



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

AZ Corp. Commission



02509548

DUE ON OR BEFORE 07/27/2008

FY08-09

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 on page 4 for proper format.

1.

-0244922-4

HEATHERBRAE HOUSE UNIT TWO CONDOMINIUM ASSOCIATION
% SONORAN DESERT PROPERTY MANA
PO BOX 20170
SCOTTSDALE, AZ 85269

RECEIVED

JUN 12 2008

ARIZONA CORP COMMISSION
CORPORATIONS DIVISION

Business Phone: _____

(Business phone is optional.)

State of Domicile: ARIZONA

Type of Corporation: NON-PROFIT

2.

Statutory Agent: BETH MULCAHY

Physical Address, if Different.

Mailing Address: 3001 E CAMELBACK RD #130

Physical Address:

City, State, Zip: PHOENIX, AZ 85016

City, State, Zip:

ACC USE ONLY

Fee \$ _____

Penalty \$ _____

Reinstate \$ _____

Expedite \$ _____

Resubmit \$ _____

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

Printed Name of new Statutory Agent

3. Secondary Address:

(Foreign Corporations are
REQUIRED to complete
this section).

RECEIVED

JUL 29 2008

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. Animal Husbandry |
| ☐ 15. Homeowner's Association |
| ☐ 16. Professional, commercial
industrial or trade association |
| ☐ 17. Other _____ |

5. CAPITALIZATION: (Business 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)
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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)
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6. SHAREHOLDERS: (Business 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. **Please Type or Print Clearly.**

Name: _____ Name: _____

NONE ☐

Name: _____ Name: _____

7. OFFICERS Please Type or Print Clearly. You Must List at Least One.

Name: DAVID Hyde

Name: IRIS Pietkovich

Title: president

Title: VICE - president

Address: PO box 12995
Scottsdale, Az 85367

Address: 7720 E Heatherbrae #1
Scottsdale, Az 85251

Date taking office: 5/2008

Date taking office: 5/2008

Name: _____

Name: _____

Title: _____

Title: _____

Address: _____

Address: _____

Date taking office: _____

Date taking office: _____

8. DIRECTORS Please Type or Print Clearly. You Must List at Least One.

Name: Gilbert Nunez

Name: Amy Fujimoto

Address: 3370 n. Hayden Rd
Ste 213 Scotts, Az 85251

Address: 7720 E Heatherbrae #2
Scottsdale, Az 85251

Date taking office: 5/2008

Date taking office: 5/2008

Name: _____

Name: _____

Address: _____

Address: _____

Date taking office: _____

Date taking office: _____

Heatherbrae House II
Comparative Income to Budget - Year-to-Date
For the Three Months Ending June 30, 2008

	Month Actual	Month Budget	Month Variance	Y-T-D Actual	Y-T-D Budget	Y-T-D Variance
INCOME						
Assoc Fees	(4,167.00)	(4,325.00)	(158.00)	(12,291.00)	(12,975.00)	(684.00)
Interest Inc	(6.46)	0.00	6.46	(18.78)	0.00	18.78
Transfer Fe	0.00	0.00	0.00	0.00	(250.00)	(250.00)
TOTAL INC	(4,173.46)	(4,325.00)	(151.54)	(12,309.78)	(13,225.00)	(915.22)
EXPENSES						
General & Administrative						
Acctg/Mgmt	275.00	275.00	0.00	825.00	825.00	0.00
Audit/Tax	0.00	275.00	275.00	0.00	500.00	500.00
Bank Fees	0.00	15.00	15.00	0.00	45.00	45.00
Inc Taxes	0.00	50.00	50.00	0.00	50.00	50.00
Legal	0.00	10.00	10.00	0.00	30.00	30.00
Misc Admin	10.00	0.00	(10.00)	60.00	0.00	(60.00)
Office Supp	7.97	22.00	14.03	77.01	66.00	(11.01)
Permits	0.00	0.00	0.00	0.00	10.00	10.00
Postage	42.60	23.00	(19.60)	107.95	69.00	(38.95)
Print/Copy	115.30	76.00	(39.30)	329.22	228.00	(101.22)
TLT GENER	450.87	746.00	295.13	1,399.18	1,823.00	423.82
Maintenance & Repair						
Electrical	0.00	94.00	94.00	492.80	282.00	(210.80)
Exterminate	83.00	100.00	17.00	166.00	300.00	134.00
Misc Maint	0.00	208.00	208.00	0.00	624.00	624.00
Street Swee	110.00	110.00	0.00	110.00	220.00	110.00
TLT MAINT	193.00	512.00	319.00	768.80	1,426.00	657.20
Landscape Maintenance						
Landsc Serv	520.00	550.00	30.00	1,560.00	1,650.00	90.00
Lands Suppl	135.88	40.00	(95.88)	135.88	120.00	(15.88)
Sprinkler Re	19.20	81.00	61.80	106.70	243.00	136.30
Tree Maint	0.00	233.00	233.00	0.00	699.00	699.00
TTL LANDS	675.08	904.00	228.92	1,802.58	2,712.00	909.42
Pool Maintenance						
Pool Service	222.00	192.00	(30.00)	543.00	480.00	(63.00)
Pool Supplie	33.41	36.00	2.59	46.21	108.00	61.79
Pool Repair	260.00	70.00	(190.00)	260.00	210.00	(50.00)
TLT POOL	515.41	298.00	(217.41)	849.21	798.00	(51.21)
Utilities						
Electric	234.00	257.00	23.00	705.87	771.00	65.13
Refuse	229.82	193.00	(36.82)	666.10	579.00	(87.10)
Water/Sewe	1,053.99	960.00	(93.99)	2,998.91	2,918.00	(80.91)
TLT UTILIT	1,517.81	1,410.00	(107.81)	4,370.88	4,268.00	(102.88)
TOTAL EXP	3,352.17	3,870.00	517.83	9,190.65	11,027.00	1,836.35

For Management Purposes Only

Heatherbrae House II
Balance Sheet
June 30, 2008

ASSETS

Current Assets

Checking Account	\$	2,361.89
Reserve Account		9,046.94

Total Current Assets	11,408.83
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Other Assets

Total Other Assets	0.00
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Total Assets	11,408.83
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LIABILITIES AND CAPITAL

Current Liabilities

Total Current Liabilities	0.00
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Long-Term Liabilities

Total Long-Term Liabilities	0.00
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Total Liabilities	0.00
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Capital

Beg Balance Equity	\$	3,090.64
Association Equity		5,199.06
Net Income		3,119.13

Total Capital	11,408.83
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Total Liabilities & Capital	11,408.83
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COMMISSIONERS
MIKE GLEASON - Chairman
WILLIAM A. MUNDELL
JEFF HATCH MILLER
KRISTIN K. MAYES
GARY PIERCE



BRIAN C. MCNEIL
Executive Director

LINDA FISHER
Director, Corporations Division

ARIZONA CORPORATION COMMISSION

CORPORATIONS DIVISION
1300 West Washington
Phoenix, Arizona 85007-2929

HEATHERBRAE HOUSE UNIT TWO CONDOMINIUM ASSOCIATION, INC.
% SONORAN DESERT PROPERTY MANA
PO BOX 20170

SCOTTSDALE, AZ 85269

Effective Date: 07/23/2008
File No: -0244922-4

Original Due Date: July 27, 2008

Received: 06/12/08

We have deposited your check, however your annual report is being returned for the following reason(s):

- > Please see page 3, section 9 of the annual report for Financial Disclosure requirements. Non profit corporations must attach a statement of financial condition (Example: income/expense statement or a balance sheet that lists assets and liabilities).

IMPORTANT INFORMATION

Please note: This annual report has not been approved, it is being returned to you for corrections which are listed above. If you wish to avoid additional penalties and possible administrative dissolution, this report must be returned within 30 days after the effective date of this notice to be deemed timely filed. Refer to A.R.S. 10-1622.F for more information.

To successfully process your document, it is important for you to return:

- 1) A copy of this letter.
- 2) All annual report(s) which accompanied this letter (with corrections made).
- 3) Filing fee, penalties, or reinstatement fee if due.
- 4) Additional forms if required, like the Affidavit of Publication.

AR: 0021
REV. 03/2008

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

Nonprofit corporations must attach a financial statement (e.g. income/expense statement, balance sheet including assets, liabilities). All other forms of corporations are exempt from filing a financial disclosure.

9A. MEMBERS (A.R.S. § 10-11622.A.6)

Only Nonprofit Corporations must answer this question.

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/or 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 business 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, RECEIVERSHIP or CHARTER REVOCATION (A.R.S. §§10-202.D.2, 10-3202.D.2, 10-1623 & 10-11623)

A) Has the corporation filed a petition for bankruptcy or appointed a receiver?

One box must be marked: YES ☐ NO ☒

B) Has any person serving as an officer, director, trustee or incorporator of the corporation served in any such capacity OR held or controlled over 20% of the issued and outstanding common shares, or 20% of any other proprietary, beneficial or membership interest in any other corporation which has been placed in bankruptcy, receivership or had its charter revoked, or administratively or judicially dissolved by any state or jurisdiction?

[Underlined portion pertains to business corporations only]

One box must be marked: YES ☐ NO ☒

If "YES" to A and/or B, 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. (e.g. officer, director, trustee or major stockholder)
2. The state in which each corporation was a) incorporated b) transacted business.
3. The dates of corporate operation.
4. If any involved person (listed in #1) has been involved in any other bankruptcy proceeding within the past year, the name and address of each corporation.
5. Date, Case number and Court where the bankruptcy was filed or receiver appointed.
6. Name and address of court appointed receiver.

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 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 <u>David Hyde</u>	Date <u>6/11/08</u>	Name <u>Iris Pletkovich</u>	Date <u>6/11/08</u>
Signature <u>David Hyde</u>		Signature <u>Iris Pletkovich</u>	
Title <u>President</u>		Title <u>Vice-president</u>	

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

