Williams Eli Form 5 February 03.										
FORM								OMB A	PPROVAL	
Check this no longer	UNITED S	STATES SECUI Wa	RITIES ANI shington, D			GE CO	OMMISSION	OMB Number: Expires:	3235-0362 January 31, 2005	
to Section Form 4 or 5 obligation may conti	Form ANN ons nue.		CATEMENT OF CHANGES IN BEN OWNERSHIP OF SECURITIES				FICIAL		Estimated average burden hours per	
See Instru 1(b). Form 3 He Reported Form 4 Transactic Reported	Filed pur oldings Section 17(a	suant to Section 1 a) of the Public U 30(h) of the Ir	tility Holdin	g Compa	any A	ct of 2	1935 or Sectio	'n		
1. Name and A Williams El	Address of Reporting I rick	Symbol BROA	2. Issuer Name and Ticker or Trading Symbol BROADWAY FINANCIAL CORP \DE\ [BYFC]				5. Relationship of Reporting Person(s) to Issuer (Check all applicable)			
(Last)	(First) (N	Aiddle) 3. Statem (Month/I	3. Statement for Issuer's Fiscal Year Ended (Month/Day/Year) 12/31/2010				X_ Director10% Owner Officer (give titleX_ Other (specify below) below)			
4800 WILS	HIRE BOULEVA		.010				employ	ed by a 5%+ ov	vner	
	(Street)		4. If Amendment, Date Original Filed(Month/Day/Year)				6. Individual or Joint/Group Reporting (check applicable line)			
LOS ANGE	ELES, CA 900	10				-	_X_ Form Filed by Form Filed by 2 Person	One Reporting P More than One R		
(City)	(State)	(Zip) Tab	le I - Non-Deri	ivative Sec	curities	s Acqu	ired, Disposed o	f, or Beneficia	lly Owned	
1.Title of Security (Instr. 3)	2. Transaction Date (Month/Day/Year)	2A. Deemed Execution Date, if any (Month/Day/Year)	3. Transaction Code (Instr. 8)	4. Securities Acquired (A) or Disposed of (D) (Instr. 3, 4 and 5)			Securities Beneficially Owned at end	6. Ownership Form: Direct (D) or Indirect (I)	Indirect Beneficial Ownership	
				Amount	(A) or (D)	Price	of Issuer's Fiscal Year (Instr. 3 and 4)	(Instr. 4)	(Instr. 4)	
Common Stock	Â	Â	ш	Â	Â	Â	189,517	I	By Williams Group Holding LLC (2)	

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

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SEC 2270 (9-02)

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

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. Transaction Code (Instr. 8)	5. Number of Derivative Securities Acquired (A) or Disposed of (D) (Instr. 3, 4, and 5)		6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Underlying Securities (Instr. 3 and 4)	
					(A)	(D)	Date Exercisable	Expiration Date	Title	Amount or Number of Shares
Stock Option (Right to Buy)	\$6	01/21/2010 <u>(3)</u>	01/21/2010	A	1,250	Â	01/21/2010	01/21/2020	Common Stock	1,250
Stock Option (Right to Buy)	\$4	Â	Â	(<u>3)</u>	Â	Â	01/21/2009	01/21/2019	Common Stock	1,875

Reporting Owners

Reporting Owner Name / Address	Relationships						
I G G G G G G G G G G G G G G G G G G G	Director	10% Owner	Officer	Other			
Williams Elrick 4800 WILSHIRE BOULEVARD LOS ANGELES, CA 90010	X	Â	Â	employed by a 5%+ owner			
Signatures							

 \s\ Daniele C. Johnson, Corporate Secretary,
 02/03/2011

 Attorney-as-in-fact
 Date

Explanation of Responses:

- * If the form is filed by more than one reporting person, see Instruction 4(b)(v).
- ** Intentional misstatements or omissions of facts constitute Federal Criminal Violations. See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

These are BYFC holdings by Williams Group Holdings. The Common Stock may be exercised at any time, at the holder's election, and(1) has no expiration date. The purchases reported in this Form 4 were effected pursuant to a Rule 10b5-1 trading plan adopted by the reporting person by Williams Group Holdings LLC.

- (2) Mr. Elrick Williams is Chairman of Williams Group Holdings LLC. The reporting person disclaims beneficial ownership of the securities held by Williams Group Holdings LLC, except to the extent of his pecuniary interest therein.
- (3) The Board of Directors granted this Stock Option on January 21, 2009 and will renew each year on January 21 or until the Board discontinues the annual grant. This is a stock option grant that vests upon granting.

Note: File three copies of this Form, one of which must be manually signed. If space provided is insufficient, see Instruction 6 for procedure.

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