

# State Of California

OFFICE OF THE SECRETARY OF STATE

**I. *MARCH FONG EU***, Secretary of State of the State of California, hereby certify:

That the annexed transcript has been compared with the record on file in this office, of which it purports to be a copy, and that same is full, true and correct.

*IN WITNESS WHEREOF,*  
execute this certificate and affix the  
Great Seal of the State of California  
this

JUN 5 – 1979

March Fong Eu  
Secretary of State

ARTICLES OF INCORPORATION

OF

HIGH COUNTRY WEST PROPERTY OWNERS ASSOCIATION

KNOW ALL MEN BY THESE PRESENTS:

We, the undersigned, all of whom are residents of the State of California, have this day voluntarily associated our-selves together for the purpose of forming a nonprofit corporation under the General Nonprofit Corporation Law of the State of California, and we do hereby certify:

FIRST: The name of this corporation is:

HIGH COUNTRY WEST PROPERTY OWNERS ASSOCIATION

SECOND: The specific and primary purpose for which this corporation is formed is to own and provide management, maintenance, preservation, control and operation of real property, together with the improvements thereon, located in the County of San Diego, State of California.

THIRD: The general purpose for which this corporation is formed is not for pecuniary gain or profit but is to provide a legal entity through which the members of this corporation may own, manage, maintain, repair or operate real property, together with the improvements thereon.

FOURTH: In furtherance of the foregoing purposes this corporation shall have the following powers:

- A. To receive property by gift, devise, or bequest, subject to the laws regulating the transfer of property by will, and to otherwise acquire and hold all property, real or personal, and to transfer, convey, lease, or otherwise dispose of such real and personal property, and to distribute gifts of property of all kinds.
- B. To hold, invest, reinvest, manage and dispose of such property or the income therefrom in any manner not contrary to the laws of the State of California governing corporations organized pursuant to the General Nonprofit Corporation Law.

- C. To make and perform contracts of every kind for any lawful purpose without limit as to amount, with any person, firm, association, corporation, municipality, state, government, or municipal or political sub-division.
- D. To have and exercise all powers conferred by or permissible under the laws of the State of California upon or for corporations formed under the General Nonprofit Corporation Law of California, as such law is now in effect or may at any time hereafter be amended.
- E. To do all acts and things in this State or anywhere in the world, either as principal, agent or partner, which may be reasonably necessary, proper or convenient for the lawful accomplishment of the general and specific purposes hereinbefore specified, or any purpose, whether or not herein mentioned and constituting a lawful activity for this corporation.

FIFTH: This corporation is organized pursuant to the General Nonprofit Corporation Law of the State of California and does not contemplate pecuniary gain or profit to the members thereof, and it is organized for nonprofit purposes. Upon the dissolution of this corporation, the net assets of this corporation shall be distributed to the members of the corporation as their interests may appear.

SIXTH: The principal office for the transaction of business of this corporation is located in the County of San Diego, State of California.

SEVENTH: (a) The number of directors of this corporation shall be five (5), and the names and residences of the persons who are appointed to act as the first directors of this corporation until the selection of their successors are:

<u>NAME</u>	<u>ADDRESS</u>
DARRYL O. SOLBERG	San Diego, California
JEROLD H. GOLDBERG	San Diego, California
HELEN L. WOLF	Chula Vista, California
DANA H. MITCHELL	San Diego, California
DIANA S. MUELLER	San Diego, California

(b) The number of directors may be changed by amendment of the Bylaws of the corporation. The directors need not be members of the corporation.

EIGHTH: This corporation shall have no shares of stock.

NINTH: The authorized number and qualifications of members of this corporation, the different classes of membership, if any, the property, voting and other rights and privileges of members, and their liability for dues and assessments and the method of collection thereof, shall be as set forth in the Bylaws.

TENTH: Amendment of these Articles of Incorporation shall require assent (by vote or written consent) of members representing a majority of the voting power of each class of members.

IN WITNESS WHEREOF, we, the undersigned, constituting the incorporators of this corporation, including the persons named hereinabove, as the first directors of this corporation, have executed these Articles of Incorporation this 29th day of May, 1979.

/s/ Darryl O. Solber  
DARRYL O. SOLBERG

/s/ Jerold H. Goldberg  
JEROLD H. GOLDBERG

/s/ Helen L. Wolf  
HELEN L. WOLF

/s/ Dana H. Mitchell  
DANA H. MITCHELL

/s/ Diana S. Mueller  
DIANA S. MUELLER

STATE OF CALIFORNIA                    )  
  ) SS.  
COUNTY OF SAN DIEGO                )

On                   May 29, 1979                  , before me, a Notary Public, in and for said State, personally appeared DARRYL O. SOLBERG, JEROLD H. GOLDBERG, HELEN L. WOLF, DANA H. MITCHELL. and DIANA S. MUELLER, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

/s/ Alex C. McDonald  
NOTARY PUBLIC