

452711

ARTICLES OF INCORPORATION

OF

HUNTINGTON CONTINENTAL TOWN HOUSE ASSOCIATION, INC.

ARTICLE I

NAME

The name of the corporation is:
HUNTINGTON CONTINENTAL TOWN HOUSE ASSOCIATION, INC.

ARTICLE II

SPECIFIC AND PRIMARY PURPOSES

The specific and primary purpose for which the corporation is formed is to own, operate and maintain certain property and improvements to be used in common by and for the benefit of the owners of residences constructed on lots within Tract 4000, as shown in the Miscellaneous Maps in the office of the Recorder of Orange County, California.

ARTICLE III

ADDITIONAL PURPOSES

In addition to the primary purpose, the corporation shall have the general purposes and powers to accept such property and improvements within such tracts upon recordation thereof as may be conveyed to the corporation and to maintain and otherwise manage, landscape, parking areas, walk areas and recreational facilities upon such property; to pay all taxes and assessments which may be properly levied or assessed against such property or other property acquired by or owned by the association; to repair, maintain rehabilitate and restore the real property with the said tracts and any improvements located thereon; to file liens upon lots within said tracts to secure the payment of obligations due from the owner thereof to the corporation and to collect, foreclose or otherwise enforce, compromise, release, satisfy and discharge said demands, and to do all other acts necessary to the filing, maintenance and discharge of said liens; and to take any action necessary to enforce the covenants, restrictions, reservations and conditions which at present or in the future affect the property in said tracts, either by recording instructions, by-laws of the corporation, rules and regulations of the corporation, or in any other way created; and in addition thereto, to do any and all lawful things and acts which the corporation, at any time, and from time to time, shall, in its discretion, deem to be to the best interests of the members of the corporation, and to pay all costs and expenses in connection therewith and in connection with any and all the purposes

ENDORSED
FILED
In the office of the Secretary of State
of the State of California
JUN 3 1963
FRANK H. KISSAL, Secretary of State
By O. E. SWEENEY, Deputy

of the corporation, and further, to do any and all lawful things which may be advisable, proper, authorized or permitted to be done by the corporation under and by virtue of any condition, covenant, restriction, reservation, charge or encumbrance affecting said Subdivision, or any portion thereof, and to do and perform any and all acts which may be either necessary for or incidental to the exercise of any of the foregoing powers, or for the peace, health, comfort, safety or general welfare of the members of the corporation, and further, to do any and all things and exercise all rights and powers permitted to non-profit corporations under the laws of the State of California, including the power to mortgage or encumber any property owned by it.

ARTICLE IV

This corporation is organized pursuant to the General Non-Profit Corporation Law of the State of California.

ARTICLE V

LOCATION

The county in the State of California where the principal office for the transaction of the business of the corporation is located is Orange County.

ARTICLE VI

NUMBER AND NAME OF DIRECTORS

The number of directors of this corporation to act initially shall be five, but such number may be changed by By-Laws duly adopted. The names and addresses of the persons who are to act in the capacity of directors until the selection of their successors are as follows:

1. Byron Lasky, 19801 Brookhurst Avenue, Huntington Beach, California
2. Jack W. Giesler, 19801 Brookhurst Avenue, Huntington Beach, California
3. Donald E. Hixby, Jr., 19801 Brookhurst Avenue, Huntington Beach, California
4. Jay J. Wall, 411 Main Street, Huntington Beach, California
5. Robert M. De Haven, 19801 Brookhurst Avenue, Huntington Beach, California

ARTICLE VII

MEMBERSHIP

The corporation shall be non-stock and shall be owned equally by its members and no dividends or pecuniary profits shall be paid to its members. Membership in this corporation shall be regulated by the By-Laws.

ARTICLE VIII
NON-DISCRIMINATION

The corporation shall not execute or file for record any documents which imposes a restriction upon the sale, lease or occupancy of property subject to an insured mortgage on the basis of race, color or creed.

IN WITNESS WHEREOF, the undersigned and above named incorporators and first directors of this corporation have executed these Articles of Incorporation on the 15th day of May, 1963.

Byron Lasky
Byron Lasky

Jack W. Palmer
Jack W. Palmer

Donald E. Mixby, Jr.
Donald E. Mixby, Jr.

Jay J. Wall
Jay J. Wall

Robert W. Dellaven
Robert W. Dellaven

STATE OF CALIFORNIA)
) ss.:
COUNTY OF GRANGE)

On May 15, 1963, before me a Notary Public in and for said County and State, personally appeared BYRON LASKY, JACK W. PALMER, DONALD E. MIXBY, JR., JAY J. WALL and ROBERT W. DE HAVEN, known to me to be the persons whose names are subscribed to the foregoing articles of incorporation and acknowledged to me that they executed the same.

WITNESS my hand and official seal.



Donald E. Mixby, Jr.
Notary Public in and for Grange County and State

NOTARY PUBLIC - STATE OF CALIFORNIA
EXPIRES APRIL 7, 1964