

**Disclosure Statement Pursuant to the Pink Basic Disclosure Guidelines**

**ASIA PROPERTIES, INC.**

1621 Central Avenue, Cheyenne, Wyoming 82001

Telephone: (518) 638-8192

Geoff Armstrong: Secretary, Treasurer: [gja@kouzelnemesto.com](mailto:gja@kouzelnemesto.com)

SIC Code: 1041

**Annual Report**

**For the Period Ending December 31, 2022** (the "Reporting Period")

**Outstanding Shares:**

The number of shares outstanding of our Common Stock was: 72,819,362

Insert Number of Shares as of Current reporting Date or More Recent Date:

December 31, 2022: Number of Shares: 72,819,362

Insert Number of Shares as of Most Recent Completed Fiscal Year End Date

December 31, 2021: Number of Shares: 72,819,362

**Shell Status**

Indicate by check mark whether the company is a shell company (as defined in Rule 405 of the Securities Act of 1933, Rule 12b-2 of the Exchange Act of 1934 and Rule 15c2-11 of the Exchange Act of 1934):

Yes: ☐ No: ☒

Indicate by check mark whether the company's shell status has changed since the previous reporting period:

Yes: ☐ No: ☒

**Change in Control**

Indicate by check mark whether a Change in Control<sup>1</sup> of the company has occurred over this reporting period:

Yes. ☐ No: ☒

<sup>1</sup> "Change in Control" shall mean any events resulting in:

- (i) Any "person" (as such term is used in Sections 13(d) and 14(d) of the Exchange Act) becoming the "beneficial owner" (as defined in Rule 13d-3 of the Exchange Act), directly or indirectly, of securities of the Company representing fifty percent (50%) or more of the total voting power represented by the Company's then outstanding voting securities;
- (ii) The consummation of the sale or disposition by the Company of all or substantially all of the Company's assets;
- (iii) A change in the composition of the Board occurring within a two (2)-year period, as a result of which fewer than a majority of the directors are directors;

## 1) Name and addresses of the issuer and its predecessors (if any)

In answering this question describe any trading suspension orders issued by answering this item, provide the current name of the issuer, any names used by predecessor entities along with the dates of the name changes

### Current Principal Executive Office Address:

Asia Properties, Inc.  
1621 Central Avenue  
Cheyenne, WY USA 82001  
Email: [geoff@gillisbrook.com](mailto:geoff@gillisbrook.com)

### Current Principal Place of Business:

Same as Executive Office Address  
1621 Central Avenue  
Cheyenne, WY USA 82001  
Email: [geoff@gillisbrook.com](mailto:geoff@gillisbrook.com)

The state of incorporation or registration of the issuer and of each of its predecessors (if any) during the past five years. Please also include the issuers current standing in its state of incorporation (e.g. active, default, inactive)

On April 3, 2019, the Company moved its jurisdiction from the State of Nevada to the State of Wyoming. The Company's state and OTCMarkets filings are up-to-date and the Company's status is: ACTIVE.

### **Describe any trading suspension orders issued by the SEC concerning the issuer or its predecessors:**

**Response:** None – There have been no trading suspension orders issued by the SEC concerning the issuer or its predecessors.

### **List any stock split, stock dividend, recapitalization, merger, acquisition, spin-off, or reorganization either currently anticipated or that occurred within the past 12 months:**

Response: None.

### **The address(es) of the issuer's principal executive office:**

1621 Central Avenue, Cheyenne, WY 82001

### **The address(es) of the issuer's principal place of business:**

1621 Central Avenue, Cheyenne, WY 82001

Check box if principal executive office and principal place of business are the same address: ☒

Has the issuer or any of its predecessors ever been in bankruptcy, receivership, or any similar proceeding in the past five years?

Yes: ☐ No: ☒

If this issuer or any of its predecessors have been the subject of such proceedings, please provide additional details in the space below:

Response: None.

## 2) Security Information

## Transfer Agent

Transfer Online

www.transferonline.com Tel 503-227-2950

512 SE Salmon, Portland, OR 97214-3444 2nd Floor

Email: [info@transferonline.com](mailto:info@transferonline.com)

Financial Industry Number Standard (FINS) number: 341263

The Transfer Agent is registered under the Exchange Act

### **Publicly Quoted or Traded Securities:**

*The goal of this section is to provide a clear understanding of the share information for its publicly quoted or traded equity securities. Use the fields below to provide the information, as applicable, for all outstanding classes of securities that are publicly traded/quoted*

Trading symbol: ASPZ

Exact title and class of securities outstanding: Common Stock

Par or stated value: \$0.001

Total shares authorized: 2,000,000,000

Total shares outstanding: 72,819,362 (as of March 1, 2023)

Number of shares in the Public Float: 60,151,712 as of March 1, 2023.

Total number of shareholders of record: 90 as of March 1, 2023.

Public Float" means the total number of unrestricted shares not held directly or indirectly by an officer, director, any person who is the beneficial owner of more than 10 percent of the total shares outstanding (a "control person"), or any affiliates thereof, or any immediate family members of officers, directors and control persons.)

*Additional class of securities (if any):* NIL

Describe any trading suspension orders issued by the SEC concerning the issuer or its predecessors:

Response: None – There have been no trading suspension orders issued by the SEC.

List any stock split, stock dividend, recapitalization, merger, acquisition, spin-off, or reorganization either currently anticipated or that occurred within the past 12 months: None.

### **3) Security Description:**

*The goal of this section is to provide a clear understanding of the material rights and privileges of the securities issued by the company. Please provide the below information for each class of the company's equity securities, as applicable:*

1. **For common equity, describe any dividend, voting and preemption rights.**

2. **RESPONSE:** No dividend, voting or preemption rights have been granted

2. **For preferred stock, describe the dividend, voting, conversion, and liquidation rights as well as redemption or sinking fund provisions.**

3. **RESPONSE:** The Company has not authorized a preferred class of stock

3. **Describe any other material rights of common or preferred stockholders.**

4. **RESPONSE:** None. No other material rights of common or preferred stockholders have been granted.

5. **Describe any material modifications to rights of holders of the company's securities that have occurred over the reporting period covered by this report.**

**RESPONSE:** None. No modifications to rights of holders of the company's securities that have occurred over the reporting period covered by this report.

#### 4) Issuance History

The goal of this section is to provide disclosure with respect to each event that resulted in any direct changes to the total shares outstanding of any class of the issuer's securities **in the past two completed fiscal years and any subsequent interim period.**

Disclosure under this item shall include, in chronological order, all offerings and issuances of securities, including debt convertible into equity securities, whether private or public, and all shares, or any other securities or options to acquire such securities, issued for services. Using the tabular format below, please describe these events.

##### A. Changes to the Number of Outstanding Shares

Indicate by check mark whether there were any changes to the number of outstanding shares within the past two completed fiscal years and any subsequent periods:

No ☐ Yes. ☒ (If yes, you must complete the table below)

Shares Outstanding as of Second Most Recent Fiscal Year.  Opening Balance: 12/31/2020: 1,535,232,362 Date 03/28/2023 Common Shares: 72,819,362 Preferred: NIL									
Date of Transaction	Transaction type (e.g. new issuance, cancellation, shares returned to treasury)	Number of Shares Issued (or cancelled)	Class of Securities	Value of shares issued (\$/per share) at Issuance	Were the shares issued at a discount to market price at the time of issuance? (Yes/No)	Individual/ Entity Shares were issued to (entities must have individual with voting/Investment control disclosed).	Reason for share issuance (e.g. for cash or debt conversion)  OR Nature of Services Provided	Restricted or Unrestricted as of this filing.	Exemption or Registration Type.
03/21/2021	Shares Cancelled	-1,542,915,623	Common Stock	\$0.00	No	Various	Cancelled	Restricted	Reg S
09/07/2021	Shares Canceled	-7,410,000	Common Stock	\$0.00	No	Various	Cancelled	Restricted	Reg S
09/09/2021	New Issuance	120,000	Common Stock	\$0.25	No	William D. McCully	Purchase of \$30,000 gold. See Note Page 7	Restricted	Reg S
11/24/2021	New Issuance	1,000,000	Common Stock	\$0.05	No	Debra Childers	Reported as Services	Restricted	Reg S
11/24/2021	New Issuance	1,000,000	Common Stock	\$0.05	No	Maccabee International LLC (Matthew Maccabee: Sole Member)	Reported as Services	Restricted	Reg S
12/7/2022	Shares Cancelled	1,000,000	Common Stock	\$0.05	No	Maccabee International LLC (Matthew Maccabee: Sole Member)	Cancelled by agreement	Restricted	Reg S
<b>Shares Outstanding on Date of This Report:</b> Ending Balance: 72,819,362  Date: 03/01/2023 Common: 72,819,362 Preferred: Nil									

CURRENT INFORMATION IS AS OF MARCH 28, 2023. (THE DATE OF FILING) RESPECTING THE ABOVE SHARE ISSUANCE TABLE

**\*\*** On March 26, 2021, management of Asia Properties, Inc., received notification from the Eighth Judicial District Court for Clark County, Nevada, that the Company had succeeded in obtaining a court ordered notice to cancel and return to treasury a total of 1,542,915,623 common shares improperly issued by a previous board of directors and/or officers to 582 individuals or entities. Following analysis by the Legal Department of the Company's Transfer Agent, all 1,542,915,623 common shares have now been formally cancelled and removed from the Shareholder List. (SEE ALSO ITEM 8: LEGAL PROCEEDINGS)

Additionally, on September 7, 2021 we were notified by our transfer agent, that a further 7,410,000 had been cancelled. These shares had been previously ordered cancelled through the same court order from the Eighth Judicial District Court for Clark County, Nevada, but had been inadvertently missed by the Transfer Agent. This brings the total of cancelled shares to 1,550,325,623 that had been held by 587 individuals or entities.

#### A. Promissory and Convertible Notes

Indicate by check mark whether there are any outstanding promissory, convertible notes, convertible debentures, or any other debt instruments that may be converted into a class of the issuer's equity securities:

No ☒ Yes. ☐ (If yes, you must complete the table below)

Date of Note Issuance	Outstanding Balance (\$)	Principal Amount at Issuance (\$)	Interest Accrued (\$)	Maturity Date	Conversion Terms (e.g. pricing mechanism for determining conversion of instrument to shares)	Name of Noteholder *You must disclose the control person(s) for any entities listed.	Reason for Issuance (e.g. Loan, Services, etc.)
N/A	NIL	NIL	NIL	N/A	Not Applicable	Not Applicable	N/A

There are no outstanding promissory, convertible notes or debt arrangements:

Use the space below to provide any additional details, including footnotes to the table above:

#### 5) Issuer's Business, Products and Services

The purpose of this section is to provide a clear description of the issuer's current operations. In answering this item, please include the following:

A. Summarize the issuer's business operations (If the issuer does not have current operations, state "no operations")

Asia Properties, Inc. (the "Company") was incorporated in Nevada, the United States of America, on April 6, 1998. Our management originally intended to seek opportunities to invest in real estate. The Company currently does not hold any material property interests.

On March 13, 2018, shareholders of Asia Properties, Inc., ("ASPZ" or the "Company") representing 70.93 percent of the eligible and legally issued shares of the Company advised former President and CEO Mr. Fan Haoran, by letter from the law firm of Brandon L. Phillips, that they had unanimously terminated the Sale and Purchase Agreement signed on January 3, 2015 with Asia Innovative Technology Limited ("AITL") for failure to properly and fully disclose necessary facts prior to purchase. The Company also demanded the immediate return of the 950 million escrowed shares as disclosed in the Form 8-K filed with the SEC on January 7, 2015 as per the above noted Sale and Purchase Agreement filed as Exhibit 10.8 to the above noted Form 8-K filing.

Effective March 1, 2018, shareholders of ASPZ representing 70.93 percent of the eligible and legally issued shares of the Company dismissed Chen Junyan from the position of President, Secretary, Treasurer and Director and dismissed Fan Haoran from the position of Director.

Additionally, the shareholders of ASPZ then appointed Debra Childers to the positions of President, and Director.

Effective April 3, 2018, Asia Properties Inc., by and through attorney Brandon L. Phillips, of Brandon L. Phillips, Attorney at Law, PLLC, has filed a lawsuit against, Fan Haoran, a former officer of the Company and Asia Innovation Technology Limited (“AITL”), a Chinese company, and others.

As reported via a Form 8-K filed January 6, 2015, the Company had entered into an agreement with Fan Haoran and AITL, (the “Agreement”) whereby the Company agreed to issue and provide to Defendant AITL 950 million shares, valued at two dollars (\$2.00) per share in United States currency for a total value of \$1.9 billion, in exchange for one hundred percent (100%) of AITL’s issued and outstanding shares, together with all AITL assets.

Pursuant to the Agreement, the Company placed stock certificates representing 950 million common shares of the Company in an escrow account which were to remain in escrow until the closing of the Agreement.

AITL took no steps to consummate the Agreement. Shareholders of the company and former officers subsequently learned that AITL and its officers and others distributed and sold some of the shares of the Company that had been deposited in escrow. Additionally, AITL failed to fully perform under the agreement by failing to obtain an audit by a PCAOB auditor, failing to deliver the agreed upon shares in AITL, and by obtaining and selling shares of the Company which had been placed in the escrow account. These shares were removed from escrow and distributed or sold without the Company’s knowledge or consent,

As a direct result of AITL’s breaches, the Company claimed damages in excess of one million dollars (\$1,000,000.00). In addition to damages and legal fees, the Company sought the cancellation of all, 950 million shares specified in the Agreement. Further, AITL entered into an agreement with Sino King Management Limited and issued 600 million shares. The Company took successful legal action to cancel these 600 million shares along with the 950 million shares issued to AITL. (See also Legal Proceedings.)

The company moved its domicile from Nevada to Wyoming on April 3, 2019.

On May 26, 2021, the Company filed Form 15-12G with the Securities and Exchange Commission: Notice of Termination of Registration of a Class of Securities Under Section 12 to terminate or suspend the duty to file reports.

These unaudited condensed interim financial statements have been prepared on the basis of a going concern, which contemplates the realization of assets and settlement of liabilities in the normal course of business. The Company is in the development stage and has not yet realized profitable operations and has relied on non-operational sources to fund operations. The Company has suffered recurring losses and additional future losses are anticipated as the Company has not yet been able to generate revenue. In addition, as of December 31, 2019 the Company had net losses for the year ended of \$30,727 and an accumulated deficit of \$6,077,208. The Company’s ability to continue, as a going concern is dependent on successfully executing its business plan, which includes the raising of additional funds. The Company will continue to seek additional forms of debt or equity financing, but it cannot provide assurances that it will be successful in doing so. These circumstances raise substantial doubt as to the ability of the Company to meet its obligations as they come due and accordingly, the appropriateness of the use of accounting principles applicable to a going concern. The accompanying unaudited condensed interim financial statements do not include any adjustments that might be necessary if the Company is unable to continue as a going concern. Such adjustment could be material.

On August 2, 2021, the Company disclosed via a news release that it had formed a wholly owned LLC “Asia Gold LLC” in Alaska. The Company also reported that it was conducting due diligence to acquire a gold

mining lease in Alaska. Owning an Alaskan LLC allows ASPZ to own or lease mining claims in the state. ASPZ intends to use this lease to issue an Initial Coin Offering "ICO" selling a Forward Contract for gold.

**Note:** On August 31, 2021 the Company confirmed that it had purchased a 154-gram gold nugget called "The Bering Sea Clinker", The largest such gold nugget ever discovered in the Bering Sea. The Company acquired the record nugget for \$30,000 paid via the issuance of 120,000 ASPZ restricted shares (\$0.25 per share). Additionally, the Company has entered into a joint-venture with MS Token, LLC a non-fungible token (NFT) studio to produce an NFT based on the Bering Sea Clinker and plans to auction the NFT along with the nugget.

A non-fungible token or "NFT" is a digital asset that represents real-world objects or media such as art, music, in-game items and videos. These tokens are bought and sold online, frequently using cryptocurrency, and they are often encoded using the same type of block-chain software/cryptographic algorithms such as ERC-721. Developed in 2014, NFTs are becoming an increasingly popular way to buy and sell digital artwork. Similarly unique to artistic and musical compositions, NFTs are also generally one of a kind, or produced in very limited runs, and have unique identifying codes. "Essentially, NFTs create digital scarcity," says Arry Yu, chair of the Washington Technology Industry Association Cascadia Blockchain Council and managing director of Yellow Umbrella Ventures. This stands in stark contrast to most digital creations, which are potentially infinite in supply. Limited production and encryption of these distinctive digital creations confers increased value to an NFT asset that is in demand. Unlike early NFTs that were frequently digital creations that already existed in some form elsewhere (eg. iconic video clips from professional sports, securitized versions of digital art already floating around on Instagram), NFTs like those produced by MS Token are original compositions with their own intrinsic artistic merit.

### **Subsidiaries**

On August 2, 2021, management of Asia Properties, Inc. registered a wholly owned subsidiary Asia Gold LLC in the State of Alaska.

### **Patents and Trademarks**

We currently do not own or license any significant intellectual property, including patents, or copyrights, in connection with our operations.

### **6) Issuer's Facilities**

The Company has no facilities other than rented office space. Our office is located at 1621 Central Avenue, Cheyenne, Wyoming United States 82001. Our fiscal year end is December 31. Our business telephone number is 518-638-8192

### **7) Officers, Directors, and Control Persons**

The goal of this section is to provide an investor with a clear understanding of the identity of all the persons or entities that are involved in managing, controlling or advising the operations, business development and disclosure of the issuer, as well as the identity of any significant or beneficial shareholders.

Using the tabular format below, please provide information, as of the period end date of this report, regarding any person or entity owning 5% or more of any class of the issuer's securities, as well as any officer, and any director of the company, or any person that performs a similar function, regardless of the number of shares they own. **If any insiders listed are corporate shareholders or entities, provide the name and address of the person(s) beneficially owning or controlling such corporate shareholders, or the name and contact information (City, State) of an individual representing the corporation or entity in the note section.**

Name of Officer/Director or Control Person	Affiliation with Company (e.g. Officer Title / Director/Owner of more than 5%)	Residential Address (City / State Only)	Number of shares owned	Share type/classes	Ownership Percentage of Class Outstanding	NOTE
Debra Childers	President, Vice President, Director	Houston, TX	2,000,000	Common	2.74%	
Geoff Armstrong	Secretary, Treasurer, Director	Argyle, NY	540,000	Common	0.7%	
Philip Hadley	Shareholder	Hong Kong, China	10,000,000	Common	13.73%	
Ariel N. Li Xian	Shareholder	Hong Kong, China	7,200,000	Common	9.88%	
Poon Shuk Ming Maggie	Shareholder	Hong Kong, China	5,117,000	Common	7.02%	
Hoi Mun Wing	Shareholder	Hong Kong, China	3,800,000	Common	5.22%	

Applicable percentage of ownership is based on 72,819,362 shares outstanding as of March 1, 2023.

We have determined beneficial ownership in accordance with the rules of the SEC. These rules generally attribute beneficial ownership of securities to persons who possess sole or shared voting power or investment power with respect to those securities. The person is also deemed to be a beneficial owner of any security of which that person has a right to acquire beneficial ownership within 60 days. Unless otherwise indicated, the person identified in this table has sole voting and investment power with respect to all shares shown as beneficially owned by him, subject to applicable community property laws.

**As of the date of this filing, the Company's current officers and directors are as follows.**

The following table includes the names, positions held, and ages of our current executive officers and directors as of June 30, 2022:

Name	Age	Position	Held Position Since
Debra Childers	57	President, Vice President, Treasurer, Director	March 1, 2018
Geoff Armstrong	80	Secretary, Treasurer, Director	March 10, 2020

**Dr. Debra Childers, President and Director**

Ms. Childers has an established management career spanning three decades in a variety of fields including hospitality, retail, financial services and the mortgage industry. She studied international business at Samford University and Houston Baptist University. Her extensive experience in managing operations, financial services, sales as well as deployment of human resources in various industries gives her unique business qualifications and sound administration skills. From February 1984 to January 1987 she worked as a general administrative officer for FM Diamonds, a retail and jewelry importer. From January 1987 to September 1991 she served in the hospitality department with Stouffer Hotels and Resorts in Houston, Texas. In March 1991 she was appointed manager of Auntie Pasto's Restaurant, a bespoke Italian restaurant, a position she held until November 1998. From April 1998 to November 2000 she worked as an account executive for Ameriquest Mortgage, a retail mortgage company and in March 2000 she was hired as a loan generation associate at Citi Financial, a position she held until September 2001. Citi Financial is a subsidiary of Citibank. Since January 2002 she has worked as a Services and Operations manager with Home Depot

**Geoff Armstrong, Secretary, Treasurer, Director**

Mr. Armstrong earned his teaching diploma from McGill University, Macdonald College Campus, Montreal Canada, in June 1965; and his B.A. degree from Concordia University in 1967. In September 1990, he began work as a full-time free-lance business writer and photographer for several small publications. From October 1992 he began to focus on legal and securities aspects of business writing for a number of publicly traded corporations and continues to work in this field. Writing assignments have included the preparation of business

plans, due diligence reports, news releases, corporate advertising and other promotional material. He is currently president of Kouzelne Mesto Ltd., a private business services company incorporated in Prague, Czech Republic on April 6, 1995. Kouzelne Mesto Ltd. was organized in order to prepare and assist with the preparation of internal corporate documents for companies worldwide, assist with regulatory compliance and act as liaison with securities attorneys and auditors. Mr. Armstrong is also a published author. Currently, he has three books in print, including *Moments That Made America*, *Innocence Isn't Enough* and *Songs of the Whale Clan*.

## **Employees**

As of the date of this filing, the Company does not participate in any pension contribution plans, medical insurance plans, unemployment insurance plans, personal injury insurance plans, maternity insurance, or housing reserve funds.

## **8) Legal/Disciplinary History**

A. Please identify whether any of the persons or entities listed above have, in the past 10 years, been the subject of:

1. A conviction in a criminal proceeding or named as a defendant in a pending criminal proceeding (excluding traffic violations and other minor offenses).

Response: None

2. The entry of an order, judgment, or decree, not subsequently reversed, suspended or vacated, by a court of competent jurisdiction that permanently or temporarily enjoined, barred, suspended or otherwise limited such person's involvement in any type of business, securities, commodities, or banking activities.

Response: None

3. A finding or judgment by a court of competent jurisdiction (in a civil action), the Securities and Exchange Commission, the Commodity Futures Trading Commission, or a state securities regulator of a violation of federal or state securities or commodities law, which finding, or judgment has not been reversed, suspended, or vacated; or

Response: None

4. The entry of an order by a self-regulatory organization that permanently or temporarily barred, suspended, or otherwise limited such person's involvement in any type of business or securities activities.

Response: None

## **Legal Proceedings**

On March 26, 2021, management of Asia Properties, Inc., received notification from the Eighth Judicial District Court for Clark County, Nevada, that the Company had succeeded in obtaining a court ordered notice to cancel and return to treasury a total of 1,542,915,623 common shares improperly issued by a previous board of directors and/or officers to 582 individuals or entities. Following analysis by the Legal Department of the Company's Transfer Agent, all 1,542,915,623 common shares were cancelled and removed from the Shareholder List. Additionally, on September 7, 2021 we were notified by our transfer agent, that a further 7,410,000 have been cancelled. These shares had been previously ordered cancelled through the same court order from the Eighth Judicial District Court for Clark County, Nevada, but had been inadvertently missed by the Transfer Agent. This brings the total of cancelled shares to 1,550,325,623 that had been held by 587 individuals or entities. Other than the above noted information, as of the date of this report, we know of no other legal proceedings which we are a party to, which are pending, threatened, or contemplated or any unsatisfied judgments against us.

## 9) Third Party Providers

### Securities Legal Services

Name: Chris Dieterich  
Firm: Dieterich & Associates  
Address 1: 815 Moraga Drive, Suite 207  
Address 2: Los Angeles, California 90049  
Phone: 310-312-6888  
Email: venturelaw@gmail.co

### Accountant or Auditor

Name: Vincent Paragas (Accountant)  
Firm: Private  
Address 1: B7 L12 Camella Springville  
Address 2: Molino Bacoar City Cavite Philippines  
Phone: +63 (939)-927-9059  
Email: vincentbryanparagas@gmail.com

### Investor Relations

Name: Aric Recker  
Firm: IR Overflow  
Address 1: 2785 E Grand Blvd., Unit # 224  
Address 2: Detroit, MI 448211  
Email: [arecker@iroverflow.com](mailto:arecker@iroverflow.com)  
Tel: 248-291-7494

### Other Service Providers:

Response: None. We have no other service providers than those noted above.

## 10) Financial Statements

A. The following financial statements were prepared in accordance with:

☐ IFRS

☐

☐ U.S. GAAP

☒

B. The following financial statements were prepared by (name of individual)<sup>1</sup>:

Name: Vincent Paragas CPA  
Title: Accountant  
Relationship to Issuer: Employee

Describe the qualifications of the person or persons who prepared the financial statements:

Response: Mr. Paragas has been a Certified Public Accountant since 2011 and holds a Bachelor's/ Degree in Finance, Accountancy and Banking since 1999.

Provide the following financial statements for the most recent fiscal year or quarter. For the initial disclosure statement (qualifying for Pink Current Information for the first time) please provide reports for the two previous fiscal years and any subsequent interim periods.

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<sup>1</sup> The financial statements requested pursuant to this item must be prepared in accordance with US GAAP or IFRS and by persons with sufficient financial skills.

- a. Audit letter, if audited; Financial Statements are unaudited. Audit letter not required.
- b. Balance Sheet
- c. Statement of Income;
- d. Statement of Cash Flows;
- e. Statement of Retained Earnings (Statement of Changes in Stockholders' Equity)
- f. Financial Notes

<sup>1</sup>The financial statements requested pursuant to this item must be prepared in accordance with US GAAP or IFRS and by persons with sufficient financial skills.

## 10) Issuer Certification

*Principal Executive Officer:*

The issuer shall include certifications by the chief executive officer and chief financial officer of the issuer (or any other persons with different titles but having the same responsibilities in each Quarterly or Annual Report). The certifications shall follow the format below:

I, Debra Childers certify that:

1. I have reviewed this Quarterly disclosure statement of Asia Properties, Inc.
2. Based on my knowledge, this disclosure statement does not contain any untrue statement of a material fact or omit to state a material fact necessary to make the statements made, in light of the circumstances under which such statements were made, not misleading with respect to the period covered by this disclosure statement; and,
3. Based on my knowledge, the financial statements, and other financial information included or incorporated by reference in this disclosure statement, fairly present in all material respects the financial condition, results of operations and cash flows of the issuer as of, and for, the periods presented in this disclosure statement.

March 28, 2023

By: /s/ Debra Childers  
President, Chief Executive Officer

## EXHIBITS

The following exhibits are filed with this Quarterly Report

**Exhibit A:** FINANCIAL STATEMENTS

## **Exhibit A: FINANCIAL STATEMENTS**

### **Asia Properties, Inc. TABLE OF CONTENTS**

#### **PART 1 FINANCIAL INFORMATION**

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**Asia Properties, Inc.**  
**CONSOLIDATED BALANCE SHEETS**  
**As at December 31, 2022 and 2021**  
*Expressed in US Dollars (\$)*  
(Unaudited)

	December 31, 2022	December 31, 2021
<b>ASSETS</b>		
CURRENT ASSETS:		
Cash and cash equivalents	1,218	779
Receivable	0	24,000
Inventory	30,000	0
Total current assets	<b>31,218</b>	<b>24,779</b>
<b>TOTAL ASSETS</b>	<b>31,218</b>	<b>24,779</b>
<b>LIABILITIES AND STOCKHOLDER'S EQUITY</b>		
CURRENT LIABILITIES:		
Other current liabilities:		
Due to Officers	525,640	376,846
Due to Others	119,100	127,868
Total other current liabilities	<b>644,740</b>	<b>504,714</b>
Payables and accruals:		
Accrued liabilities	0	33,060
Capital one	1,065	450
Total payables and accruals	<b>1,065</b>	<b>33,510</b>
Total current liabilities	<b>645,805</b>	<b>538,224</b>
NONCURRENT LIABILITIES:		
Notes payable	200,000	200,000
Total noncurrent liabilities	<b>200,000</b>	<b>200,000</b>
Total liabilities	<b>845,805</b>	<b>738,224</b>
STOCKHOLDER'S EQUITY:		
Common stock, \$0.001 par value; issued and outstanding shares at December 31, 2022 - 72,819,362 and December 31, 2021 - 73,819,362	72,819	73,819
Subscription Receivable	(6,620)	(6,620)
Additional paid-in capital	5,668,629	5,668,629
Retained earnings	(6,549,415)	(6,449,273)
Total stockholders' equity	<b>(814,587)</b>	<b>(713,445)</b>
<b>TOTAL LIABILITIES AND STOCKHOLDER'S EQUITY</b>	<b>31,218</b>	<b>24,779</b>

*See accompanying notes to the unaudited consolidated financial statements*

**Asia Properties, Inc.**  
**CONSOLIDATED STATEMENTS OF INCOME**  
**For the Year Ended December 31, 2022 and 2021**  
*Expressed in US Dollars (\$)*  
(Unaudited)

	December 31, 2022	December 31, 2021	From inception to December 31, 2022
Revenues	0	24,000	24,000
Operating expenses:			
Bank service charges	0	706	55,569
Contractors' Fees	120,000	90,000	210,000
Office and Administration Expenses	11,999	2,445	61,320
Interest Expense	20,000	20,000	185,604
Professional Fees	2,000	3,760	227,892
Other Expenses	73	20,507	3,343,314
Total operating expenses	152,101	137,418	4,081,739
Income (Loss) from operations	(154,072)	(113,418)	(4,083,710)
Provision for income taxes	0	0	0
Net loss	<b>(154,072)</b>	<b>(113,418)</b>	<b>(4,059,710)</b>

*See accompanying notes to the unaudited consolidated financial statements*

**Asia Properties, Inc.**  
**STATEMENT OF CHANGES IN STOCKHOLDERS' EQUITY**  
**For the Year Ended December 31, 2022**  
*Expressed in US Dollars (\$)*  
(Unaudited)

	<b>Common Stock Shares</b>	<b>Subscription Receivable</b>	<b>Additional Paid in Capital</b>	<b>Retained Earnings (Deficit)</b>	<b>Total Equity</b>
Balance - December 31, 2021	73,819	(6,620)	5,668,629	(6,449,273)	(713,445)
Issuance of common stock	0	0	0	0	0
Adjustments	(1,000)	0	0	(100,142)	(101,142)
Balance - December 31, 2022	<b>72,819</b>	<b>(6,620)</b>	<b>5,668,629</b>	<b>(6,549,415)</b>	<b>(814,587)</b>

*See accompanying notes to the unaudited consolidated financial statements*

**Asia Properties, Inc.**  
**CONSOLIDATED STATEMENTS OF CASH FLOWS**  
**For the Year Ended December 31, 2022 and 2021**  
*Expressed in US Dollars (\$)*  
(Unaudited)

	December 31, 2022	December 31, 2021
<b>CASH FLOWS FROM OPERATING ACTIVITIES:</b>		
Net loss	(154,072)	(113,418)
Adjustments to reconcile net income to cash used for operating activities:		
Receivables	24,000	(24,000)
Inventory	(30,000)	0
Due to Officers	149,345	197,402
Due to Others	(8,768)	0
Payables and accruals: Accrued Liabilities	(33,060)	0
Payables and accruals: Capital One	165	450
Net cash provided by (used in) by operating activities	<b>(52,390)</b>	<b>60,434</b>
<b>CASH FLOWS FROM INVESTING ACTIVITIES:</b>		
Subscription receivable	0	1,461,413
Net cash provided by (used in) investing activities	<b>0</b>	<b>1,461,413</b>
<b>CASH FLOWS FROM FINANCING ACTIVITIES:</b>		
Line of credit	0	(61,813)
Common stock	(1,000)	(1,461,413)
Retained Earnings	53,828	0
Net cash provided by (used in) in financing activities	<b>52,828</b>	<b>(1,523,226)</b>
Net effect of foreign exchange rate changes on cash and cash equivalents	0	0
Net change in cash and cash equivalents	438	(1,379)
Cash and cash equivalents, beginning of period	779	2,158
Cash and cash equivalents, end of period	<b>1,218</b>	<b>779</b>

*See accompanying notes to the unaudited consolidated financial statements*

**Asia Properties, Inc.**  
**SELECTED NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS**  
(Unaudited)

**Note 1 - Basis of Presentation**

The accompanying unaudited interim financial statements of Asia Properties, Inc. have been prepared in accordance with accounting principles generally accepted in the United States of America and the rules of the Securities and Exchange Commission and should be read in conjunction with the audited financial statements and notes thereto contained in Asia Properties, Inc. Annual Report. In the opinion of the management, all adjustments, consisting of normal recurring adjustments, necessary for a fair presentation of financial position and the results of operations for the interim periods presented have been reflected herein. The results of operations for interim periods are not necessarily indicative of the results to be expected for the full year.

Principles of Consolidation

The consolidated financial statements include only the accounts of Asia Properties, Inc. All previously owned subsidiaries have been sold.

**Note 2 - Going Concern**

Asia Properties, Inc. had a net loss of \$154,072, working capital deficit of \$495,487 and negative stockholders' equity of \$814,587 as at December 31, 2022.

**Note 3 - Common Stock**

Common Stock	Number of shares	Amount (\$)
Balance as of December 31, 2014		
Shares issued as of:		
- January 28, 2015		
- December 31, 2016		
- December 31, 2017	1,617,262,362	1,617,262
- December 31, 2018	1,620,762,362	1,620,762
- December 31, 2019	1,535,232,362	1,535,232
- December 31, 2020	1,535,232,362	1,535,232
- December 31, 2021	73,819,362	73,819
- December 31, 2022	72,819,362	72,819

Asia Properties, Inc. cancelled 1,000,000 shares on December 7, 2022.

**Note 4 - Commitments**

Asia Properties, Inc. has an office in Wyoming USA and does not pay rent

**Note 5 - Subsequent Events**

No subsequent events during this period

## **Asia Properties, Inc.**

### **MANAGEMENT'S DISCUSSION AND ANALYSIS OF FINANCIAL CONDITION AND RESULTS OF OPERATIONS**

#### **Revenues**

We did not generate revenues from our operations during the year ended December 31, 2022.

#### **Expenses**

The total operating expenses amounted to \$154,072 which mainly comprised of expenses from contractors' fees, office and administration, interest, and professional fees.

#### **Liquidity and Capital Resources**

As at December 31, 2022, we have a cash balance of \$1,218.

#### **Cash Provided by (Used in) Operating Activities**

Net cash used in operating activities was \$52,390 for the year ended December 31, 2022. For same period in 2021, the net cash provided by operating activities was \$60,434. These balances were mainly made up of the payables due to officers.

#### **Cash Provided by (Used in) Investing Activities**

Net cash provided by investing activities was \$0 for the year ended December 31, 2022. For same period in 2021, the net cash provided by investing activities was \$1,461,413 from the subscription receivables.

#### **Cash Provided by (Used in) Financing Activities**

Net cash provided by financing activities was \$52,828 for the year ended December 31, 2022 due to movement in Retained Earnings. For same period in 2021, the net cash used in financing activities was \$1,525,226, for the line of credit in the Wells Fargo business line and for the cancellation of common stocks.

#### **Off-Balance Sheet Arrangements**

We have no off-balance sheet arrangements that have or are reasonably likely to have a current or future effect on our financial condition, changes in financial condition, revenues or expenses, results of operations, liquidity, capital expenditures or capital resources that is material to stockholders.