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

AZ Corp. Commission
00912325

DUE ON OR BEFORE 04/08/2004 **FY03-04** **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.

RECEIVED
APR 9 - 2004
ARIZONA CORP COMMISSION
CORPORATIONS DIVISION

1. -0893552-0
SIERRA ESTATES COMMUNITY ASSOCIATION
~~% ROSSMAR & GRAHAM~~ c/o ACCESS-CHOICE MANAGEMENT
~~9362 E RAINTREE DR~~ 916 E. BASELINE RD. #116
~~SCOTTSDALE, AZ 85260-2098~~ MESA, AZ 85204

Business Phone: 480-358-1000 (Business phone is optional.)
State of Domicile: ARIZONA **Type of Corporation:** NON-PROFIT

2. Statutory Agent: ~~ROSSMAR AND GRAHAM~~
Mailing Address: ~~9362 E RAINTREE DR.~~
City, State, Zip: ~~SCOTTSDALE, AZ 85260-2098~~
PHIL DICARLO
916 E. BASELINE RD. #116
MESA, AZ 85204

Physical Address, If Different.
Physical Address:
City, State, Zip:

ACC USE ONLY
Fee $ 10 IPR 4/14/04
Penalty $
Reinstate $
Expedite $
Resubmit $

766150

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

PHIL DICARLO
Printed Name 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. X 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 examine the corporation's original Articles of Incorporation for the amount of **shares authorized**. 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**. **Please Print or Type Clearly.**

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

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

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: GUY HURST

Title: PRESIDENT

Address: 1417 N. DUVAL

MESA, AZ 85207

Date taking office: 3/03

Name: ROY MALLETT

Title: VICE PRESIDENT

Address: 1423 N. COMPTON CIR.

MESA, AZ 85207

Date taking office: 3/03

Name: LEEAH HOWARD

Title: TREASURER

Address: 9265 E. HOBART ST.

MESA, AZ 85207

Date taking office: 3/03

Name: SUSAN PETERS

Title: SECRETARY

Address: 1449 N. DUVAL

MESA, AZ 85207

Date taking office: 3/03

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

Name: ROGER HARRISON

Address: 9225 E. GRANDVIEW ST.

MESA, AZ 85207

Date taking office: 3/03

Name:

Address:

Date taking office:

Name:

Address:

Date taking office:

Name:

Address:

Date taking office:

Name:

Address:

Date taking office:

SIERRA ESTATES COMMUNITY ASSOCIATION
BALANCE SHEET- MODIFIED CASH BASIS
AS OF 12/31/2003

ASSETS

Bank Account - Operating	$ 7,224.36	
Bank Account - Reserve	7,033.38	
Deposit- City Mesa Apr 2004	2,350.00	
Deposit- SRP Sep 2003	300.00	
TOTAL ASSETS		$ 16,907.74

LIABILITIES & EQUITY

LIABILITIES

TOTAL LIABILITIES		$ 0.00

EQUITY

Reserve Equity- Prior Years	$ 12,322.75	
Reserve Equity- Current Year	7,022.89	
Reserve Equity- Interest	10.49	
YTD Revenue over expenses	(2,448.39)	
TOTAL LIABILITIES & EQUITY		$ 16,907.74

See accountant's compilation report

SIERRA ESTATES COMMUNITY ASSOCIATION

STATEMENT OF INCOME AND EXPENSES- MODIFIED CASH BASIS

FOR THE PERIOD 12/01/2003 TO 12/31/2003

	CURRENT ACTUAL	CURRENT BUDGET	CURRENT VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	Y-T-D VARIANCE
POOL/SPA/CABANA						
TOTAL POOL/SPA/CABANA	0.00	0.00	0.00	0.00	0.00	0.00
GENERAL ADMINISTRATIVE						
Meeting Expense	$ 0.00	$ 57.00	$ 57.00	$ 453.00	$ 684.00	$ 231.00
Management Fees	550.00	595.00	45.00	6,470.69	7,140.00	669.31
Miscellaneous Expense	0.00	10.00	10.00	1,008.00	120.00	(888.00)
Social Expenses	32.17	67.00	34.83	535.74	804.00	268.26
Postage	4.44	33.00	28.56	619.92	396.00	(223.92)
Office Supplies	6.80	0.00	(6.80)	122.69	0.00	(122.69)
Stationary	0.00	0.00	0.00	82.40	0.00	(82.40)
Copies	20.52	0.00	(20.52)	282.00	0.00	(282.00)
Fax service	5.00	0.00	(5.00)	20.00	0.00	(20.00)
Printing	0.00	17.00	17.00	1,257.00	204.00	(1,053.00)
Legal Expense	0.00	50.00	50.00	281.00	600.00	319.00
CPA Service	250.00	0.00	(250.00)	250.00	280.00	30.00
Bank Charges	25.00	8.00	(17.00)	229.00	96.00	(133.00)
NSF Fees	0.00	0.00	0.00	25.00	0.00	(25.00)
Violation Letter Fee	112.50	0.00	(112.50)	112.50	0.00	(112.50)
Income Tax Paid	0.00	0.00	0.00	55.00	80.00	25.00
Rebill Fee Expense	15.00	0.00	(15.00)	45.00	0.00	(45.00)
Property Taxes	51.00	0.00	(51.00)	51.00	0.00	(51.00)
Liability Insurance	236.00	160.00	(76.00)	2,765.00	1,920.00	(845.00)
TOTAL GENERAL ADMINISTRATIVE	1,308.43	997.00	(311.43)	14,664.94	12,324.00	(2,340.94)
TRANSFER TO RESERVES						
Restricted- Contributions	$ 333.00	$ 333.00	$ 0.00	$ 6,999.53	$ 3,996.00	$(3,003.53)
Restricted- Interest	0.00	0.00	0.00	24.00	0.00	(24.00)
TOTAL TRANSFERS	333.00	333.00	0.00	7,023.53	3,996.00	(3,027.53)
TOTAL EXPENSES	4,718.01	2,577.00	(2,141.01)	38,985.65	31,284.00	(7,701.65)
REVENUE OVER EXPENSES	(2,111.24)	94.00	(2,205.24)	(2,448.39)	768.00	(3,216.39)

See accountant's compilation report

SIERRA ESTATES COMMUNITY ASSOCIATION

STATEMENT OF INCOME AND EXPENSES- MODIFIED CASH BASIS

FOR THE PERIOD 12/01/2003 TO 12/31/2003

	CURRENT ACTUAL	CURRENT BUDGET	CURRENT VARIANCE	Y-T-D ACTUAL	Y-T-D BUDGET	Y-T-D VARIANCE
REVENUES						
Maintenance Assessments/Fees	$ 2,537.00	$ 2,646.00	$(109.00)	$ 35,187.00	$ 31,752.00	$ 3,435.00
Legal Income	0.00	0.00	0.00	298.00	0.00	298.00
Interest/Dividend Income	4.77	5.00	(0.23)	48.26	60.00	(11.74)
Late Fee Income	15.00	0.00	15.00	435.00	0.00	435.00
Refunded Maint Fee	0.00	0.00	0.00	(21.00)	0.00	(21.00)
Miscellaneous Income	0.00	20.00	(20.00)	225.00	240.00	(15.00)
NSF Fee	0.00	0.00	0.00	45.00	0.00	45.00
NSF Bank Charge	10.00	0.00	10.00	10.00	0.00	10.00
Violation Fines	25.00	0.00	25.00	175.00	0.00	175.00
Re-Billing Fees	15.00	0.00	15.00	135.00	0.00	135.00
TOTAL REVENUES	2,606.77	2,671.00	(64.23)	36,537.26	32,052.00	4,485.26
EXPENSES						
UTILITIES						
Electric	$ 17.23	$ 25.00	$ 7.77	$ 206.75	$ 300.00	$ 93.25
Water	103.35	110.00	6.65	2,582.74	1,320.00	(1,262.74)
TOTAL UTILITIES	120.58	135.00	14.42	2,789.49	1,620.00	(1,169.49)
PEST CONTROL						
TOTAL PEST CONTROL	0.00	0.00	0.00	0.00	0.00	0.00
JANITORIAL/CLEANING						
TOTAL JANITORIAL/CLEANING	0.00	0.00	0.00	0.00	0.00	0.00
GENERAL REPAIRS & MAINTENANCE						
Common Area Upgrades	$ 1,756.00	$ 0.00	$(1,756.00)	$ 2,598.25	$ 0.00	$(2,598.25)
Electrical Service/Repair	0.00	5.00	5.00	0.00	60.00	60.00
On Site Maintenance	0.00	50.00	50.00	3,699.00	600.00	(3,099.00)
Front Entrance Improv.	0.00	250.00	250.00	0.00	3,000.00	3,000.00
Wall/Fence Maintenance	0.00	50.00	50.00	0.00	600.00	600.00
TOTAL GENERAL REPAIRS/MAINT	1,756.00	355.00	(1,401.00)	6,297.25	4,260.00	(2,037.25)
OTHER SERVICES						
TOTAL OTHER SERVICES	0.00	0.00	0.00	0.00	0.00	0.00
LANDSCAPING						
Landscape Contract	$ 1,200.00	$ 650.00	$(550.00)	$ 6,427.24	$ 7,800.00	$ 1,372.76
Landscape Supplies	0.00	42.00	42.00	450.00	504.00	54.00
Weed Control	0.00	50.00	50.00	184.20	600.00	415.80
Backflow Preventer Repairs	0.00	0.00	0.00	110.00	0.00	(110.00)
Backflow Preventer	0.00	0.00	0.00	165.00	0.00	(165.00)
Tree Trimming	0.00	0.00	0.00	874.00	0.00	(874.00)
Sprinkler Supplies	0.00	15.00	15.00	0.00	180.00	180.00
TOTAL LANDSCAPING	1,200.00	757.00	(443.00)	8,210.44	9,084.00	873.56

See accountant's compilation report

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.
2. Full birth name.
3. Present home address.
4. Prior addresses (for immediate preceding 7 year period).
5. Date and location of birth.
6. Social Security Number
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.

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 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 Leeann Howard **Date** 4/7/04 **Name** _____ **Date** _____

Signature _____ **Signature** _____

Title Treasurer, Sierra Estates **Title** _____

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