



WEB FORM  
COPY

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

AZ Corp. Commission



00702685

DUE ON OR BEFORE 04/10/2001

FY00-01

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.

RECEIVED

MAR 11 2003

1. -0138858-7

ROUNDHOUSE RESORT VACATION PLAN OWNERS ASSOCIATION  
PO BOX 1468  
BUCK SPRINGS RD  
PINETOP, AZ 85935

Owners' Resorts & Exchange

C/O Brent H. Scott

404 E. 4500 South, Suite A-5

Salt Lake City, UT 84107

MAY - 1 2003

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

\* AD-DISSOLVED-FILE ANNUAL REPORT 06/06/2002; CONTACT THE COMMISSION AT 602-542-3285!

Business Phone: \_\_\_\_\_

State of Domicile: ARIZONA

Type of Corporation: NON-PROFIT

2. Statutory Agent: THOMAS G. LUKENS

Mailing Address: 4277 N 32ND ST

City, State, Zip: PHOENIX, AZ 85018-

Don Maxwell

14605 N. Airport Dr., Suite 222

Scottsdale, AZ 85260

Physical Address, If Different.

Physical Address:

City, State, Zip:

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APR - 8 2003

ARIZONA CORP. COMMISSION  
CORPORATIONS DIVISION

ACC USE ONLY

Fee \$ 10

Penalty \$

Reinstatement \$ 25

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          | 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. Barber/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 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)

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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 PRINT OR TYPE CLEARLY.

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

NONE ☒

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

**7. OFFICERS** PLEASE PRINT OR TYPE CLEARLY. YOU MUST LIST AT LEAST ONE.

Name: Nina Arias-Nelson

Title: President

Address: 1025 E. Port Au Prince  
Phoenix, AZ 85022

Date taking office: 2001

Name: Gloria Dombrowski

Title: VP/Secretary

Address: 7419 W. Bloomfield Road  
Peoria, AZ 85381

Date taking office: 2000

Name: Michael Harris

Title: Treasurer

Address: 7591 E. Camino del Rio  
Tucson, AZ 85715-3553

Date taking office: 2000

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

Title: \_\_\_\_\_

Address: \_\_\_\_\_

Date taking office: \_\_\_\_\_

**8. DIRECTORS** PLEASE PRINT OR TYPE CLEARLY. YOU MUST LIST AT LEAST ONE.

Name: Rene Diaz-Lefebvre

Address: 4032 E. Melinda Lane  
Phoenix, AZ 85050

Date taking office: 2002

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

Address: \_\_\_\_\_

Date taking office: \_\_\_\_\_

Name: Kathyanne Pera

Address: 2709 E. Vista Drive  
Phoenix, AZ 85032

Date taking office: 2002

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

Address: \_\_\_\_\_

Date taking office: \_\_\_\_\_

ROUNDHOUSE RESORT VACATION PLAN OWNERS ASSOCIATION  
 BALANCE SHEET  
 December 31, 2000  
 (Unaudited)

ASSETS:

Cash	\$379,235
Maintenance receivable	483,281 ✓
Other receivables	37,196 ✓
Interval inventory	17,134 ✓
Building refurbishments	136,005 ✓
Furniture & fixtures	113,162 ✓
Equipment	174,044 ✓
Land improvements	15,837 ✓
Accumulated depreciation	<u>(193,061)</u>
 TOTAL ASSETS	 <u><u>\$1,162,833</u></u>

LIABILITIES:

Accounts payable	\$32,415 ✓
Accrued liabilities	35,636
Capital Group payable	32,027
Deferred revenue - unearned assessments	848,589
Prepaid maintenance	<u>11,544</u>
	960,212

MEMBERS EQUITY:

Paid in capital - reserves	439,887
Retained earnings	<u>(237,266)</u>
	202,621

TOTAL LIABILITIES AND MEMBERS EQUITY	 <u><u>\$1,162,833</u></u>
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ROUNDHOUSE RESORT VACATION PLAN OWNERS ASSOCIATION  
OPERATING FUND REVENUES AND EXPENSES  
(Unaudited)

	Twelve months ended December 31, 2000			Month ended December 31, 2000		
	Actual	Budget	Variance	Actual	Budget	Variance
Revenue:						
Maintenance fees	\$763,142	\$754,933	\$8,209	\$63,594	\$62,911	\$683
Interest income	20,728	14,000	6,728	1,501	1,167	335
Late fees	7,270	0	7,270	0	0	0
Restitution income	11,550	0	11,550	300	0	300
Rental revenue	46,660	0	46,660	3,970	0	3,970
Gift shop sales	3,526	0	3,526	48	0	48
Vending income	1,963	0	1,963	21	0	21
Recording fees	1,705	0	1,705	0	0	0
Housekeeping fees	955	0	955	162	0	162
Telephone revenue	7,790	8,600	(810)	416	717	(301)
Video income	2,695	0	2,695	211	0	211
Rec center fees	6,399	6,400	(1)	115	533	(418)
Owner activities	2,578	0	2,578	45	0	45
Miscellaneous income	1,646	9,000	(7,354)	82	750	(668)
Total revenue	873,607	792,933	85,674	70,465	66,078	4,387
Expenses:						
Wages and benefits:						
Housekeeping	119,402	100,000	(19,402)	7,912	8,333	422
Front desk	66,371	60,000	(6,371)	3,983	5,000	1,017
Maintenance	138,974	138,500	(474)	11,986	11,542	(445)
Administration	45,898	43,000	(2,898)	2,612	3,583	971
Payroll taxes	37,291	39,360	2,069	3,081	3,280	199
Workers comp insurance	4,063	4,050	(13)	0	338	338
Employee benefits	26,230	22,000	(4,230)	1,219	1,833	614
Total wages and benefits	438,228	406,910	(31,318)	30,793	33,909	3,116
Utilities:						
Power	68,410	57,500	(10,910)	6,388	4,792	(1,596)
Gas	40,066	22,650	(17,416)	4,193	1,888	(2,305)
Telephone	11,722	12,000	278	1,431	1,000	(431)
Water & sewer	29,195	19,000	(10,195)	1,305	1,583	278
Cable television	4,509	1,500	(3,009)	371	125	(246)
Total utilities	153,901	112,650	(41,251)	13,689	9,388	(4,301)
Taxes & licenses:						
Property	44,370	41,000	(3,370)	3,621	3,417	(204)
Income taxes	55	300	245	0	25	25
Other	0	3,000	3,000	0	250	250
Total taxes & licenses	44,425	44,300	(125)	3,621	3,692	71

ROUNDHOUSE RESORT VACATION PLAN OWNERS ASSOCIATION  
OPERATING FUND REVENUES AND EXPENSES  
(Unaudited)

	Twelve months ended December 31, 2000			Month ended December 31, 2000		
	Actual	Budget	Variance	Actual	Budget	Variance
Repairs & maintenance :						
General	35,286	36,500	1,214	1,084	3,042	1,957
Grounds	3,537	1,200	(2,337)	18	100	82
Pool	599	0	(599)	176	0	(176)
Snow removal	273	2,200	1,927	273	183	(90)
Trash removal	3,828	5,300	1,472	0	442	442
Total repairs & maintenance	<u>43,523</u>	<u>45,200</u>	<u>1,677</u>	<u>1,551</u>	<u>3,767</u>	<u>2,216</u>
Other operations:						
Accessories	475	0	(475)	6	0	(6)
Linens	6,984	15,000	8,017	0	1,250	1,250
Condo supplies	2,418	0	(2,418)	708	0	(708)
Housekeeping supplies	14,235	15,000	765	0	1,250	1,250
Firewood	800	800	0	6	67	61
Equipment rental	1,155	500	(655)	0	42	42
Auto/travel	4,596	1,500	(3,096)	575	125	(450)
Insurance	19,090	20,000	910	0	1,667	1,667
Rec center expenses	10,061	11,650	1,589	0	971	971
Activities/entertainment	9,481	6,000	(3,481)	140	500	360
Total other operations	<u>69,294</u>	<u>70,450</u>	<u>1,156</u>	<u>1,435</u>	<u>5,871</u>	<u>4,436</u>
Administration:						
Management fees	20,411	0	(20,411)	10,205	0	(10,205)
Office expenses	13,641	14,400	759	1,051	1,200	149
Advertising	1,199	1,500	301	0	125	125
Postage	4,112	6,000	1,888	18	500	482
Newsletter	1,225	1,000	(225)	0	83	83
Dues & subscriptions	2,677	1,500	(1,177)	0	125	125
Promotion	566	300	(266)	0	25	25
Internet/web expenses	243	0	(243)	0	0	0
Gift shop supplies	3,612	4,000	388	0	333	333
Vending supplies	428	1,400	972	0	117	117
Video supplies	1,333	400	(933)	0	33	33
Directors & officers expense	17,445	15,000	(2,445)	285	1,250	965
Annual meeting expenses	441	500	59	0	42	42
Legal/filing fees	64,452	22,000	(42,452)	3,341	1,833	(1,508)
Accounting	32,039	38,000	5,961	225	3,167	2,942
Interest expense	3,200	0	(3,200)	3,200	0	(3,200)
Bank charges	6,200	350	(5,850)	563	29	(534)
Training	1,227	1,400	173	0	117	117
Uniforms	1,125	1,600	475	0	133	133
Miscellaneous	5,894	4,073	(1,821)	317	339	23
Total administration	<u>181,469</u>	<u>113,423</u>	<u>(68,046)</u>	<u>19,205</u>	<u>9,452</u>	<u>(9,753)</u>
Total expenses	<u>930,840</u>	<u>792,933</u>	<u>(137,907)</u>	<u>70,293</u>	<u>66,078</u>	<u>(4,215)</u>
Net operating income	<u>(52,233)</u>	<u>\$0</u>	<u>(\$52,233)</u>	<u>172</u>	<u>\$0</u>	<u>\$172</u>
Depreciation	<u>48,523</u>			<u>3,459</u>		
Excess of revenue over expenses	<u>(\$100,756)</u>			<u>(\$3,287)</u>		

**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?

~~Or a felony must be omitted~~

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, 10-3202.02, 10-1623 & 10-11623)**

- A) Has the corporation filed a petition for bankruptcy or appointed a receiver? ~~Or a felony must be omitted~~ 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]

~~Or a felony must be omitted~~ YES ☐ NO ☒

If "YES" in A and/or B, 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. Name and address of the corporation or the person or persons who served in such capacity.
2. Name of the corporation or the person or persons who served in such capacity.
3. Name of the corporation or the person or persons who served in such capacity.
4. Name of the corporation or the person or persons who served in such capacity.
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 Nina Arias-Nelson Date 3-5-03 Name \_\_\_\_\_ Date \_\_\_\_\_

Signature Nina Arias-Nelson Signature \_\_\_\_\_

Title President Title \_\_\_\_\_

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