



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

Arizona Corporation Commission



00494642

COPY

DUE ON OR BEFORE 04/08/2002

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. 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.

1. -0520849-4  
GLENEROOK HOMEOWNERS ASSOCIATION, INC.  
% ABSOLUTE REALTY  
ATTN: MICHELLE KERN  
17031 EL LAGO BLVD  
FOUNTAIN HILLS, AZ 85268

RECEIVED

APR 03 2002

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

Business Phone: [REDACTED]  
State of Domicile: ARIZONA Type of Corporation: NON-PROFIT

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MAY 15 2002

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

2. Arizona Statutory Agent: ROGER KELLER  
Street Address: 2550 E ELLSWORTH RD  
BOX 342  
City, State, Zip: MESA, AZ 85212

NO \$ 5/16/02

ACC USE ONLY	PR
Fee \$	10
Penalty \$	
Reinstata \$	
Expedite \$	
Resubmit \$	

Use this box only if appointing a new Statutory Agent

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:



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. Library
- 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 trusts must indicate the number of transferable certificates held by trustees evidencing their beneficial interest in the trust estate.

Number of Shares/Certificates Authorized Class Series Within Class (If any)

Number of Shares/Certificates Issued Class Series Within Class (If any)

6. SHAREHOLDERS:

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.

Name: ALBERT L. VARGO

Title: PRESIDENT

Address: 16112 GLENDORA DR FNTN HILLS AZ 85268

Date taking office: 1-1-01

Name: DONNA HURDLE

Title: SEC.

Address: 16230 GLEN POINT DR FNTN HILLS AZ

Date taking office: 1-1-01

Name: TOM CUDZILLO

Title: VICE PRESIDENT

Address: 16203 GLENDORA DR FNTN HILLS AZ 85268

Date taking office: 1-1-01

Name:

Title:

Address:

Date taking office:

8. DIRECTORS PLEASE TYPE OR PRINT CLEARLY.

Name: ALBERT L. VARGO

Address: 16112 GLENDORA DR FNTN HILLS AZ 85268

Date taking office: 1-1-01

Name: BOB SCARPETTI

Address: 14622 GLEN POINT FNTN HILLS AZ 85268

Date taking office: 1-1-01

Name: TOM CUDZILLO

Address: 16203 GLENDORA DR FNTN HILLS AZ 85268

Date taking office:

Name: DONNA HURDLE

Address: 16230 GLEN POINT DR FNTN HILLS AZ 85268

Date taking office: 1-1-01

SEE ATTACHED!

DIRECTOR

0520849-4

KEN SIMPSON  
16104 GLENDORA DR  
FNTN HILLS AZ 85268

DATE TAKING OFFICE:

1-1-01

DENNIS HANSON  
16117 GLENDORA DR  
FNTN HILLS AZ 85268

DATE TAKING OFFICE

6-1-01

**GLENBROOK HOMEOWNERS ASSOCIATION INC**

**Balance Sheet**

As of December 31, 2001

Dec 31, '01

0520849-4

**ASSETS**

**Current Assets**

Checking/Savings

Cash-Checking

592.59

Reserves-Other

13,034.07

Total Checking/Savings

13,626.66

Accounts Receivable

Association Dues Receivable

235.00

Total Accounts Receivable

235.00

Total Current Assets

13,861.66

**TOTAL ASSETS**

13,861.66

**LIABILITIES & EQUITY**

**Liabilities**

**Current Liabilities**

Other Current Liabilities

Dues Paid In Advance

1,024.00

Total Other Current Liabilities

1,024.00

Total Current Liabilities

1,024.00

Total Liabilities

1,024.00

**Equity**

Retained Earnings

13,189.38

Net Income

-351.72

Total Equity

12,837.66

**TOTAL LIABILITIES & EQUITY**

13,861.66

**GLENBROOK HOMEOWNERS ASSOCIATION INC**

**Year to Date Budget**

January through December 2001

05208419-4

	<u>Jan - Dec '01</u>	<u>Budget</u>
<b>Income</b>		
Association Dues	59,220.00	59,220.00
Interest Income	367.17	400.00
Late Fees	289.00	120.00
Transfer Fees	525.00	500.00
<b>Total Income</b>	<u>60,401.17</u>	<u>60,240.00</u>
<b>Expense</b>		
Audit/Tax Returns	300.00	50.00
Bank Account Charges	4.50	50.00
Cable TV	25,576.29	25,700.00
Clean Wash	0.00	1,000.00
Cleaning/Janitorial	710.00	600.00
Exterminating/Pest Control	304.00	175.00
Fence Painting/Repairs	2,530.00	2,000.00
Garbage Removal	45.00	
Income Taxes-State/Fed	60.82	175.00
Insurance	1,463.99	1,450.00
Landscape Repairs/Improvements	3,217.50	600.00
Landscaping Maintenance	5,700.00	6,600.00
Maintenance Man	60.00	
Management Fees	5,775.00	6,300.00
Meeting Expense	121.27	50.00
Miscellaneous Expense	1,547.75	650.00
Parking Lot Repairs	0.00	100.00
Permits Pool/Spa	0.00	210.00
Pool/Spa Cleaning	2,010.00	1,800.00
Pool/Spa Repair	1,737.01	800.00
Postage	58.20	300.00
Real Estate Taxes	44.44	500.00
Social Events	535.48	100.00
Supplies-Landscape	148.91	225.00
Supplies-Office	312.87	260.00
Supplies-Paint	0.00	100.00
Supplies-Pool/Spa	3,519.71	2,125.00
Utilities-Electric	3,137.95	3,700.00
Utilities-Sewer	222.00	260.00
Utilities-Water	1,610.20	2,200.00
<b>Total Expense</b>	<u>60,752.89</u>	<u>58,080.00</u>
<b>Net Income</b>	<u><u>-351.72</u></u>	<u><u>2,160.00</u></u>

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FOR DEPOSIT ONLY  
ARIZONA CORPORATION COMMISSION  
CORPORATIONS DIVISION

4/09/02 KATH TR5

SEQ270

BANK OF AMERICA NA TPE  
1221017064 E3976 01 P01  
RAT237 04/09/02

35067368

PAY TO THE ORDER OF  
BY THE STATE AGENCY PAYEE  
FOR DEPOSIT ONLY  
ARIZONA STATE TREASURER  
601-600985 AZ CORP COM

ORIGINAL DOCUMENT PRINTED ON CHEMICAL REACTIVE PAPER WITH MICROPRINTED BORDER SEE REVERSE SIDE FOR COMPLETE SECURITY FEATURES

Bank of America



BANK OF AMERICA, ARIZONA

1284

**GLENBROOK HOMEOWNERS ASSO. INC.**

c/o ABSOLUTE REALTY  
17031 E. EL LAGO BLVD.  
FOUNTAIN HILLS, AZ 85268

91-170/1221

03/14/2002

PAY TO THE ORDER OF Arizona Corporation Commission

\$ \*\*10.00

Ten and 00/100\*\*\*\*\*

DOLLARS

ARIZONA CORPORATION COMMISSION  
1300 WEST WASHINGTON STREET  
PHOENIX AZ 85007-2929

*[Handwritten signature]*

MEMO

*A 34702 A 0520849-4*

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE - RED IMAGE DISAPPEARS WITH HEAT

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**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 name and address of each corporation and the period or periods involved. 2) The state in which each corporation was incorporated. 3) The date of corporate reorganization.

**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 A.L. VARGO Date 4-2-02 Name \_\_\_\_\_ Date \_\_\_\_\_

Signature [Signature] Signature \_\_\_\_\_

Title PRESIDENT Title \_\_\_\_\_

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