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**ANNUAL AUDITED REPORT
FORM X-17A-5
PART III**

SEC FILE NUMBER
8- 67128

FACING PAGE

**Information Required of Brokers and Dealers Pursuant to Section 17 of the
Securities Exchange Act of 1934 and Rule 17a-5 Thereunder**

REPORT FOR THE PERIOD BEGINNING 01/01/2009 AND ENDING 12/31/2009
MM/DD/YY MM/DD/YY

A. REGISTRANT IDENTIFICATION

NAME OF BROKER-DEALER: SANDLAPPER SECURITIES, LLC

ADDRESS OF PRINCIPAL PLACE OF BUSINESS: (Do not use P.O. Box No.)
101 N. Main Street, 12th Floor
(No. and Street)

Greenville South Carolina 29601
(City) (State) (Zip Code)

OFFICIAL USE ONLY
FIRM I.D. NO.

NAME AND TELEPHONE NUMBER OF PERSON TO CONTACT IN REGARD TO THIS REPORT
Trevor Gordon (864) 672-4842
(Area Code - Telephone Number)

B. ACCOUNTANT IDENTIFICATION

INDEPENDENT PUBLIC ACCOUNTANT whose opinion is contained in this Report*
Elliott Davis, LLC
(Name - if individual, state last, first, middle name)

200 East Broad Street Greenville South Carolina 29601
(Address) (City) (State) (Zip Code)

CHECK ONE:

- Certified Public Accountant
- Public Accountant
- Accountant not resident in United States or any of its possessions.

FOR OFFICIAL USE ONLY

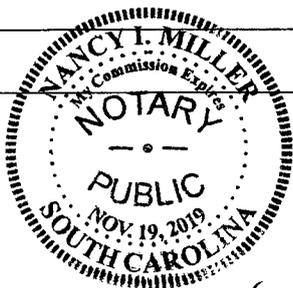
*Claims for exemption from the requirement that the annual report be covered by the opinion of an independent public accountant must be supported by a statement of facts and circumstances relied on as the basis for the exemption. See Section 240.17a-5(e)(2)

3/1

OATH OR AFFIRMATION

I, Trevor Gordon, swear (or affirm) that, to the best of my knowledge and belief the accompanying financial statement and supporting schedules pertaining to the firm of Sandlapper Securities, LLC, as of December 31, 2009, are true and correct. I further swear (or affirm) that neither the company nor any partner, proprietor, principal officer or director has any proprietary interest in any account classified solely as that of a customer, except as follows:

None



[Handwritten Signature]

Signature

President

Title

[Handwritten Signature]
Notary Public

This report ** contains (check all applicable boxes):

- (a) Facing Page.
- (b) Statement of Financial Condition.
- (c) Statement of Income (Loss).
- (d) Statement of Changes in Financial Condition.
- (e) Statement of Changes in Stockholders' Equity or Partners' or Sole Proprietors' Capital.
- (f) Statement of Changes in Liabilities Subordinated to Claims of Creditors.
- (g) Computation of Net Capital.
- (h) Computation for Determination of Reserve Requirements Pursuant to Rule 15c3-3.
- (i) Information Relating to the Possession or Control Requirements Under Rule 15c3-3.
- (j) A Reconciliation, including appropriate explanation of the Computation of Net Capital Under Rule 15c3-1 and the Computation for Determination of the Reserve Requirements Under Exhibit A of Rule 15c3-3.
- (k) A Reconciliation between the audited and unaudited Statements of Financial Condition with respect to methods of consolidation.
- (l) An Oath or Affirmation.
- (m) A copy of the SIPC Supplemental Report.
- (n) A report describing any material inadequacies found to exist or found to have existed since the date of the previous audit.

**For conditions of confidential treatment of certain portions of this filing, see section 240.17a-5(e)(3).

SANDLAPPER SECURITIES, LLC

REPORT ON FINANCIAL STATEMENTS

FOR THE YEAR ENDED DECEMBER 31, 2009

**(Pursuant to paragraph (d) of Rule 17a-5
of the Securities and Exchange Act of 1934)**

**SANDLAPPER SECURITIES, LLC
GREENVILLE, SOUTH CAROLINA**

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INDEPENDENT AUDITOR'S REPORT

The Members
Sandlapper Securities, LLC
Greenville, South Carolina

We have audited the accompanying statement of financial condition of Sandlapper Securities, LLC (the Company) as of December 31, 2009 and the related statements of operations, changes in members' equity, and cash flows for the year then ended that you are filing pursuant to Rule 17a-5 under the Securities Exchange Act of 1934. These financial statements are the responsibility of the Company's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with the auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control over financial reporting. Accordingly, we express no such opinion. An audit also includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation. We believe that our audit provides a reasonable basis for our opinion.

In our opinion, the financial statements referred to above present fairly, in all material respects, the financial condition of Sandlapper Securities, LLC as of December 31, 2009, and the results of its operations and its cash flows for the year then ended in conformity with accounting principles generally accepted in the United States of America.

Our audit was made for the purpose of forming an opinion on the basic financial statements taken as a whole. The information on pages 8 through 9 is presented for purposes of additional analysis and is not a required part of the basic financial statements, but is supplementary information required by Rule 17a-5 of the Securities Exchange Act of 1934. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and, in our opinion, is fairly stated in all material respects in relation to the basic financial statements taken as a whole.

Elliott Davis, LLC

Greenville, South Carolina
February 23, 2010

**SANDLAPPER SECURITIES, LLC
STATEMENT OF FINANCIAL CONDITION
DECEMBER 31, 2009**

ASSETS

CASH	27,582
PREPAID EXPENSES	9,734
	<u>37,316</u>
	<u>\$ 37,316</u>

LIABILITIES AND MEMBERS' EQUITY

ACCOUNTS PAYABLE	\$ 558
DUE TO AFFILIATES	7,208
MEMBERS' EQUITY	29,550
	<u>37,316</u>
	<u>\$ 37,316</u>

The accompanying notes are an integral part of these financial statements.

SANDLAPPER SECURITIES, LLC
STATEMENT OF OPERATIONS
For the year ended December 31, 2009

REVENUES

Commission income	\$ 1,041,584
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EXPENSES

Commission expense	967,501
Management fees	19,829
Professional fees	28,439
Insurance	16,460
Other	15,814

Total expenses	<u>1,048,043</u>
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Net loss	<u>\$ (6,459)</u>
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The accompanying notes are an integral part of these financial statements.

SANDLAPPER SECURITIES, LLC
STATEMENT OF CHANGES IN MEMBERS' EQUITY
For the year ended December 31, 2009

MEMBERS' EQUITY, BEGINNING OF YEAR	\$ 16,009
MEMBER CONTRIBUTIONS	32,500
MEMBER DISTRIBUTIONS	(12,500)
NET LOSS	<u>(6,459)</u>
MEMBERS' EQUITY, END OF YEAR	<u><u>\$ 29,550</u></u>

The accompanying notes are an integral part of these financial statements.

SANDLAPPER SECURITIES, LLC
STATEMENT OF CASH FLOWS
For the year ended December 31, 2009

OPERATING ACTIVITIES	
Net loss	\$ (6,459)
Adjustments to reconcile net loss to net cash provided by operating activities:	
Net changes in operating assets and liabilities:	
Prepaid expenses	(163)
Accounts payable	558
Due to affiliates	7,208
Net cash provided by operating activities	<u>1,144</u>
FINANCING ACTIVITIES	
Member contributions	32,500
Member distributions	<u>(12,500)</u>
Net cash provided by financing activities	<u>20,000</u>
Increase in cash	21,144
CASH, BEGINNING OF YEAR	<u>6,438</u>
CASH, END OF YEAR	<u><u>\$ 27,582</u></u>

The accompanying notes are an integral part of these financial statements.

SANDLAPPER SECURITIES, LLC
NOTES TO FINANCIAL STATEMENTS

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES AND ACTIVITIES

Nature of Operations

Sandlapper Securities, LLC (the "Company"), which has one office in Greenville, SC, was organized on June 30, 2005 to act as an independent broker-dealer. The Company is registered with the Securities and Exchange Commission ("SEC") and is a member of the Financial Industry Regulatory Authority ("FINRA"). The Company primarily acts as the managing broker-dealer in the syndication of private placement interests in real estate Tenant-in-Common ("TIC") programs as well as other investment programs offered by TIC Properties, LLC ("TIC Properties"), the majority member/owner of the Company. Also, the Company can and does at times act as a broker-dealer in programs offered by parties other than TIC Properties.

Term of Limited Liability Company

The Company terminates June 30, 2055, unless sooner dissolved in accordance with the provisions of the Limited Liability Company Agreement. The Company may be continued beyond the term if all of the Members consent.

Commissions

Commission income and related commission expenses are recorded as sales of the private placement interests occur.

Income taxes

The Company is classified as a partnership for Federal income tax purposes. Accordingly, no provision for income taxes is made in the financial statements of the Company. Taxable income or loss is reported in the income tax returns of its members.

Use of estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

Subsequent events

In preparing these financial statements, the Company has evaluated events and transactions for potential recognition or disclosure through February 23, 2010, the date the financial statements were available for issuance.

NOTE 2 - NET CAPITAL REQUIREMENT

The Company's net capital, computed in accordance with the rules of the SEC, was \$19,816 as of December 31, 2009. At this date, the required minimum net capital was \$5,000.

The SEC requires a broker to maintain a ratio of aggregate indebtedness to net capital not exceeding 15 to 1. As of December 31, 2009, the Company's ratio was 0.39 to 1.

NOTE 3 - RELATED PARTY TRANSACTIONS

As stated in Note 1, the Company's primary purpose is to act as the managing broker-dealer for private placements made by TIC Properties, the majority member/owner of the Company. Therefore, the majority or, at times, all of the commission income recorded by the Company is earned from TIC Properties. Also, the Company incurs overhead expenses, principally rent, pursuant to an expense sharing agreement with TIC Properties. The following transactions (other than equity transactions) with TIC Properties are included in these financial statements:

Commission income	\$ 1,041,584
Due to TIC Properties	3,665
Overhead expense	2,450

The Company also pays management fees to B Squared Investments, Inc. ("B Squared"), a related party through common ownership, pursuant to a service agreement entered into during 2007. The following transactions with B Squared are included in these financial statements:

Management fee expense	\$ 19,829
Due to B Squared	3,543

SUPPLEMENTARY INFORMATION

**Pursuant to Rule 17a-5 of the
Securities Exchange Act of 1934**

As of December 31, 2009

SANDLAPPER SECURITIES, LLC
COMPUTATION OF NET CAPITAL PURSUANT TO RULE 15c3-1 OF THE SEC
AS OF DECEMBER 31, 2009

NET CAPITAL

TOTAL MEMBERS' EQUITY	\$ 29,550
ADD	
Liabilities subordinated to claims of general creditors allowable in computation of net capital	-
Total capital and allowable subordinated liabilities	29,550
DEDUCT	
Nonallowable assets:	
Prepaid expenses	9,734
Net capital before haircuts on securities positions	19,816
Haircuts on securities	-
Net capital	\$ 19,816

AGGREGATE INDEBTEDNESS

LIABILITIES FROM STATEMENT OF FINANCIAL CONDITION	
Accounts payable	\$ 558
Due to affiliates	7,208
	\$ 7,766
RATIO OF AGGREGATE INDEBTEDNESS TO NET CAPITAL	0.39 to 1

RECONCILIATION TO FOCUS REPORT

Net capital, as reported in the Company's Part IIA (unaudited) FOCUS report	\$ 17,930
Audit adjustment to record reduction in accrued insurance	1,886
Net capital per above	\$ 19,816

**SANDLAPPER SECURITIES, LLC
COMPUTATION FOR DETERMINATION OF RESERVE REQUIREMENTS
PURSUANT TO RULE 15c3-3 OF THE SEC
DECEMBER 31, 2009**

The Company claims the exemption under section (k)(2)(i) of Rule 15c3-3, which states that the provisions of this Rule are not applicable to a broker or dealer who carries no margin accounts, promptly transmits all customer funds and delivers all securities received in connection with its activities as a broker or dealer, does not otherwise hold funds or securities for, or owe money or securities to, customers, and effectuates all financial transactions between the broker or dealer and his customers through one or more bank accounts, each to be designated as "Special Account for the Exclusive Benefit of Customers."

**SANDLAPPER SECURITIES, LLC
INFORMATION RELATING TO THE POSSESSION OR CONTROL REQUIREMENTS
PURSUANT TO RULE 15c3-3 OF THE SEC
DECEMBER 31, 2009**

The Company claims the exemption under section (k)(2)(i) of Rule 15c3-3, which states that the provisions of this Rule are not applicable to a broker or dealer who carries no margin accounts, promptly transmits all customer funds and delivers all securities received in connection with its activities as a broker or dealer, does not otherwise hold funds or securities for, or owe money or securities to, customers, and effectuates all financial transactions between the broker or dealer and his customers through one or more bank accounts, each to be designated as "Special Account for the Exclusive Benefit of Customers."



**INDEPENDENT AUDITOR'S
REPORT ON INTERNAL ACCOUNTING CONTROL**

The Members
Sandlapper Securities, LLC
Greenville, South Carolina 29601

In planning and performing our audit of the financial statements and supplemental schedules of Sandlapper Securities, LLC, as of and for the year ended December 31, 2009, in accordance with auditing standards generally accepted in the United States of America, we considered the Company's internal control over financial reporting (internal control) as a basis for designing our auditing procedures for the purpose of expressing our opinion on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control. Accordingly, we do not express an opinion on the effectiveness of the Company's internal control.

Also, as required by rule 17a-5(g)(1) of the Securities and Exchange Commission (SEC), we have made a study of the practices and procedures followed by the Company, including consideration of control activities for safeguarding securities. This study included tests of such practices and procedures that we considered relevant to the objective stated in rule 17a-5(g) in making the periodic computations of aggregate indebtedness (or aggregate debits) and net capital under rule 17a-3(a)(11) and for determining compliance with the exemptive provisions of rule 15c3-3. Because the Company does not carry securities accounts for customers or perform custodial functions relating to customer securities, we did not review the practices and procedures followed by the Company in any of the following:

1. Making quarterly securities examinations, counts, verifications, and comparisons, and recordation of differences required by rule 17a-13.
2. Complying with the requirements for prompt payment for securities under Section 8 of Federal Reserve Regulation T of the Board of Governors of the Federal Reserve System.

The management of the Company is responsible for establishing and maintaining internal control and the practices and procedures referred to in the preceding paragraph. In fulfilling this responsibility, estimates and judgments by management are required to assess the expected benefits and related costs of controls, and of the practices and procedures referred to in the preceding paragraph, and to assess whether those practices and procedures can be expected to achieve the SEC's above-mentioned objectives. Two of the objectives of internal control and the practices and procedures are to provide management with reasonable but not absolute assurance that assets for which the Company has responsibility are safeguarded against loss from unauthorized use or disposition and that transactions are executed in accordance with management's authorization and recorded properly to permit the preparation of financial statements in conformity with accounting principles generally accepted in the United States of America. Rule 17a-5(g) lists additional objectives of the practices and procedures listed in the preceding paragraph.

Because of inherent limitations in internal control or the practices and procedures referred to above, errors or fraud may occur and not be detected. Also, projection of any evaluation of them to future periods is subject to the risk that they may become inadequate because of changes in conditions or that the effectiveness of their design and operation may deteriorate.

A control deficiency exists when the design or operating of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent or detect misstatements on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control over financial reporting that is less severe than a material weakness, yet important enough to merit attention by those responsible for oversight of the Company's financial reporting.

A material weakness is a deficiency, or combination of deficiencies, in internal control over financial reporting, such that there is a reasonable possibility that a material misstatement of the Company's annual or interim financial statements will not be prevented or detected on a timely basis.

Our consideration of internal control was for the limited purpose described in the first and second paragraphs and would not necessarily identify all deficiencies in internal control that might be material weaknesses. We did not identify any deficiencies in internal control and control activities for safeguarding securities that we consider to be material weaknesses, as defined above.

We understand that practices and procedures that accomplish the objectives referred to in the second paragraph of this report are considered by the SEC to be adequate for its purposes in accordance with the Securities Exchange Act of 1934 and related regulations, and that practices and procedures that do not accomplish such objectives in all material respects indicate a material inadequacy for such purposes. Based on this understanding and our study, we believe that the Company's practices and procedures, as described in the second paragraph of this report, were adequate at December 31, 2009, to meet the SEC's objectives.

This report is intended solely for the use of the members, management, the SEC, the Financial Industry Regulatory Authority and other regulatory agencies which rely on Rule 17a-5(g) under the Securities Exchange Act of 1934 in their regulation of registered brokers and dealers, and is not intended to be and should not be used by anyone other than these specified parties.

Elliott Davis, LLC

Greenville, South Carolina
February 23, 2010

**SECURITIES AND EXCHANGE COMMISSION
WASHINGTON, D. C.**

ANNUAL AUDITED REPORT

DECEMBER 31, 2009

Sandlapper Securities, LLC
(Name of Respondent)

101 N. Main St., 12th floor
Greenville, South Carolina 29601
(Address of principal executive office)

Trevor Gordon, President
Sandlapper Securities, LLC
101 N. Main St., 12th floor
Greenville, South Carolina 29601
(Name and address of person authorized to receive
notices and communications from the Securities and
Exchange Commission)

SEC
Mail Processing
Section

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Washington, DC
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**SECURITIES AND EXCHANGE COMMISSION
WASHINGTON, D. C.**

ANNUAL AUDITED REPORT

DECEMBER 31, 2009

Sandlapper Securities, LLC
(Name of Respondent)

101 N. Main St., 12th floor
Greenville, South Carolina 29601
(Address of principal executive office)

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