



WEB FORM
COPY

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

AZ Corp. Commission



03161868

DUE ON OR BEFORE 06/18/2010

FILING FEE \$10.00

PLEASE READ ALL INSTRUCTIONS. 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.

-0218305-8

1. PARADISE PARK CONDOMINIUMS PHASE II HOMEOWNERS ASSOCIATION
% CUELLAR REALTY SERVICES INC
1625 E NORTHERN AVE #200
PHOENIX, AZ 85020

RECEIVED

MAY 07 2010

ARIZONA CORP COMMISSION
CORPORATIONS DIVISION

Business Phone: (602) 277-7070

(Business phone is optional.)

State of Domicile: ARIZONA

Type of Corporation: NON-PROFIT

2. Statutory Agent: CUELLAR REALTY SERVICES INC
Mailing Address: 1625 E NORTHERN AVE #200
City, State, Zip: PHOENIX, AZ 85020

Statutory Agent's Street or Physical Address, if Different.

Physical Address: 1625 E NORTHERN AVE #200

City, State, Zip: PHOENIX, ARIZONA 85020

ACC USE ONLY

Fee \$

Penalty \$

Reinstates \$

Expedite \$

Resubmit \$

If appointing a new statutory agent, the new agent MUST consent to that appointment by signing below. Note that the agent address must be in Arizona.

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

Terence W. Cuellar President/CEO

Printed Name of new Statutory Agent

3. Secondary Address:

(Foreign Corporations are **REQUIRED** to complete this section).

CUELLAR REALTY SERVICES, INC., AMO@
as managing agent for

Paradise Park II HOA

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JUN 16 2010

ARIZONA CORP COMMISSION
CORPORATIONS DIVISION

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

BUSINESS CORPORATIONS

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

5. CAPITALIZATION:(For-profit Corporations and Business Trusts are **REQUIRED** to complete this section.)

Business trusts must indicate the number of transferable certificates held by trustees evidencing their beneficial interest in the trust estate. PLEASE PRINT OR TYPE CLEARLY.

5a. Please examine the corporation's original Articles of Incorporation for the amount of **shares authorized**.

Number of Shares/Certificates Authorized

Class

Series Within Class (if any)

5b. Review all corporation amendments to determine if the original number of shares has changed. Examine the corporation's minutes for the number of **shares issued**.

Number of Shares/Certificates Issued

Class

Series Within Class (if any)

6. SHAREHOLDERS:(For-profit Corporations and Business Trusts are **REQUIRED** to complete this section.)

List shareholders holding more than 20% of any class of shares issued by the corporation, or having more than a 20% beneficial interest in the corporation.

Name: _____

Name: _____

NONE ☐

Name: _____

Name: _____

7. OFFICERS PLEASE TYPE OR PRINT CLEARLY. YOU MUST LIST AT LEAST ONE.Name: RICHARD COULTERName: RUSTY HAMMTitle: PRESIDENTTitle: VICE-PRESIDENTAddress: %CUELLAR REALTY SERVICE INC.Address: %CUELLAR REALTY SERVICE INC.1625 E NORTHERN AVE #2001625 E NORTHERN AVE #200PHOENIX, ARIZONA 85020PHOENIX, ARIZONA 85020Date taking office: 3/1/2010Date taking office: 3/1/2010Name: DOLORES RAKOWSKIName: DAVID NORMANTitle: TREASURERTitle: SECRETARYAddress: %CUELLAR REALTY SERVICE INC.Address: %CUELLAR REALTY SERVICE INC.1625 E NORTHERN AVE #2001625 E NORTHERN AVE #200PHOENIX, ARIZONA 85020PHOENIX, ARIZONA 85020Date taking office: 3/1/2008Date taking office: 3/1/2010**8. DIRECTORS** PLEASE TYPE OR PRINT CLEARLY. YOU MUST LIST AT LEAST ONE.Name: FRED HOEFTName: GERARD JACOBYAddress: %CUELLAR REALTY SERVICE INC.Address: %CUELLAR REALTY SERVICE INC.1625 E NORTHERN AVE #2001625 E NORTHERN AVE #200PHOENIX, ARIZONA 85020PHOENIX, ARIZONA 85020Date taking office: 3/1/2008Date taking office: 3/1/2008Name: JOACHIM WILHELMS

Name: _____

Address: %CUELLAR REALTY SERVICE INC.

Address: _____

1625 E NORTHERN AVE #200PHOENIX, ARIZONA 85020Date taking office: 3/1/2010

Date taking office: _____

552 – Paradise Park II

Board of Directors 2010-2011

552-128 Richard Coulter 4554 E. Paradise Village Parkway, #128 Phoenix, AZ 85032	President 1 –year term Term expires 03/13	
552-254 Rusty Hamm 4554 E. Paradise Village Parkway, #254 Phoenix, AZ 85032Phoenix, AZ 85032	Vice President 2 –year term Term expires 03/10	(
552-131 David Norman 4554 E. Paradise Village Parkway, #131 Phoenix, AZ 85032	Secretary 1 –year term Term expires 03/11	
552-119 Dolores Rakowski 4554 E. Paradise Village Parkway, #119 Phoenix, AZ 85032	Treasurer 2 –year term Term expires 03/10	
552-109 Gerard Jacoby 4554 E. Paradise Village Parkway, #109 Phoenix, AZ 85032	Officer 2 –year term Term expires 03/10	
552-168 Fred Hoeft 4554 E. Paradise Village Parkway, #168 Phoenix, AZ 85032	Officer 3 –year term Term expires 03/11	
552-214 Joachim Wilhelms 4554 E. Paradise Village Parkway, #214 Phoenix, AZ 85032	Officer 2 – year term Term Expires 03/12	
Robert O'Kelley 1625 E Northern Ave Suite 200 Phoenix, AZ 85020	Cuellar Realty Services Community Manager	(62) (62) 333 3510
Kim Orantes 1625 E Northern Ave Suite 200 Phoenix, AZ 85020	Cuellar Realty Services Assistant Manager	(62) (62) 333 3000

9. FINANCIAL DISCLOSURE (A.R.S. §10-11622(A)(9))

Nonprofits – If your annual report is due on or before September 25, 2008, you must attach a financial statement (e.g. income/expense statement, balance sheet including assets, liabilities). If your nonprofit annual report is due after September 25, 2008, a financial statement is not required. **Cooperative marketing associations** must in all cases submit a financial statement. All other forms of corporations are exempt from filing a financial statement no matter what date the annual report was due.

ONLY NONPROFIT CORPORATIONS MUST ANSWER THIS QUESTION:

9A. MEMBERS (A.R.S. §10-11622(A)(6))

This corporation **DOES** ☐ **DOES NOT** ☒ have members.

10. CERTIFICATE OF DISCLOSURE (A.R.S. §§ 10-202(D), 10-3202(D), 10-1622(A)(8) & 10-11622(A)(7))

A. Has any person who is currently an officer, director, trustee, incorporator, or who, in a For-profit corporation, controls or holds more than 10% of the issued and outstanding common shares or 10% of any other proprietary, beneficial or membership interest in the corporation been:

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. 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" to A, 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 birth name. | 5. Date and location of birth. |
| 2. Full present name and prior names used. | 6. 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. |
| 3. Present home address. | |
| 4. All prior addresses for immediately preceding 7 year period. | |

B. Has any person who is currently an officer, director, trustee, incorporator, or who, in a For-profit corporation, controls or holds over 20% of the issued and outstanding common shares, or 20% of any other proprietary, beneficial or membership interest in the corporation, served in any such capacity or held a 20% interest in any other corporation on the bankruptcy or receivership of that other corporation?

One box must be marked: YES ☐ NO ☒

If "YES" to B, the following information must be submitted as an attachment to this report for each corporation subject to the statement above.

- (a) Name and address of each corporation and the persons involved.
- (b) State(s) in which it: (i) was incorporated and (ii) transacted business.
- (c) Dates of corporate operation.

11. STATEMENT OF BANKRUPTCY OR RECEIVERSHIP (A.R.S. §§ 10-1623 & 10-11623)

A. Has the corporation filed a petition for bankruptcy or appointed a receiver? **One box must be marked: YES ☐ NO ☒**

If "Yes" to A, the following information must be submitted as an attachment to this report:

1. All officers, directors, trustees and major stockholders of the corporation within one year of filing the petition for bankruptcy or the appointment of a receiver. If a major stockholder is a corporation, the statement shall list the current president, chairman of the board of directors and major stockholders of such corporate stockholder. "Major stockholder" means a shareholder possessing or controlling twenty per cent of the issued and outstanding shares or twenty per cent of any proprietary, beneficial or membership interest in the corporation.
2. Whether any such person has been an officer, director, trustee or major stockholder of any other corporation within one year of the bankruptcy or receivership of the other corporation. If so, for each such corporation give:
 - (a) Name and address of each corporation;
 - (b) States in which it: (i) was incorporated and (ii) transacted business.
 - (c) Dates of operation.

12. SIGNATURES: Annual Reports must be signed and dated by at least one duly authorized officer or they will be rejected.

I declare, under penalty of perjury, 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 perjury 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 <u>Edward Hamm</u>	Date <u>5/25/08</u>	Name _____	Date _____
Signature <u>[Signature]</u>		Signature _____	
Title <u>President</u>		Title _____	

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