AFFORDABLE RESIDENTIAL CO Form 4 May 04, 2005	MMUNITIES INC						
FORM 4 UNITED STATE					OMB AF	PROVAL	
UNITED STATE	CS SECURITIES A Washington,		NGE C	OMMISSION	OMB Number:	3235-0287	
Check this box if no longer					Expires:	January 31, 2005	
subject to STATEMENT (Estimated average						
Section 16.						s per	
Form 4 or Form 5 Filed pursuant to	Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934,					0.5	
obligations Section 17(a) of the	e Public Utility Hold		•		1		
may continue	a) of the Investment	• • •			L		
1(b).	, ,	1 5					
(Print or Type Responses)							
1. Name and Address of Reporting Person * 2. Issuer Name and Ticker or Trading 5. Relationship of Reporting Person * JACKSON SCOTT D Symbol Issuer							
	Symbol	FORDABLE RESIDENTIAL					
	COMMUNITIES		(Check all applicable)				
(Last) (First) (Middle)	3. Date of Earliest Tr	ransaction		X Director	10%	Owner	
	(Month/Day/Year)		_X_ Officer (give title Other (specify below)				
600 GRANT STREET, SUITE 900	04/29/2005			· · · · · · · · · · · · · · · · · · ·	man and CEO		
(Street)	4. If Amendment, Da	ate Original	6. Individual or Joint/Group Filing(Check				
	Filed(Month/Day/Year	-		Applicable Line)			
				X Form filed by One Reporting Person Form filed by More than One Reporting			
DENVER, CO 80203				Person	ore than one ree	Jorung	
(City) (State) (Zip)	Table I - Non-D	Derivative Secur	ities Acqu	uired, Disposed of,	or Beneficiall	y Owned	
1.Title of 2. Transaction Date 2A. Dec		4. Securities Acor(A) or Disposed		5. Amount of	6. Ownership	7. Nature of	
Security (Month/Day/Year) Executi (Instr. 3) any		(Instr. 3, 4 and		Securities Beneficially	Ownership Form: Direct	Indirect Beneficial	
	/Day/Year) (Instr. 8)				(D) or	Ownership	
				Following Reported	Indirect (I) (Instr. 4)	(Instr. 4)	
		(A)		Transaction(s)	(111501. 4)		
	Code V	or Amount (D)	Price	(Instr. 3 and 4)			
Common							
Stock, par 04/29/2005	Р	80,000 A	\$	862,212 <u>(2)</u>	D (2)		
value \$.01	1	<u>(1)</u>	12.88	002,212 ()			
per share							

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

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 Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned
 (e.g., puts, calls, warrants, options, convertible securities)

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. Transactic Code (Instr. 8)	5. orNumber of Derivative Securities Acquired (A) or Disposed of (D) (Instr. 3, 4, and 5)		ate	Secur	unt of rlying	8. Price of Derivative Security (Instr. 5)	9. Nu Deriv Secur Bene Owne Follo Repo Trans (Instr
				Code V	(A) (D)	Date Exercisable	Expiration Date	Title	Amount or Number of Shares		

Reporting Owners

Reporting Owner Name / Addre	SS	Relationships						
	Director	10% Owner	Officer	Other				
JACKSON SCOTT D 600 GRANT STREET SUITE 900 DENVER, CO 80203	Х		Chairman and CEO					
Signatures								
Scott D. Jackson	05/03/2005							
**Signature of	Date							

Explanation of Responses:

- * If the form is filed by more than one reporting person, see Instruction 4(b)(v).
- ** Intentional misstatements or omissions of facts constitute Federal Criminal Violations. See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).
- Shares were granted pursuant to the Company's 2003 Equity Incentive Plan. 20,000 shares vested on the granting date of April 29, 2005,
 (1) and 20,000 shares will vest on each of April 29, 2006, April 29, 2007 and April 29, 2008, unless they vest earlier or are forfeited before they vest pursuant to the terms of the grant agreement.

Includes 11,140 shares that Mr. Jackson may be deemed to beneficially own that are indirectly held in accounts for the benefit of his(2) children, Elizabeth L. Jackson, who holds 4090 shares, Shelby G. Jackson, who holds 3,865 shares and Loren H. Jackson, who owns 3,185 shares.

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, *see* Instruction 6 for procedure. Potential persons who are to respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB number.

Reporting Person