



STATE OF ARIZONA  
CORPORATION COMMISSION  
CORPORATION ANNUAL REPORT  
& CERTIFICATE OF DISCLOSURE

Arizona Corporation Commission



00478454

DUE ON OR BEFORE 04/18/2002

FY01-02

FILING FEE \$10.00

The following information is required by A.R.S. §§10-1622 & 10-11622 for all corporations organized pursuant to Arizona Revised Statutes, Title 10. The Commission's authority to prescribe this form is A.R.S. §§10-121.A. & 10-3121.A. **YOUR REPORT MUST BE SUBMITTED ON THIS ORIGINAL FORM.** Make changes or corrections where necessary. Information for the report should reflect the current status of the corporation. See instructions for proper format. REFER TO THE INSTRUCTIONS ON PAGE 4.

RECEIVED

APR 16 2002

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

1. -0178992-0  
VILLAGE OF PAVOREAL HOMEOWNERS' ASSOCIATION  
5333 N 7TH ST STE B-114  
PHOENIX, AZ 85019

Business Phone: \_\_\_\_\_ (Business phone is optional.)  
State of Domicile: **ARIZONA** Type of Corporation: **NON-PROFIT**

2. Arizona Statutory Agent: **CHARLES E MAXWELL**  
Street Address: **1423 S HIGLEY RD #119**  
**MESA, AZ 85206**

City, State, Zip:

ACC USE ONLY

Fee \$ 10-

Penalty \$ \_\_\_\_\_

Reinstate \$ \_\_\_\_\_

Expedite \$ \_\_\_\_\_

Resubmit \$ \_\_\_\_\_

*PR 4/11/02 Use this box only if appointing a new Statutory Agent*

If appointing a new statutory agent, the new agent MUST consent to that appointment by signing below:

I, (individual) or We, (corporation or limited liability company) having been designated the new Statutory Agent, do hereby consent to this appointment until my removal or resignation pursuant to law.

\_\_\_\_\_  
Signature of new Statutory Agent

3. Secondary Address:  
(Foreign Corporations are **REQUIRED** to complete this section.)

4. Check the one category below which best describes the CHARACTER OF BUSINESS of your corporation.

BUSINESS CORPORATIONS

- 1. Accounting
- 2. Advertising
- 3. Aerospace
- 4. Agriculture
- 5. Architecture
- 6. Banking/Finance
- 7. Barbers/Cosmetology
- 8. Construction
- 9. Contractor
- 10. Credit/Collection
- 11. Education
- 12. Engineering
- 13. Entertainment
- 14. General Consulting
- 15. Health Care
- 16. Hotel/Motel
- 17. Import/Export
- 18. Insurance
- 19. Legal Services
- 20. Manufacturing
- 21. Mining
- 22. News Media
- 23. Pharmaceutical
- 24. Publishing/Printing
- 25. Ranching/Livestock
- 26. Real Estate
- 27. Restaurant/Bar
- 28. Retail Sales
- 29. Science/Research
- 30. Sports/Sporting Events
- 31. Technology(Computers)
- 32. Technology(General)
- 33. Television/Radio
- 34. Tourism/Convention Services
- 35. Transportation
- 36. Utilities
- 37. Veterinary Medicine/Animal Care
- 38. Other \_\_\_\_\_

NON-PROFIT CORPORATIONS

- 1. Charitable
- 2. Benevolent
- 3. Educational
- 4. Civic
- 5. Political
- 6. Religious
- 7. Social
- 8. Literary
- 9. Cultural
- 10. Athletic
- 11. Science/Research
- 12. Hospital/Health Care
- 13. Agricultural
- 14. Animal Husbandry
- 15. Homeowner's Association
- 16. Professional, commercial industrial or trade association
- 17. Other \_\_\_\_\_

# Master Information Sheet

Property Name: Pavoreal	Property #41
Property Location: 68th Street & Camelback	Number of Units: 84
Managing Agent: Jenny Owen	Insurance Provider: Poe & Brown
Date of Monthly Meeting: Second Tuesday	Expires: 8/24/2000
Date of Annual Meeting: January	Location: Clubhouse
Guardhouse: 990-9117	Fiscal year: December 31st.
Pest Control: City Wide # 944-0099	Lawn Service: Horizon (Mitch)
	Mobile#316-8860 Work #941-8770
	J.P. Frignec (480) 947-1161

## Board of Directors

<u>Name</u>	<u>Address</u>	<u>Home#</u>	<u>Work#</u>	<u>Term</u>
<u>Pres: Howard Schwartz</u>	<u>6711 E. Camelback #22</u>	<u>480-429-8950</u>	<u>602-604-8100</u>	<u>2003</u>
		<u>E-mail: HSchwartzAZ@aol.com</u>		
<u>V.P.: Paul Holloway</u>	<u>6711 E. Camelback #69</u>	<u>480-994-5714</u>	<u>602-240-6670</u>	<u>2004</u>
		<u>Cell #602-316-1937</u>		
<u>Trea: Hank Gower</u>	<u>6711 E. Camelback #84</u>	<u>480-946-2545</u>	<u>480-949-0931</u>	<u>2004</u>
			<u>FAX#</u>	
<u>Sec: Sherril Brooks</u>	<u>5036 Wascana Vista</u> <u>Regina Saskatchewan</u> <u>Canada S4V 2S2</u>	<u>480-945-5652</u>	<u>480-423-8052</u>	<u>2003</u>
			<u>also fax#call first</u>	
<u>Memb: Charlie Donnelly</u>	<u>6711 E. Camelback #41</u>	<u>480-945-5433</u>	<u>480-945-5433</u>	<u>2004</u>

Clubhouse / Pool Chair - Sherril Brooks  
Guard Chair - Paul Holloway  
Architectural Committee Chair - Paul Holloway

City & Zip for all: Scottsdale, Arizona 85251 / Updated 03/29/02



THE VILLAGE OF PAVOREAL

STATEMENT OF ASSETS, LIABILITIES AND FUND BALANCE

DECEMBER 31, 2001  
**Accrual Basis**  
 UNAUDITED

ASSETS

CURRENT ASSETS		
OPERATING ACCOUNT	24,988.68	
MONEY MARKET ACCOUNT	686.32	
RESERVE ACCOUNT	50,457.04	
RECEIVABLES HOMEOWNERS	1,775.29	
PREPAID EXPENSES	0.00	
PREPAID INSURANCE	2,522.00	
	-----	
TOTAL CURRENT ASSETS		80,429.33
PROPERTY AND EQUIPMENT		
BUILDING AND IMPROVEMENTS	349,141.10	
EQUIPMENT	20,210.53	
LESS: ACCUMULATED DEPRECIATION	-177,173.90	
LAND	3,500.00	
	-----	
TOTAL PROPERTY AND EQUIPMENT		195,677.73
TOTAL ASSETS		276,107.06

LIABILITIES &  
 FUND BALANCE

CURRENT LIABILITIES		
ACCOUNTS PAYABLE	6,879.95	
PREPAID HOMEOWNERS FEES	14,546.31	
INCOME TAX PAYABLE	0.00	
TRANSFERS DUE TO RESERVE ACCOUNT	0.00	
	-----	
TOTAL CURRENT LIABILITIES		21,426.26
FUND BALANCE		
MEMBER'S EQUITY	283,449.52	
LAND, EQUIPMENT LESS ACC. DEPRECIATION	-20,000.00	
RESERVE ACCOUNT EXPENSES LESS INTEREST	-55,158.38	
EQUITY INCREASE (DECREASE) THIS YEAR	46,389.66	
	-----	
TOTAL FUND BALANCE		254,680.80
TOTAL LIABILITIES & FUND BALANCE		276,107.06
		=====
		0.00

THE VILLAGE OF PAVOREAL HOMEOWNER ASSOCIATION

Income Statement  
December 31, 2001

ACCOUNT NAME	BUDGET CURRENT MONTH	ACTUAL CURRENT MONTH	VARIANCE	BUDGET YEAR TO DATE	ACTUAL YEAR TO DATE	VARIANCE	Annual 2001 Budget
MAINTENANCE	24,360.00	24,360.00	0.00	292,320.00	292,320.00	0.00	292,320
INTEREST INCOME	0.00	0.14	0.14	0.00	22.72	22.72	0
STATE/LEGAL CHARGES	0.00	474.79	474.79	0.00	2,390.73	2,390.73	0
MISCELLANEOUS	0.00	0.00	0.00	0.00	268.05	268.05	0
<b>TOTAL INCOME</b>	<b>24,360.00</b>	<b>24,834.93</b>	<b>474.93</b>	<b>292,320.00</b>	<b>295,001.50</b>	<b>2,681.50</b>	<b>292,320</b>
<b>OPERATING EXPENSES:</b>							
WATER	1,700.00	733.78	966.22	13,190.00	13,330.59	-140.59	13,190
ELECTRIC	750.00	741.10	8.90	9,000.00	8,124.00	876.00	9,000
GAS	850.00	4,388.39	-3,538.39	15,000.00	19,188.66	-4,188.66	15,000
EXTERMINATING	150.00	432.00	-282.00	1,800.00	2,634.00	-834.00	1,800
LIGHTING	235.00	373.20	-138.20	2,600.00	3,759.25	-1,159.25	2,600
WELLS FARGO	8,833.33	10,434.52	-1,601.19	106,000.00	105,631.57	368.43	106,000
GUARD PHONE	66.66	-0.23	66.89	800.00	820.41	-20.41	800
GUARD GATES	233.33	1,152.76	-919.43	2,800.00	3,391.65	-591.65	2,800
GUARDHOUSE	62.50	45.80	16.70	750.00	574.36	175.64	750
POOL SERVICE	150.00	200.00	-50.00	2,800.00	2,790.00	10.00	2,800
POOL SUPPLIES	200.00	134.58	65.42	2,400.00	1,806.93	593.07	2,400
POOL REPAIRS	250.00	172.20	77.80	3,000.00	1,273.59	1,726.41	3,000
MISC. POOL EXP.	266.67	723.06	-456.39	3,200.00	3,471.37	-271.37	3,200
CLUBHOUSE CLEAN	650.00	264.53	385.47	7,800.00	4,875.96	2,924.04	7,800
TABLE	40.00	43.74	-3.74	480.00	478.79	1.21	480
EQUIPMENT	100.00	60.00	40.00	1,200.00	441.07	758.93	1,200
HORIZON CONTRACT	3,666.67	3,425.00	241.67	44,000.00	41,320.49	2,679.51	44,000
FLOWERS/SHRUBS	0.00	0.00	0.00	4,000.00	2,789.20	1,210.80	4,000
TREES/TRIMMING	0.00	0.00	0.00	12,000.00	7,890.00	4,110.00	12,000
SPRINKLERS	200.00	325.34	-125.34	2,400.00	1,727.21	672.79	2,400
LEGAL	100.00	1,331.75	-1,231.75	1,200.00	1,867.35	-667.35	1,200
AUDIT	0.00	0.00	0.00	2,200.00	800.00	1,400.00	2,200
INSURANCE	333.33	315.00	18.33	4,000.00	3,834.00	166.00	4,000
MANAGEMENT FEE	1,000.00	1,000.00	0.00	12,000.00	12,000.00	0.00	12,000
TAXES/PERMITS/BAN	1,400.00	249.00	1,151.00	1,400.00	1,307.98	92.02	1,400
PRINTING/POST.	250.00	85.62	164.38	3,000.00	2,086.32	913.68	3,000
ANNUAL MEETING/DU	0.00	151.20	-151.20	300.00	397.09	-97.09	300
<b>TOTAL EXPENSES</b>	<b>21,487.49</b>	<b>26,782.34</b>	<b>-5,294.85</b>	<b>259,320.00</b>	<b>248,611.84</b>	<b>10,708.16</b>	<b>259,320</b>
<b>INCOME/LOSS</b>	<b>2,872.51</b>	<b>-1,947.41</b>	<b>-4,819.92</b>	<b>33,000.00</b>	<b>46,389.66</b>	<b>13,389.66</b>	<b>33,000</b>
<b>RESERVING RESERVE</b>	<b>2,750.00</b>	<b>2,750.00</b>	<b>0.00</b>	<b>33,000.00</b>	<b>33,000.00</b>	<b>0.00</b>	<b>33,000</b>
<b>TOTAL PROFIT/LOSS</b>	<b>122.51</b>	<b>-4,697.41</b>	<b>-4,819.92</b>	<b>0.00</b>	<b>13,389.66</b>	<b>13,389.66</b>	<b>0</b>

THE VILLAGE OF PAVOREAL HOMEOWNER ASSOCIATION

Income Statement  
December 31, 2001

ACCOUNT NAME	BUDGET CURRENT MONTH	ACTUAL CURRENT MONTH	VARIANCE %	BUDGET YEAR TO DATE	ACTUAL YEAR TO DATE	VARIANCE %
INCOME	24,360	24,835	475	292,320	295,002	2,682
UTILITIES	3,685	6,668	-2,983	41,590	47,037	-5,447
SECURITY	9,196	11,633	-2,437	110,350	110,418	-68
POOL/CLUBHOUSE	1,657	1,598	59	20,880	15,138	5,742
LANDSCAPING	3,867	3,750	116	62,400	53,727	8,673
ADMINISTRATIVE	3,083	3,133	-49	24,100	22,293	1,807
TOTAL EXPENSES	21,487	26,782	-5,295	259,320	248,612	10,708
INCOME/LOSS	2,873	-1,947	-4,820	33,000	46,390	13,390
FUNDING RESERVE	2,750	2,750	0	33,000	33,000	0
NET PROFIT/LOSS	123	-4,697	-4,820	0	13,390	13,390

THE VILLAGE OF PAVOREAL HOMEOWNER ASSOCIATION

Summary of Income/Expenses 2001

	January	February	March	April	May	June	July	August	September	October	November	December	Totals
MAINTENANCE	24,360	24,360	24,360	24,360	24,360	24,360	24,360	24,360	24,360	24,360	24,360	24,360	292,320
INTEREST INCOME	1	5	7	5	3	1	1	0	0	0	0	0	23
LATE CHARGES	75	30	103	43	165	255	30	100	261	110	745	475	2,391
MISCELLANEOUS	0	0	5	0	18	0	147	98	0	0	0	0	268
TOTAL INCOME	24,436	24,395	24,474	24,409	24,546	24,615	24,538	24,558	24,621	24,471	25,105	24,835	295,002

OPERATING EXPENSES:

WATER	878	738	812	830	1,001	1,372	1,371	1,359	1,749	1,307	1,160	734	13,331
ELECTRIC	636	642	614	543	667	699	741	701	756	776	609	741	8,124
GAS	2,860	2,770	2,872	1,825	1,524	441	279	175	176	467	1,409	4,388	19,189
EXTERMINATING	0	1,213	144	144	144	0	288	0	60	144	65	432	2,634
LIGHTING	387	452	571	902	0	0	0	0	389	578	107	373	3,759
WELLS FARGO	5,795	9,568	8,092	10,114	8,088	10,261	8,756	8,092	8,089	10,258	8,087	10,435	105,632
GUARD PHONE	58	65	120	0	61	64	220	0	58	57	117	(0)	820
GUARD GATES	1,358	0	85	281	265	0	95	85	0	70	0	1,153	3,392
GUARDHOUSE	39	29	57	8	76	46	64	58	0	129	22	46	574
POOL SERVICE	200	200	200	265	265	265	265	265	265	200	200	200	2,790
POOL SUPPLIES	366	0	134	0	134	134	507	309	40	24	24	135	1,807
POOL REPAIRS	55	88	0	71	0	137	372	60	88	0	231	172	1,274
MISC. POOL EXP.	307	1,626	67	45	0	305	130	108	59	4	99	723	3,471
CLUBHOUSE CLEAN	602	739	577	602	416	353	265	265	265	265	265	265	4,876
CABLE	38	38	38	38	38	44	41	41	41	41	41	44	479
EQUIPMENT	0	156	0	75	0	0	75	0	0	75	0	60	441
LANDSCAPE	3,645	3,425	3,425	3,425	3,425	3,425	3,425	3,425	3,425	3,425	3,425	3,425	41,320
SHRUBS	0	0	0	625	0	879	0	0	13	0	1,272	0	2,789
TRIMMING	0	0	0	0	7,890	0	0	0	0	0	0	0	7,890
LEGAL	0	59	213	0	63	61	72	0	185	140	609	325	1,727
AUDIT	0	0	90	10	0	0	35	55	0	0	346	1,332	1,867
INSURANCE	319	319	319	319	319	319	1,119	(456)	315	315	315	315	3,834
MANAGEMENT FEE	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	1,000	12,000
TAXES	0	0	4	541	10	250	0	0	0	254	0	249	1,308
PRINTING/POST.	130	288	424	164	258	156	131	73	47	72	258	86	2,086
SOCIAL	134	100	0	0	0	0	0	6	0	5	0	151	397
TOTAL EXPENSES	18,807	23,514	19,855	21,827	25,644	20,209	19,249	15,620	17,018	19,604	20,480	26,782	248,611
INCOME/LOSS	5,628	881	4,619	2,582	(1,098)	4,406	5,288	8,938	7,603	4,866	4,625	(1,947)	46,391
FUNDING RESERVE	2,400	3,000	2,850	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	2,750	33,000
NET PROFIT/LOSS	3,228	(2,119)	1,769	(168)	(3,848)	1,656	2,538	6,188	4,853	2,116	1,875	(4,697)	13,391

13,391

**9. FINANCIAL DISCLOSURE (A.R.S. §§10-1622.B & 10-11622.A.9)**

Nonprofit corporations **must attach** a financial statement (balance sheet including assets, liabilities and equity). All other forms of corporations are exempt from filing a financial disclosure.

**9A. MEMBERS (A.R.S. § 10-11622.A.6) Nonprofit Corporations Only**

This corporation **does**  **does not**  have members.

**10. CERTIFICATE OF DISCLOSURE (A.R.S. §§10-1622.A.8 & 10-11622.A.7)**

Has ANY person serving either by election or appointment as an officer, director, trustee, incorporator and person controlling or holding more than 10% of the issued and outstanding common shares or 10% of any other proprietary, beneficial or membership interest in the corporation been: [Underlined portion pertains to profit corporations only]

- 1. 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 execution of this certificate?
- 2. 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 execution of this certificate?
- 3. Or are subject to an injunction, judgment, decree or permanent order of any state or federal court entered within the seven year period immediately preceding execution of this certificate where such injunction, judgment, decree or permanent order involved the violation of:
  - (a) fraud or registration provisions of the securities laws of that jurisdiction, or
  - (b) the consumer fraud laws of that jurisdiction, or
  - (c) the antitrust or restraint of trade laws of that jurisdiction?

One box **must** be marked: **YES**  **NO**

If "YES", the following information must be submitted as an attachment to this report for each person subject to one or more of the actions stated in Items 1. through 3. above.

- |                                                             |                                                                                                                                                                             |
|-------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. Full name and prior names used.                          | 5. Date and location of birth.                                                                                                                                              |
| 2. Full birth name.                                         | 6. Social Security Number                                                                                                                                                   |
| 3. Present home address.                                    | 7. The nature and description of each conviction or judicial action; the date and location; the court and public agency involved, and the file or cause number of the case. |
| 4. Prior addresses (for immediate preceding 7 year period). |                                                                                                                                                                             |

**11. STATEMENT OF BANKRUPTCY (A.R.S. §§10-202.D.2 & 10-3202.02)**

Has ANY person serving either by election or appointment as an officer, director, trustee, incorporator and person controlling or holding more than 20% of the issued and outstanding common shares or 20% of any other proprietary, beneficial or membership interest in the corporation served in such capacity or held a 20% interest in any other corporation during the bankruptcy, receivership, or charter revocation of the other corporation? [Underlined portion pertains to profit corporations only]

One box **must** be marked: **YES**  **NO**

Chapter \_\_\_\_\_ Date Filed \_\_\_\_\_ Case Number \_\_\_\_\_

If "YES", the following information must be submitted as an attachment to this report for each person subject to the statement above. 1) The names and addresses of each corporation and the person or persons involved. 2) The state in which each corporation was a) incorporated b) transacted business. 3) The dates of corporate operation.

**12. SIGNATURES**

**CAUTION:** Annual Reports must be signed by a duly authorized officer. Annual Reports submitted with incorrect signatures will be rejected.

I DECLARE, UNDER PENALTY OF LAW, THAT ALL CORPORATE INCOME TAX RETURNS REQUIRED BY TITLE 43 OF THE ARIZONA REVISED STATUTES HAVE BEEN FILED WITH THE ARIZONA DEPARTMENT OF REVENUE.

I further declare under penalty of law that I (we) have examined this report and the certificate, including any attachments, and to the best of my (our) knowledge and belief they are true, correct and complete.

Name Howard Schwartz Date 4-9-02 Name \_\_\_\_\_ Date \_\_\_\_\_

Signature Howard Schwartz Signature \_\_\_\_\_

Title President Title \_\_\_\_\_

(Signator(s) must be duly authorized corporate officer(s) listed in section 7 of this report.)