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IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF UTAH, CENTRAL DIVISION

In re:

JOAQUIN DEVELOPMENT, LC,

Debtor.

LIST OF TWENTY LARGEST
UNSECURED CREDITORS

Bankruptcy No. _____

Chapter 11

FILED IN THE
UNITED STATES
BANKRUPTCY COURT
DISTRICT OF UTAH
2009 SEP 10 AM 8:36

The Debtor does not have twenty unsecured creditors. The following are the six

(6) largest unsecured creditors of the Debtor:

<u>Name and Address</u>	<u>Amount of Claim</u>
Mocha Properties, LLC 2411 North 1750 East Provo, Utah 84604	\$3,220,000 (This creditor was given a Deed of Trust to secure its claim, which was not recorded. The Debtor intends to seek avoidance of the Deed of Trust under 11 U.S.C. § 544(a)(3), so this creditor will become unsecured, and the Debtor will receive the benefit of its

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secured position under 11 U.S.C. § 551).

Gary Otterstrom
649 North 75 West
Lindon, Utah 84042

\$960,000 (This creditor's claim is contested, and disputed in its entirety, and is unliquidated).

Ken Harris Architects
3520 N. University Avenue
Provo, Utah 84604

\$275,000

Dunn Engineering

\$160,000

Royal Engineering
2335 South State
Provo, Utah 84606

\$50,000

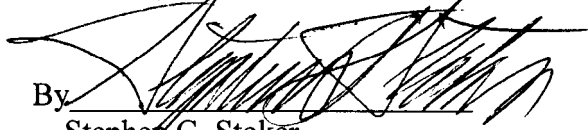
ALM Engineering
2230 N. University Avenue
Provo, Utah 84604

\$40,000

The Debtor has other unsecured creditors, including ArrowStar Commercial, LLC, ArrowStar Contruction, Inc., and L. Wayne Ross, whose names are not included in the foregoing list because they are insiders of the Debtor.

DATED this 10th day of September, 2009.

STOKER, SWINTON & CANNON



By
Stephen G. Stoker,
Attorneys for Debtor