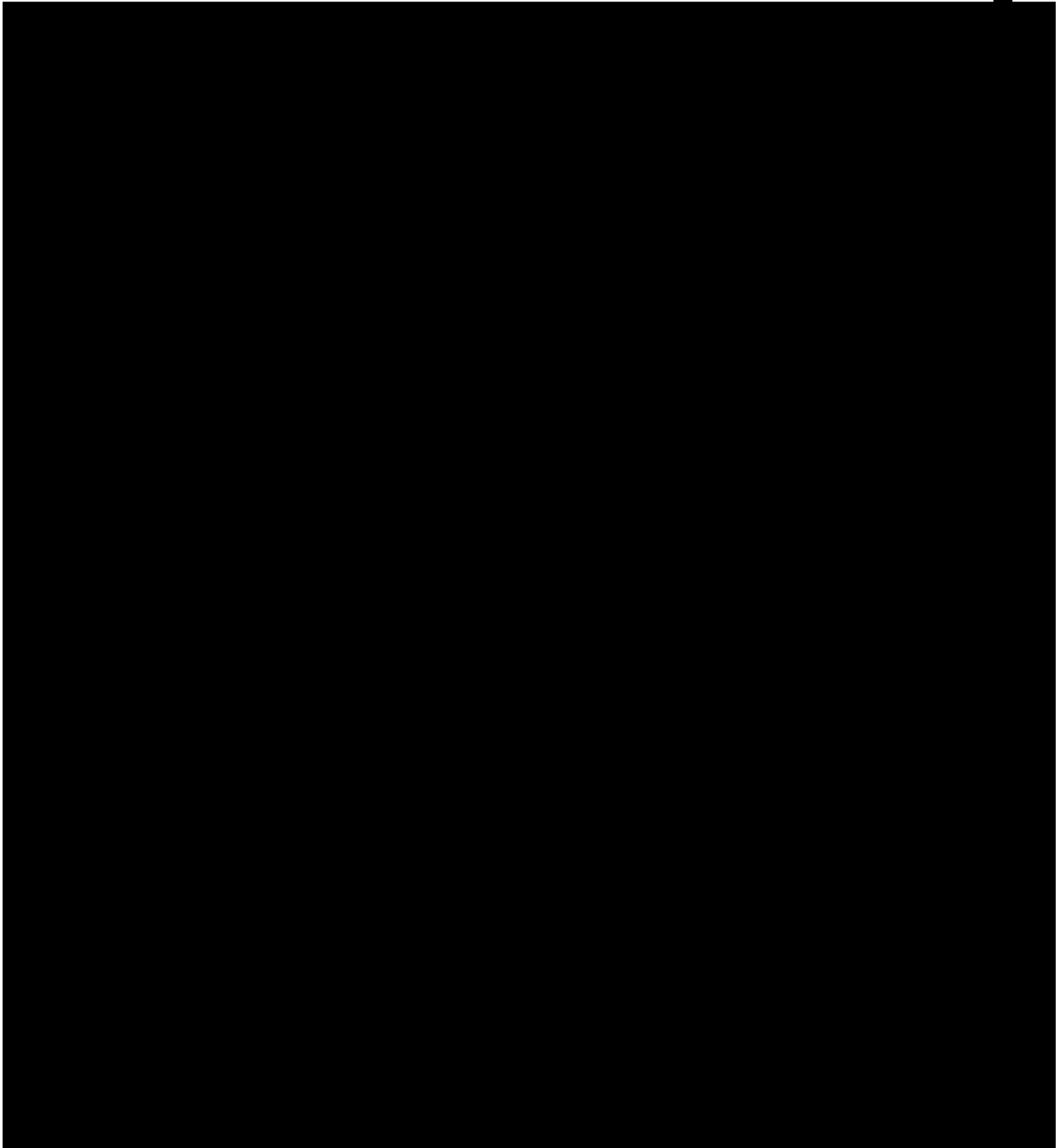
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

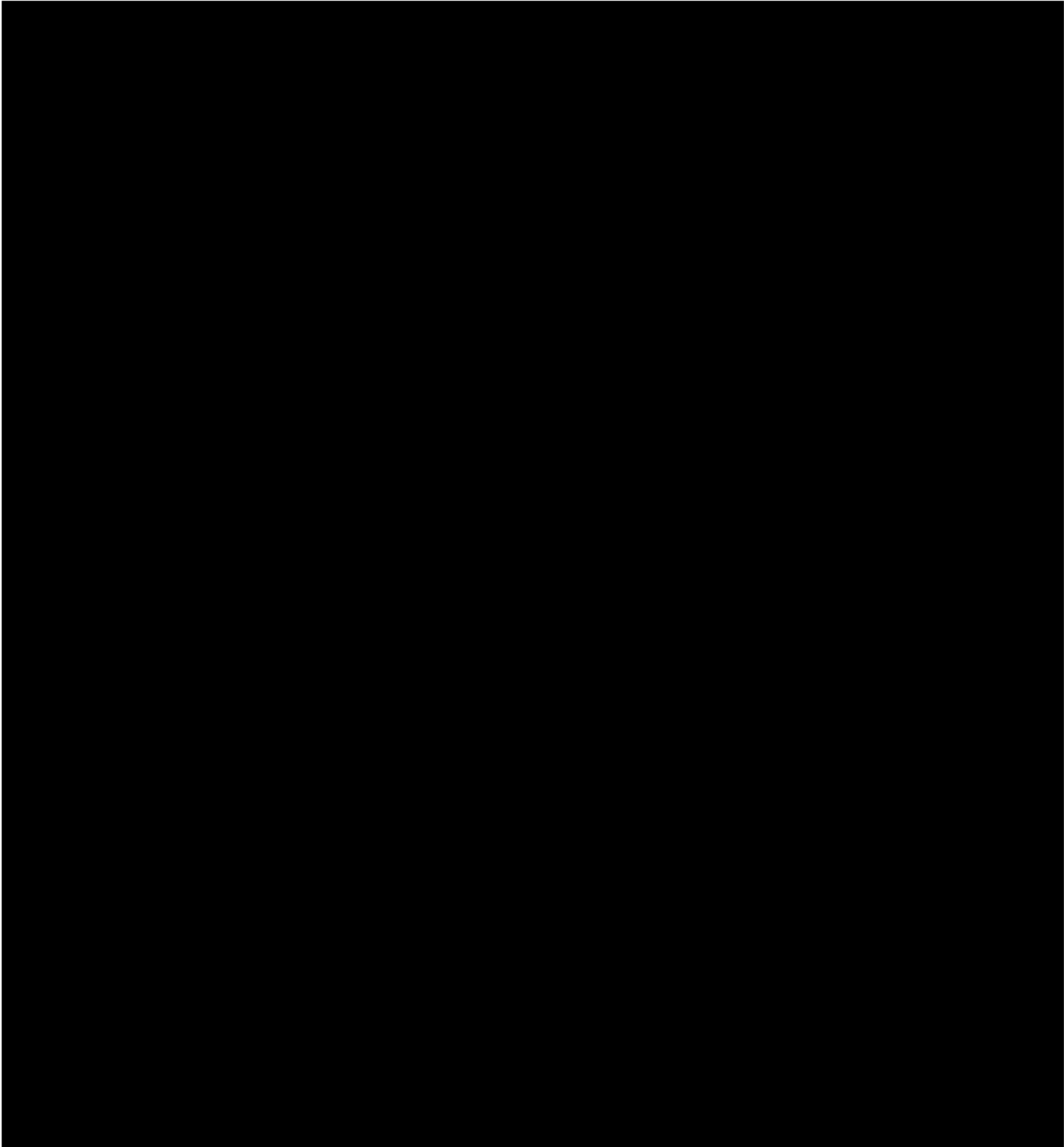
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

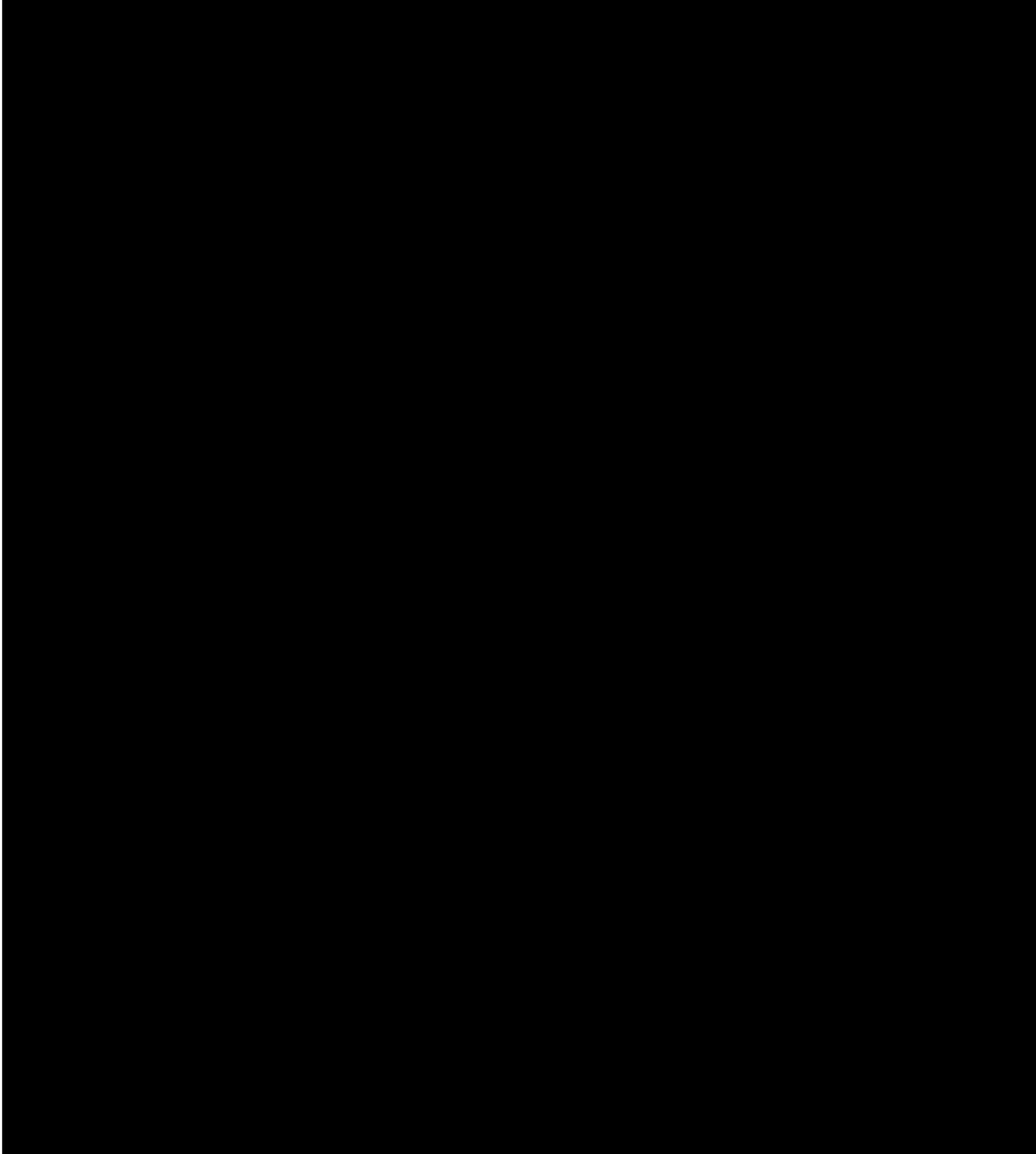
Period 11/1/2023 To 1/30/2023 11:59:00 PM

Wednesday, January 3, 2024

11:23

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

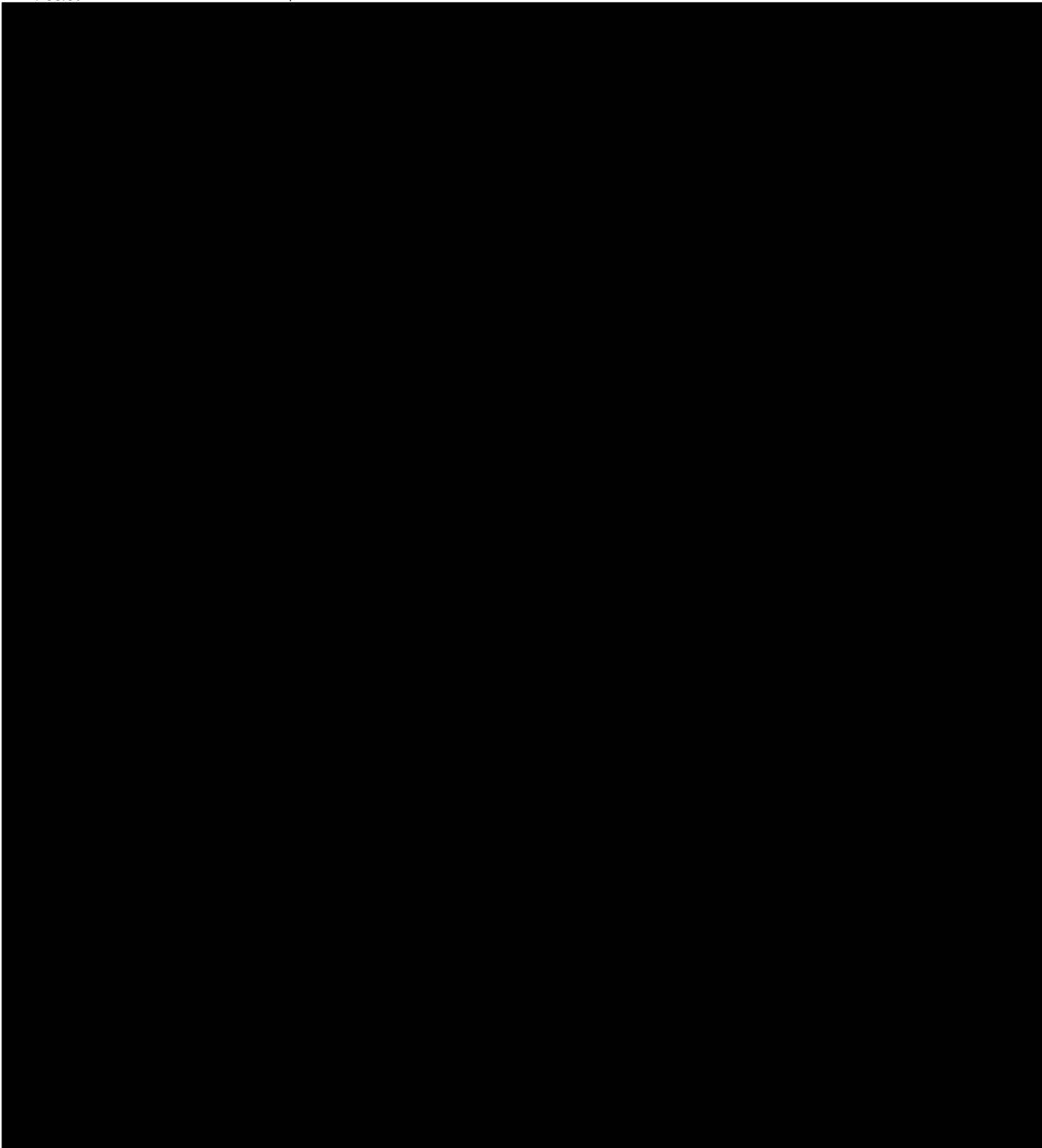
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

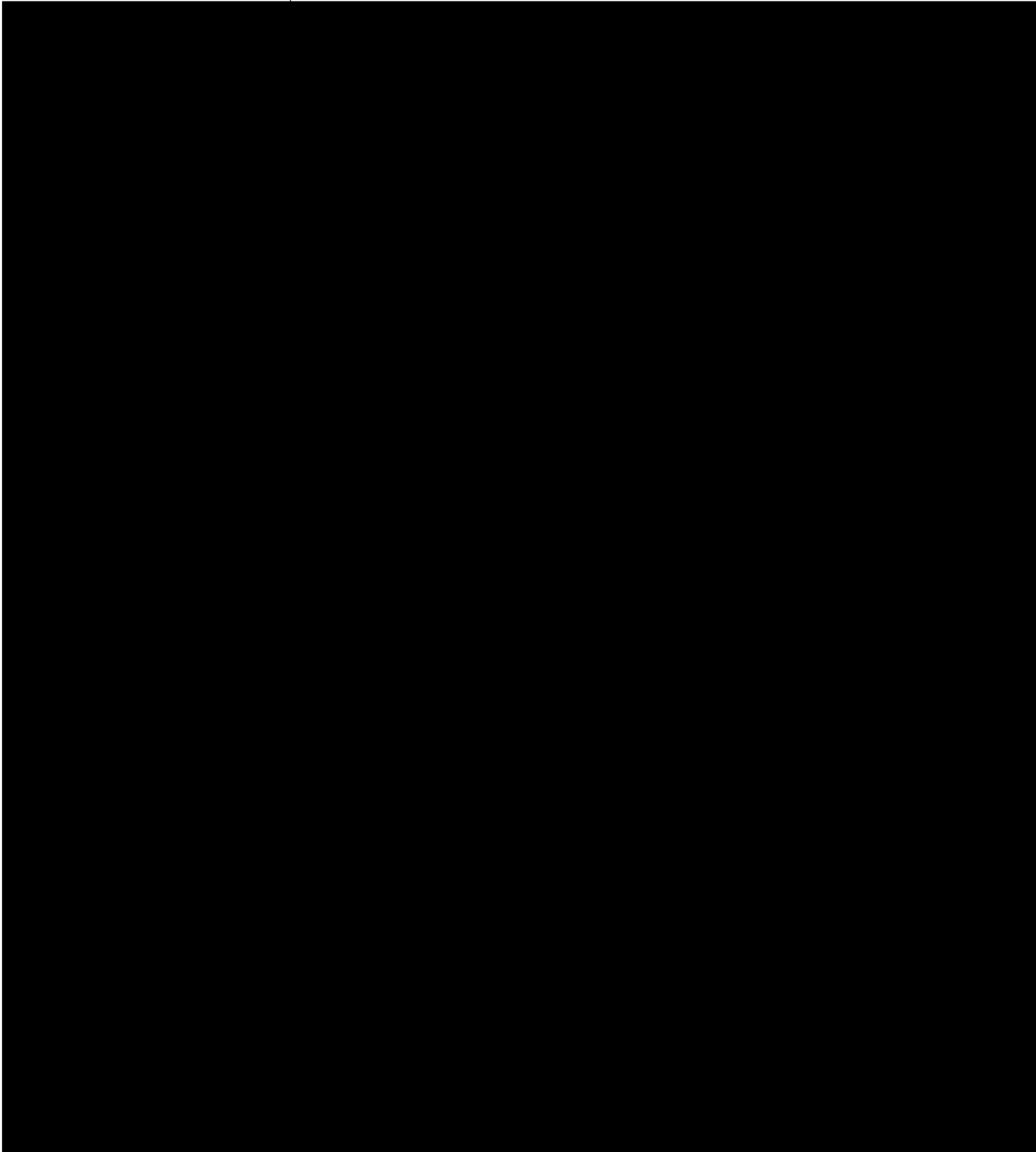
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

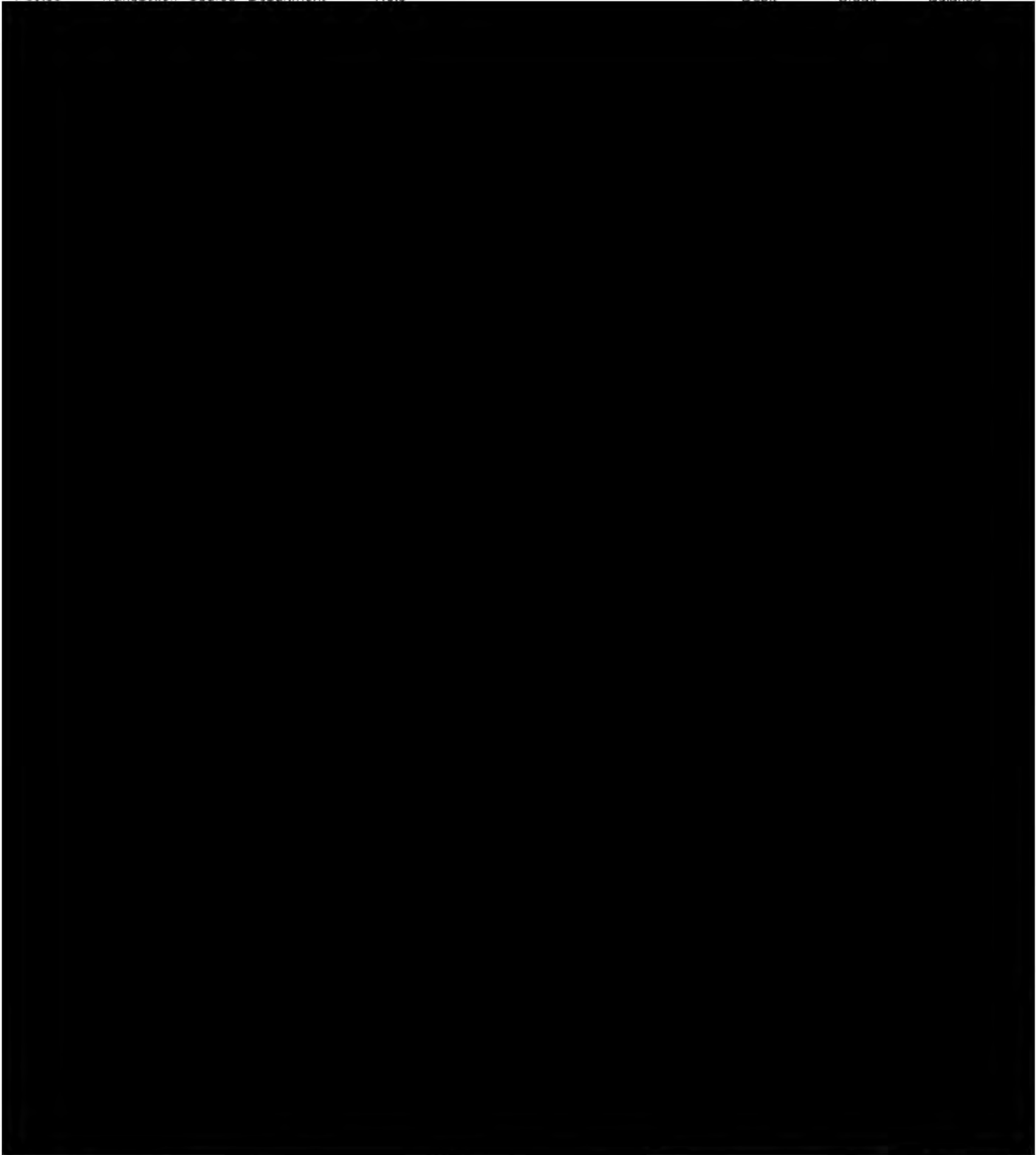
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

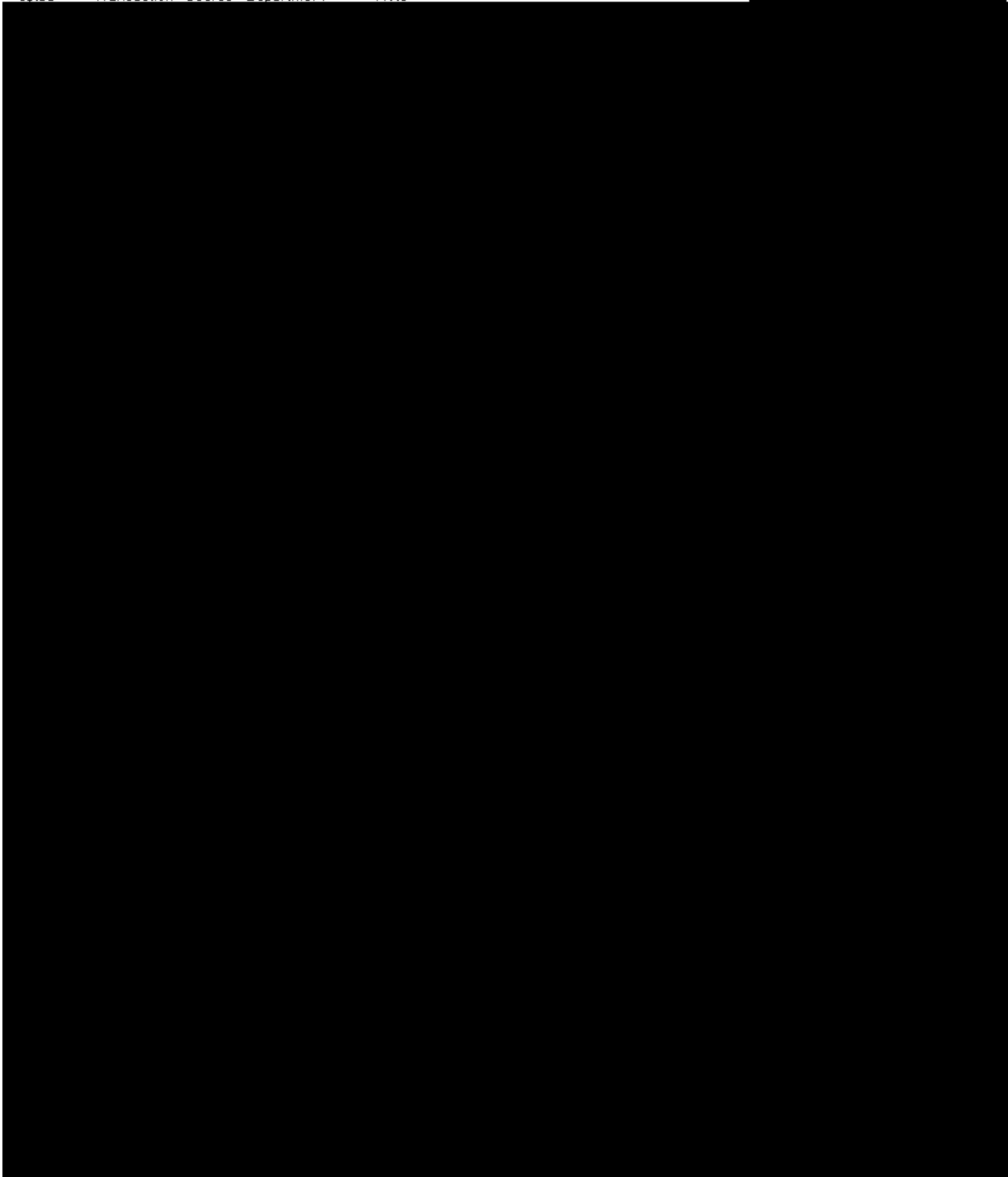
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

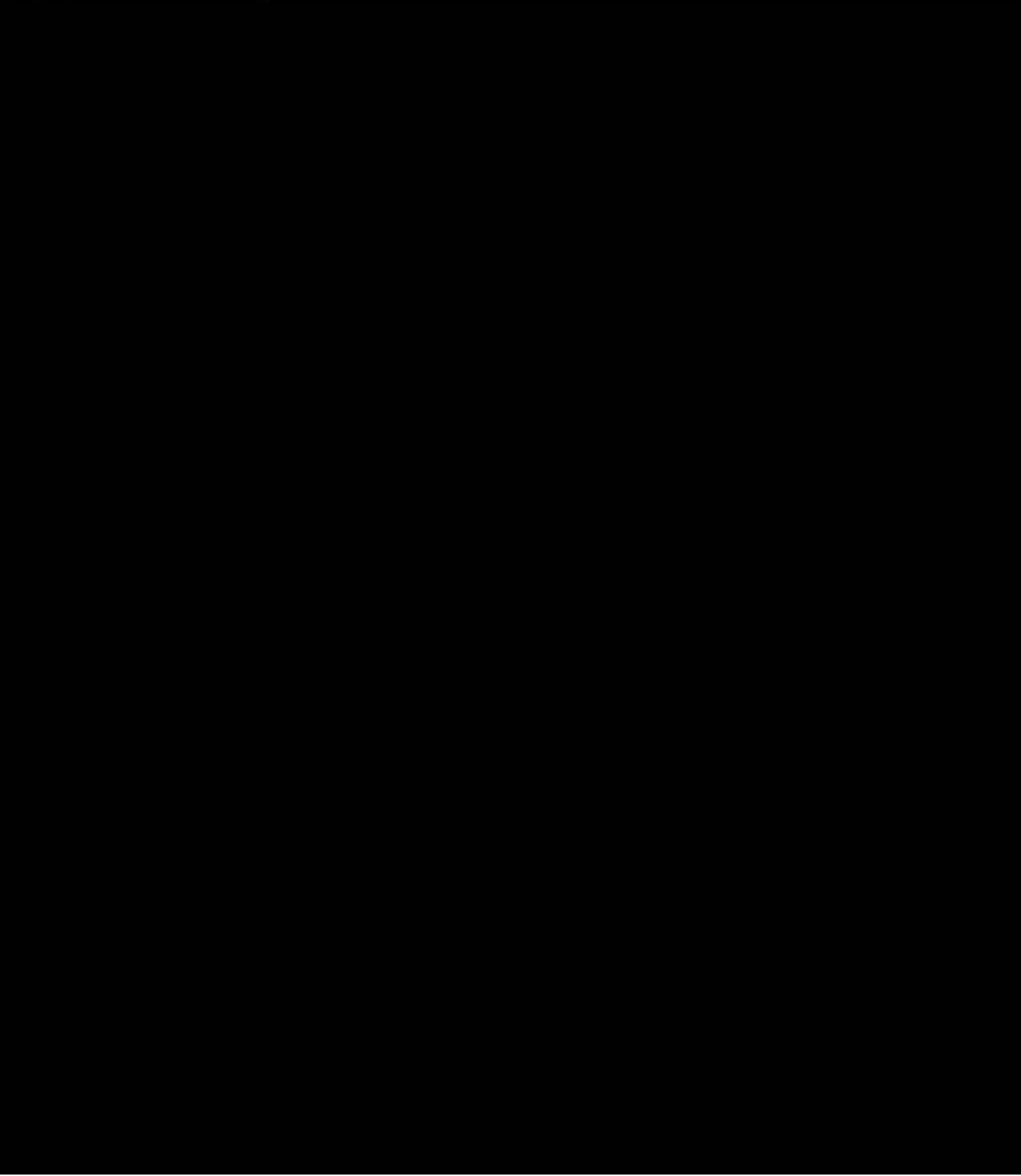
Period 11/1/2023 To 11/30/2023 11:59:00 PM

Wednesday, January 3, 2024

11:23

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

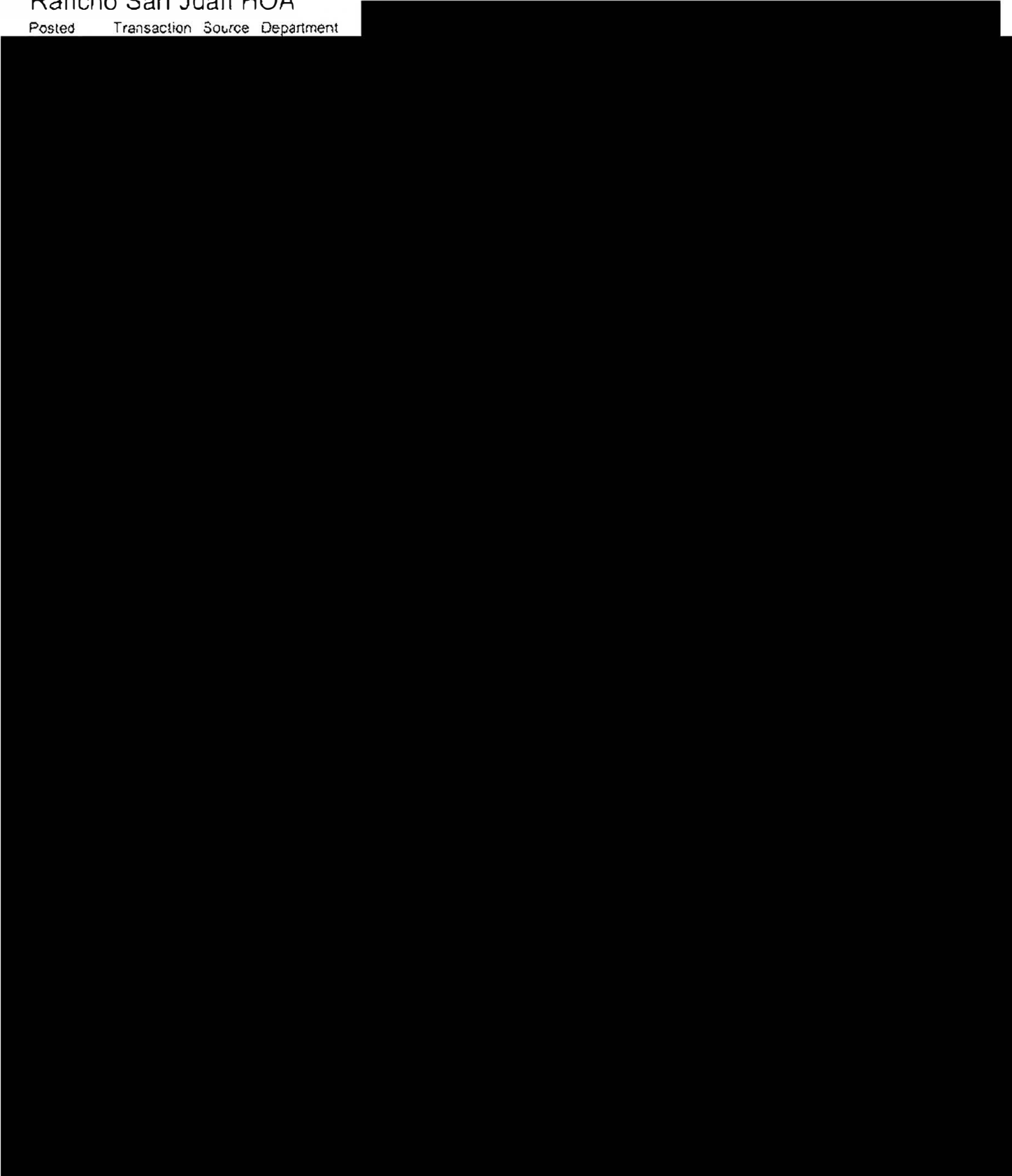
Wednesday January 3, 2024

11:23

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

Rancho San Juan HOA

Posted Transaction Source Department



General Ledger Summary

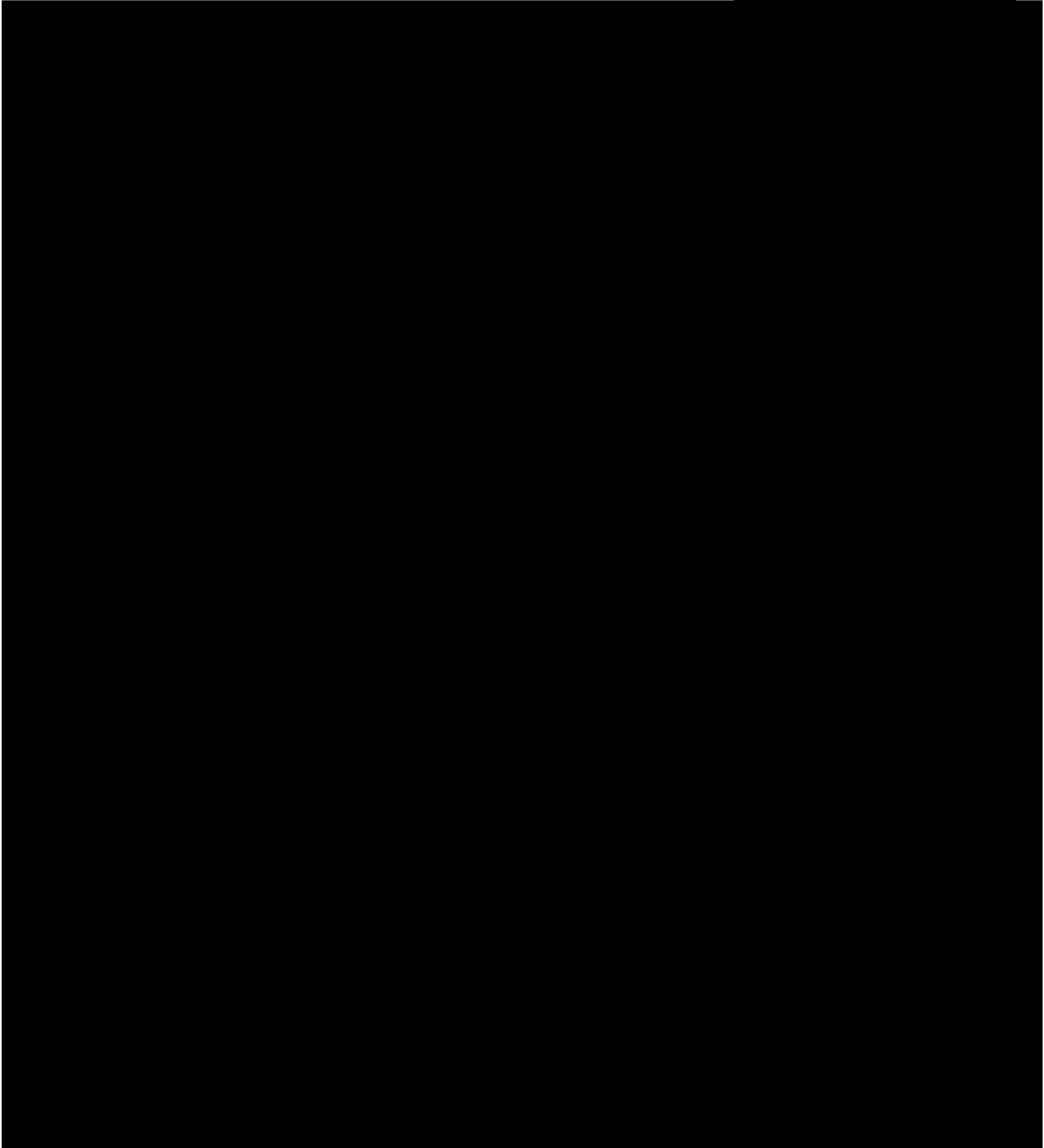
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

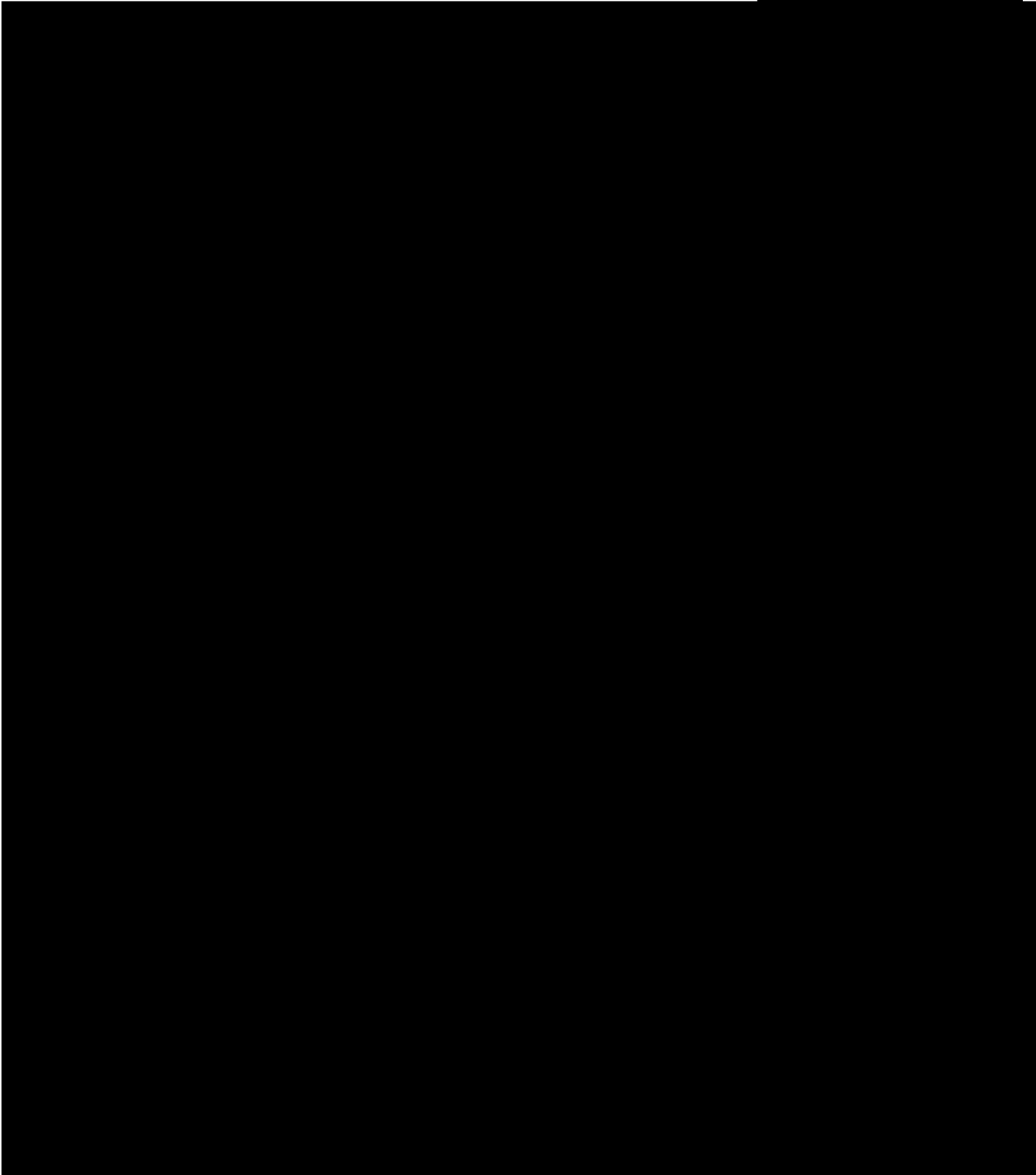
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

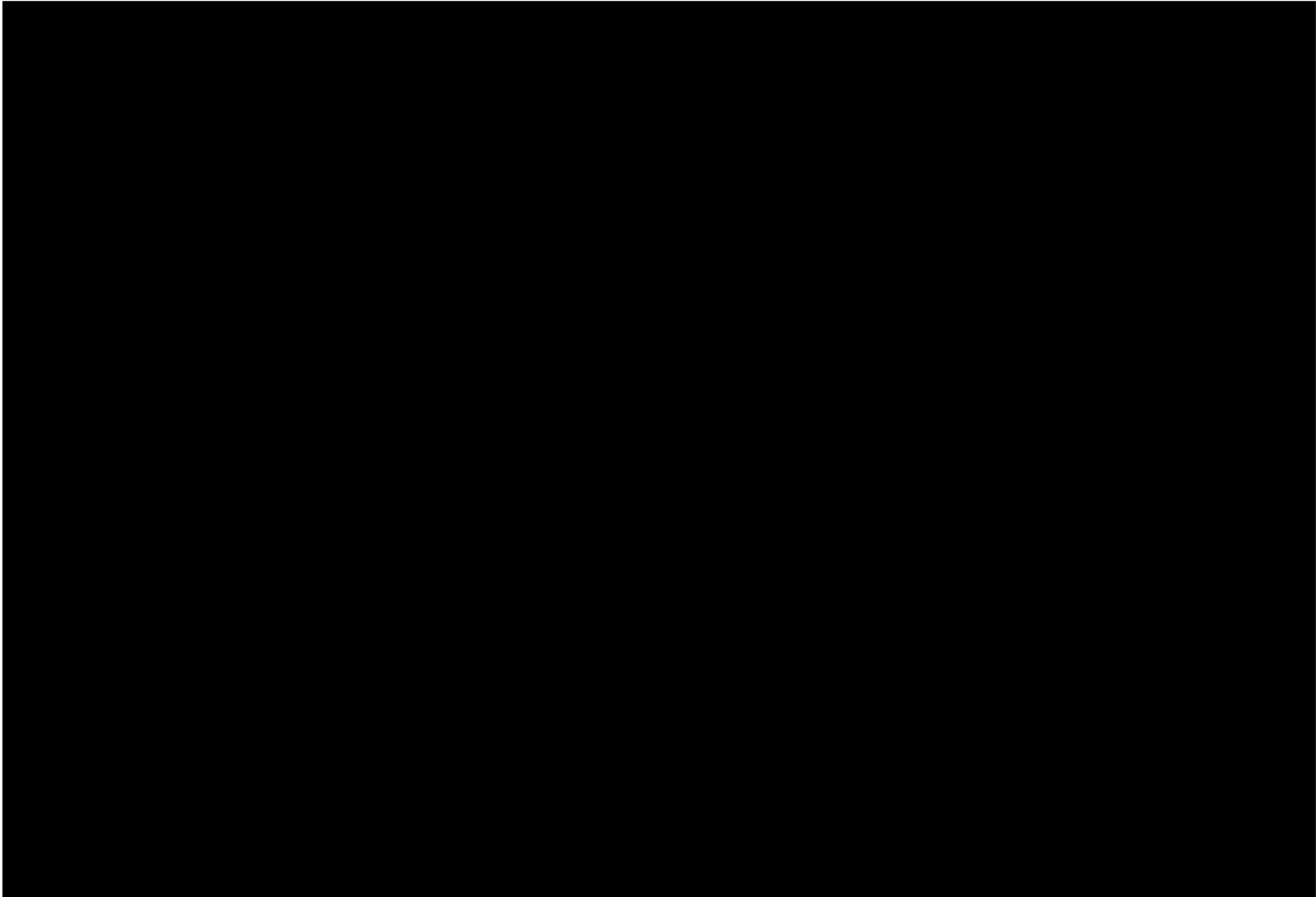
Wednesday, January 3, 2024

11:23

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

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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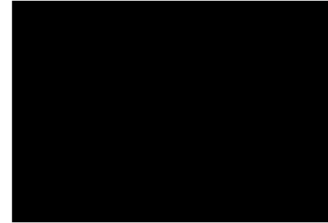


Last statement: October 31, 2023
This statement: November 30, 2023
Total days in statement period: 30

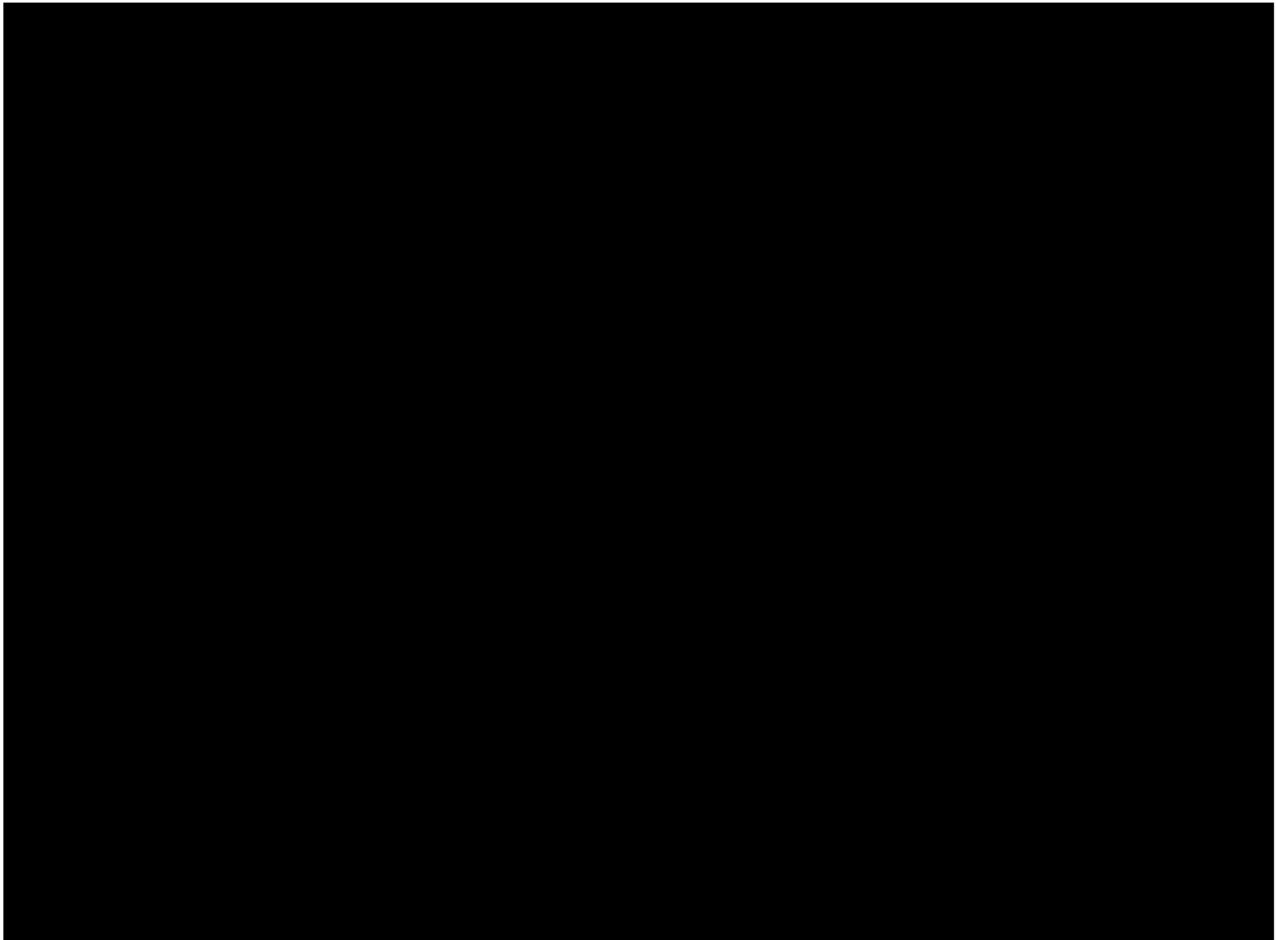
RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - OPR
6345 S PECOS RD SUITE 206
LAS VEGAS NV 89120-6224

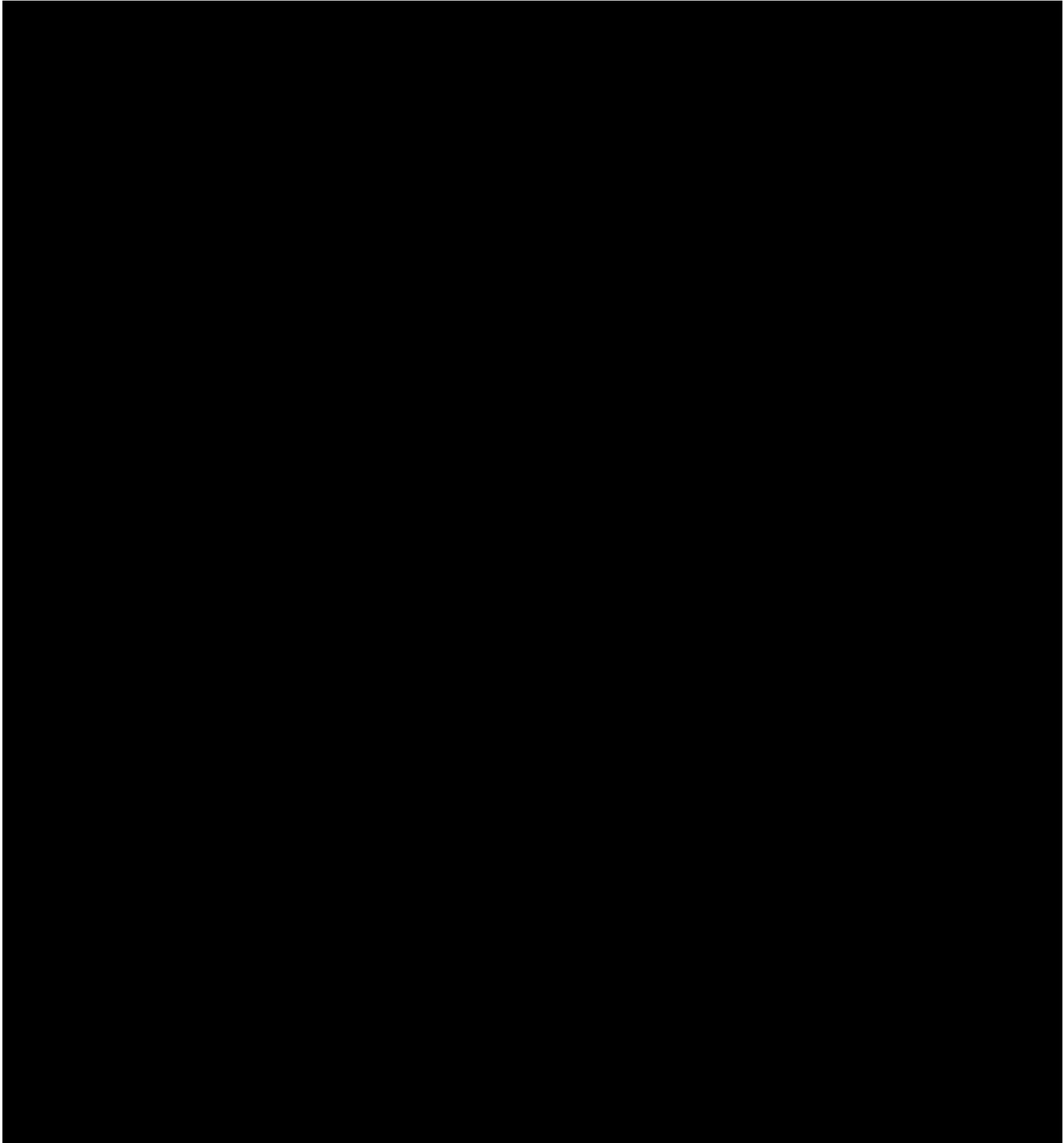
Page 1

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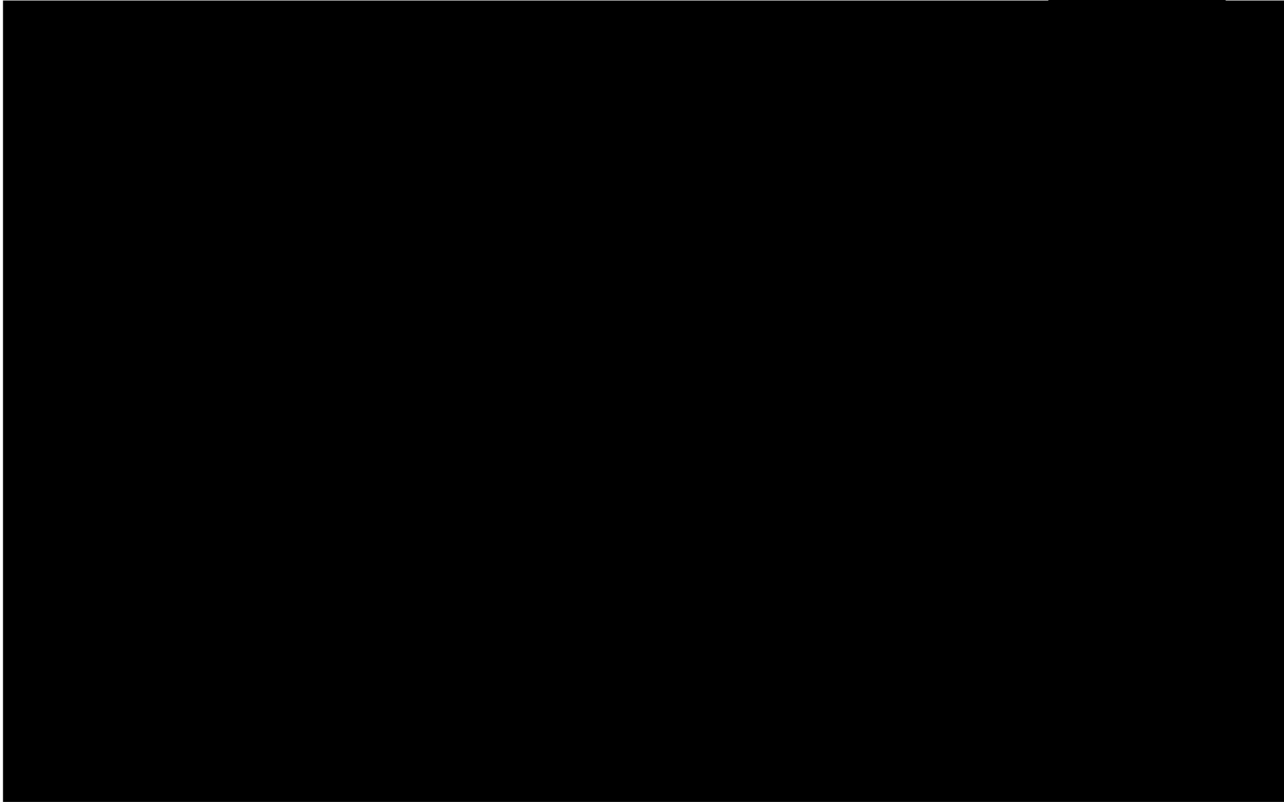


THANK YOU FOR BANKING WITH US!





RANCHO SAN JUAN HOMEOWNERS
November 30, 2023

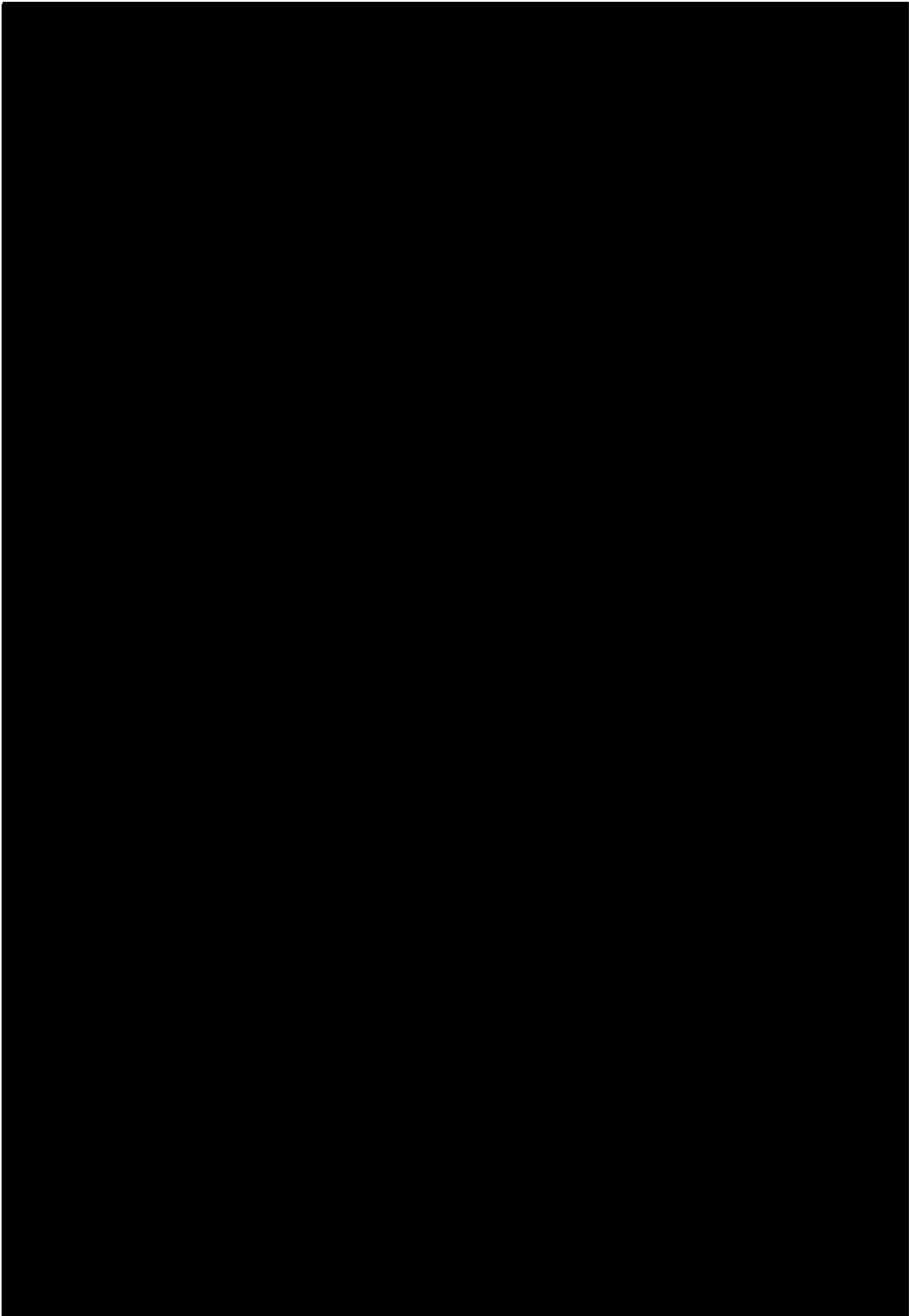


[Redacted footer text]

Account: [REDACTED]

Period: November 01, 2023 - November 30, 2023

Page: 4



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

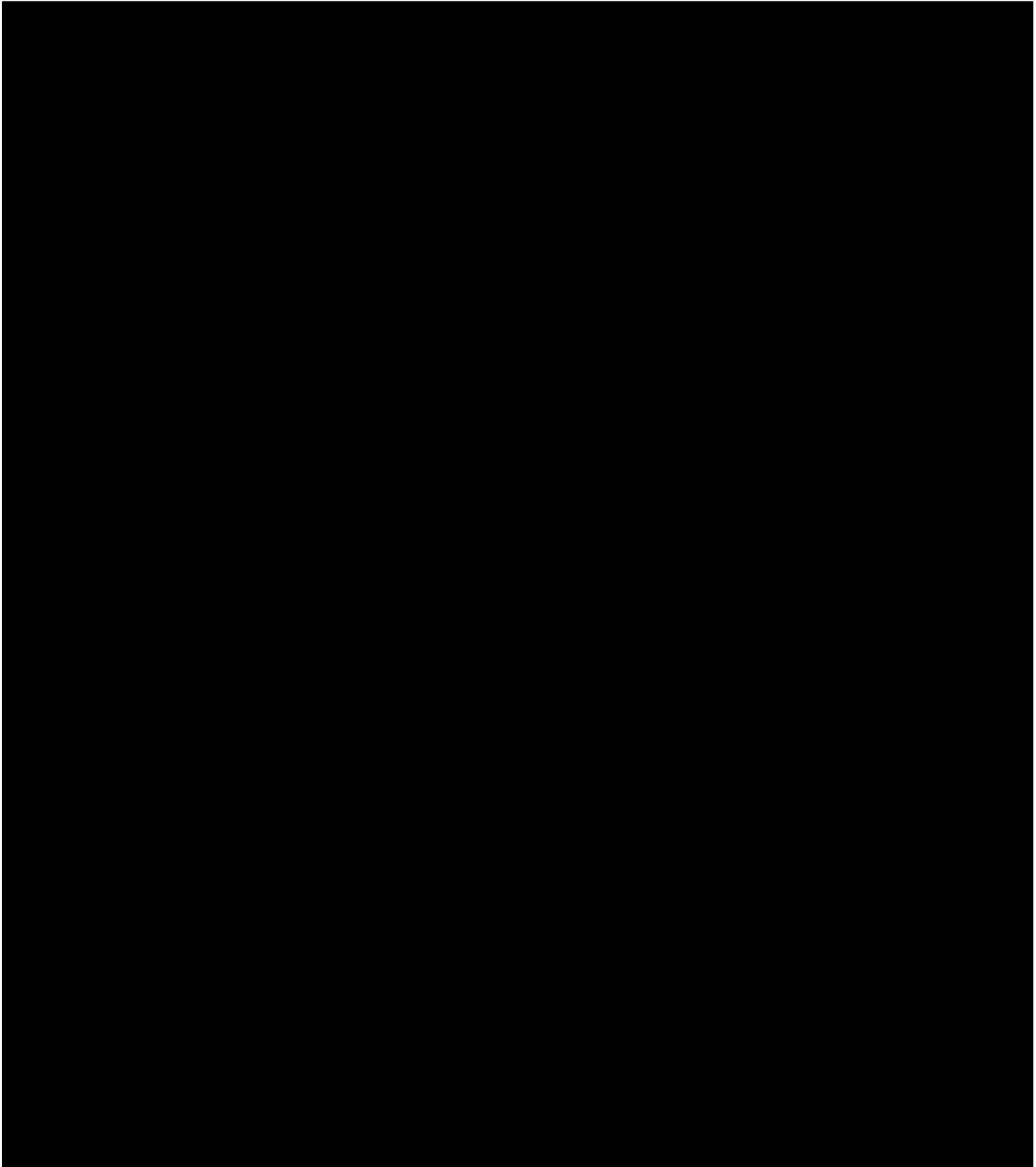
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Statement Date: 11/30/2023

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

Linked Statement: None

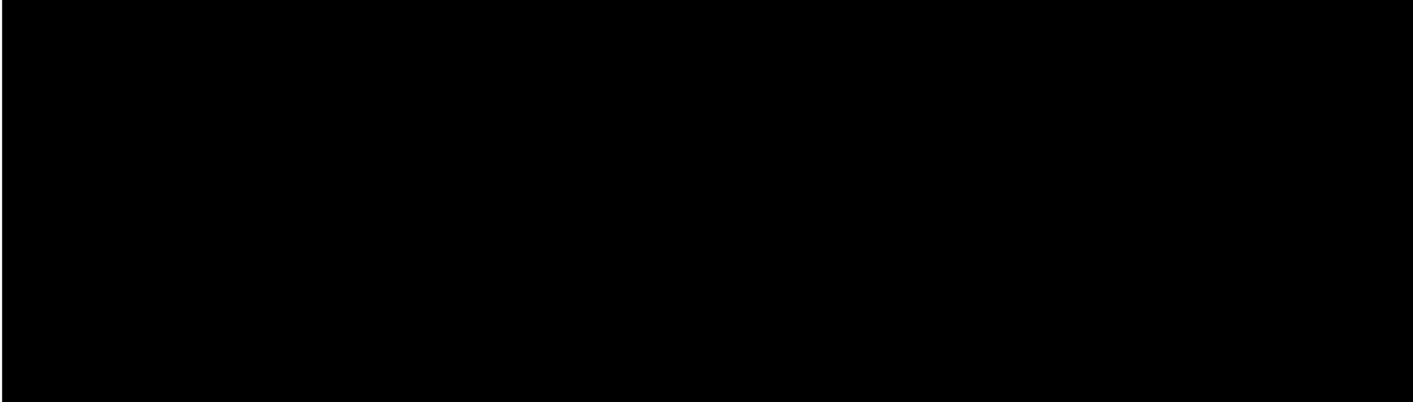
Item	Date	Check #	Amount	Balance
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* voided check

1/3/2024 10:51:59 AM

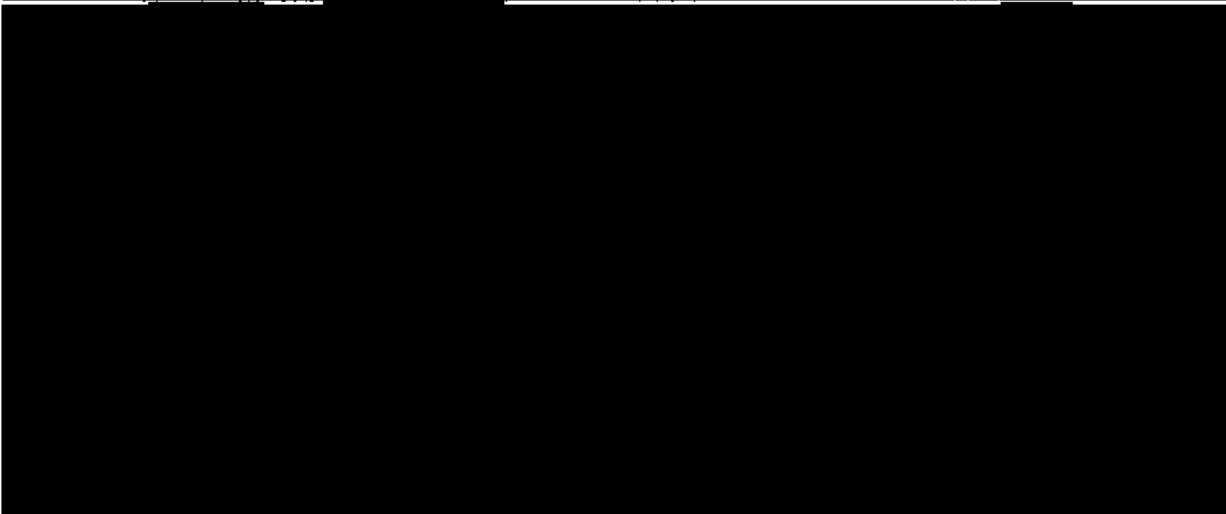
Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

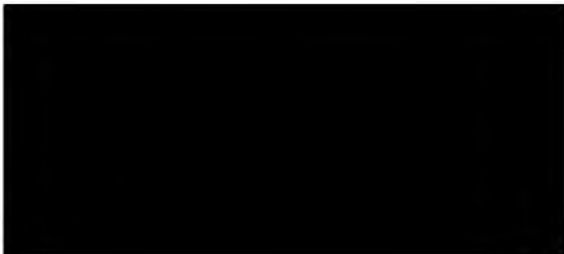


Check # Date Reference Uncleared Checks




Date Reference Uncleared Deposits





Last statement: October 31, 2023
This statement: November 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 206
LAS VEGAS NV 89120-6224

Page 1

(0)



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OVERDRAFT/RETURN ITEM FEES

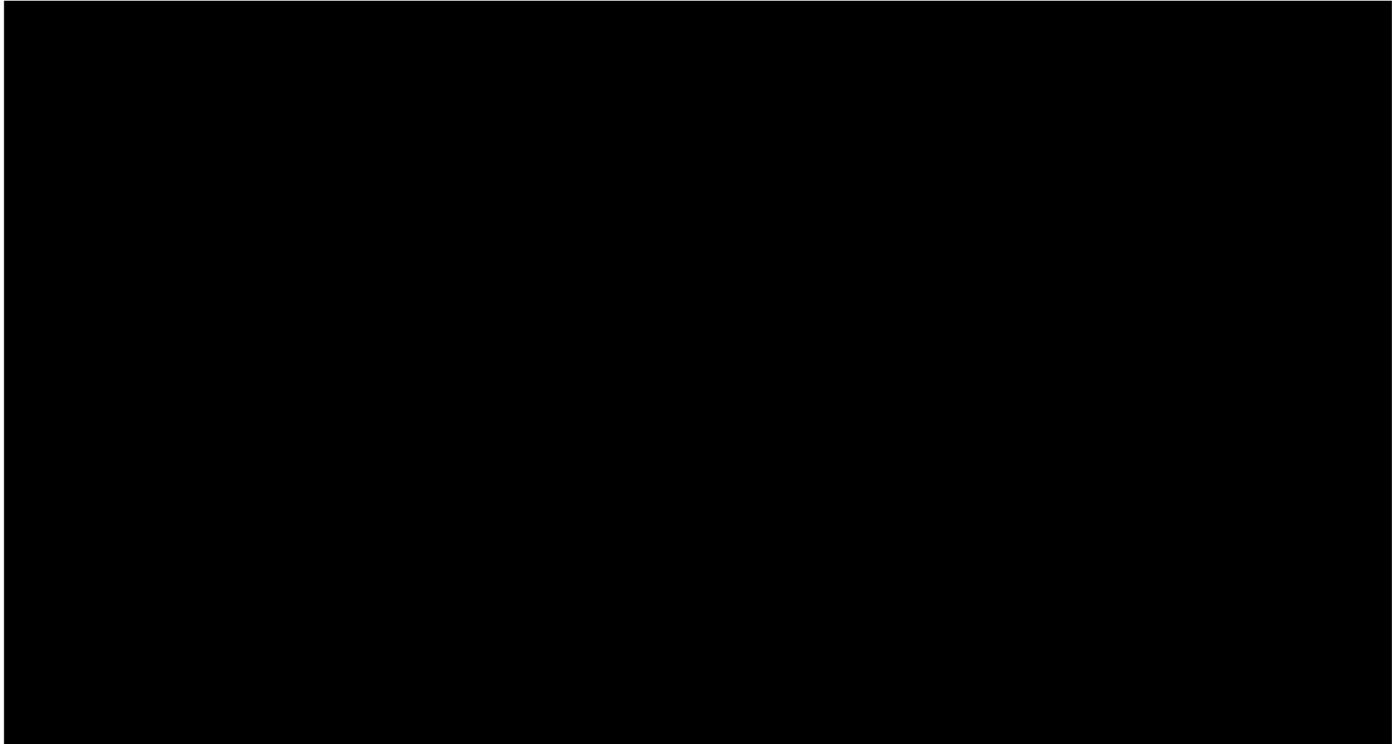
	Total for this period	Total year to date
[REDACTED]	[REDACTED]	[REDACTED]

[REDACTED]

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: [REDACTED] Account: [REDACTED]
Statement Date: 11/30/2023 G/L Balance: [REDACTED]
Linked Statement: NONE Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
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FILED

JUN 03 2024

NEVADA COMMISSION FOR
COMMON INTEREST COMMUNITIES
AND CONDOMINIUM HOTELS

mga-lw

Rancho San Juan HOA

Professionally Managed by:

Varalino Community Management

December 2023

Phone: 702-968-0405

Web: varalino.vmsclientonline.com

Email: info@varalino.com

GL Balance Sheet

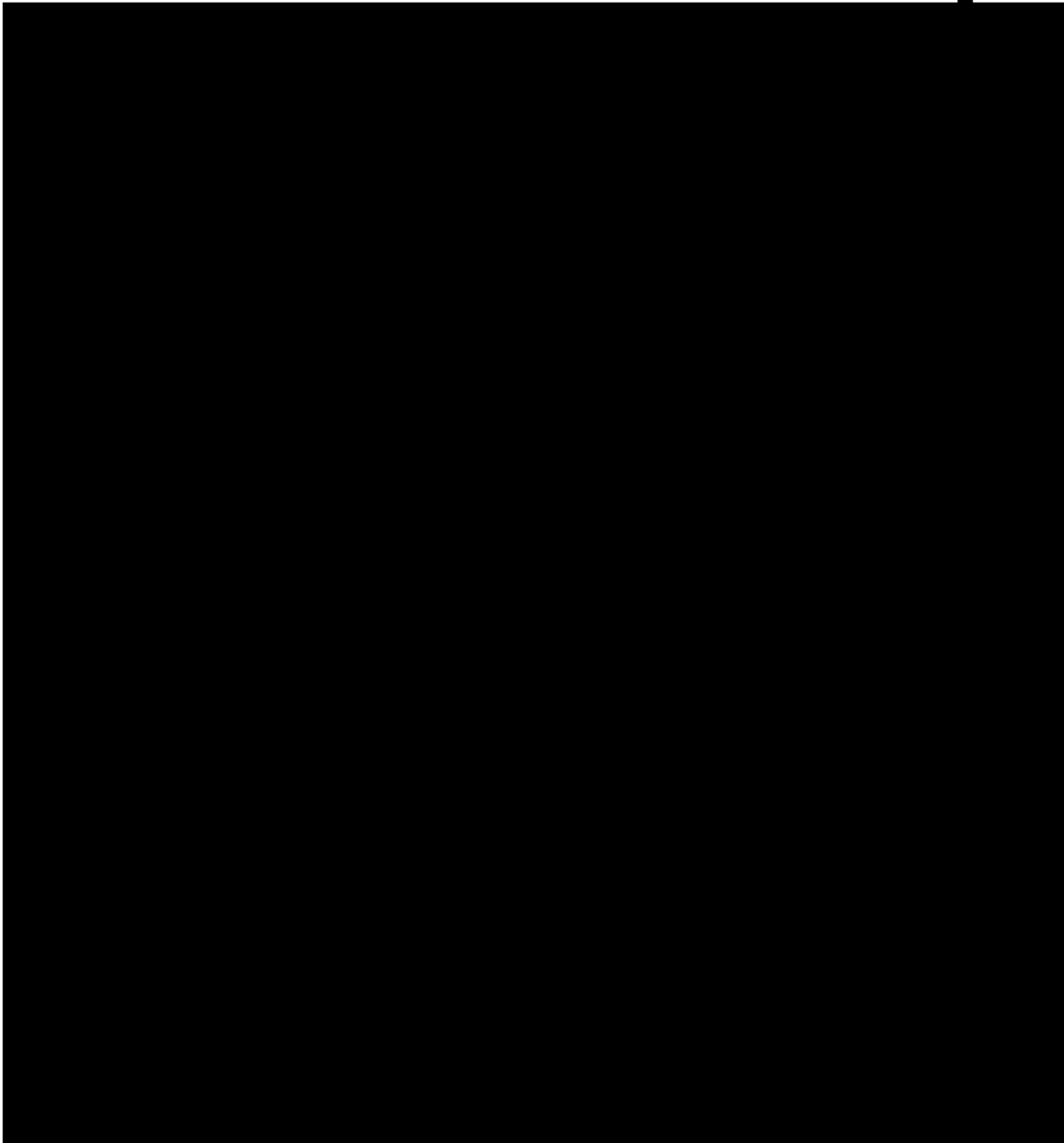
Posted 12/31/2023

Monday, January 29, 2024

11:57

Rancho San Juan HOA

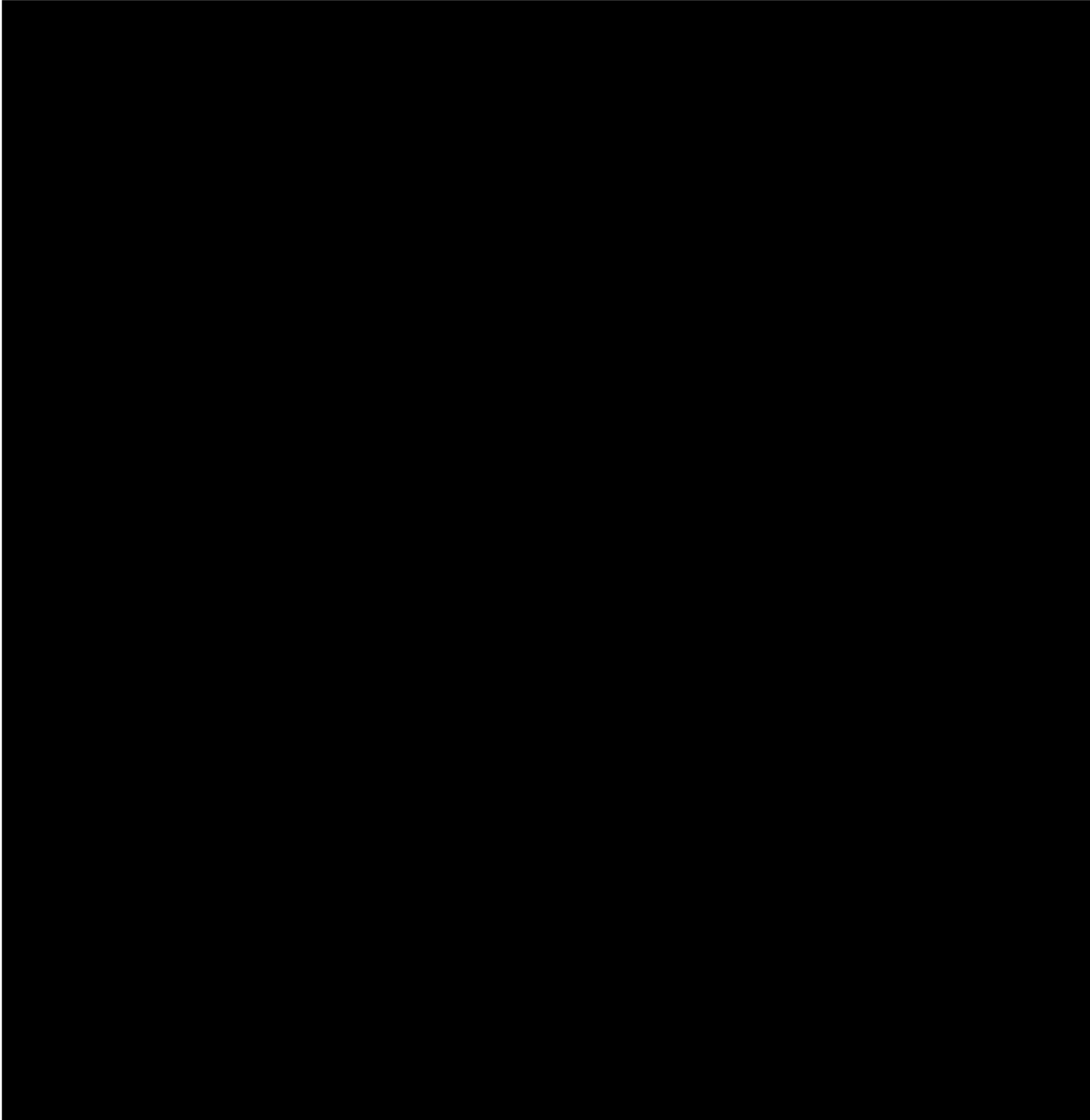
Operating	Reserve	Total
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Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 12/1/2023 To 12/31/2023 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

Posted 12/1/2023 To 12/31/2023 11:59:00 PM

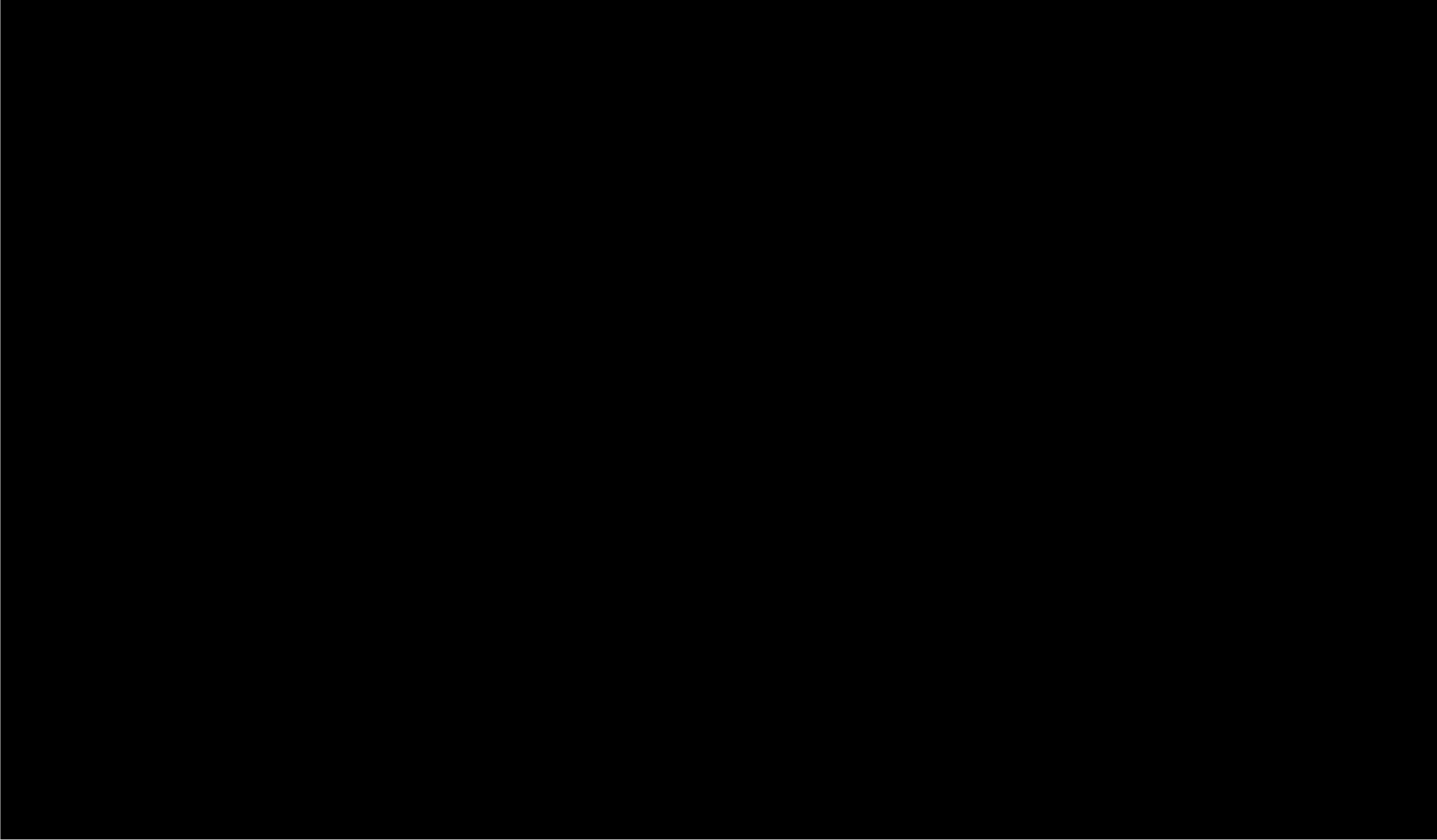
Current Period Operating

Year to Date Operating

Actual Budget \$ Var

Actual Budget \$ Var

Annual



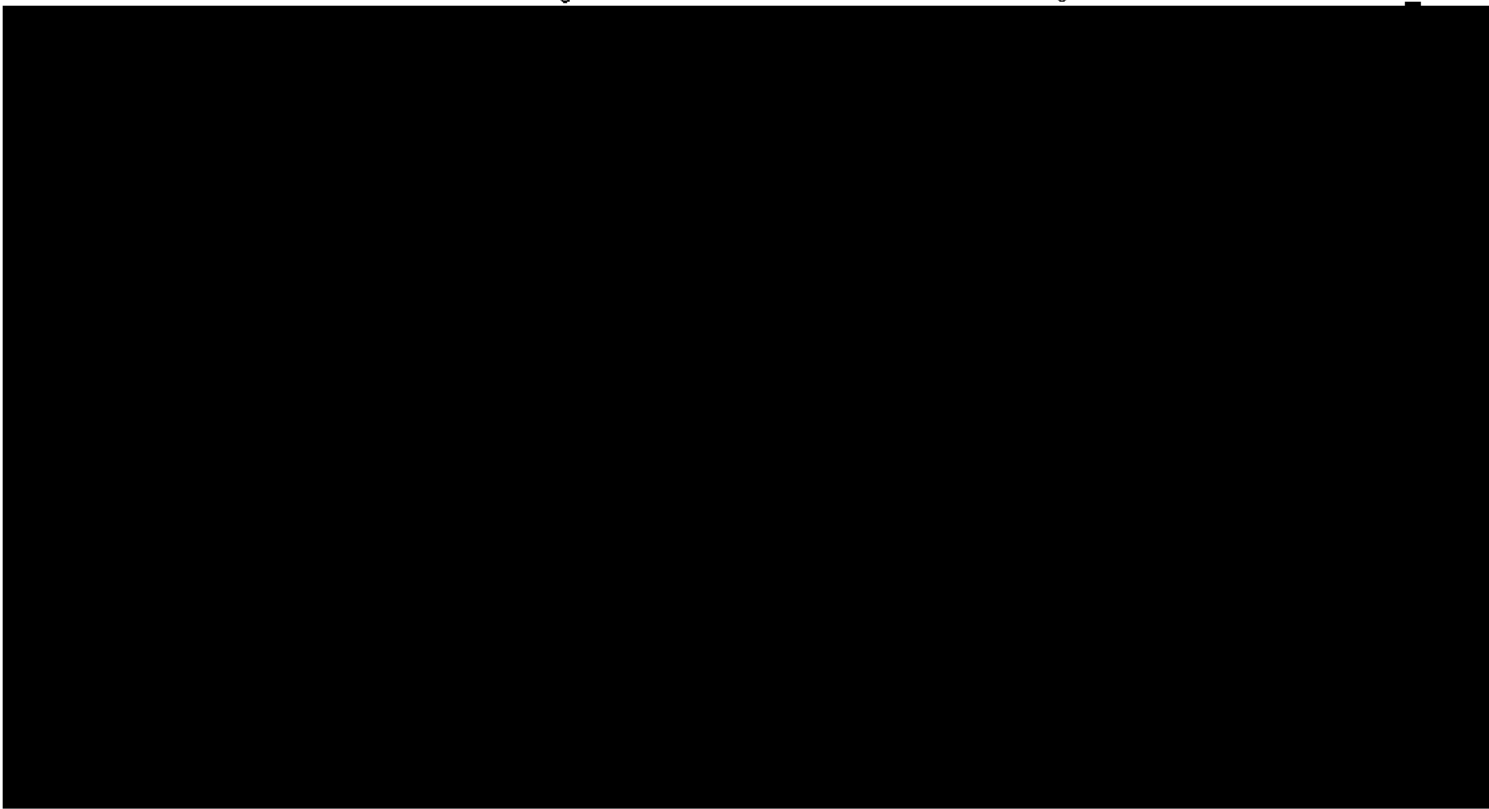
Rancho San Juan HOA
Budget Comparison Standard Annual with Code

Posted 12/1/2023 To 12/31/2023 11:59:00 PM

Current Period Reserve

Year to Date Reserve

Actual Budget \$ Var Actual Budget \$ Var Annual



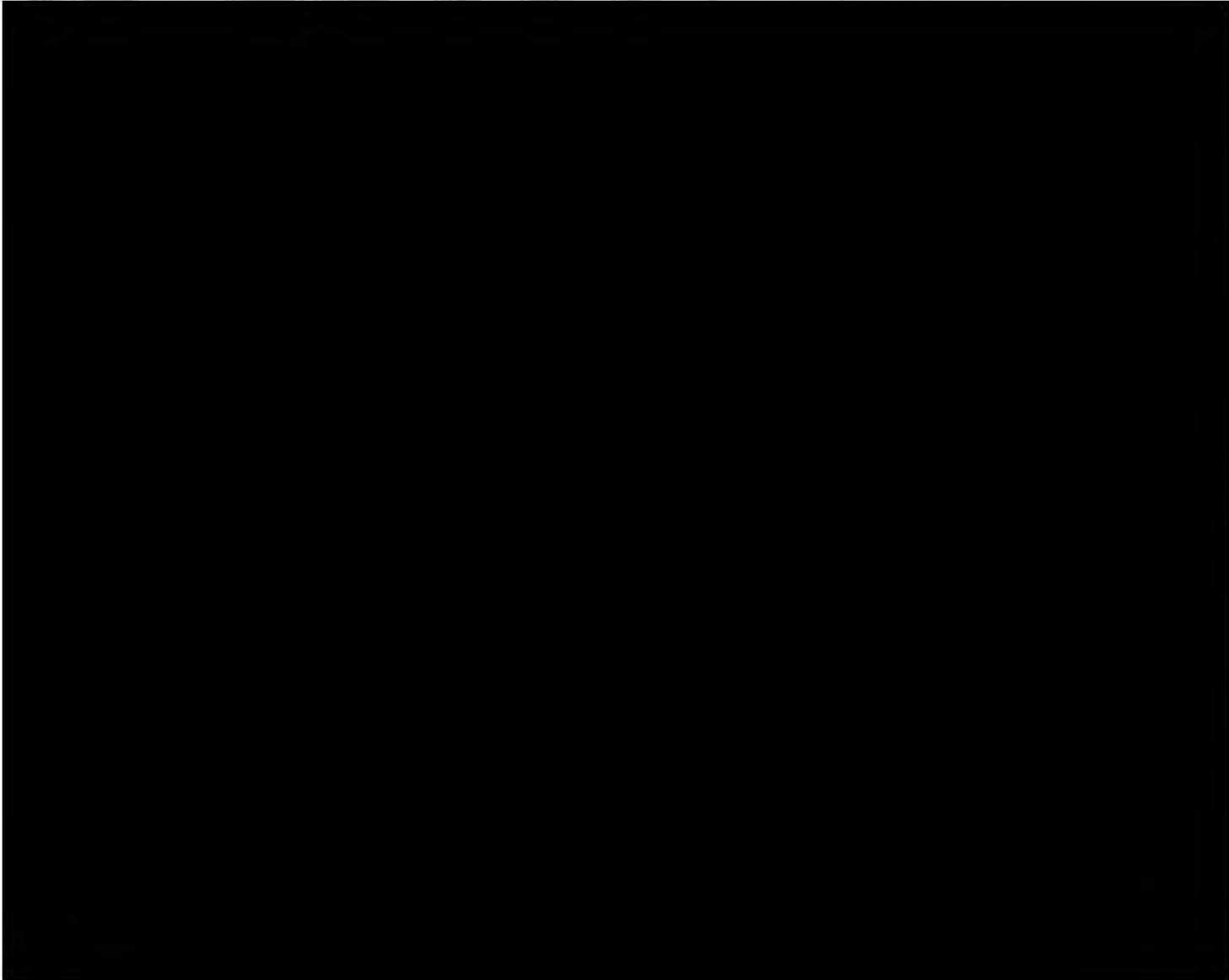
AP Check Register with Detail

Check Date 12/1/2023 To 12/31/2023 11:59:00 PM

Voided No

Rancho San Juan HOA

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



A/R Delinquency

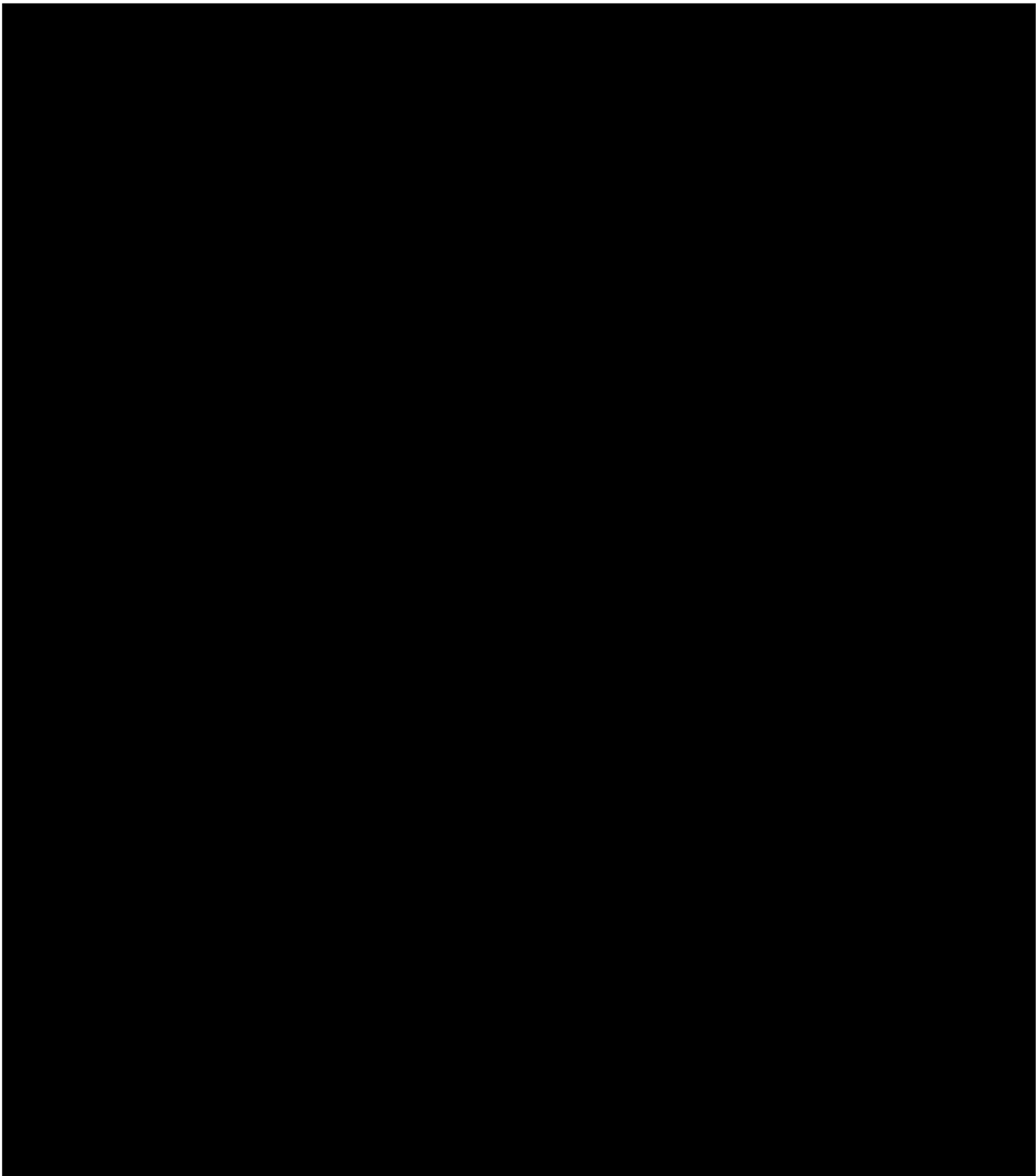
Monday, January 29, 2024

11:55

Posted Date 12/31/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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A/R Delinquency

Monday January 29 2024 11:55

Posted Date 12/31/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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A/R Prepaid

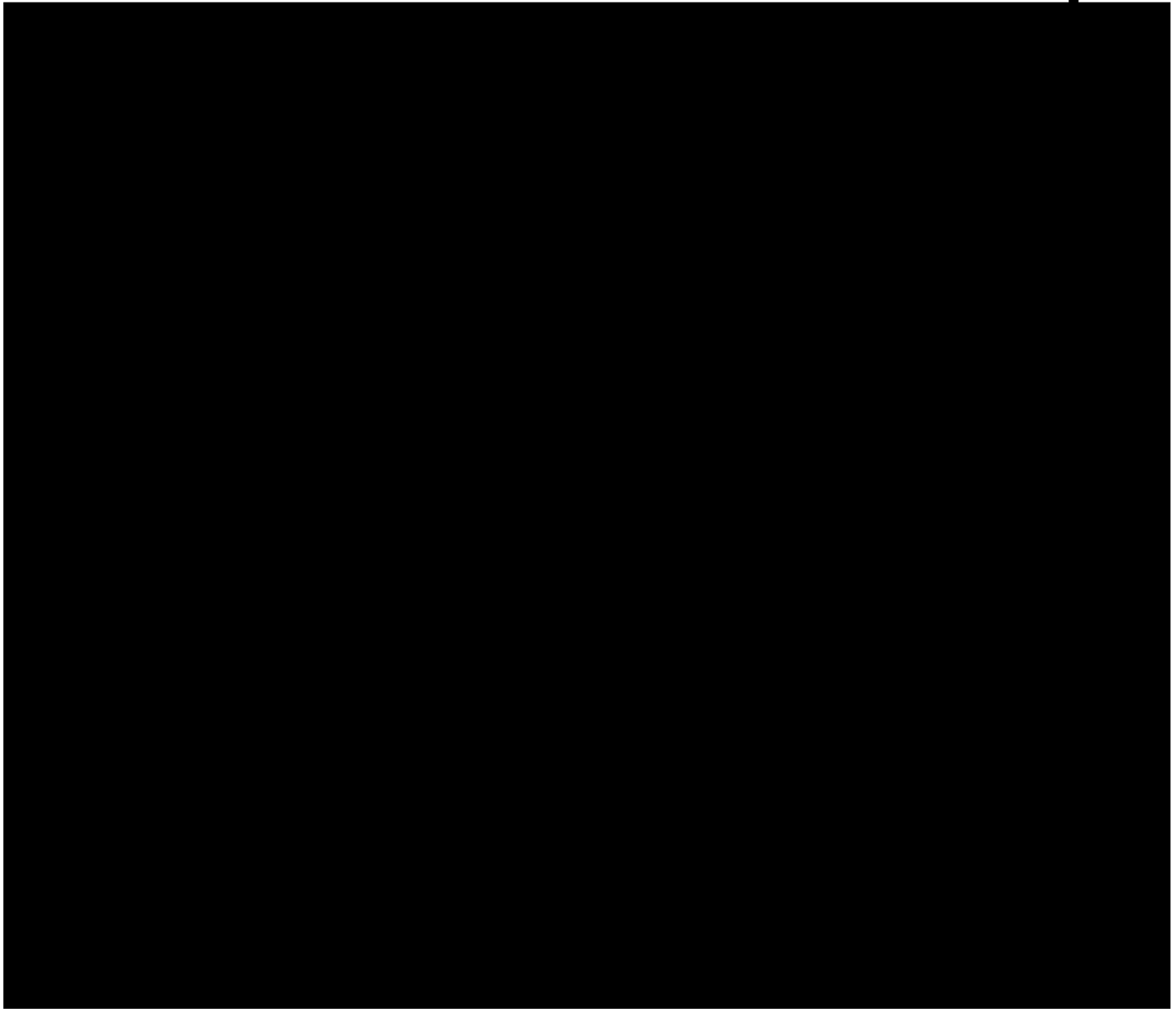
Monday, January 29 2024

11:55

Posted Date 12/31/2023

Rancho San Juan HOA

Acct #	Status	Resident Contact	Current	30 - 59 Days	60 - 89 Days	>90 Days	Balance
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General Ledger Summary

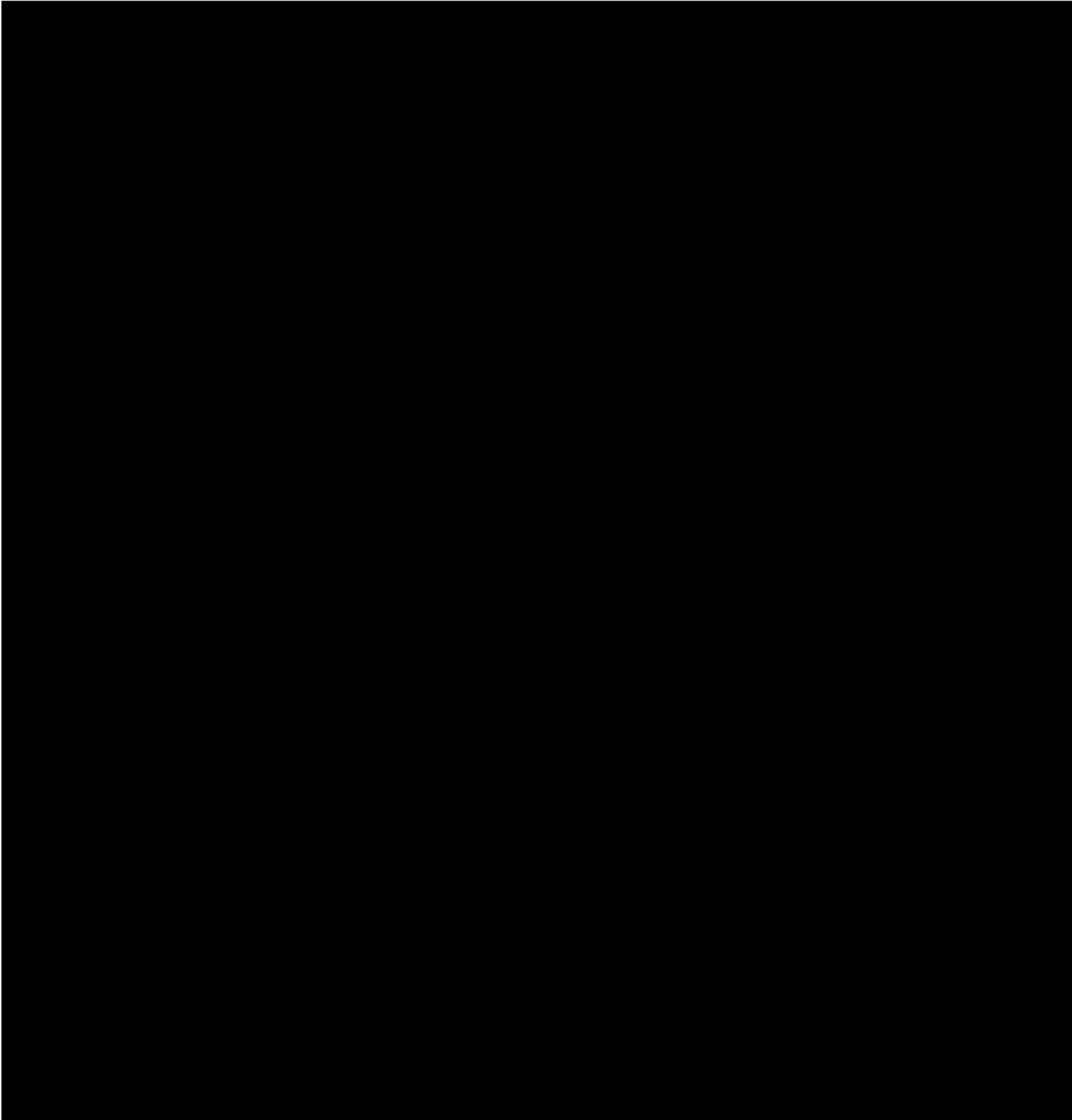
Monday January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

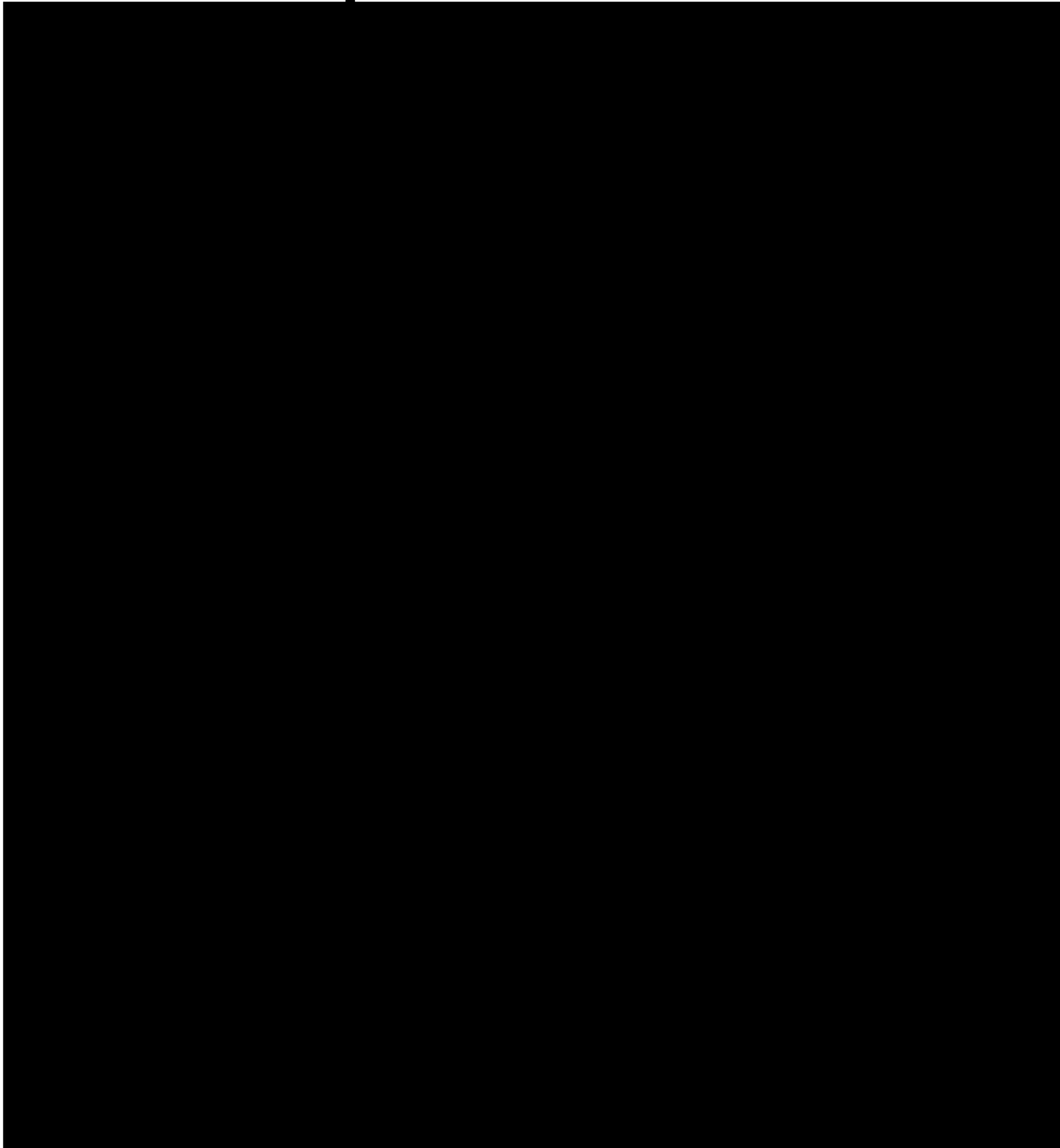
Monday, January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

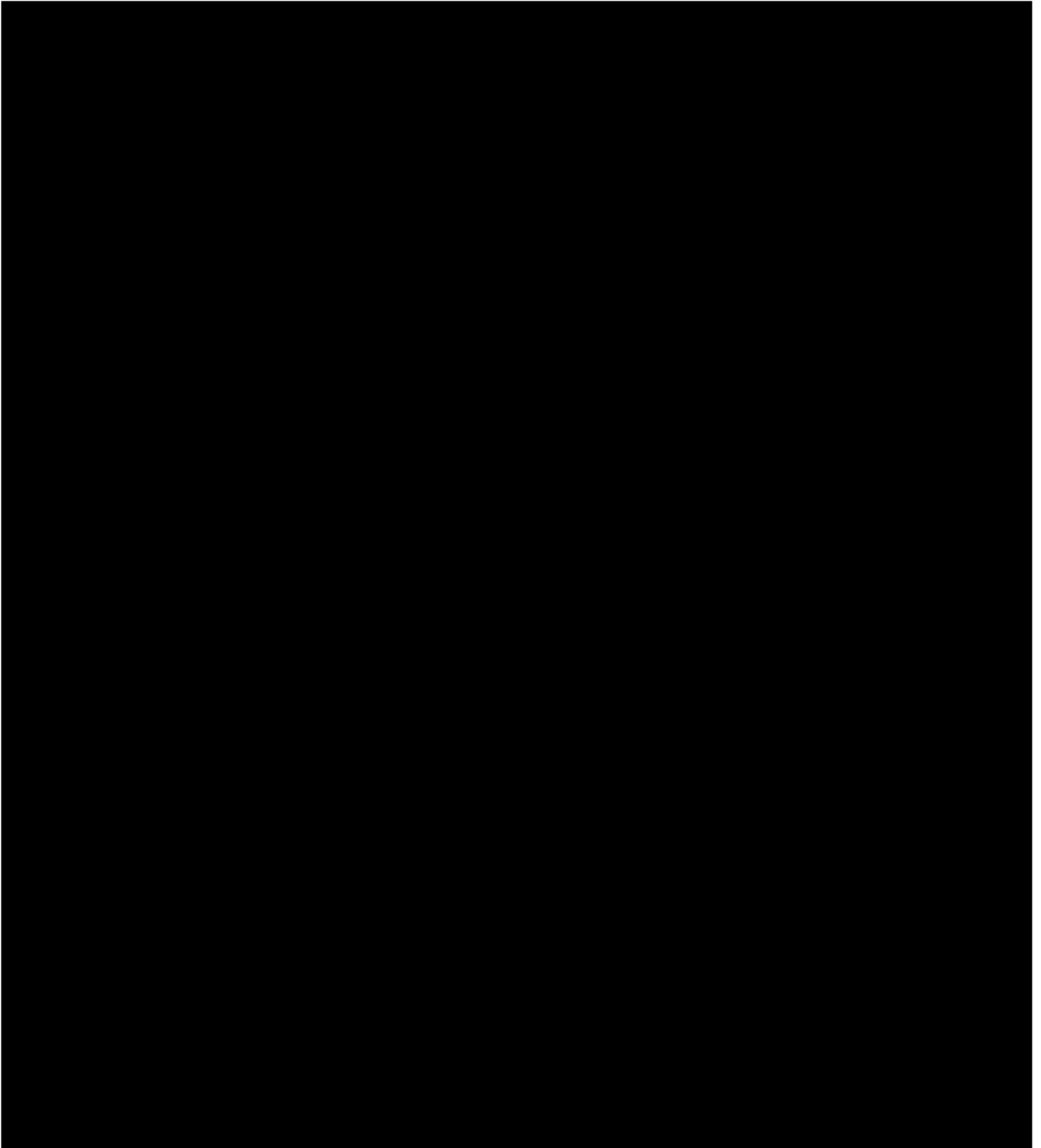
Monday, January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

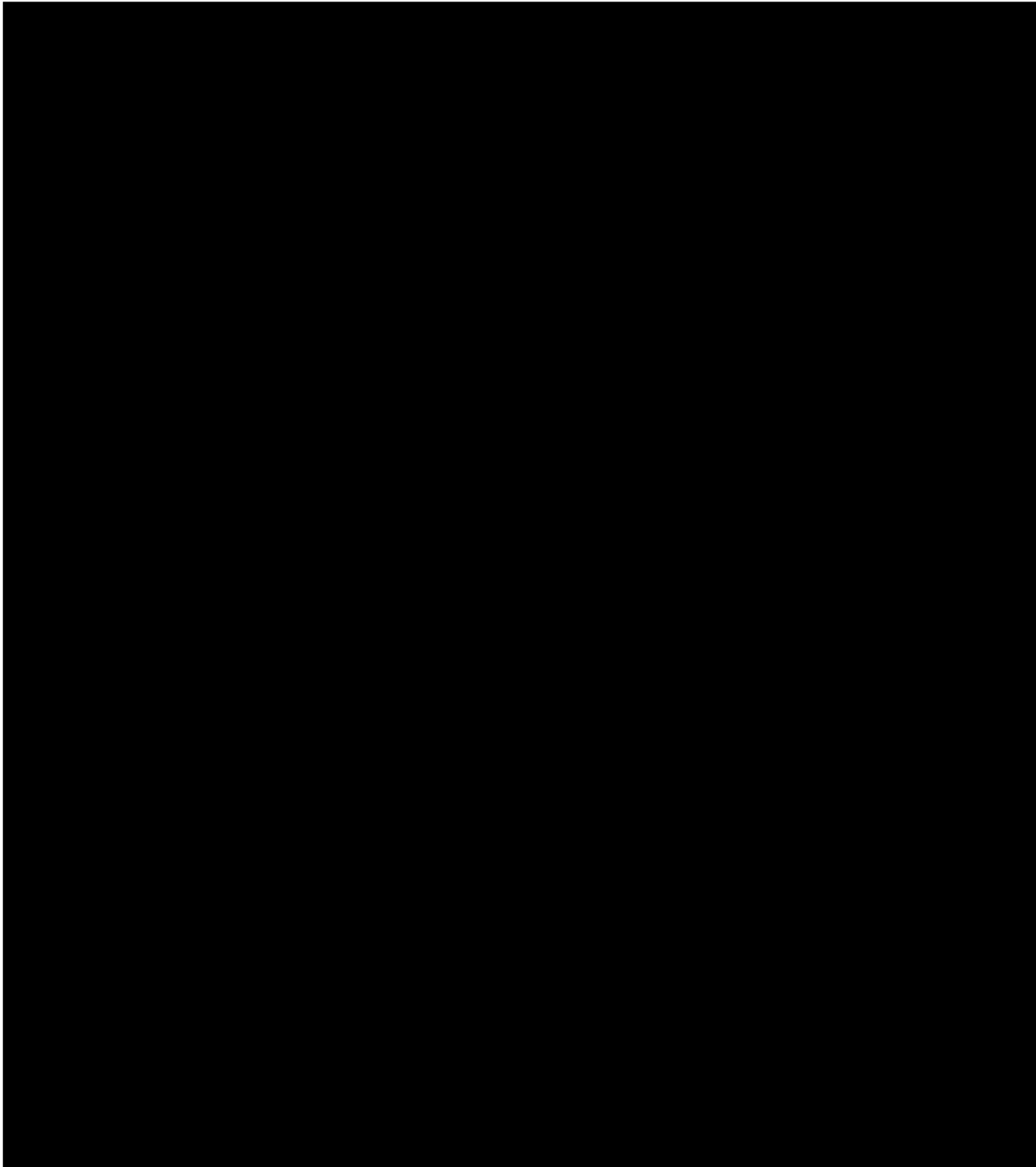
Monday, January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department		Debit	Credit	Balance
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General Ledger Summary

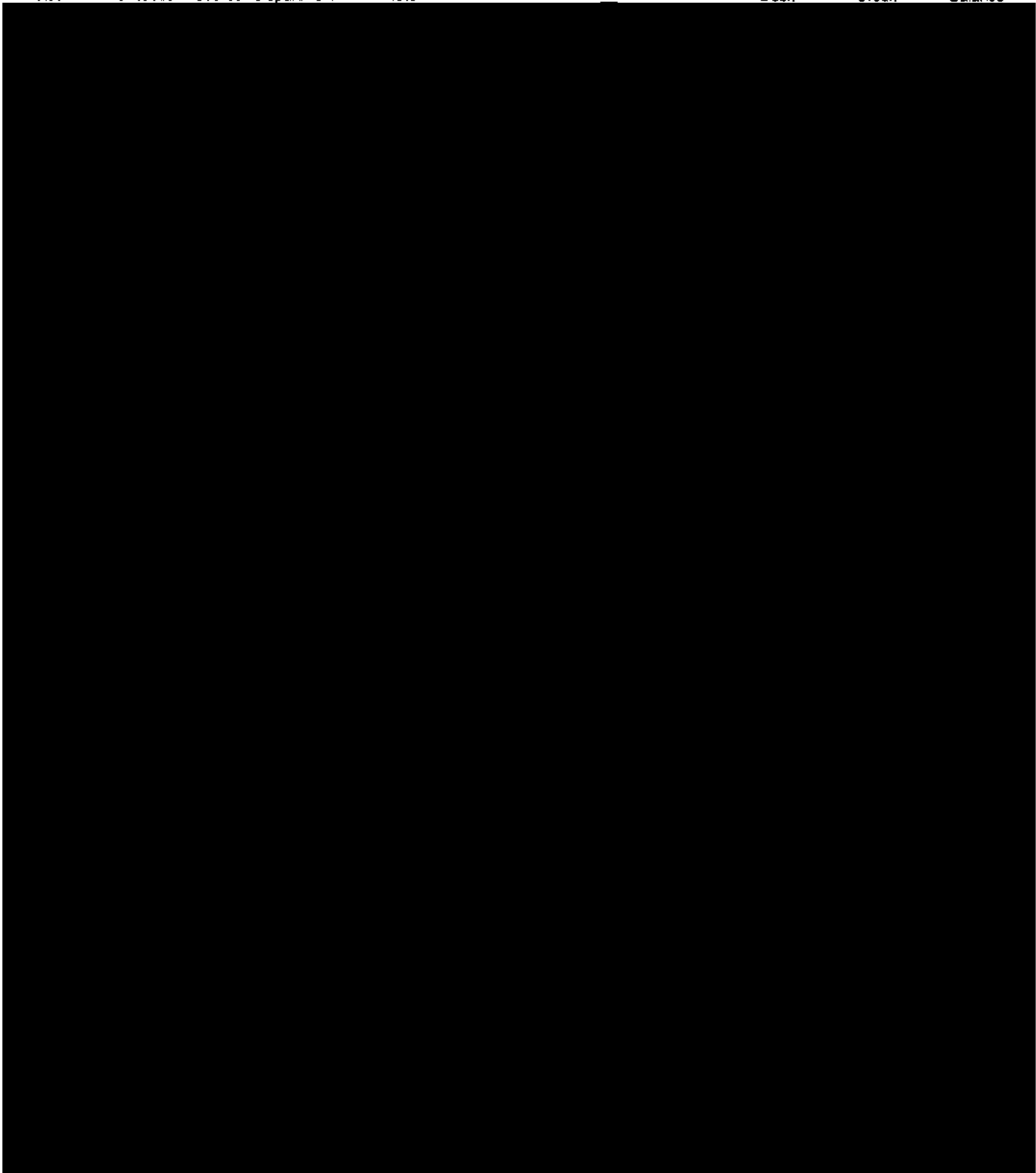
Monday January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

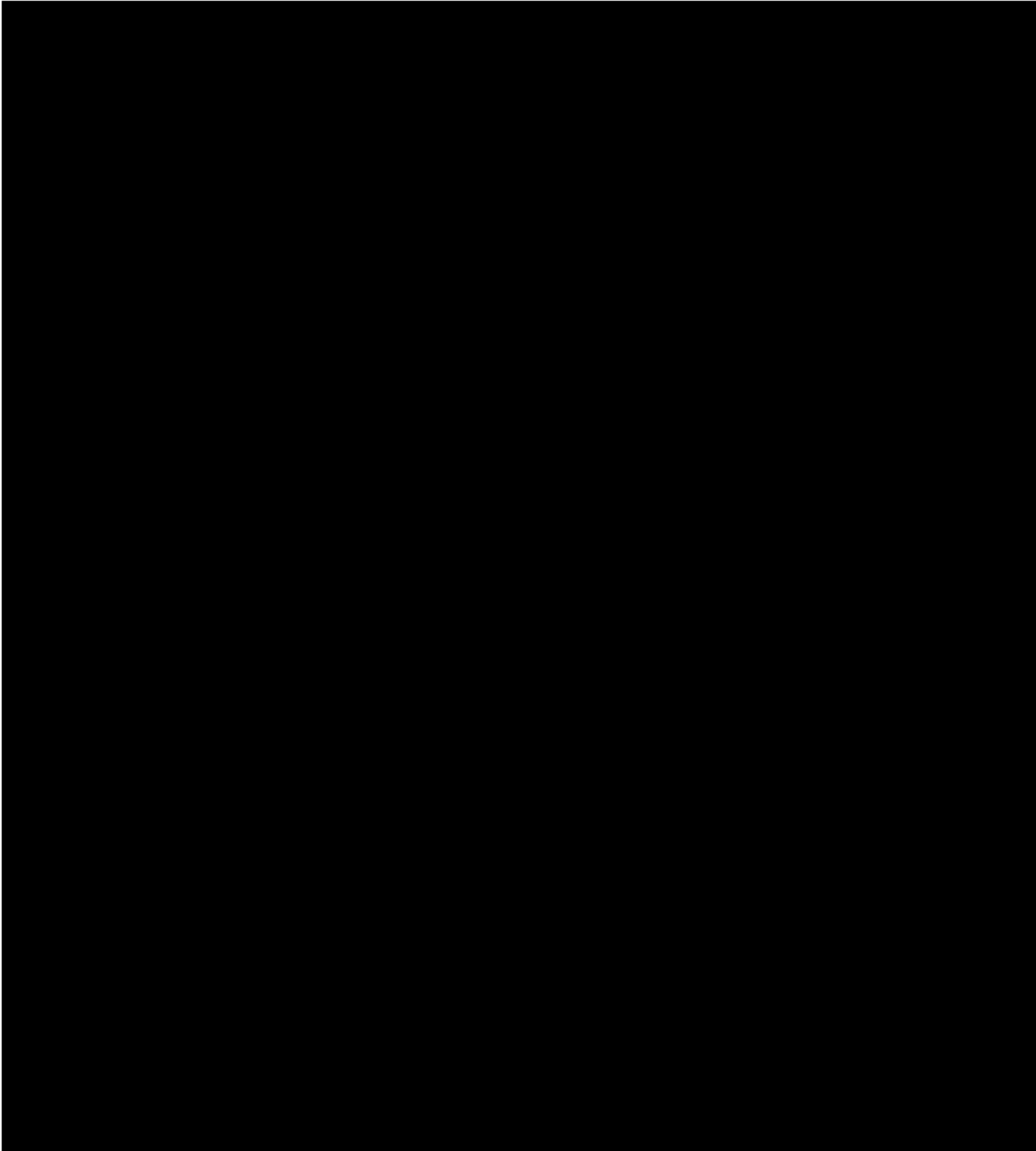
Monday January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction	Source	Department	Note	Debit	Credit	Balance
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General Ledger Summary

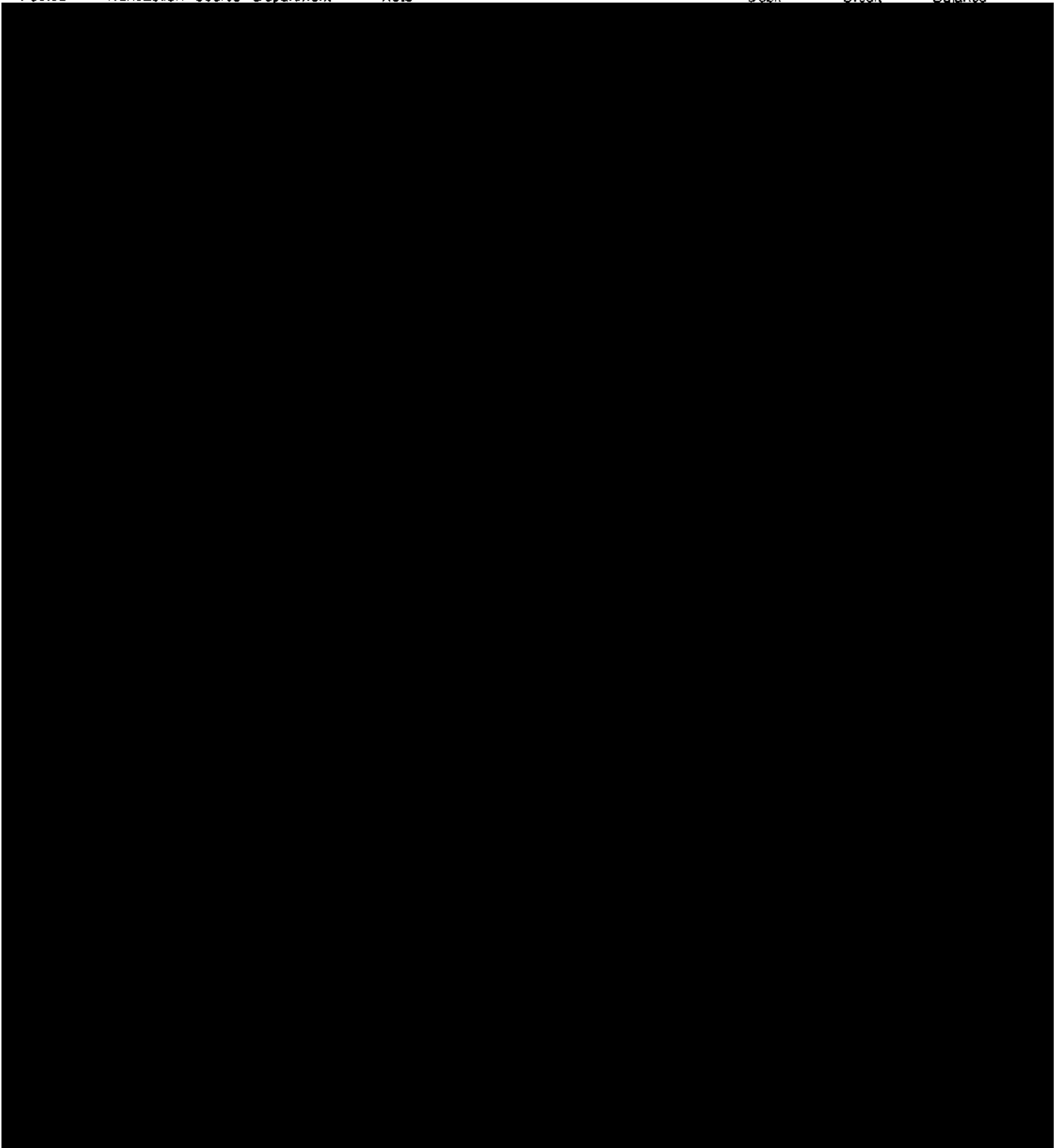
Monday January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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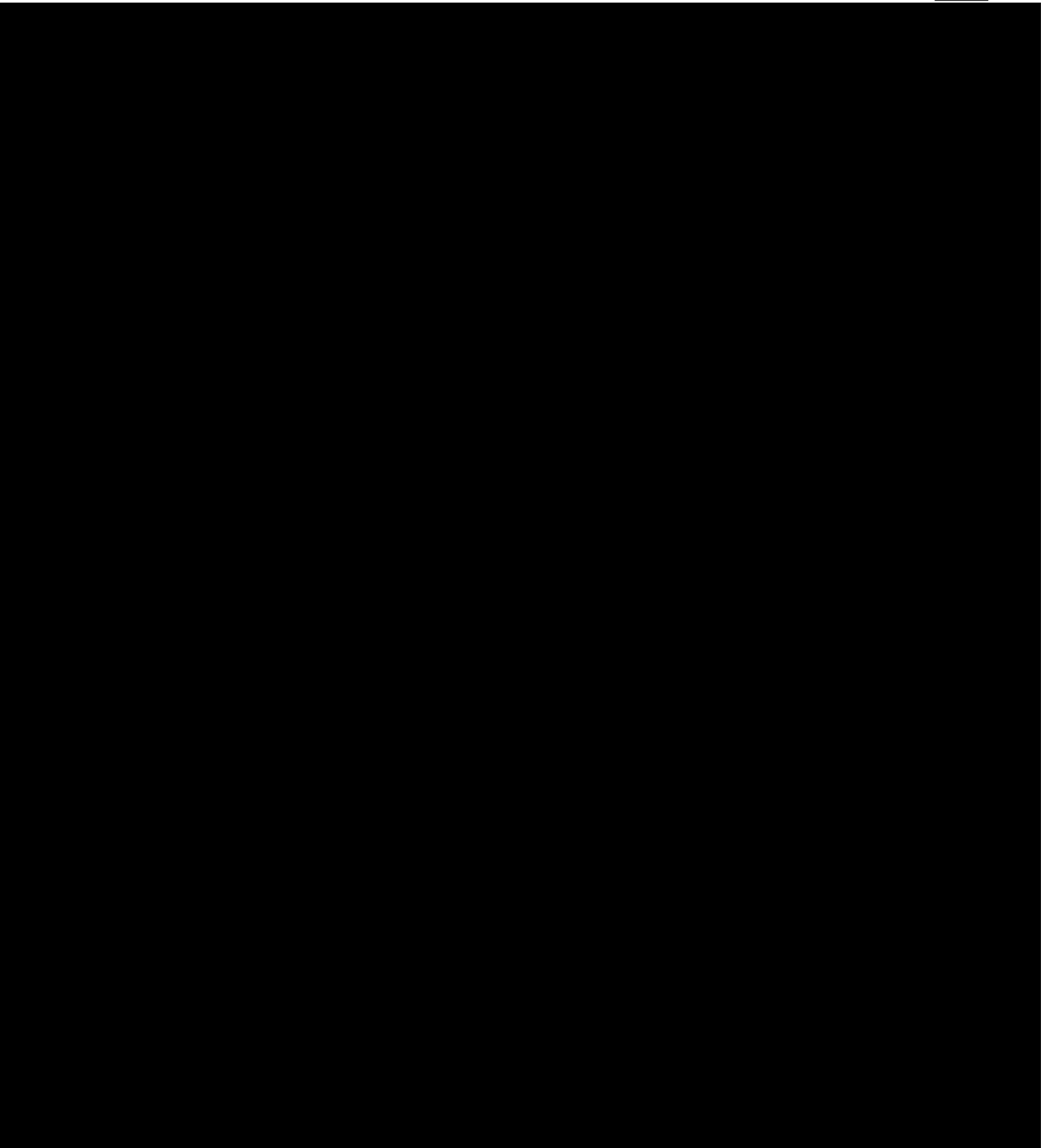


General Ledger Summary

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted Transaction Source Department Note



General Ledger Summary

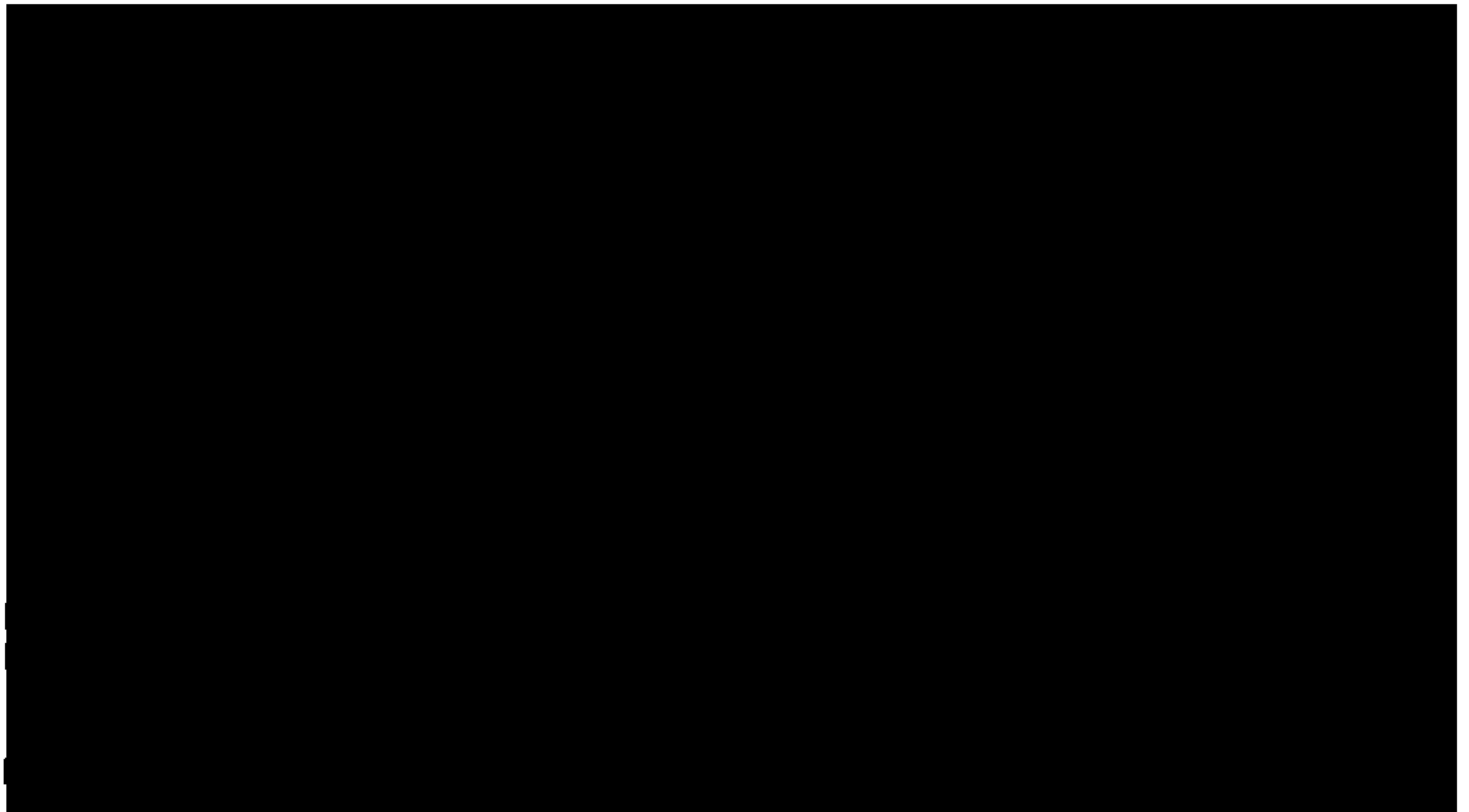
Monday January 29, 2024

11:58

Period 12/1/2023 To 12/31/2023 11:59:00 PM

Rancho San Juan HOA

Posted	Transaction Source	Department	Note	Debit	Credit	Balance
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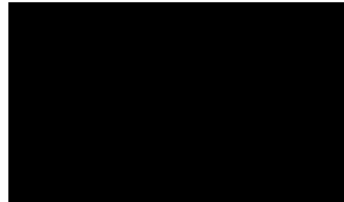


Last statement: November 30, 2023
This statement: December 31, 2023
Total days in statement period: 31

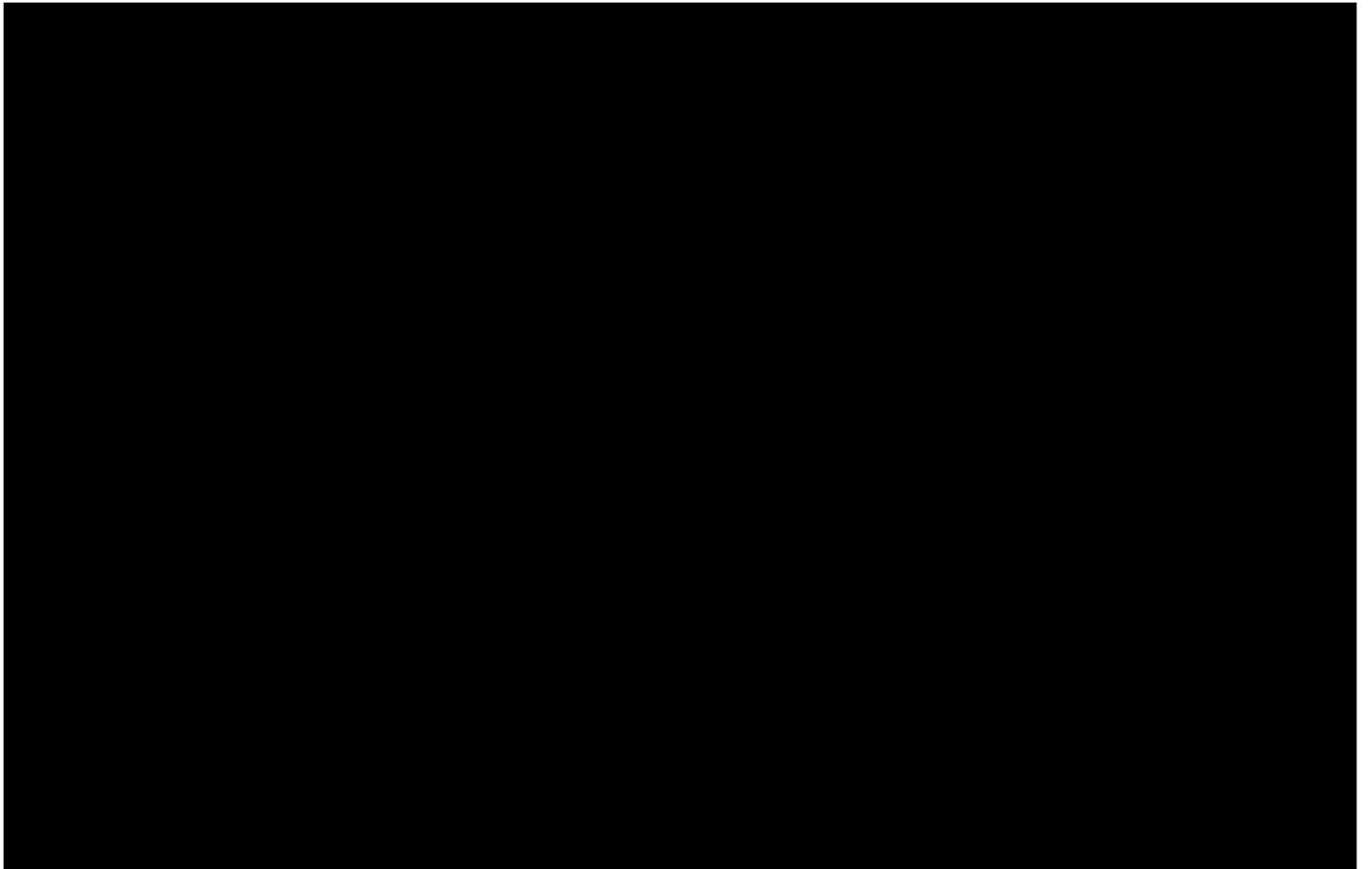
RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - DPR
6345 S PECOS RD SUITE 206
LAS VEGAS NV 89120-6224

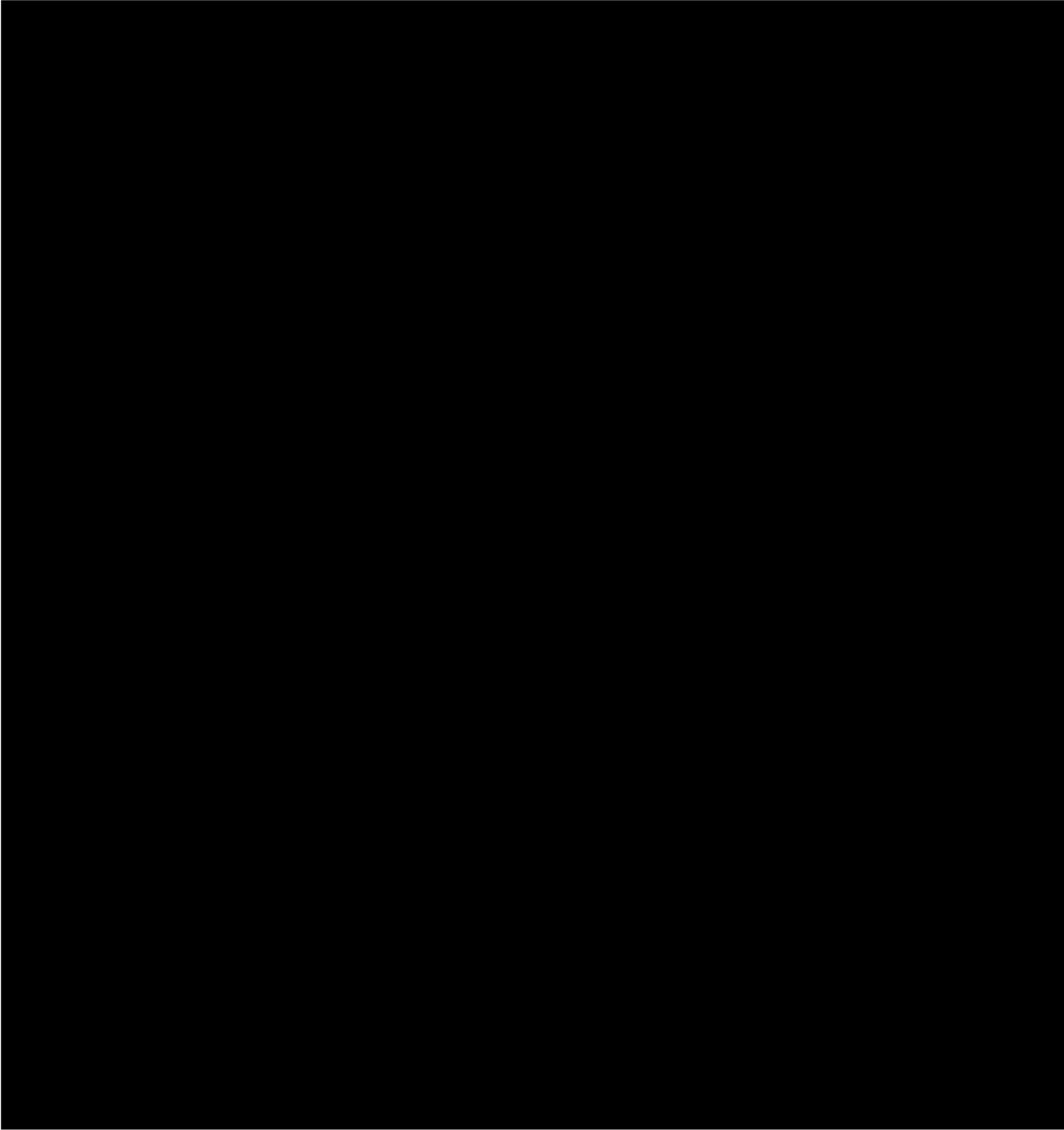
Page 1

(7)



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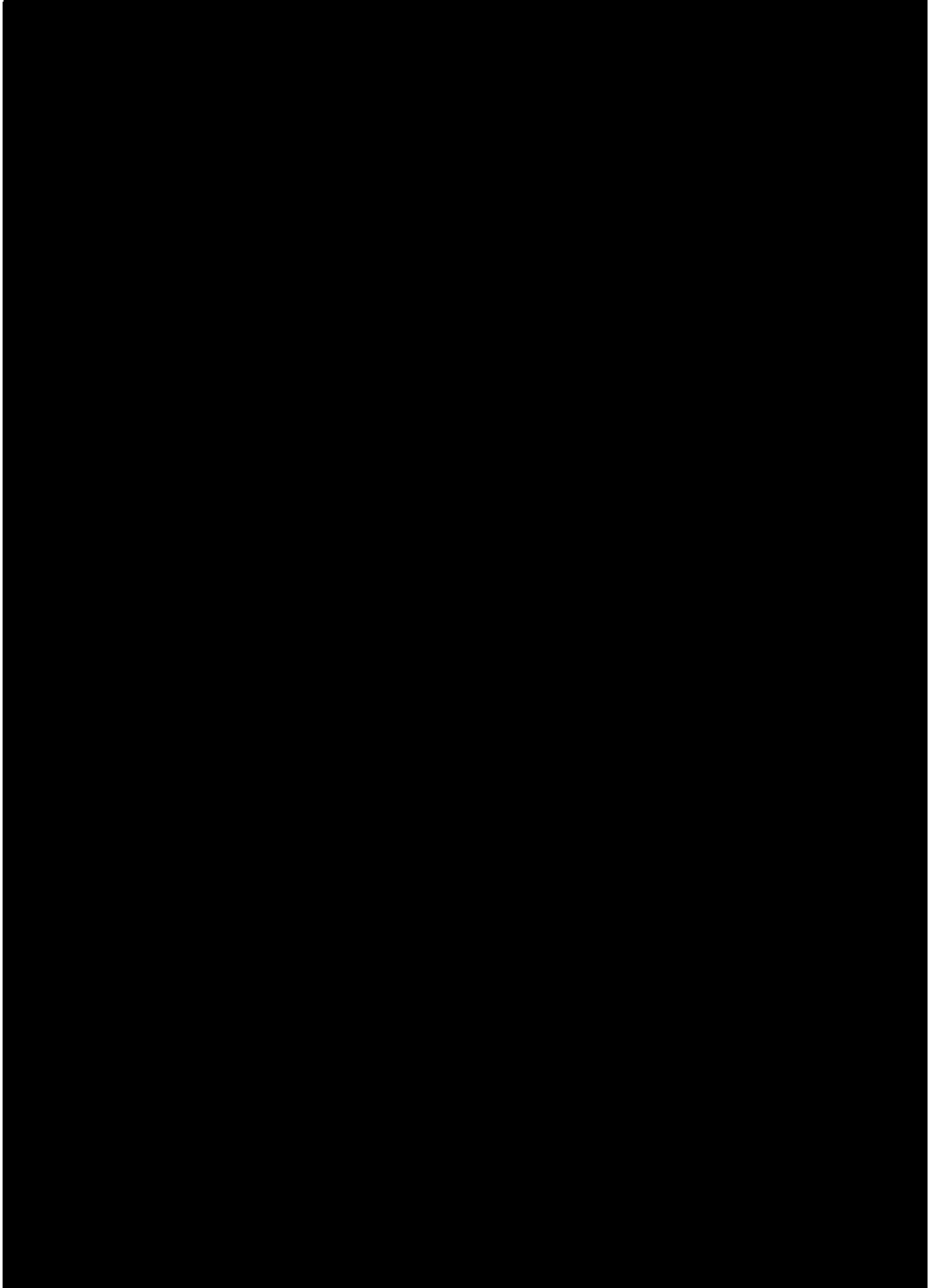




Account: [REDACTED]

Period: December 01, 2023 - December 31, 2023

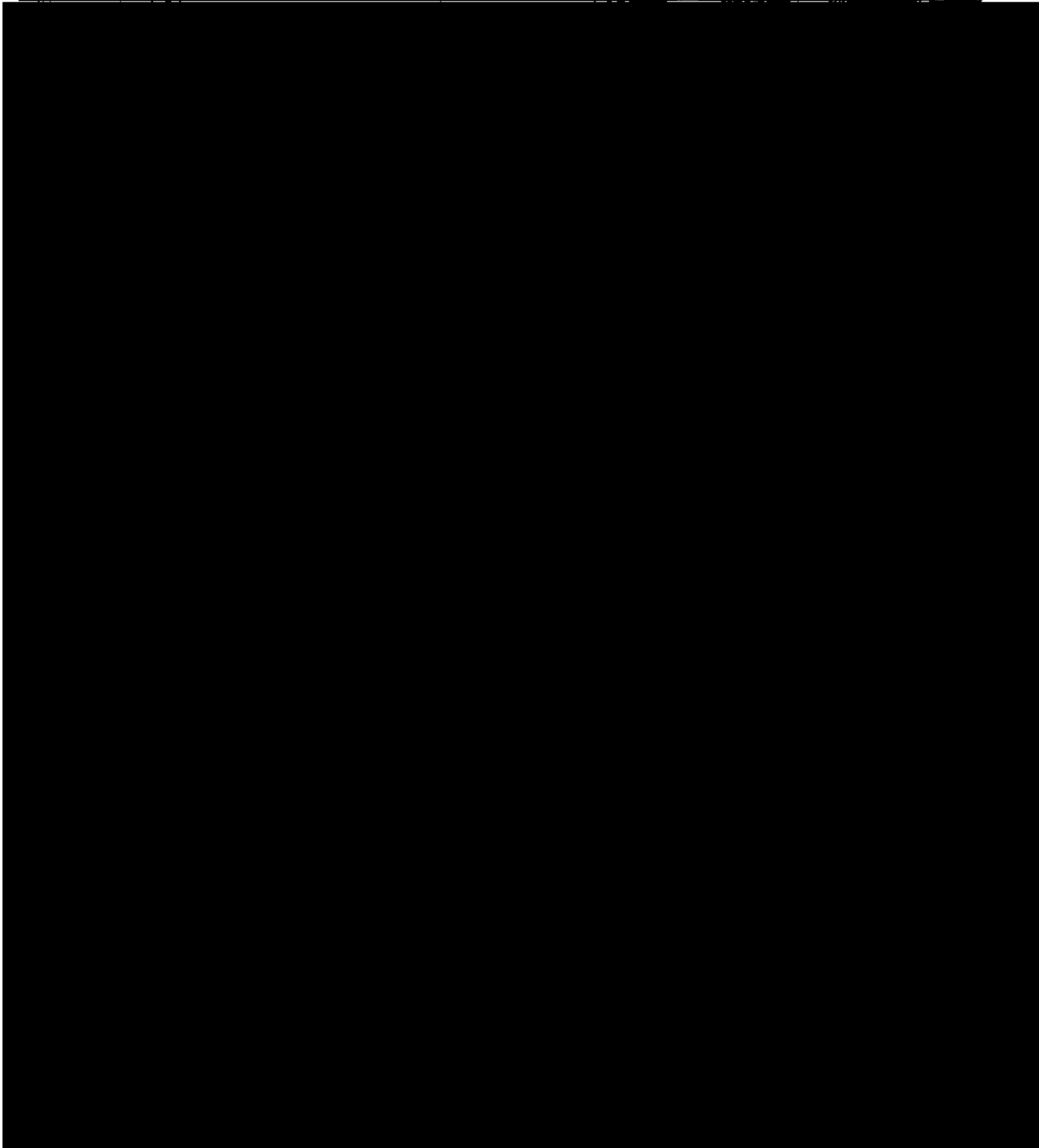
Page: 4



Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: [REDACTED] Account: [REDACTED]
Statement Date: 12/31/2023 G L Balance: [REDACTED]
Linked Statement: None Statement Balance [REDACTED]

Item	Date	Check #	Amount	Balance
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* voided check

Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank Reconcile: [REDACTED]

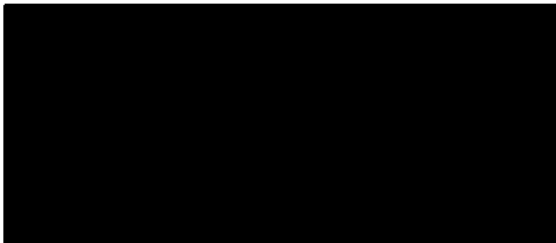
Outstanding Items:

Check #	Date	Reference	Uncleared Checks
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[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
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Date	Reference	Uncleared Deposits
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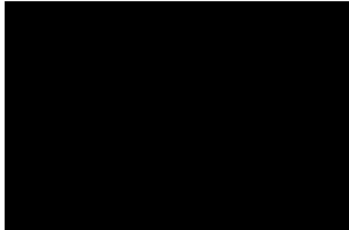
[REDACTED]	[REDACTED]	[REDACTED]
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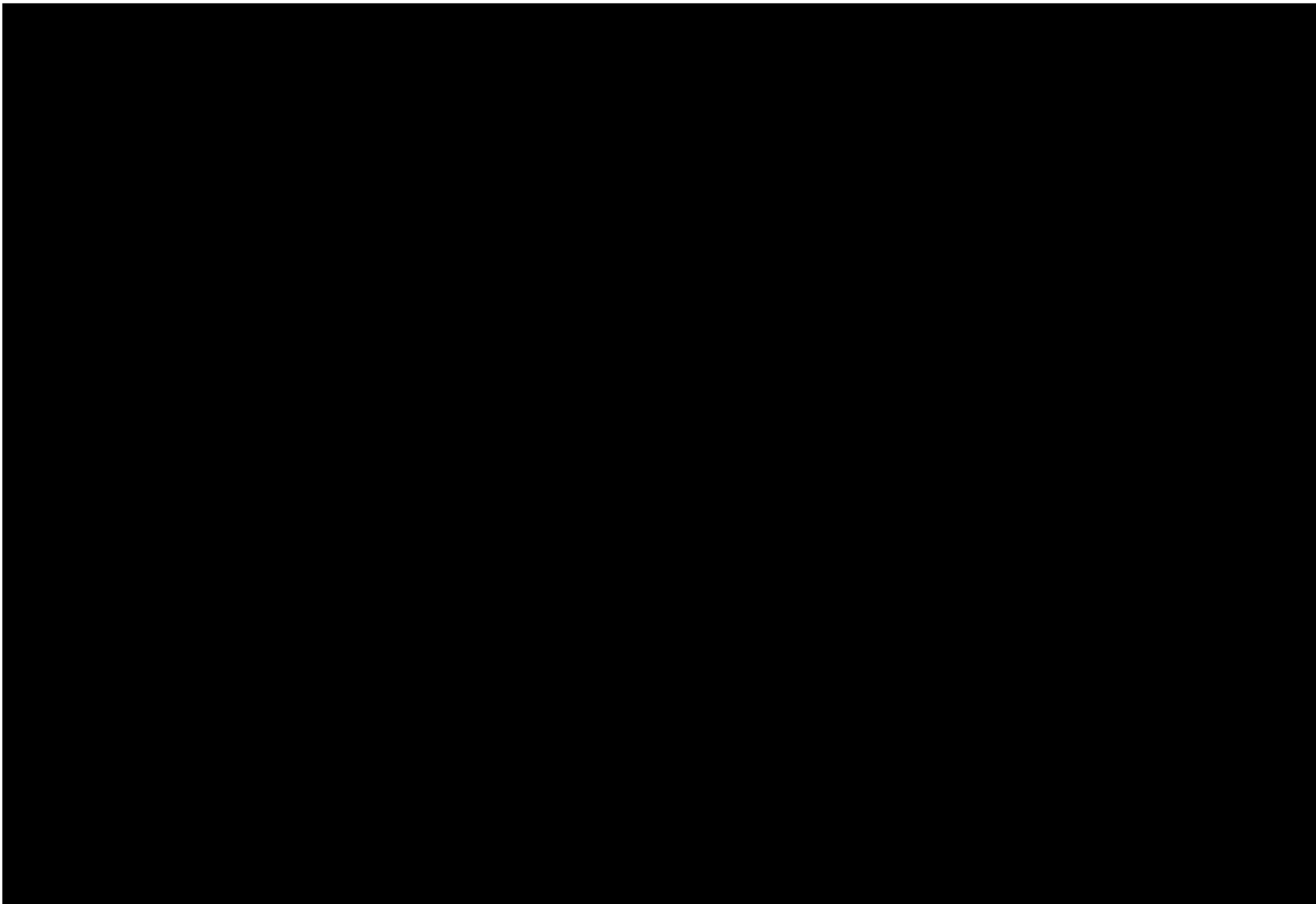
Last statement: November 30, 2023
This statement: December 31, 2023
Total days in statement period: 31

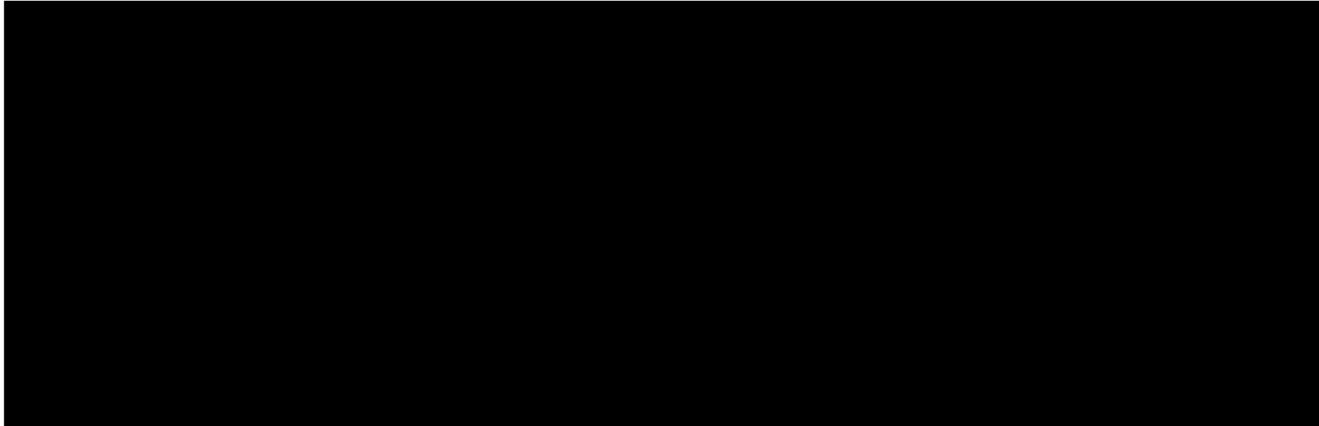
RANCHO SAN JUAN HOMEOWNERS
C/O VARALINO COMMUNITY MGMT
RANCHO SAN JUAN - RSV
6345 S PECOS RD SUITE 206
LAS VEGAS NV 89120-6224

Page 1



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Rancho San Juan HOA
Bank Reconciliation Expanded Detail Consolidated

Bank: [REDACTED] Account: [REDACTED]
Statement Date: 12/31/2023 G L Balance: [REDACTED]
Linked Statement: None Statement Balance: [REDACTED]

Item	Date	Check #	Amount	Balance
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