Corporations Division

Electronically Filed
Business ID: 23523159
Filing Number: 05052609011210
Filing Date: 05/05/2026
Effective Date: 05/05/2026

ANNUAL REPORT (2026)

BUSINESS INFORMATION

Business Name: Ventana Ranch Community Association
Business ID: 23523159
Effective Date: 05/05/2026
Business Type: Domestic Nonprofit Corporation
Period of Duration: Perpetual
Character of Business: 813990006-Homeowners' associations

HOME OWNERS ASSOCIATION

Will the corporation be a unit owner's association or planned community association? **Yes**

Home Owners Association Type: Management Company

Management Company Name: AAM, LLC
Management Company Address: 1600 W BROADWAY RD, SUITE 200, Tempe, AZ, 85282, Maricopa, United States

STATUTORY AGENT INFORMATION

Statutory Agent Name: AAM, LLC
Attention: Amanda Shaw
Physical Address: 1600 W Broadway Rd Ste 200, Tempe, AZ, 85282-1136, Maricopa, United States
Mailing Address: 1600 W Broadway Rd Ste 200, Tempe, AZ, 85282-1136, Maricopa, United States
Statutory Agent has provided Consent on: 05/05/2026
Statutory Agent Acceptance Statement: AAM, LLC has accepted the role of Statutory Agent for the business.

Will the Corporation have Members? Yes

PRINCIPAL INFORMATION

Director: Katie Voigt
Attention: AAM, LLC
1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States

Director: MICHAEL LANATA
Attention: AAM, LLC
1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States

Director:	Vickey Morris Attention: AAM, LLC 1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States
President:	Katie Voigt Attention: AAM, LLC 1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States
Vice-President:	MICHAEL LANATA Attention: AAM, LLC 1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States
Secretary:	Vickey Morris Attention: AAM, LLC 1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States
Treasurer:	Vickey Morris Attention: AAM, LLC 1600 W BROADWAY RD, STE 200, TEMPE, AZ, 85282, Maricopa, United States

CERTIFICATE OF DISCLOSURE

FELONY JUDGMENT QUESTIONS

Has any person who is currently an officer, director, trustee, or incorporator been:

Convicted of a felony involving a transaction in securities, consumer fraud or antitrust in any state or federal jurisdiction within the seven-year period immediately preceding the signing of this certificate? **No**

Convicted of a felony, the essential elements of which consisted of fraud, misrepresentation, theft by false pretenses or restraint of trade or monopoly in any state or federal jurisdiction within the seven-year period immediately preceding the signing of this certificate? **No**

Subject to an injunction, judgment, decree or permanent order of any state or federal court entered within the seven-year period immediately preceding the signing of this certificate, involving any of the following: **No**

a. The violation of fraud or registration provisions of the securities laws of that jurisdiction;
b. The violation of the consumer fraud laws of that jurisdiction;
c. The violation of the antitrust or restraint of trade laws of that jurisdiction?

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BANKRUPTCY QUESTION

Has any person who is currently an officer, director, trustee, or incorporator also served in any such capacity at another corporation that has gone into bankruptcy or receivership? **No**

SIGNATURE & AFFIRMATION

I affirm, under penalty of perjury, that information provided is accurate to the best of my knowledge, and that I have authority to submit this filing.
Signer certifies that all tax returns have been filed.

President: Katie Voigt - 05/05/2026