

Gafisa S.A.
Form 6-K
December 14, 2010

SECURITIES AND EXCHANGE COMMISSION
Washington, D.C. 20549

FORM 6-K

REPORT OF FOREIGN ISSUER
PURSUANT TO RULE 13a-16 OR 15d-16 OF THE
SECURITIES EXCHANGE ACT OF 1934

For the month of December, 2010

(Commission File No. 001-33356),

Gafisa S.A.

(Translation of Registrant's name into English)

Av. Nações Unidas No. 8501, 19th floor
São Paulo, SP, 05425-070
Federative Republic of Brazil
(Address of principal executive office)

Indicate by check mark whether the registrant files or will file
annual reports under cover Form 20-F or Form 40-F.

Form 20-F Form 40-F

Indicate by check mark if the registrant is submitting
the Form 6-K in paper as permitted by Regulation S-T Rule 101(b)(1)

Yes No

Indicate by check mark if the registrant is submitting
the Form 6-K in paper as permitted by Regulation S-T Rule 101(b)(7):

Yes No

Indicate by check mark whether by furnishing the information contained in this Form,
the Registrant is also thereby furnishing the information to the Commission pursuant
to Rule 12g3-2(b) under the Securities Exchange Act of 1934:

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Yes _____ No ___X___

If **Yes** is marked, indicate below the file number assigned to the registrant in connection with Rule 12g3-2(b): N/A

(A free translation of the original in Portuguese)

**FEDERAL GOVERNMENT
SERVICE**

BRAZILIAN SECURITIES COMMISSION (CVM) Unaudited

QUARTERLY INFORMATION - ITR Corporate Legislation

**TYPE OF COMPANY: COMMERCIAL,
INDUSTRIAL AND OTHER September 30, 2010**

**REGISTRATION WITH CVM SHOULD NOT BE CONSTRUED AS AN EVALUATION OF THE
COMPANY.**

COMPANY MANAGEMENT IS RESPONSIBLE FOR THE INFORMATION PROVIDED.

01.01 - IDENTIFICATION

1 - CVM CODE	2 - COMPANY NAME	3 - CNPJ (Federal Tax ID)
01610-1	GAFISA S/A	01.545.826/0001-07
4 - NIRE (State Registration Number)		

01.02 - HEAD OFFICE

1 ADDRESS	2 - DISTRICT			
Av. das Nações Unidas, 8501 19° floor	Pinheiros			
3 - ZIP CODE	4 CITY	5 - STATE		
05425-070	São Paulo	SP		
6 - AREA CODE	7 - TELEPHONE	8 - TELEPHONE	9 - TELEPHONE	10 - TELEX

011	3025-9297	3025-9158	3025-9191
11 - AREA CODE	12 - FAX	13 FAX	14 - FAX
011	3025-9438	3025-9217	-
15 - E-MAIL			

01.03 - INVESTOR RELATIONS OFFICER (Company Mailing Address)

1- NAME

Alceu Duilio Calciolari

2 ADDRESS

3 - DISTRICT

Av. das Nações Unidas, 8501 19° floor

Pinheiros

4 - ZIP CODE

5 CITY

6 - STATE

05425-070

São Paulo

SP

7 - AREA CODE

8 - TELEPHONE

9 - TELEPHONE

10 - TELEPHONE

11 - TELEX

011 3025-9297

3025-9158

3025-9191

12 - AREA CODE

13 FAX

14 FAX

15 - FAX

011 3025-9438

3025-9191

-

16 - E-MAIL

ri@gafisa.com.br

01.04 - REFERENCE / AUDITOR

CURRENT YEAR		CURRENT QUARTER			PREVIOUS QUARTER		
1 -	2 - END	3 -	4 -	5	6 -	7 -	8 - END
BEGINNING		QUARTER	BEGINNING	END	QUARTER	BEGINNING	
1/1/2010	12/31/2010	3	7/1/2010	9/30/2010	2	4/1/2010	6/30/2010
09 - INDEPENDENT ACCOUNTANT					10 - CVM CODE		
Ernst & Young Terco Auditores Indep. Sociedade Simples					00471-5		
11 - PARTNER IN CHARGE					12 - PARTNER S CPF (INDIVIDUAL TAXPAYER S REGISTER)		
Daniel Gomes Maranhão Junior					070.962.868-45		

01.05 - CAPITAL STOCK

Number of Shares	1 - CURRENT QUARTER	2 - PREVIOUS QUARTER	3 - SAME QUARTER, PREVIOUS YEAR
(in thousands)	9/30/2010	6/30/2010	9/30/2009
Paid-in Capital			
1 - Common	431,509	429,348	133,633
2 - Preferred	0	0	0
3 - Total	431,509	429,348	133,633
Treasury share			
4 Common	600	600	3,125
5 Preferred	0	0	0
6 Total	600	600	3,125

01.06 - COMPANY PROFILE

1 - TYPE OF COMPANY

Commercial, Industrial and Other

2 - STATUS

Operational

3 - NATURE OF OWNERSHIP

National Private

4 - ACTIVITY CODE

1110 Civil Construction, Constr. Mat. and Decoration

5 - MAIN ACTIVITY

Real Estate Development

6 - CONSOLIDATION TYPE

Full

7 - TYPE OF REPORT OF INDEPENDENT AUDITORS

Unqualified

01.07 - COMPANIES NOT INCLUDED IN THE CONSOLIDATED FINANCIAL STATEMENTS

1 ITEM 2 - CNPJ (Federal Tax ID) 3 - COMPANY NAME

01.08 - CASH DIVIDENDS APPROVED AND/OR PAID DURING AND AFTER THE QUARTER

1 - ITEM	2 - EVENT	3 - APPROVAL	4 TYPE	5 - DATE OF PAYMENT	6 - TYPE OF SHARE	7 - AMOUNT PER SHARE
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01.09 - SUBSCRIBED CAPITAL AND CHANGES IN THE CURRENT YEAR

1 ITEM	2 - DATE OF CHANGE	3 - CAPITAL STOCK (In thousands of Reais)	4 - AMOUNT OF CHANGE (In thousands of Reais)	5 - NATURE OF CHANGE	7 - NUMBER OF SHARES ISSUED (thousands)	8 - SHARE PRICE WHEN ISSUED (In Reais)
01	08/04/2010	2,718,465	5,566	Private subscription in cash	483	11.5304000000
02	09/03/2010	2,729,187	10,722	Private subscription in cash	1,679	6.3877800000

01.10 - INVESTOR RELATIONS OFFICER

1- DATE 2 SIGNATURE

11/16/2010

02.01 - BALANCE SHEET - ASSETS (in thousands of Brazilian Reais)

1	CODE	2	DESCRIPTION	3	9/30/2010	4	6/30/2010
1			Total Assets		6,868,606		6,860,791
1.01			Current Assets		3,497,179		3,629,101
1.01.01			Cash and cash equivalents		707,881		1,147,359
1.01.01.01			Cash and banks		16,137		58,552
1.01.01.02			Financial Investments		691,744		1,088,807
1.01.02			Credits		1,350,980		1,245,035
1.01.02.01			Trade accounts receivable		1,350,980		1,245,035
1.01.02.01.01			Receivables from clients of developments		1,234,707		1,134,442
1.01.02.01.02			Receivables from clients of construction and services rendered		79,926		75,162
1.01.02.01.03			Other Receivables		36,347		35,431
1.01.02.02			Sundry Credits		0		0
1.01.03			Inventory		660,972		607,847
1.01.03.01			Properties for sale		660,972		607,847
1.01.04			Other		777,346		628,860
1.01.04.01			Deferred selling expenses		1,168		739
1.01.04.02			Other receivables		764,342		613,186
1.01.04.03			Prepaid expenses		11,836		14,935
1.02			Non Current Assets		3,371,427		3,231,690
1.02.01			Long Term Receivables		988,487		923,590
1.02.01.01			Sundry Credits		732,483		711,931
1.02.01.01.01			Receivables from clients of developments		557,283		554,120
1.02.01.01.02			Properties for sale		175,200		157,811
1.02.01.02			Credits with Related Parties		0		0
1.02.01.02.01			Associated companies		0		0
1.02.01.02.02			Subsidiaries		0		0
1.02.01.02.03			Other Related Parties		0		0
1.02.01.03			Other		256,004		211,659
1.02.01.03.01			Deferred taxes		175,080		166,233
1.02.01.03.02			Other receivables		80,924		45,426
1.02.02			Permanent Assets		2,382,940		2,308,100
1.02.02.01			Investments		2,147,748		2,076,331
1.02.02.01.01			Interest in associated and similar companies		0		0
1.02.02.01.02			Interest in associated and similar companies - Goodwill		0		0
1.02.02.01.03			Interest in Subsidiaries		1,807,764		1,731,625
1.02.02.01.04			Interest in Subsidiaries - goodwill		0		0
1.02.02.01.05			Other Investments		339,984		344,706
1.02.02.02			Property and equipment		32,699		28,755
1.02.02.03			Intangible assets		202,493		203,014
1.02.02.03.01			Goodwill on acquisition of subsidiaries		194,207		194,871
1.02.02.03.02			Other intangible		8,286		8,143
1.02.02.04			Deferred charges		0		0

02.02 - BALANCE SHEET - LIABILITIES AND SHAREHOLDERS' EQUITY (in thousands of Brazilian Reais)

1 - CODE	2 - DESCRIPTION	3	9/30/2010	4	6/30/2010
2	Total Liabilities and Shareholders' Equity		6,868,606		6,860,791
2.01	Current Liabilities		1,418,187		1,395,855
2.01.01	Loans and Financing		552,135		642,401
2.01.02	Debentures		188,759		112,134
2.01.03	Suppliers		116,125		78,376
2.01.04	Taxes, charges and contributions		95,268		92,006
2.01.05	Dividends Payable		50,716		50,716
2.01.06	Provisions		8,001		6,312
2.01.06.01	Provision for contingencies		8,001		6,312
2.01.07	Accounts payable to related parties		0		0
2.01.08	Other		407,183		413,910
	Obligations for purchase of real estate and				
2.01.08.02	advances from customers		210,957		208,200
2.01.08.03	Payroll, profit sharing and related charges		40,482		38,026
2.01.08.04	Other liabilities		155,744		167,684
2.02	Non Current Liabilities		1,770,413		1,919,523
2.02.01	Long Term Liabilities		1,770,413		1,919,523
2.02.01.01	Loans and Financing		220,082		183,468
2.02.01.02	Debentures		951,407		1,148,000
2.02.01.03	Provisions		9,219		12,104
2.02.01.03.01	Provisions for contingencies		9,219		12,104
2.02.01.04	Accounts payable to related parties		0		0
2.02.01.05	Advance for future capital increase		0		0
2.02.01.06	Others		589,705		575,951
	Obligations for purchase of real estate and				
2.02.01.06.01	advances from customers		58,372		47,384
2.02.01.06.02	Deferred income tax and social contribution		223,667		218,366
2.02.01.06.03	Negative goodwill on acquisition of subsidiaries		6,757		8,045
2.02.01.06.04	Other liabilities		300,909		302,156
2.03	Deferred income		0		0
2.05	Shareholders' equity		3,680,006		3,545,413
2.05.01	Paid-in capital stock		2,727,456		2,711,168
2.05.01.01	Capital Stock		2,729,187		2,712,899
2.05.01.02	Treasury shares		(1,731)		(1,731)
2.05.02	Capital Reserves		251,489		290,507
2.05.03	Revaluation reserves		0		0
2.05.03.01	Own assets		0		0
2.05.03.02	Subsidiaries/ Associated and similar Companies		0		0
2.05.04	Revenue reserves		422,374		381,651
2.05.04.01	Legal		31,758		31,758
2.05.04.02	Statutory		311,360		311,360
2.05.04.03	For Contingencies		0		0
2.05.04.04	Unrealized profits		0		0

02.02 - BALANCE SHEET - LIABILITIES AND SHAREHOLDERS' EQUITY (in thousands of Brazilian Reais)

1 - CODE	2 - DESCRIPTION	3	9/30/2010	4	6/30/2010
2.05.04.05	Retained earnings		79,256		38,553
2.05.04.06	Special reserve for undistributed dividends		0		0
2.05.04.07	Other revenue reserves		0		0
2.05.05	Adjustments to Assets Valuation		0		0
2.05.05.01	Securities Adjustments		0		0
2.05.05.02	Cumulative Translation Adjustments		0		0
2.05.05.03	Business Combination Adjustments		0		0
2.05.06	Retained earnings/accumulated losses		278,687		162,087
2.05.07	Advances for future capital increase		0		0

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03.01 - STATEMENT OF INCOME (in thousands of Brazilian Reais)

1 - CODE	2 - DESCRIPTION	3 - 7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 - 7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
3.01	Gross Sales and/or Services	305,684	1,090,419	340,760	854,314
3.01.01	Real estate development and sales Construction services rendered	281,610	996,538	307,629	782,927
3.01.02	revenue	11,091	29,756	11,047	29,249
3.01.03	Barter transactions revenue	12,983	64,125	22,084	42,138
3.02	Gross Sales Deductions	(30,518)	(75,856)	(12,607)	(28,770)
3.02.01	Taxes on sales and services	(27,447)	(67,418)	(10,851)	(25,941)
3.02.02	Brokerage fee on sales	(3,071)	(8,438)	(1,756)	(2,829)
3.03	Net Sales and/or Services	275,166	1,014,563	328,153	825,544
3.04	Cost of Sales and/or Services	(202,998)	(763,765)	(245,696)	(601,712)
3.04.01	Cost of Real estate development	(190,015)	(699,640)	(223,612)	(559,574)
3.4.02	Barter transactions cost	(12,983)	(64,125)	(22,084)	(42,138)
3.05	Gross Profit	72,168	250,798	82,457	223,832
3.06	Operating Expenses/Income	40,886	44,809	(12,302)	(37,292)
3.06.01	Selling Expenses	(16,680)	(48,502)	(13,294)	(45,944)
3.06.02	General and Administrative	(26,202)	(72,170)	(27,608)	(78,633)
3.06.02.01	Profit sharing	(2,093)	(8,893)	(7,172)	(12,908)
3.06.02.02	Stock option plan expenses	(1,705)	(5,424)	(1,195)	(8,459)
3.06.02.03	Other Administrative Expenses	(22,404)	(57,853)	(19,241)	(57,266)
3.06.03	Financial	(6,156)	(33,629)	(30,405)	(62,652)
3.06.03.01	Financial income	25,890	71,309	17,544	63,209
3.06.03.02	Financial Expenses	(32,046)	(104,938)	(47,949)	(125,861)
3.06.04	Other operating income	0	0	52,600	157,800
	Gain on partial sale of Fit Residential negative goodwill				
3.06.04.01	amortiz.	0	0	52,600	157,800
3.06.04.02	Other operating income	0	0	0	0
3.06.05	Other operating expenses	(4,516)	(10,480)	(34,060)	(81,105)
3.06.05.01	Depreciation and Amortization	(3,347)	(9,052)	(3,328)	(6,446)

1 - CODE	2 - DESCRIPTION	3 - 7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 - 7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
3.06.05.02	Other Operating expenses	(1,169)	(1,428)	(30,372)	(74,659)
3.06.06	Equity in results of investees	94,440	209,590	40,465	73,242
3.07	Total operating profit	113,054	295,607	70,155	186,540
	Total non-operating (income)				
3.08	expenses, net	0	0	0	0
3.8.01	Income	0	0	0	0
3.08.02	Expenses	0	0	0	0
3.09	Profit before taxes/profit sharing	113,054	295,607	70,155	186,540
	Provision for income tax and social				
3.10	contribution	0	0	0	0
3.11	Deferred Income Tax	3,546	(16,920)	(6,438)	(28,322)
	Statutory Profit				
3.12	Sharing/Contributions	0	0	0	0
3.12.01	Profit Sharing	0	0	0	0
3.12.02	Contributions	0	0	0	0
	Reversal of interest attributed to				
3.13	shareholders equity	0	0	0	0
3.15	Net income for the Period	116,600	278,687	63,717	158,218
	NUMBER OF SHARES				
	OUTSTANDING EXCLUDING				
	TREASURY SHARES (in				
	thousands)	430,909	430,909	130,508	130,508
	EARNINGS PER SHARE (<i>Reais</i>)	0.27059	0.64674	0.48822	1.21232
	LOSS PER SHARE (<i>Reais</i>)				

04.01 - STATEMENT OF CASH FLOW INDIRECT METHOD (in thousands of Brazilian Reais)

1	CODE	2 DESCRIPTION	3 -7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 -7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
4.01		Net cash from operating activities	(289,288)	(769,913)	(116,135)	(88,419)
4.01.01		Cash generated in the operations	80,216	227,297	61,932	157,566
4.01.01.01		Net Income for the year	116,600	278,687	63,717	158,218
4.01.01.02		Equity in the results of investees	(94,440)	(209,590)	(40,465)	(73,242)
4.01.01.03		Stock options expenses	1,705	5,423	1,194	8,458
4.01.01.04		Gain on sale of investments	0	0	(52,600)	(157,800)
		Unrealized interest and finance				
4.01.01.05		charges, net	48,578	119,688	35,786	103,023
4.01.01.06		Deferred taxes	(3,547)	(220)	6,437	28,321
4.01.01.07		Depreciation and amortization	4,602	11,670	6,435	13,454
4.01.01.08		Amortization of negative goodwill	(1,255)	(2,618)	(3,107)	(7,008)
4.01.01.09		Provision for contingencies	3,755	9,651	38,916	69,221
4.01.01.10		Warranty provision	2,125	6,044	1,255	3,806
4.01.01.11		Profit sharing provision	2,093	8,893	4,364	11,115
4.01.01.12		Fixed asset disposal, net	0	(331)	0	0
4.01.02		Variation in Assets and Liabilities	(369,504)	(997,210)	(178,067)	(245,985)
4.01.02.01		Trade accounts receivable	(109,108)	(299,976)	(200,856)	(475,324)
4.01.02.02		Properties for sale	(70,513)	(97,770)	(1,773)	134,766
4.01.02.03		Other Receivables	(186,653)	(576,724)	4,443	46,558
4.01.02.04		Deferred selling expenses	(430)	(745)	5,413	3,340
4.01.02.05		Prepaid expenses	3,099	4,592	7,586	9,302
		Obligations for purchase of real				
4.01.02.06		estate and adv. from customers	13,744	(22,442)	9,424	(28,801)
4.01.02.07		Taxes, charges and contributions	3,262	17,407	4,899	12,056
4.01.02.08		Suppliers	37,749	54,988	1,101	16,271
4.01.02.09		Payroll, and related charges	364	(7,305)	4,828	12,281
4.01.02.10		Other accounts payable	(61,018)	(69,235)	(13,132)	23,566
4.01.03		Others	0	0	0	0

1 - CODE	2 DESCRIPTION	3 - 7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 - 7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
4.02	Net cash from investments activities	(21,165)	(451,887)	(40,545)	(230,323)
4.02.01	Purchase of property and equipment and deferred charges	(8,025)	(19,003)	(10,953)	(22,763)
4.02.02	Capital contribution in subsidiary companies	23,023	(33,861)	(28,224)	(126,048)
4.02.03	Restricted cash in guarantee to loans	(36,163)	(399,023)	(1,368)	(81,512)
4.03	Net cash from financing activities	(165,188)	757,179	250,949	392,701
4.03.01	Capital increase	16,288	1,101,912	1,319	4,381
4.03.02	Loans and financing obtained	222,665	391,982	380,281	713,981
4.03.03	Repayment of loans and financing Assignment of credits receivable,	(444,863)	(745,787)	(144,208)	(401,316)
4.03.04	net	0	0	0	0
4.03.05	Dividends paid	0	0	0	0
4.03.06	Public offering expenses and deferred taxes	0	(50,410)	0	0
4.03.07	CCI Assignment of credits receivable	0	0	0	58,889
4.03.08	Capital reserve	40,722	59,482	0	0
4.05	Net increase (decrease) of Cash and Cash Equivalents	(475,641)	(464,621)	94,269	73,959
4.05.01	Cash at the beginning of the period	756,535	745,515	144,906	165,216
4.05.02	Cash at the end of the period	280,894	280,894	239,175	239,175

05.01 - STATEMENT OF CHANGES IN SHAREHOLDERS EQUITY FROM 07/01/2010 TO 09/30/2010 (in thousands of Brazilian reais)

1 - CODE	2 DESCRIPTION	3 CAPITAL STOCK	4 CAPITAL RESERVES	5 - REVALUATION RESERVES	6 - REVENUE RESERVES	7 - RETAINED EARNINGS/ ACCUMULATED DEFICIT	8 ADJUSTMENTS TO ASSETS VALUATION	9
5.01	Opening balance	2,712,899	290,507		0	379,920	162,087	0
	Prior-years	0	0		0	0	0	0
5.02	adjustments							
5.03	Adjusted balance	2,712,899	290,507		0	379,920	162,087	0
	Net Income/Loss	0	0		0	0		
5.04	for the period						116,600	0
5.05	Allocations	0	0		0	0	0	0
5.05.01	Dividends	0	0		0	0	0	0
	Interest on own	0	0		0	0	0	0
5.05.02	capital							
5.05.03	Other Allocations	0	0		0	0	0	0
	Realization of	0	0		0	0	0	0
5.06	revenue reserves							
	Adjustments to	0	0		0	0	0	0
5.07	assets valuation							
	Securities	0	0		0	0	0	0
5.07.01	adjustments							
	Cumulative	0	0		0	0	0	0
	Translation							
5.07.02	adjustments							
	Business	0	0		0	0	0	0
	Combination							
5.07.03	Adjustments							
	Increase/decrease		0		0	0	0	0
5.08	in capital stock	16,288						
	Exercise of stock		0		0	0	0	0
5.08.01	options	16,288						
	Increase in capital	0			0	40,723	0	0
5.09	reserves		(39,018)					
	Stock options	0			0	0	0	0
5.09.01	program		1,705					
	Stock options	0			0	(11,035)	0	0
5.09.02	program Tenda		11,035					
	Stock options	0			0	51,758	0	0
	program							
5.09.03	realization		(51,758)					
5.10	Treasury Shares	0	0		0	0	0	0
	Other Capital	0	0		0	0	0	0
5.11	Transactions							
5.12	Others	0	0		0	0	0	0

5.13	Closing balance	2,729,187	251,489	0	420,643	278,687	0
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05.02 - STATEMENT OF CHANGES IN SHAREHOLDERS EQUITY FROM 01/01/2010 TO 09/30/2010 (in thousands of Brazilian reais)

1 - CODE	2 DESCRIPTION	3 CAPITAL STOCK	4 CAPITAL RESERVES	5 - REVALUATION RESERVES	6 - REVENUE RESERVES	7 - RETAINED EARNINGS/ ACCUMULATED DEFICIT	8 ADJUSTMENTS TO ASSETS VALUATION	9
5.01	Opening balance	1,627,275	318,439		0	379,920	0	0
5.02	Prior-years adjustments	0	0	0	0	0	0	0
5.03	Adjusted balance	1,627,275	318,439	0	379,920	0	0	0
5.04	Net Income/Loss for the period	0	0	0	0	278,687	0	0
5.05	Allocations	0	0	0	0	0	0	0
5.05.01	Dividends	0	0	0	0	0	0	0
5.05.02	Interest on own capital	0	0	0	0	0	0	0
5.05.03	Other Allocations	0	0	0	0	0	0	0
5.06	Realization of revenue reserves	0	0	0	0	0	0	0
5.07	Adjustments to assets valuation	0	0	0	0	0	0	0
5.07.01	Securities adjustments	0	0	0	0	0	0	0
5.07.02	Cumulative Translation adjustments	0	0	0	0	0	0	0
5.07.03	Business Combination Adjustments	0	0	0	0	0	0	0
5.08	Increase/decrease in capital stock	1,101,912	0	0	0	0	0	0
5.08.01	Public offering	1,063,750	0	0	0	0	0	0
5.08.02	Exercise of stock options	17,879	0	0	0	0	0	0
5.08.03	Shertis shares subscription	20,283	0	0	0	0	0	0
5.09	Increase in capital reserves	0	(66,950)	0	40,723	0	0	0
5.09.01	Public offering expenses	0	(33,271)	0	0	0	0	0
5.09.02	Stock options program	0	5,424	0	0	0	0	0
5.09.03	Shertis shares subscription	0	1,620	0	0	0	0	0
5.09.04	Stock options program Tenda	0	11,035	0	(11,035)	0	0	0

	Stock options program						
5.09.05	realization	0	(51,758)	0	51,758	0	0
5.10	Treasury Shares	0	0	0	0	0	0
	Other Capital						
5.11	Transactions	0	0	0	0	0	0
5.12	Others	0	0	0	0	0	0

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1 -	2	3	4	CAPITAL	5 -	6 -	7 - RETAINED	8	9 -
CODE	DESCRIPTION	CAPITAL	RESERVES	REVALUATION	REVENUE	RESERVES	EARNINGS/ ACCUMULATED	ADJUSTMENTS TO ASSETS	SH EQ
		STOCK		RESERVES			DEFICIT	VALUATION	
5.13	Closing balance	2,729,187	251,489		0	420,643	278,687		0

08.01 CONSOLIDATED BALANCE SHEET - ASSETS (in thousands of Brazilian Reais)

1 - CODE	2 DESCRIPTION	3 9/30/2010	4 6/30/2010
1	Total Assets	9,234,991	9,098,194
1.01	Current Assets	5,616,585	5,901,703
1.01.01	Cash and cash equivalents	1,231,143	1,806,384
1.01.01.01	Cash and banks	121,494	144,568
1.01.01.02	Financial Investments	976,435	1,500,054
1.01.01.03	Restricted credits	133,214	161,761
1.01.02	Credits	2,727,930	2,470,944
1.01.02.01	Trade accounts receivable	2,727,930	2,470,944
1.01.02.01.01	Receivables from clients of developments	2,643,205	2,391,584
1.01.02.01.02	Receivables from clients of construction and services rendered	81,837	77,073
1.01.02.01.03	Other Receivables	2,888	2,287
1.01.02.02	Sundry Credits	0	0
1.01.03	Inventory	1,447,266	1,446,760
1.01.03.01	Properties for sale	1,447,266	1,446,760
1.01.04	Other	210,246	177,615
1.01.04.01	Deferred selling expenses	38,028	20,592
1.01.04.02	Other receivables	155,795	141,740
1.01.04.03	Prepaid expenses	16,423	15,283
1.02	Non Current Assets	3,618,406	3,196,491
1.02.01	Long Term Assets	3,344,894	2,925,681
1.02.01.01	Sundry Credits	2,799,924	2,482,953
1.02.01.01.01	Receivables from clients of developments	2,411,275	2,075,161
1.02.01.01.02	Properties for sale	388,649	407,792
1.02.01.02	Credits with Related Parties	0	0
1.02.01.02.01	Associated companies	0	0
1.02.01.02.02	Subsidiaries	0	0
1.02.01.02.03	Other Related Parties	0	0
1.02.01.03	Other	544,970	442,728
1.02.01.03.01	Deferred taxes	367,788	311,693
1.02.01.03.02	Other receivables	177,182	131,035
1.02.02	Permanent Assets	273,512	270,810
1.02.02.01	Investments	0	0
1.02.02.01.01	Interest in associated and similar companies	0	0
1.02.02.01.02	Interest in Subsidiaries	0	0
1.02.02.01.03	Other investments	0	0
1.02.02.02	Property and equipment	63,825	59,659
1.02.02.03	Intangible assets	209,687	211,151
1.02.02.03.01	Goodwill on acquisition of subsidiaries	194,207	194,871
1.02.02.03.02	Other intangibles	15,480	16,280
1.02.02.04	Deferred charges	0	0

08.02 CONSOLIDATED BALANCE SHEET - LIABILITIES AND SHAREHOLDERS' EQUITY (in thousands of Brazilian Reais)

1 - CODE	2 - DESCRIPTION	3	9/30/2010	4	6/30/2010
2	Total Liabilities and Shareholders' equity		9,234,991		9,098,194
2.01	Current Liabilities		2,292,498		2,163,821
2.01.01	Loans and Financing		789,331		825,382
2.01.02	Debentures		214,561		123,608
2.01.03	Suppliers		292,444		244,545
2.01.04	Taxes, charges and contributions		234,394		154,983
2.01.05	Dividends Payable		52,287		52,287
2.01.06	Provisions		8,001		6,312
2.01.06.01	Provision for contingencies		8,001		6,312
2.01.07	Accounts payable to related parties		0		0
2.01.08	Other		701,480		756,704
	Obligations for purchase of real estate and				
2.01.08.01	advances from customers		460,470		466,078
2.01.08.02	Payroll, profit sharing and related charges		69,693		73,057
2.01.08.03	Other liabilities		171,417		217,569
2.01.08.04	Deferred taxes		0		0
2.02	Non Current Liabilities		3,210,922		3,342,644
2.02.01	Long Term Liabilities		3,210,922		3,342,644
2.02.01.01	Loans and Financing		371,843		352,181
2.02.01.02	Debentures		1,551,407		1,748,000
2.02.01.03	Provisions		51,185		52,670
2.02.01.03.01	Provisions for contingencies		51,185		52,670
2.02.01.04	Accounts payable to related parties		0		0
2.02.01.05	Advance for future capital increase		0		0
2.02.01.06	Others		1,236,487		1,189,793
	Obligations for purchase of real estate and				
2.02.01.06.01	advances from customers		177,412		176,084
2.02.01.06.02	Deferred taxes		483,373		484,453
2.02.01.06.03	Other liabilities		568,945		521,211
2.02.01.06.04	Negative goodwill on acquisition of subsidiaries		6,757		8,045
2.03	Deferred income		0		0
2.04	Minority Interests		51,565		46,316
2.05	Shareholders' equity		3,680,006		3,545,413
2.05.01	Paid-in capital stock		2,727,456		2,711,168
2.05.01.01	Capital Stock		2,729,187		2,712,899
2.05.01.02	Treasury shares		(1,731)		(1,731)
2.05.02	Capital Reserves		251,489		290,507
2.05.03	Revaluation reserves		0		0
2.05.03.01	Own assets		0		0
2.05.03.02	Subsidiaries/ Associated and similar Companies		0		0
2.05.04	Revenue reserves		422,374		381,651
2.05.04.01	Legal		31,758		31,758
2.05.04.02	Statutory		311,360		311,360

1 - CODE	2 - DESCRIPTION	3	9/30/2010	4	6/30/2010
2.05.04.03	For Contingencies		0		0
2.05.04.04	Unrealized profits		0		0
2.05.04.05	Retained earnings		79,256		38,533
2.05.04.06	Special reserve for undistributed dividends		0		0
2.05.04.07	Other revenue reserves		0		0
2.05.05	Adjustments to Assets Valuation		0		0
2.05.05.01	Securities Adjustments		0		0
2.05.05.02	Cumulative Translation Adjustments		0		0
2.05.05.03	Business Combination Adjustments		0		0
2.05.06	Retained earnings/accumulated losses		278,687		162,087
2.05.07	Advances for future capital increase		0		0

09.01 CONSOLIDATED STATEMENT OF INCOME (in thousands of Brazilian Reais)

1 - CODE	2 - DESCRIPTION	3 - 7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 - 7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
3.01	Gross Sales and/or Services	1,028,530	2,971,267	915,461	2,214,469
3.01.01	Real estate development and sales Construction services rendered	1,006,102	2,863,544	872,617	2,129,991
3.01.02	revenue	6,435	27,904	13,265	30,352
3.01.03	Barter transactions revenue	15,993	79,819	29,579	54,126
3.02	Gross Sales Deductions	(71,334)	(179,044)	(38,360)	(89,663)
3.02.01	Taxes on sales and services	(64,725)	(161,272)	(34,148)	(80,107)
3.02.02	Brokerage fee on sales	(6,609)	(17,772)	(4,212)	(9,556)
3.03	Net Sales and/or Services	957,196	2,792,223	877,101	2,124,806
3.04	Cost of Sales and/or Services	(681,275)	(1,984,154)	(621,927)	(1,523,640)
3.04.01	Cost of Real estate development	(665,282)	(1,904,335)	(592,348)	(1,469,514)
3.4.02	Barter transactions cost	(15,993)	(79,819)	(29,579)	(54,126)
3.05	Gross Profit	275,921	808,069	255,174	601,166
3.06	Operating Expenses/Income	(135,642)	(436,004)	(141,380)	(324,573)
3.06.01	Selling Expenses	(53,887)	(166,321)	(55,556)	(153,344)
3.06.02	General and Administrative	(59,317)	(171,860)	(57,601)	(172,832)
3.06.02.01	Profit sharing	(6,539)	(19,118)	(8,975)	(17,722)
3.06.02.02	Stock option plan expenses	(3,075)	(8,842)	(2,749)	(15,062)
3.06.02.03	Other Administrative Expenses	(49,703)	(143,900)	(45,877)	(140,048)
3.06.03	Financial	(11,928)	(59,107)	(31,008)	(52,937)
3.06.03.01	Financial income	36,417	101,275	33,104	106,399
3.06.03.02	Financial Expenses	(48,345)	(160,382)	(64,112)	(159,336)
3.06.04	Other operating income	0	0	52,600	157,800
	Gain on partial sale of Fit Residential negative goodwill				
3.06.04.01	amortize	0	0	52,600	157,800
3.06.05	Other operating expenses	(10,510)	(38,716)	(49,815)	(103,260)
3.06.05.01	Depreciation and Amortization	(9,593)	(29,975)	(12,891)	(31,174)
3.06.05.02	Negative goodwill amortization	1,288	2,651	3,107	7,008

1 - CODE	2 - DESCRIPTION	3 - 7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 - 7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
3.06.05.03	Other Operating expenses	(2,205)	(11,392)	(40,031)	(79,094)
3.06.06	Equity in results of investees	0	0	0	0
3.07	Total operating profit	140,279	372,065	113,794	276,593
3.08	Total non-operating (income) expenses, net	0	0	0	0
3.8.01	Income	0	0	0	0
3.08.02	Expenses	0	0	0	0
3.09	Profit before taxes/profit sharing	140,279	372,065	113,794	276,593
3.10	Provision for income tax and social contribution	(9,661)	(27,384)	(4,828)	(15,659)
3.11	Deferred Income Tax	(823)	(27,649)	(23,142)	(49,245)
3.12	Statutory Profit				
3.12	Sharing/Contributions	0	0	0	0
3.12.01	Profit Sharing	0	0	0	0
3.12.02	Contributions	0	0	0	0
3.13	Reversal of interest attributed to shareholders equity	0	0	0	0
3.14	Minority interest	(13,195)	(38,345)	(22,107)	(53,471)
3.15	Net income for the Period	116,600	278,687	63,717	158,218
	NUMBER OF SHARES OUTSTANDING EXCLUDING TREASURY SHARES (in thousands)	430,909	430,909	130,508	130,508
	EARNINGS PER SHARE (<i>Reais</i>)	0.27059	0.64674	0.48822	1.21232
	LOSS PER SHARE (<i>Reais</i>)				

10.01 CONSOLIDATED STATEMENT OF CASH FLOW INDIRECT METHOD (in thousands of Brazilian Reais)

1 - CODE	2 DESCRIPTION	3 -7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 -7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
4.01	Net cash from operating activities	(452,196)	(940,694)	(194,493)	(445,917)
4.01.01	Cash generated in the operations	166,130	495,743	148,416	336,622
4.01.01.01	Net Income for the period	116,600	278,687	63,717	158,218
4.01.01.02	Stock options expenses	3,075	8,842	2,749	15,062
4.01.01.03	Gain on sale of investments	0	0	(52,600)	(157,800)
	Unrealized interest and finance				
4.01.01.04	charges, net	62,805	154,835	39,719	123,347
4.01.01.05	Deferred taxes	(57,176)	(18,892)	23,142	49,245
4.01.01.06	Depreciation and amortization	9,593	29,975	12,894	30,190
4.01.01.07	Amortization of negative goodwill	(1,288)	(2,651)	(3,107)	(6,021)
4.01.01.08	Disposal of fixed asset	0	(331)	271	4,980
4.01.01.09	Provision for contingencies	15,462	21,438	39,171	62,610
4.01.01.10	Warranty provision	5,272	11,590	1,255	5,084
4.01.01.11	Profit sharing provision	6,538	19,118	6,612	11,788
4.01.01.12	Allowance for doubtful accounts	0	114	0	0
4.01.01.13	Minority interest	5,249	(6,982)	14,593	39,919
4.01.02	Variation in Assets and Liabilities	(618,326)	(1,436,437)	(342,909)	(782,539)
4.01.02.01	Trade accounts receivable	(593,100)	(1,362,674)	(467,084)	(1,261,865)
4.01.02.02	Properties for sale	18,636	(87,459)	27,494	266,545
4.01.02.03	Other Receivables	(61,342)	(159,317)	(82,314)	57,759
4.01.02.04	Deferred selling expenses	(17,436)	(31,395)	6,032	223
4.01.02.05	Prepaid expenses	0	0	8,576	8,889
4.01.02.06	Suppliers	47,899	98,113	38,601	81,602
	Obligations for purchase of real				
4.01.02.07	estate and adv. from customers	(4,279)	16,072	4,754	(22,842)
4.01.02.08	Taxes, charges and contributions	83,933	96,217	24,138	31,595
	Payroll, profit sharing and related				
4.01.02.09	charges	(10,000)	(10,840)	(16,562)	19,730
4.01.02.10	Other accounts payable	(82,637)	4,846	113,456	35,825

1 - CODE	2 DESCRIPTION	3 -7/1/2010 to 9/30/2010	4 - 1/1/2010 to 9/30/2010	5 -7/1/2009 to 9/30/2009	6 - 1/1/2009 to 9/30/2009
4.01.03	Others	0	0	0	0
4.02	Net cash from investments activities	(1,814)	(525,137)	(29,344)	(109,408)
4.02.01	Purchase of property and equipment and intangible assets	(11,008)	(39,343)	(19,120)	(34,999)
4.02.02	Restricted cash in guarantee to loans	9,194	(485,794)	(10,224)	(74,409)
4.03	Net cash from financing activities	(112,038)	787,126	256,988	975,101
4.03.01	Capital increase	16,288	1,101,912	1,319	4,381
4.03.02	Loans and financing obtained	272,118	512,508	436,560	1,418,227
4.03.03	Repayment of loans and financing Assignment of credits receivable,	(456,951)	(862,334)	(187,307)	(567,655)
4.03.04	net Proceeds from subscription of redeemable equity interest in securitization fund	19,785	39,772	15,214	860
4.03.05	CCI assignment of credits receivable	(4,000)	(17,982)	(8,798)	49,973
4.03.06	Public offering expenses and deferred taxes	0	0	0	69,315
4.03.07	Capital reserve	0	(50,410)	0	0
4.03.08	Foreign Exchange Variation on Cash and Cash Equivalents	40,722	63,660	0	0
4.04	Net increase (decrease) of Cash and Cash Equivalents	0	0	0	0
4.05	Cash at the beginning of the period	(566,048)	(678,705)	33,151	419,776
4.05.01	Cash at the beginning of the period	1,136,765	1,249,422	915,199	528,574
4.05.02	Cash at the end of the period	570,717	570,717	948,350	948,350

11.01 CONSOLIDATED STATEMENT OF CHANGES IN SHAREHOLDERS EQUITY FROM 07/01/2010 TO 09/30/2010 (in thousands of Brazilian reais)

1 - CODE	2 DESCRIPTION	3 CAPITAL STOCK	4 CAPITAL RESERVES	5 - REVALUATION RESERVES	6 - REVENUE RESERVES	7 - RETAINED EARNINGS/ ACCUMULATED DEFICIT	8 ADJUSTMENTS TO ASSETS VALUATION	9 EQUITY
5.01	Opening balance	2,712,899	290,507		0	379,920	162,087	0
5.02	Prior-years adjustments	0	0		0	0	0	0
5.03	Adjusted balance	2,712,899	290,507		0	379,920	162,087	0
5.04	Net Income/Loss for the period	0	0		0	0	116,600	0
5.05	Allocations	0	0		0	0	0	0
5.05.01	Dividends	0	0		0	0	0	0
5.05.02	Interest on own capital	0	0		0	0	0	0
5.05.03	Other Allocations	0	0		0	0	0	0
5.06	Realization of revenue reserves	0	0		0	0	0	0
5.07	Adjustments to assets valuation	0	0		0	0	0	0
5.07.01	Securities adjustments	0	0		0	0	0	0
5.07.02	Cumulative Translation adjustments	0	0		0	0	0	0
5.07.03	Business Combination Adjustments	0	0		0	0	0	0
5.08	Increase/decrease in capital stock	16,288	0		0	0	0	0
5.08.01	Exercise of stock options	16,288	0		0	0	0	0
5.09	Increase in capital reserves	0	(39,018)		0	40,723	0	0
5.09.01	Stock options program	0	1,705		0	0	0	0
5.09.02	Stock options program Tenda	0	11,035		0	(11,035)	0	0
5.09.03	Stock options program - realization	0	(51,758)		0	51,758	0	0
5.10	Treasury Shares	0	0		0	0	0	0
5.11	Other Capital Transactions	0	0		0	0	0	0
5.12	Others	0	0		0	0	0	0

5.13	Closing balance	2,729,187	251,489	0	420,643	278,687	0
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1 - CODE	2 DESCRIPTION	4 CAPITAL STOCK	5 - RESERVES REVALUATION RESERVES	6 - REVENUE RESERVES	7 - RETAINED EARNINGS/ ACCUMULATED DEFICIT	8 ADJUSTMENTS TO ASSETS VALUATION	9 EQUITY
5.01	Opening balance	1,627,275	318,439	0	379,920	0	0
5.02	Prior-years adjustments	0	0	0	0	0	0
5.03	Adjusted balance	1,627,275	318,439	0	379,920	0	0
5.04	Net Income/Loss for the period	0	0	0	0	278,687	0
5.05	Allocations	0	0	0	0	0	0
5.05.01	Dividends	0	0	0	0	0	0
5.05.02	Interest on own capital	0	0	0	0	0	0
5.05.03	Other Allocations	0	0	0	0	0	0
5.06	Realization of revenue reserves	0	0	0	0	0	0
5.07	Adjustments to assets valuation	0	0	0	0	0	0
5.07.01	Securities adjustments	0	0	0	0	0	0
5.07.02	Cumulative Translation adjustments	0	0	0	0	0	0
5.07.03	Business Combination Adjustments	0	0	0	0	0	0
5.08	Increase/decrease in capital stock	1,101,912	0	0	0	0	0
5.08.01	Public offering	1,063,750	0	0	0	0	0
5.08.02	Exercise of stock options	17,879	0	0	0	0	0
5.08.03	Shertis shares subscription	20,283	0	0	0	0	0
5.09	Increase in capital reserves	0	(66,950)	0	40,723	0	0
5.09.01	Public offering expenses	0	(33,271)	0	0	0	0
5.09.02	Stock options program	0	5,424	0	0	0	0
5.09.03	Shertis shares subscription	0	1,620	0	0	0	0
5.09.04	Stock options program Tenda	0	11,035	0	(11,035)	0	0
5.09.05	Stock options program - realization	0	(51,758)	0	51,758	0	0

5.10	Treasury Shares	0	0	0	0	0	0
	Other Capital						
5.11	Transactions	0	0	0	0	0	0

1 -	2	3	4	CAPITAL	5 -	6 -	7 - RETAINED	8	9 -
CODE	DESCRIPTION	CAPITAL	RESERVES	REVALUATION	REVENUE	RESERVES	EARNINGS/ ACCUMULATED DEFICIT	ADJUSTMENTS TO ASSETS VALUATION	SH EQ
		STOCK		RESERVES					
5.12	Others	0	0	0	0	0	0	0	0
5.13	Closing balance	2,729,187	251,489	0	420,643	278,087			0

(A free translation of the original in Portuguese)

FEDERAL GOVERNMENT SERVICE
 BRAZILIAN SECURITIES COMMISSION (CVM)
 QUARTERLY INFORMATION - ITR
 TYPE OF COMPANY: COMMERCIAL, INDUSTRIAL
 AND OTHER

(Unaudited)
 Corporate Legislation
 BASE DATE - 09/30/2010

01610-1	GAFISA S/A	01.545.826/0001-07
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06.01 NOTES TO THE QUARTERLY INFORMATION

Notes to quarterly information (parent company and consolidated) as of September 30, 2010

(Amounts in thousands of Brazilian Reais, unless otherwise stated)

1. Operations

Gafisa S.A. and its subsidiaries (collectively, the "Company") started its commercial operations in 1997 with the objectives of: (a) promoting and managing all forms of real estate ventures on its own behalf or for third parties; (b) purchasing, selling and negotiating real estate properties in general, including provision of financing to real estate clients; (c) carrying out civil construction and civil engineering services; (d) developing and implementing marketing strategies related to its own or third party real estate ventures; and (e) investing in other Brazilian or foreign companies which have similar objectives as the Company's.

The Company forms jointly-controlled ventures (Special Purpose Entities - SPEs) and participates in consortia and condominiums with third parties as a means of meeting its objectives. The controlled entities share the structure and corporate, managerial and operating costs with the Company.

On June 29, 2009, Gafisa S.A. and Construtora Tenda S.A. entered into a Private Instrument for Assignment and Transfer of Quotas and Other Covenants, in which Gafisa assigns and transfers to Tenda 41,341,895 quotas of Cotia1 Empreendimento Imobiliário for the net book value of R\$ 41,342 (Note 7). On December 30, 2009, the shareholders of Gafisa and Tenda approved the merger by Gafisa of total shares outstanding issued by Tenda. Because of the merger, Tenda became a wholly-owned subsidiary of Gafisa, and its shareholders received shares of Gafisa in exchange for their shares of Tenda at the ratio of 0.205 shares of Gafisa to one share of Tenda, as negotiated between Gafisa and the Independent Committee of Tenda, both parties having been advised by independent expert companies. In view of the exchange ratio, 32,889,563 common shares were issued for the total issue price of R\$ 448,844 (Note 8).

On February 22, 2010, the split of our common shares was approved in the ratio of one existing share to two newly-issued shares, thus increasing the number of shares from 167,077,137 to 334,154,274.

In March 2010, the Company completed an initial public offering of common shares, resulting in a capital increase of R\$ 1,063,750 with the issue of 85,100,000 shares, comprising 46,634,420 shares in Brazil and 38,465,680 ADSs.

In May 2010, the Company approved the merger of the total amount of shares issued by Shertis Empreendimentos e Participações S.A., which main asset comprises 20% of the capital stock of Alphaville Urbanismo S.A. (AUSA). The Merger of Shares has the purpose of making viable the implementation of the

Second Phase of the schedule for investment planned in the Investment Agreement and other Covenants, signed between the Company and Alphaville Participações S.A. (Alphapar) on October 2, 2006, thus increasing the interest of Gafisa in the capital stock of AUSA to 80%. As a result of the Merger of Shares, Shertis was converted into a wholly-owned subsidiary of Gafisa, with the issue of 9,797,792 new common shares to Alphapar, former shareholder of Shertis, thus resulting in an increase in capital amounting to R\$ 20,283 (Note 15).

2. Presentation of the Quarterly Information

The quarterly information was approved by the Board of Directors in their meeting held on November 9, 2010.

The quarterly information (ITR) was prepared and is being presented in accordance with the accounting practices adopted in Brazil, which take into consideration the provisions contained in the Brazilian Corporate Law [Law No. 6,404/76, amended by Laws Nos. 11,638/07 and 11,941/09, the rules set out by the Brazilian Securities Commission (CVM), the Pronouncement, Guidance and Interpretation issued by the Accounting Pronouncements Committee (CPC), approved by the proper authorities, effective through December 31, 2009.

Over 2009 the Accounting Pronouncements Committee (CPC) issued several pronouncements which implementation was required for 2010. On November 10, 2009, the CVM issued Resolution No. 603, amended by Resolution No. 626, which provides for the presentation of Quarterly Information Forms (ITR) for 2010 and the early adoption of the accounting standards that shall be effective from 2010. These Resolutions permitted public companies to present their Quarterly Information during 2010 according to the accounting standards effective until December 31, 2009.

As mentioned above, the Company prepared its Quarterly Information in accordance with the accounting practices effective on December 31, 2009, therefore, at the time it prepares the financial statements for the year ending December 31, 2010, it will present again the Quarterly Information for 2010.

The Company is in the phase of analyzing the estimates for the potential effects produced by the changes introduced by the new pronouncements on its financial statements and decided not to include any change in the Quarterly Information at September 30 and June 30, 2010, in view of the complexity of and difficulty in measuring and quantifying the effects produced by the changes in the accounting practices applicable to its business. The Company is also discussing this matter with the other companies of the segment aiming at improving its understanding about its applicability in the segment and the Brazilian scenario, and arrived at the understanding that at present it is not possible to determine the effects of such changes on the shareholders' equity and results for the quarter and nine-month period ended September 30, 2010.

The main effects expected from the adoption of these new pronouncements are as follows:

- Revenue from sale of real estate and Costs of real estate: recognize in income statement when the title, risks and benefits are transferred to the real estate buyer (usually after the completion of the construction and upon the delivery of the real estate keys), and recognize the cost in income statement proportionally to the units sold taking into consideration the same criterion on recognition of revenue from sale of real estate.
- Business combinations: sets out the accounting treatment for business combinations regarding the recognition and measurement of acquired assets and assumed liabilities, goodwill based on future economic benefits, and minimum information to be disclosed by the Company in these transactions.
- Construction contracts: sets out the accounting treatment for revenue and costs associated with construction contracts.
- Investments in associates: sets out how to record investments in associates in the individual and consolidated financial statements of the investor and subsidiaries in the financial statements of the parent company.
- Interests in joint venture: sets out how to record interest in joint ventures and how to disclose assets, liabilities, income and expenses of these ventures in the financial statements of investors.
- Definition of principles for recognition, measurement and disclosure of financial instruments and requirements for disclosing information on financial instruments.
- Investment property: sets out the accounting treatment for investment property and respective reporting requirements.
- Non-current assets held for sale and operations: sets out the accounting for non-current assets held for sale (on sale) and the presentation and disclosure of discontinued operations.

3. Significant accounting practices adopted in the preparation of the quarterly information

a) Accounting estimates

The preparation of the quarterly information in accordance with the accounting practices adopted in Brazil requires the Company's management to make judgments to determine and record accounting estimates. Assets and liabilities affected by estimates and assumptions include the residual value of property and equipment, provision for impairment, allowance for doubtful accounts, deferred tax assets, provision for contingencies and measurement of financial instruments. The settlement of transactions involving these estimates may result in

amounts different from those estimated in view of the inaccuracies inherent in the process for determining them. The Company review estimates and assumptions at least annually.

b) Recognition of results

(i) Real estate development and sales

Revenues, as well as costs and expenses directly related to real estate development units sold and not yet finished, are recognized over the course of the construction period and the following procedures are adopted:

(a) For completed units, the result is recognized when the sale is made, with the transfer of significant risks and rights, regardless of the receipt of the contractual amount, provided that the following conditions are met: (a) the result is determinable, that is, the collectibility of the sale price is reasonably assured or the amount that will not be collected can be estimated, and (b) the earnings process is virtually complete, that is, the Company is not obliged to perform significant activities after the sale to earn the profit. The collectibility of the sales price is demonstrated by the client's commitment to pay, which in turn is supported by initial and continuing investment.

(b) In the sales of unfinished units, the following procedures and rules were observed:

§ The incurred cost (including the costs related to land, and other expenditures directly related to increase inventories) corresponding to the units sold is fully appropriated to the result.

§ The percentage of incurred cost (including costs related to land) is measured in relation to total estimated cost, and this percentage is applied on the revenues from units sold, determined in accordance with the terms established in the sales contracts, thus determining the amount of revenues and selling expenses to be recognized in direct proportion to cost.

§ Any amount of revenues recognized that exceeds the amount received from clients is recorded as current or non-current assets. Any amount received in connection with the sale of units that exceeds the amount of revenues recognized is recorded as "Obligations for purchase of land and advances from clients".

§ Interest and inflation-indexation charges on accounts receivable as from the time the client takes possession of the property, as well as the adjustment to present value of accounts receivable, are appropriated to the result from the development and sale of real estate using the accrual basis of accounting □ pro rata basis.

§ The financial charges on accounts payable for acquisition of land and those directly associated with the financing of construction are recorded in inventories of properties for sale, and appropriated to the incurred cost of finished units, following the same criteria for appropriation of real estate development cost of units under construction sold.

The taxes on the difference between the revenues from real estate development and the accumulated revenues subject to tax are calculated and recognized when the difference in revenues is recognized.

The other advertising and publicity expenses are appropriated to results as they are incurred
□ represented by media insertion □ using the accrual basis of accounting.

(ii) Construction services

Revenues from real estate services are recognized as services are rendered, and consist primarily of amounts received in connection with construction management activities for third parties, technical management and management of real estate.

(iii) Barter transactions

In barter transactions of land in exchange for units, the value of land acquired by the Company is calculated based on the fair value of real estate units to be delivered. The fair value is recorded in inventories of Properties for sale against liabilities for Advances from clients, at the time the barter agreement is signed, provided that the real estate development recording is obtained. Revenues and costs incurred from barter transactions are appropriated to income over the course of construction period of the projects, as described in item (b).

c) Financial instruments

Financial instruments are recognized only from the date the Company becomes a party to the contract provisions of financial instruments, which include financial investments, accounts receivable and other receivables, cash and cash equivalents, loans and financing, as well as accounts payable and other debts. Financial instruments that are not recognized at fair value through income are added by any directly attributable transactions costs.

After the initial recognition, financial instruments are measured as described below:

(i) Financial instruments at fair value through income

A financial instrument is classified into fair value through income if held for trading, that is, designated as such when initially recognized. Financial instruments are designated at fair value through income if the Company manages these investments and makes decisions on purchase and sale based on their fair value according to the strategy of investment and risk management documented by the Company. After initial recognition, attributable transaction costs are recognized in income when incurred. Financial instruments at fair value through income are measured at fair value, and their fluctuations are recognized in income.

(ii) Loans and receivables

Loans and receivables are measured at cost amortized using the method of effective interest rate, reduced by possible impairment.

d) Cash and cash equivalents

Consist primarily of bank certificates of deposit and investment funds, denominated in reais, having a ready market and original maturity of 90 days or less or in regard to which there are no penalties or other restrictions for early redemption. Most of financial investments are classified into the category "financial assets at fair value through income".

Investment funds in which the Company is the sole owner are fully consolidated.

e) Receivables from clients

These are stated at cost plus accrued interest and indexation adjustments, net of adjustment to present value. The allowance for doubtful accounts arising from the provision of services, when applicable, is set up by the Company's management when there is no expectation of realization. In relation to receivables from development, the allowance for doubtful accounts is set up at an amount considered sufficient by Management to cover estimated losses on realization of credits that do not have general guarantee.

The installments due are indexed based on the National Civil Construction Index (INCC) during the construction phase, and based on the General Market Prices Index (IGP-M) and interest, after delivery of the units. For accounts receivable due of sale of units, the understanding of Management is that there is no need of setting up an allowance because it has general guarantee and the prices of units are above their book value, except for those related to the subsidiary Tenda.

f) Certificates of real estate receivables (CRI)

The Company assigns receivables for the securitization and issuance of mortgage-backed securities ("CRI"). When this assignment does not involve right of recourse, it is recorded as a reduction of accounts receivable. When the transaction involves recourse against the Company, the accounts receivable sold is maintained on the balance sheet. The financial guarantees, when a participation is acquired (subordinated CRI) and maintained to secure the receivables that were assigned, are recorded in the balance sheet in non-current receivables at fair value.

g) Investment Fund of Receivables ("FIDC") and Real estate credit certificate ("CCI")

The Company consolidates Investment Funds of Receivables (FIDC) in which it holds subordinated quotas, subscribed and paid in by the Company in receivables.

Pursuant to CVM Instruction No. 408, the consolidation by the Company of FDIC arises from the evaluation of the underlying and economic reality of these investments, considering, among others: (a) whether the Company still have

control over the assigned receivables, (b) whether it still retains any right in relation to assigned receivables, (c) whether it still bears the risks and responsibilities for the assigned receivables, and (d) whether the Company fundamentally or usually pledges guarantees to FIDC investors in relation to the expected receipts and interests, even informally.

When consolidating the FIDC in its quarterly information, the Company discloses the receivables in the group of accounts of receivables from clients and the FIDC net worth is reflected in other accounts payable, the balance of subordinated quotas held by the Company being eliminated in this consolidation process.

The financial costs of these transactions are appropriated on pro rata basis in the adequate heading of financial expenses.

The Company carries out the assignment and/or securitization of receivables related to credits of statutory lien on completed real estate ventures. This securitization is carried out upon the issuance of the real estate credit certificate (CCI), which is assigned to financial institutions that grant credit. The funds from assignment are classified in the heading other accounts payable, until certificates are settled by clients.

h) Properties for sale

Land is stated at cost of acquisition. Land is recorded only after the deed of property is registered. The Company also acquires land through barter transactions where, in exchange for the land acquired, it undertakes to deliver (a) real estate units under development or (b) part of the sales revenues originating from the sale of the real estate units. Land acquired through barter transaction is stated at fair value.

Properties are stated at construction cost, which does not exceed the net realizable value. In the case of real estate developments in progress, the portion in inventories corresponds to the cost incurred for units that have not yet been sold. The incurred cost comprises construction (materials, own or outsourced labor, and other related items), expenses for regularizing lands and ventures, and financial charges appropriated to the development as incurred during the construction phase.

When the cost of construction of properties for sale exceeds the expected cash flow from sales, once completed or still under construction, an impairment charge is recognized in the period when the book value is considered no longer to be recoverable.

Properties for sale are reviewed to evaluate the recovery of the book value of each real estate development when events or changes in macroeconomic scenarios indicate that the book value may not be recoverable. If the book value of a real estate development is not recoverable, compared to its realizable value through expected cash flows, a provision is recorded.

The Company capitalizes interest on developments during the construction phase, arising from the National Housing System and other credit lines that are used for financing the construction of developments (limited to the corresponding financial expense amount), which are recognized in income in the proportion to units sold, the same criterion for other costs.

i) Deferred selling expenses

Brokerage expenditures are recorded in results following the same percentage-of-completion criteria adopted for the recognition of revenues. The charges related to sales commission of the buyer are not recognized as revenue or expense of the Company.

j) Warranty provision

The Company and its subsidiaries record a provision to cover expenditures for repairing construction defects covered during the warranty period, except for the subsidiaries that operate with outsourced companies, which are the own guarantors of the constructions services provided. The warranty period is five years from the delivery of the unit.

k) Prepaid expenses

These are taken to income in the period to which they relate.

l) Property and equipment

Recorded at cost. Depreciation is calculated based on the straight-line method considering the estimated useful life of the assets, as follows:

- (i)** Vehicles □ 5 years;
- (ii)** Office equipment and other installations □ 10 years;
- (iii)** Sales stands, facilities, model apartments and related furnishings - 1 year.

Expenditures incurred for the construction of sales stands, facilities, model apartments and related furnishings are capitalized as Property and equipment. Depreciation of these assets commences upon launch of the development and is recorded over the average term of one year and subject to periodical analysis of asset impairment.

m) Intangible assets

Intangible assets relate to the acquisition and development of computer systems and software licenses, recorded at acquisition cost, and are amortized over a period of up to five years.

n) Goodwill and negative goodwill on the acquisition of investments

The Company's investments in subsidiaries include goodwill when the acquisition cost exceeds the book value of net tangible assets of the acquired subsidiary and negative goodwill when the acquisition cost is lower.

Up to December 31, 2008, the goodwill is amortized in accordance with the underlying economic basis which considers factors such as the land bank, the ability to generate results from developments launched and/or to be launched and other inherent factors. From January 1, 2009 goodwill is no longer amortized in results for the period.

The Company annually evaluates at the balance sheet date whether there are any indications of permanent loss and potential adjustments to measure the residual portion not amortized of recorded goodwill, and records an impairment provision, if required, to adjust the carrying value of goodwill to recoverable amounts or to realizable values. If the book value exceeds the recoverable amount, the amount thereof is reduced.

Goodwill that cannot be justified economically is immediately charged to results for the year.

Negative goodwill that is justified economically is appropriated to results at the extent the assets which originated it are realized. Negative goodwill that is not justified economically is recognized in results only upon disposal of the investment.

o) Investments in subsidiaries and joint-controlled investees

If the Company holds more than half of the voting capital of another company, the latter is considered a subsidiary and is consolidated. In situations where shareholder agreements grant the other party veto rights affecting the Company's business decisions with regards to its subsidiary, such affiliates are considered to be jointly-controlled companies and are recorded on the equity method.

Cumulative movements after acquisitions are adjusted in cost of investment. Unrealized gains or transactions between Gafisa S.A. and its affiliates and subsidiary companies are eliminated in proportion to the Gafisa S.A.'s interest; unrealized losses are also eliminated, unless the transaction provides evidence of impairment of the asset transferred.

When the Company's interest in the losses of subsidiaries is equal to or higher than the amount invested, the Company recognizes the residual portion of the net capital deficiency since it assumes obligations to make payments on behalf of these companies or for advances for future capital increase.

The accounting practices of acquired subsidiaries are aligned with those of the parent company, in order to ensure consistency with the practices adopted by the Company.

p) Obligations for purchase of land and advances from clients due to barter transactions

These are contractual obligations established for purchases of land in inventory (Property for sale) which are stated at amortized cost plus interest and charges proportional to the period (pro rata basis), when applicable, net of adjustment to present value.

The obligations related to barter transactions of land in exchange for real estate units are stated at fair value, as advances from clients.

q) Taxes on income

Taxes on income in Brazil comprise Federal income tax (25%) and social contribution (9%), as recorded in the statutory accounting records, the composite statutory rate being 34%, adjusted based on the history of payment and expectation about the realization of temporary differences in companies on the taxable income regime. Deferred taxes are provided on all temporary tax differences.

As permitted by tax legislation, certain subsidiaries and jointly-controlled companies, the annual billings of which were lower than a specified amount, opted for the presumed profit regime. For these companies, the income tax basis is calculated at the rate of 8% on gross revenues plus financial income and for the social contribution basis at 12% on gross revenues plus financial income, upon which the income tax and social contribution rates, 25% and 9%, respectively, are applied. The deferred tax assets are recognized to the extent that future taxable income is expected to be available to be used to offset temporary differences based on the budgeted future results prepared based on internal assumptions. New circumstances and economic scenarios may change the estimates, as approved by the Management bodies.

Deferred tax assets arising from net operating losses have no expiration dates, though offset is restricted to 30% of annual taxable income. Taxable entities on the presumed profit regime cannot offset prior year losses against tax payable.

In the event realization of deferred tax assets is not considered to be probable, no amount is recorded (Note 16).

r) Other current and non-current liabilities

These liabilities are stated on the accrual basis at their known or estimated amounts, plus, when applicable, the corresponding charges and inflation-indexed variations through the balance sheet date, which contra-entry is included in income for the year. When applicable, current and non-current liabilities are recorded at present value based on interest rates that reflect the term, currency and risk of each transaction.

The liability for future compensation of employee vacations earned is fully accrued.

Gafisa S.A. and its subsidiaries do not offer private pension plans or retirement plan or other post-employment benefits to employees.

s) Stock option plan

As approved by its Board of Directors, the Company offers to its selected executives share-based compensation plans ("Stock Options").

The fair value of services received from the plan participants, in exchange for options, is determined in relation to the fair value of shares, on the grant date of each plan, and recognized as expense as contra-entry to shareholders' equity at the extent service is rendered.

t) Profit sharing program for employees and officers

The Company provides for the distribution of profit sharing benefits and bonuses to employees recognized in results in General and administrative expenses.

The bonus systems operate on a three-tier performance-based structure in which the corporate efficiency targets as approved by the Board of Directors must first be achieved, followed by targets for the business units and finally individual performance targets.

u) Present value adjustment

The assets and liabilities arising from long or short-term transactions, if they had a significant effect, were adjusted to present value.

In installment sales of unfinished units, real estate development entities have receivables formed prior to delivery of the units which does not accrue interest, were discounted to present value. The reversal of the adjustment to present value, considering that an important part of the Company's activities is to finance its customers, was made as a contra-entry to the real estate development revenue group itself, consistent with the interest accrued on the portion of accounts receivable related to the "after the keys" period

The financial charges of funds used in the construction and finance of real estate ventures shall be capitalized. As interest from funds used to finance the acquisition of land for development and construction is capitalized, the accretion of the present value adjustment arising from the obligation is recorded in Real estate development operating costs or against inventories of Properties for sale, as the case may be, until the construction phase of the venture is completed.

Accordingly, certain asset and liability items are adjusted to present value based on discount rates that reflect management's best estimate of the value of money over time and the specific risks of the asset and the liability.

The applied discount rate's underlying economic basis and assumption is the average rate of the financing and loans obtained by the Company, net of the inflation-index effect of IGP-M (Note 5).

v) Test for impairment

Management reviews at least annually, at the balance sheet closing date, the carrying value of assets with the objective of evaluating events or changes in economic and operational circumstances that may indicate impairment or reduction in their recoverable amounts. When such evidences are identified, the carrying amount is higher than the recoverable one, a provision for impairment is set up, adjusting the carrying to the recoverable amount. Goodwill and intangible assets with indefinite useful lives have the recovery of their amounts tested annually, whether there is indication of reduction in value or not, by comparing the realization value measured through expected cash flows for the following five years.

w) Debenture and share issuance expenses

Transaction costs and premiums on issuance of securities, as well as share issuance expenses are accounted for as a direct reduction of the amount raised by the Company. In addition, transaction costs and premiums on issuance of debt securities are amortized over the terms of the security and the balance is presented net of issuance expenses (Note 11).

x) Contingent assets and liabilities and legal obligations

The accounting practices to record and disclose contingent assets and liabilities and legal obligations are as follows: (i) Contingent assets are recognized only when there are general guarantees or final and unappealable favorable court decisions. Contingent assets which depend on probable successful lawsuits are only disclosed in a Note to the quarterly information; and (ii) Contingent liabilities are accrued when losses are considered probable and the involved amounts are reasonably measurable. Contingent liabilities which losses are considered possible are only disclosed in a Note to financial statements, and those which losses are considered remote are not accrued nor disclosed.

y) Earnings per share

Earnings per share are calculated based on the number of shares outstanding at the balance sheet dates

z) Consolidated quarterly information

The consolidated quarterly information of the Company, which include the quarterly information indicated in Note 8, were prepared in accordance with the applicable consolidation practices and legal provisions. Accordingly, intercompany balances, accounts, income and expenses, and unrealized earnings were eliminated. The jointly-controlled investees are consolidated in proportion to the interest held by the parent company.

4. Cash and cash equivalents

	<i>Parent company</i>		<i>Consolidated</i>	
	<i>09/30/2010</i>	<i>06/30/2010</i>	<i>09/30/2010</i>	<i>06/30/2010</i>
<i>Cash and cash equivalents</i>				
<i>Cash and banks</i>	16,137	58,552	121,494	144,568
<i>Cash equivalents</i>				
<i>Investment funds</i>	97,433	500,833	165,580	670,458
<i>Securities purchased under agreement to rese</i>	79,663	117,159	104,578	208,440
<i>Bank Certificates of Deposits - CDBs</i>	71,161	66,696	145,742	88,731
<i>Other</i>	16,500	13,295	33,325	24,568
<i>Total cash and cash equivalents</i>	280,894	756,535	570,718	1,136,765
<i>Restricted cash in guarantee of loans (a)</i>	426,987	390,824	527,211	507,858
<i>Total financial investments</i>	691,744	1,088,807	976,435	1,500,055
<i>Restricted credits (b)</i>	-	-	133,214	161,761
<i>Total cash and cash equivalents</i>	707,881	1,147,359	1,231,143	1,806,384

(a) Restricted cash in guarantee of loans related to ventures and cleared according to the progress of works and sales.

(b) Transfer from clients which the Company expects to receive in up to 90 days.

At September 30, 2010, Bank Deposit Certificates □ CDBs include earned interest from 98.5% to 105% (June 30, 2010 □ 98.75% to 105%) of Interbank Deposit Certificate □ CDI. Securities purchased under agreement to resell include earned interest from 98% to 104% (June 30, 2010 □ 98% to 104%) of CDI. Both investments are made in first class financial institutions.

During the quarter ended September 30, 2010, the Company acquired 22,000 Additional Construction Potential Certificates (CEPACs) in the Seventh Session of the Fourth Public Auction conducted by the Municipal Government of São Paulo, related to the consortium of Água Espriada urban operation, totaling R\$16,500. At September 30, 2010, the CEPACs, recorded in the heading Other, have immediate liquidity and were not yet addressed to any of the ventures to be launched in the future.

Such issue was registered with the CVM under the No. CVM/SRE/TIC/2008/002, and according to CVM Instruction No. 401/2003, CEPACs are put up for public auction having as intermediary the institutions that take part in the securities distribution system.

At September 30, the amount related to investment funds is recorded at fair value through income. At September 30, 2010, the investment fund portfolio is composed of securities purchased under agreement to resell, Bank Certificates of Deposits and government securities. Pursuant to CVM Instruction No. 408/04, financial investments in Investment Funds in which the Company has exclusive interest were consolidated.

Fundo de Investimento Arena is a multimarket fund under management and administration of Santander Asset Management and custody of Itau Unibanco. The objective of this fund is to appreciate the value of its quotas by investing the funds of its investment portfolio, which may be composed of financial and/or other operating assets available in the financial and capital markets that yield fixed return. Assets eligible to the portfolio are the following: government bonds, derivative contracts, debentures, CDBs and Bank Receipts of Deposits (RDBs), investment fund quotas of classes accepted by CVM and securities purchased under agreement to resell, according to the rules of the National Monetary Council (CMN). There is no grace period for redemption of quotas, which can be redeemed with a return at any time. The fund's tax treatment is that applicable to long-term investment funds.

Fundo de Investimento Colina is a fixed-income private credit fund under management and administration of Santander Asset Management and custody of Itau Unibanco. The objective of this fund is to provide a return higher than 101% of CDI. The assets eligible to the portfolio are the following: government bonds, derivative contracts, debentures, CDBs and RDBs. The consolidated portfolio can generate exposure to Selic/CDI, fixed rate and price indices. There is no grace period for redemption of quotas, which can be redeemed with a return at any time. The fund's tax treatment is that applicable to long-term investment funds.

Fundo de Investimento Vistta is a fixed-income private credit fund under management and administration of Votorantim Asset Management and custody of Itau Unibanco. The objective of this fund is to provide a return higher than 101% of CDI. The assets eligible to the portfolio are the following: government bonds, derivative contracts, debentures, CDBs and RDBs. The consolidated portfolio can generate exposure to Selic/CDI, fixed rate and price indices. There is no grace period for redemption of quotas, which can be redeemed with a return at any time. The fund's tax treatment is that applicable to long-term investment funds.

The balance sheet of investment funds is as follows:

Assets	Vistta	Colina	Arena
<i>Current</i>	69,403	29,324	158,584
Total assets	69,403	29,324	158,584
Liabilities			
<i>Current</i>	16	24	726
Shareholders' equity			
<i>Capital stock</i>	53,499	10,516	134,302
<i>Retained earnings</i>	1,419	898	12,753
<i>Income for the period</i>	14,469	17,886	10,803
Total shareholders' equity	69,387	29,300	157,858

<i>Total liabilities and shareholders' equity</i>	69,403	29,324	158,584
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5. Receivables from clients

	<i>Parent company</i>		<i>Consolidated</i>	
	<i>09/30/2010</i>	<i>06/30/2010</i>	<i>09/30/2010</i>	<i>06/30/2010</i>
<i>Real estate development and sales</i>	<i>1,813,787</i>	<i>1,714,067</i>	<i>5,143,106</i>	<i>4,557,660</i>
<i>(-) Adjustment to present value</i>	<i>(21,797)</i>	<i>(25,505)</i>	<i>(88,626)</i>	<i>(90,915)</i>
<i>Services and construction</i>	<i>79,926</i>	<i>75,162</i>	<i>81,837</i>	<i>77,073</i>
<i>Other receivables</i>	<i>36,347</i>	<i>35,431</i>	<i>2,888</i>	<i>2,287</i>
	<i>1,908,263</i>	<i>1,799,155</i>	<i>5,139,205</i>	<i>4,546,105</i>
<i>Current</i>	<i>1,350,980</i>	<i>1,245,035</i>	<i>2,727,930</i>	<i>2,470,944</i>
<i>Non-current</i>	<i>557,283</i>	<i>554,120</i>	<i>2,411,275</i>	<i>2,075,161</i>

(i) The balance of accounts receivable from units sold and not yet delivered is limited to the portion of revenues accounted for net of the amounts already received.

The balances of advances from clients (development and services), which exceed the revenues recorded in the period, amount to R\$ 231,666 at September 30, 2010 (June 30, 2010 □ R\$ 233,961), and are classified in Obligations for purchase of land and advances from clients.

Accounts receivable from completed real estate units delivered are in general subject to annual interest of 12% plus IGP-M variation, the financial income being recorded in income as Revenue from real estate development; the interest recognized for the periods ended September 30, 2010 and September 30, 2009 totaled R\$ 20,854 and R\$ 38,915, respectively.

An allowance for doubtful accounts is not considered necessary, except for Tenda, since the history of losses on accounts receivable is insignificant. The Company's evaluation of the risk of loss takes into account that these credits refer mostly to developments under construction, where the transfer of the property deed only takes place after the settlement and/or negotiation of the client receivables.

The allowance for doubtful accounts for Tenda totaled R\$ 18,852 (consolidated) at September 30, 2010 (R\$ 17,985 at June 30, 2010), and is considered sufficient by the Company's management to cover the forecast of future losses on the realization of accounts receivable of this subsidiary.

The total reversal value of the adjustment to present value recognized in the real estate development revenue for the period ended September 30, 2010 amounted to R\$ 11,393 (parent company) and R\$ (1,700) (consolidated), respectively.

Receivables from real estate units not yet finished were measured at present value considering the discount rate determined according to the criterion described in Note 3(u). The net annual rate applied by the Company and its subsidiaries, already taking into consideration the indexes of the receivables portfolio, fluctuated between 4.45% and 7.64% in the quarter ended September 30, 2010.

(ii) On March 31, 2009, the Company carried out a FIDC transaction, which consists of an assignment of a portfolio comprising select residential and commercial real estate receivables arising from Gafisa and its subsidiaries. This portfolio was assigned and transferred to "Gafisa FIDC" which issued Senior and Subordinated quotas. This first issuance of senior quotas was made through an offering restricted to qualified investors. Subordinated quotas were subscribed exclusively by Gafisa. Gafisa FDIC acquired the portfolio of receivables at a discount rate equivalent to the interest rate of finance contracts.

Gafisa was hired by Gafisa FDIC and will be remunerated for performing, among other duties, the conciliation of the receipt of receivables owned by the fund and the collection of past due receivables. The transaction structure provides for the substitution of the Company as collection agent in case of non-fulfillment of the responsibilities described in the collection service contract.

The Company assigned its receivables portfolio amounting to R\$ 119,622 to Gafisa FIDC in exchange for cash, at the transfer date, discounted to present value, for R\$ 88,664. The following two quota types were issued: Senior and Subordinated. The subordinated quotas were exclusively subscribed by Gafisa S.A., representing approximately 21% of the amount issued, totaling R\$ 18,958 (present value); at September 30, 2010 it totaled R\$ 16,854 (Note 8). Senior and Subordinated quota receivables are indexed by IGP-M and incur interest at 12% per year.

The Company consolidated Gafisa FIDC in its quarterly information, accordingly, it discloses at September 30, 2010, receivables amounting to R\$ 40,180 in the group of accounts of receivables from clients, and R\$ 23,326 is reflected in other accounts payable, the balance of subordinated quotas held by the Company being eliminated in this consolidation process.

(iii) On June 26, 2009, the Company carried out a CCI transaction, which consists of an assignment of a portfolio comprising select residential real estate credits from Gafisa and its subsidiaries. The Company assigned its receivables portfolio amounting to R\$ 89,102 in exchange for cash, at the transfer date, discounted to present value, of R\$ 69,315, classified into the heading "Other Accounts Payable - Credit Assignments".

8 book CCIs were issued, amounting to R\$ 69,315 at the date of issue. These 8 CCIs are backed by Receivables which installments fall due on and up to June 26, 2014 (CCI-Investor).

CCI-Investor, pursuant to Article 125 of the Brazilian Civil Code, carry general guarantees represented by statutory lien on real estate units, as soon as the following occurs: (i) the suspensive condition included in the registration takes place, in the record of the respective real estate units; (ii) the assignment of receivables from the assignors to SPEs, as provided for in Article 167, item II, (21) of Law No. 6,015, of December 31, 1973; and (iii) the issue of CCI Investor by SPEs, as provided for in Article 18, paragraph 5 of Law No. 10,931/04.

Gafisa was hired and will be remunerated for performing, among other duties, the conciliation of the receipt of receivables, guarantee the CCIs, and the collection of past due receivables. The transaction structure provides for the substitution of Gafisa as collection agent in case of non-fulfillment of the responsibilities described in the collection service contract.

6. Properties for sale

	<i>Parent company</i>		<i>Consolidated</i>	
	<i>09/30/2010</i>	<i>06/30/2010</i>	<i>09/30/2010</i>	<i>06/30/2010</i>
<i>Land</i>	388,822	312,172	761,800	713,752
<i>(-) Adjustment to present value</i>	(4,344)	(4,319)	(11,028)	(11,962)
<i>Property under construction</i>	340,942	354,808	873,671	947,023
<i>Completed units</i>	110,752	102,997	211,472	205,739
	836,172	765,658	1,835,915	1,854,552
<i>Current portion</i>	660,972	607,847	1,447,266	1,446,760
<i>Non-current portion</i>	175,200	157,811	388,649	407,792

The Company has undertaken commitments to build units bartered for land, accounted for based on the fair value of the bartered units. At September 30, 2010, the balance of land acquired through barter transactions totaled R\$ 30,488 (parent company) and R\$ 94,095 (consolidated).

As mentioned in Note 10, the balance of financial charges at September 30, 2010 amounts to R\$ 92,134 (parent company) and R\$ 109,477 (consolidated).

The adjustment to present value in the property for sale balance refers to the portion of the contra-entry to the adjustment to present value of Obligations for purchase of land without effect on results (Note 14), according to the criteria described in Note 3(u).

The annual net rate adopted by the Company and its subsidiaries, already taking into consideration the indexes of contracts of obligations for purchase of land, fluctuated between 4.45% and 7.64% in the quarter ended September 30, 2010.

7. Other accounts receivable

	<i>Parent company</i>		<i>Consolidated</i>	
	<i>09/30/2010</i>	<i>06/30/2010</i>	<i>09/30/2010</i>	<i>06/30/2010</i>
<i>Current accounts related to real estate ventures (a) (Note 18)</i>	66,339	44,025	158,593	122,889
<i>Advances to suppliers</i>	7,874	4,951	58,410	51,048
<i>Credit assignment receivable</i>	4,093	4,093	7,865	4,087
<i>Credit financing to be released</i>	2,804	2,804	3,678	3,678
<i>Deferred PIS and COFINS</i>	188	372	1,932	2,707
<i>Recoverable taxes</i>	30,005	26,508	55,426	51,226
<i>Advances for future capital increase (b)</i>	646,751	513,692	-	-
<i>Loan (c)</i>	53,296	24,400	-	-
<i>Other</i>	33,916	37,767	47,073	37,140
	845,266	658,612	332,977	272,775
<i>Current portion</i>	764,342	613,186	155,795	141,740
<i>Non-current portion</i>	80,924	45,426	177,182	131,035

(a) *The Company participates in the development of real estate ventures with other partners, directly or through related parties, based on the constitution of condominiums and/or consortia. The management structure of these enterprises and the cash management are centralized in the lead partner of the enterprise, which manages the construction schedule and budgets. Thus, the lead partner ensures that the investments of the necessary funds are made and allocated as planned. The sources and use of resources of the venture are reflected in these balances, observing the respective participation percentage, which are not subject to indexation or financial charges and do not have a predetermined maturity date. Such operations aim at simplifying the business relationships that require the joint management of intercompany amounts payable, and accordingly, the control over the movement of intercompany amounts granted, which offset at the closing of current account, not having fixed duration or levying interest on the outstanding balance. The average term for the development and completion of the projects in which the resources are invested is between 24 and 30 months. The Company receives a compensation for the management of these ventures.*

As mentioned in Note 1, on June 29, 2009, Gafisa and Tenda entered into a Private Instrument for Assignment and Transfer of Quotas and Other Covenants, in which Gafisa assigns and transfers to Tenda 41,341,895 quotas of Cotia1 Empreendimento Imobiliário for the net book value of R\$ 41,342 (recognized in the heading "Current accounts related to real estate ventures"), payable in 36 monthly installments from March 2010 to March

2013. The value of each installment will be added by interests at 0.6821% per month, and monetary adjustment equivalent to the positive variation of IGPM.

(b) As of September 30, 2010, the amount of advances for future capital increase given by Gafisa to its subsidiary Tenda is R\$492,728 (R\$357,255 at June 30, 2010). The remaining balance refers to advances for future capital increase given to several SPEs, which are annually paid in.

(c) The intercompany loans of the Company and its subsidiaries, shown below, are made due to the need of cash to carry out subsidiaries' activities, being subject to the indicated financial charges. It shall be noted that the Company's operations and businesses with related parties follow the market standard practices (arm's length). The businesses and operations with related parties are carried out based on conditions that are strictly on arm's length transaction basis and appropriate, in order to protect the interests of the both parties involved in the business. The composition and type of the loan receivable by the Company is shown below.

	Parent company		Type	Interest rate
	09/30/2010	06/30/2010		
Espacio Laguna - Tembok Planej. E Desenv. Imob. Ltda.	1,653	1,566	Construction	12% p.a. fixed rate + IGPM
Laguna Di Mare - Tembok Planej. E Desenv. Imob. Ltda.	6,306	5,456	Construction	12% p.a. fixed rate + IGPM
Vistta Laguna - Tembok Planej. E Desenv. Imob. Ltda.	293	-	Construction	12% p.a. fixed rate + IGPM
Gafisa SPE 65 Empreendimentos Imobiliários Ltda.	1,416	1,335	Construction	3% p.a. fixed rate + CDI
Gafisa SPE-50 Empreendimentos Imobiliários Ltda.	4,686	4,503	Construction	4% p.a. fixed rate + CDI
Gafisa SPE-32 Empreendimentos Imobiliários Ltda.	2,733	2,593	Construction	4% p.a. fixed rate + CDI
Gafisa SPE-46 Empreendimentos Imobiliários Ltda.	531	504	Construction	12% p.a. fixed rate + IGPM
Gafisa SPE-72 Empreendimentos Imobiliários Ltda.	580	412	Construction	3% p.a. fixed rate + CDI
Gafisa SPE-51 Empreendimentos Imobiliários Ltda.	950	914	Construction	3% p.a. fixed rate + CDI
Gafisa SPE-73 Empreendimentos Imobiliários Ltda.	2,212	1,814	Construction	3% p.a. fixed rate + CDI
Gafisa SPE-71 Empreendimentos Imobiliários Ltda.	905	872	Construction	3% p.a. fixed rate + CDI
Paranamirim - Planc Engenharia e Incorporações Ltda.	4,159	4,008	Construction	3% p.a. fixed rate + CDI
Pablo Picasso - Planc Engenharia e Incorporações Ltda.	134	114	Construction	Adjusted by variation of INCC

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<i>Ltda.</i>	10	9	<i>Construction</i>	<i>4% p.a. fixed rate + CDI</i>
<i>RN Incorporações Ltda</i>	-	-	<i>Construction</i>	<i>12% p.a. fixed rate + IGPM</i>
<i>Acquarelle - Civilcorp Incorporações Ltda.</i>	742	300	<i>Construction</i>	<i>12% p.a. fixed rate + IGPM</i>
<i>Manhattan Residencial I</i>	23,544	-	<i>Construction</i>	<i>10% p.a. fixed rate + TR</i>
<i>Manhattan Comercial I</i>	2,296	-	<i>Construction</i>	<i>10% p.a. fixed rate + TR</i>
<i>Manhattan Residencial II</i>	99	-	<i>Construction</i>	<i>10% p.a. fixed rate + TR</i>
<i>Manhattan Comercial II</i>	47	-	<i>Construction</i>	<i>10% p.a. fixed rate + TR</i>
	53,296	24,400		

8. Investments in subsidiaries

In January 2007, upon the acquisition of 60% of AUSA, arising from the merger of Catalufa Participações Ltda., a capital increase of R\$ 134,029 was approved upon the issuance for public subscription of 6,358,116 common shares. This transaction generated goodwill of R\$ 170,941 recorded based on expected future profitability, which was partially amortized exponentially and progressively up to December 31, 2008 to match the estimated profit before taxes of AUSA on accrual basis of accounting.

As mentioned in Note 1, in May 2010 the Company approved the merger of the total amount of shares issued by Shertis Empreendimentos e Participações S.A., which main asset comprises 20% of the capital stock of AUSA. The Merger of Shares has the purpose of making viable the implementation of the Second Phase of the schedule for investment planned in the Investment Agreement and Other Covenants, signed between the Company and Alphaville Participações S.A. (Alphapar) on October 2, 2006, thus increasing the interest of Gafisa in the capital stock of AUSA to 80%. As a result of the Merger of Shares, Shertis was converted into a wholly-owned subsidiary of Gafisa, with the issue of 9,797,792 new common shares to Alphapar, former shareholder of Shertis for the issue price of R\$ 20,283 at carrying value.

The Company has a commitment to purchase the remaining 20% of AUSA's capital stock based on the fair value of AUSA, evaluated at the future acquisition dates, the purchase consideration for which cannot yet be calculated and, consequently, is not recognized. The contract for acquisition provides that the Company undertakes to purchase the remaining 20% of AUSA in 2012 in cash or shares, at the sole discretion of the Company.

On October 26, 2007, the Company acquired 70% of Cipesa, and Gafisa and Cipesa incorporated a new company, Cipesa Empreendimentos Imobiliários Ltda. ("Nova Cipesa"), in which the Company holds a 70% interest and Cipesa has 30%. Gafisa made a contribution in Nova Cipesa of R\$ 50,000 in cash and acquired the shares which Cipesa held in Nova Cipesa amounting to R\$ 15,000, paid on October 26, 2008. Cipesa is entitled to receive from the Company a variable portion corresponding to 2% of the Total Sales Value (VGV), as defined, of the projects launched by Nova Cipesa through 2014, not to exceed R\$ 25,000. Accordingly, the Company's purchase consideration totaled R\$ 90,000 and goodwill amounting to R\$ 40,686 was recorded, based on expected future profitability.

In November 2007, the Company acquired for R\$ 40,000 the remaining interest in certain ventures with Redevco do Brasil Ltda.. As a result of this transaction, the Company recognized negative goodwill of R\$ 31,235, based on expected future profitability, which was amortized exponentially and progressively up to September 30, 2010, based on the estimated profit before taxes on net income of these SPEs. In the period ended September 30, 2010, the Company amortized negative goodwill amounting to R\$ 2,651 arising from the acquisition of these SPEs (September 30, 2009 - R\$ 7,008).

On October 21, 2008, as part of the acquisition of its interest in Tenda, the Company contributed the net assets of Fit Residencial amounting to R\$ 411,241, acquiring 60% of the shareholders' equity of Tenda, which at that date presented shareholders' equity book value of R\$ 1,036,072, with an investment of R\$ 621,643. The sale of the 40% quotas of Fit Residencial to Tenda shareholders in exchange for the Tenda shares generated negative goodwill of R\$ 210,402, which is based on expected future results, reflecting the gain on the sale of the interest in Fit Residencial (gain on the exchange of shares). This negative goodwill is being amortized over the average construction period (through delivery of the units) of the real estate ventures of Fit Residencial at October 21, 2008, and by the negative effects on realization of certain assets arising from the acquisition of Tenda. In 2009, the total gain on partial sale of Fit Residencial was amortized in the amount of R\$ 169,394, of which R\$ 157,600 in the period ended September 30, 2009.

On December 30, the shareholders of Gafisa and Tenda approved the merger by Gafisa of total shares outstanding issued by Tenda. Because of the merger, Tenda became a wholly-owned subsidiary of Gafisa, and its shareholders received shares of Gafisa in exchange for their shares of Tenda at the ratio of 0.205 share of Gafisa to one share of Tenda. In view of the exchange ratio, 32,889,563 common shares were issued for the total issue price of R\$ 448,844.

(a) Ownership interests

(i) Information on investees

<i>Investees</i>	Interest - %		Shareholders' equity		Net income (loss) for the period	
	9/30/2010	6/30/2010	9/30/2010	6/30/2010	9/30/2010	9/30/2009
<i>Construtora Tenda S.A.</i>	100	100	1,193,164	1,168,002	70,440	55,711
<i>SPE Cotia</i>	-	-	-	-	-	272
<i>Alphaville Urbanismo S.A.</i>	60	60	155,602	133,620	54,795	19,359
<i>Shertis Emp. Part. S.A.</i>	100	100	32,776	28,578	6,791	-
<i>Gafisa FIDC.</i>						