



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



DUE ON OR BEFORE 04/10/1999

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.**

1. MCCORMICK III TOWNHOMES ASSOCIATION  
% HARDMAN REAL ESTATE SERVICE  
PO BOX 5803  
TUCSON, AZ 85703

MISSING 1998 ANNUAL REPORT; CONTACT THE COMMISSION AT 542-3285!  
Corporation File Number:

-0515834-1

Business Phone: (Business phone is optional.)

State of Domicile: ARIZONA

Type of Corporation: NON-PROFIT

2. Arizona Statutory Agent: STEVE HARDMAN  
Street Address: 5410 E PIMA  
(NOT P.O. BOX)  
City, State, Zip: TUCSON AZ 85712-

ACC USE ONLY

Fee \$ 10  
Penalty \$  
Reinstate \$  
Expedite \$  
Total \$  
FY98-99

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.

**PAID**  
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          | 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                           |

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

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NON-PROFIT CORPORATIONS

- |   |                          |
|---|--------------------------|
| 1. Charitable   | ARIZONA CORP. COMMISSION |
| 2. Benevolent   | CORPORATIONS DIVISION    |
| 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<br>industrial or trade association |                          |
| 17. Other   |                          |

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**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.

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.

Name: \_\_\_\_\_ Name: \_\_\_\_\_

NONE ☐

Name: \_\_\_\_\_ Name: \_\_\_\_\_

**7. OFFICERS** (If no changes since last report, check here ☐ and go on to Section 8.)

Name: ERIC MEYER Name: ALLEN ZANE

Title: PRESIDENT/CEO Title: VICE-PRESIDENT

Address: 4319 E ALLISON RD Address: 4312 E FT LOWELL RD  
TUCSON, AZ 85712- TUCSON, AZ 85712-

Date taking office: 01-28-97 Date taking office: 01-28-97

Name: CHARLES LEGGETT Name: PAT SAUER

Title: SECRETARY Title: TREASURER

Address: 3146 N COLUMBUS BLVD Address: 4317 E BLANTON RD  
TUCSON, AZ 85712- TUCSON, AZ 85712-

Date taking office: 01-28-97 Date taking office: 01-28-97

**8. DIRECTORS** (If no changes since last report, check here ☐ and go on to Section 9.)

Name: ALLEN ZANE Name: CHARLES LEGGETT

Address: 4312 E FT LOWELL Address: 3146 N COLUMBUS

TUCSON, AZ 85712- TUCSON, AZ 85712-

Date taking office: 01-28-97 Date taking office: 01-28-97

Name: ERIC MEYER Name: PAT SAUER

Address: 4319 E ALLISON Address: 4317 E BLANTON

TUCSON, AZ 85712- TUCSON, AZ 85712-

Date taking office: 01-28-97 Date taking office: 01-28-97

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3136 N. COLUMBUS BLVD.  
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12/28/98

STATEMENT OF CHANGES IN FINANCIAL POSITION  
PROPERTY NUMBER: 16

For the month of December

Accounting year to -

.....CURRENT MONTH.....

.....YEAR TO DATE.....

OPENING BANK BALANCES

CHECKING ACCOUNT	500.03		572.80	
PETTY CASH	75.00		75.00	
W.FED CD EXP.5/13/99@4.93	5,000.00		0.00	
WELLS FARGO BANK MMK	6,962.20		7,350.62	
CD EXPIRES 1/13/99 5.40%	5,176.32		5,000.00	
W.FED CD EXP 2/12/99@5.25	5,345.59		5,000.00	
CD EXPIRES 2/12/99 5.65%	<u>15,556.61</u>	<u>38,615.75</u>	<u>10,000.00</u>	<u>27,998.42</u>

NET OPERATING INCOME/(DEFICIT)

INCOME	5,004.82		64,923.80	
Less EXPENSES	<u>4,964.84</u>	<u>39.98</u>	<u>54,266.49</u>	<u>10,657.31</u>
		<u>38,655.73</u>		<u>38,655.73</u>

NET INCREASE/(DECREASE) IN ASSETS

	0.00		0.00
	<u>38,655.73</u>		<u>38,655.73</u>

NET INCREASE/(DECREASE) IN LIABILITIES

	0.00		0.00
	<u>38,655.73</u>		<u>38,655.73</u>

NET CHANGES IN EQUITY

	0.00		0.00
	<u>38,655.73</u>		<u>38,655.73</u>

CLOSING BANK BALANCES

CHECKING ACCOUNT	525.19		525.19	
PETTY CASH	75.00		75.00	
W.FED CD EXP.5/13/99@4.93	5,000.00		5,000.00	
WELLS FARGO BANK MMK	6,977.02		6,977.02	
CD EXPIRES 1/13/99 5.40%	5,176.32		5,176.32	
W.FED CD EXP 2/12/99@5.25	5,345.59		5,345.59	
CD EXPIRES 2/12/99 5.65%	<u>15,556.61</u>	<u>38,655.73</u>	<u>15,556.61</u>	<u>38,655.73</u>

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TUCSON, AZ 85712

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12/28/98  
TRIAL BALANCE  
PROPERTY NUMBER: 16

for the month of December

Accounting year to - December

ACCOUNT NUMBER	ACCOUNT NAME	M-T-D DEBITS	M-T-D CREDITS	Y-T-D DEBITS	Y-T-D CREDITS
1010	CHECKING ACCOUNT	25.16		525.19	
1025	WELLS FARGO BANK MMK	14.82		6,977.02	
1030	W.FED CD EXP.5/13/99@4.93			5,000.00	
1035	CD EXPIRES 1/13/99 5.40%			5,176.32	
1045	W.FED CD EXP 2/12/99@5.25			5,345.59	
1050	PETTY CASH			75.00	
1055	CD EXPIRES 2/12/99 5.65%			15,556.61	
2020	SECURITY DEPOSIT				50.00CR
3087	RETAINED EARNINGS				14,743.05CR
4010	ASSOCIATION DUES		4,960.00CR		125,238.70CR
4025	LATE FEE		30.00CR		465.00CR
4035	INTEREST		14.82CR		1,323.80CR
4050	MISCELLANEOUS INCOME				30.00CR
6050	ACCOUNTING SERVICES			100.00	
6060	LEGAL SERVICES	93.50		93.50	
6110	MANAGEMENT FEE	385.00		4,620.00	
6120	OFFICE EXPENSES	322.08		1,133.00	
6153	STATE W.H. TAXES			50.00	
6160	WORKMAN'S COMPENSATION				387.00CR
6165	CORPORATION TAX			186.00	
6170	ADVERTISING			147.90	
6175	PROMOTION-IN HOUSE			73.00	
6180	DUES, LICENSE, PERMITS			193.81	
6290	INSURANCE	346.91		8,276.84	
6310	APPLIANCE REPAIR			79.82	
6315	CARPENTRY			125.00	
6320	CLEANING			40.00	
6325	DRIVE REPAIR		575.03CR	5,901.85	
6330	ELECTRICAL REPAIR	41.82		917.98	
6340	GROUNDS			11,868.93	
6350	HEATING AND COOLING			246.93	
6360	PAINTING/DECORATING			1,250.69	
6370	PLUMBING REPAIR	550.70		3,006.38	
6380	POOL REPAIRS	275.23		1,834.14	
6390	ROOF REPAIRS			290.00	
6395	MISC. MAINTENANCE	1,025.00		1,781.16	
6460	REAL PROPERTY TAXES			16.94	
6510	PEST CONTROL			813.00	
6530	POOL SERVICE CONTRACT	120.00		2,860.20	
6540	LANDSCAPE CONTRACT	548.00		13,152.00	
6565	HAND TOOLS			15.07	
6575	MAJOR EQUIPMENT			178.03	
6595	OTHER SUPPLY			363.46	
6620	CLEANING SUPPLY			48.79	
6630	ELECTRIC SUPPLY			946.44	

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TUCSON, AZ 85712

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: 12/28/98  
KIAL BALANCE  
PROPERTY NUMBER: 16

for the month of December

Accounting year to - December

ACCOUNT NUMBER.....	ACCOUNT NAME.....	M-T-D DEBITS.....	M-T-D CREDITS.....	Y-T-D DEBITS.....	Y-T-D CREDITS.....
6650	POOL SUPPLY	27.82		1,706.48	
6710	ELECTRIC UTILITY	457.73		11,766.03	
6720	GAS UTILITY	345.14		3,463.02	
6730	WATER AND SEWER	1,000.94		26,035.43	
<hr/>					
TOTALS		5,579.85	5,579.85CR	142,237.55	142,237.55CR

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

Only 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 & 10-2505.A)**

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:

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)**

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?

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

If YES, enter the following: 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 ERIC MAYER Date 2-8-99 Name PATRICIA L. SAUER Date 2-8-99

Signature ERIC MAYER Signature PATRICIA L. SAUER

Title president Title TREASURER

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