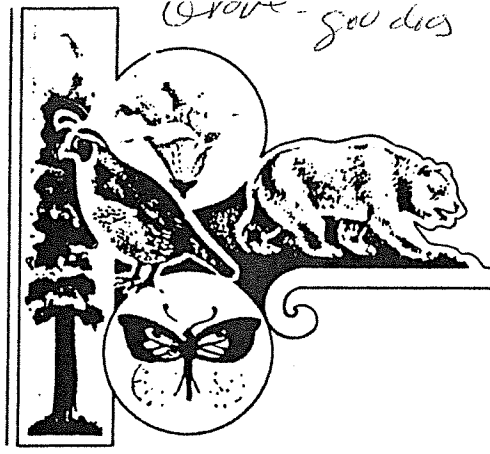


*grave - you dies*



# 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, I execute this certificate and affix the Great Seal of the State of California this

MAR 22 1979



*March Fong Eu*

Secretary of State

ARTICLES OF  
INCORPORATION

913757

ARTICLES OF INCORPORATION  
OF  
THE GROVE HOMES ASSOCIATION

**ENDORSED  
FILED**  
In the office of the Secretary of State  
of the State of California  
**MAR 22 1979**  
MARCH FONG EU, Secretary of State  
Kathleen P. Gutierrez  
Deputy

I

The name of the corporation is:  
  
THE GROVE HOMES ASSOCIATION

II

The corporation is organized pursuant to the  
General Nonprofit Corporation Law of the State of California.

III

a. The specific and primary purposes for which  
this corporation is formed are to provide for the management,  
maintenance and preservation of the property over which  
this corporation has jurisdiction, every part thereof,  
and the improvements thereon for the benefit of the owners  
thereof, for their pleasure, recreation and other nonprofit  
purposes, and in furtherance of the foregoing purposes  
to do any and all things which may be authorized, required  
or permitted to be done by this corporation under and  
by virtue of any Declaration of Covenants, Conditions  
and Restrictions affecting the property which is subject  
to the jurisdiction of this corporation, and to do and  
perform all acts which may be necessary or proper for  
or incidental to the exercise of any of the express powers  
of this corporation, for the peace, health, comfort, safety  
or general welfare of the owners and occupants of property  
subject to the jurisdiction of this corporation.

b. In addition and incidental to the specific  
and primary purposes for which this corporation is formed,  
this corporation may carry on any other lawful activity  
or do anything whatsoever which the corporation may deem  
proper or convenient or capable of being carried on, in  
connection with the foregoing or otherwise, or which may  
be calculated directly or indirectly to promote the  
interests of the corporation or of the property over which  
it has jurisdiction; and to have, enjoy and exercise all

of the rights, powers and privileges which are now or which may hereafter be conferred upon nonprofit corporations by the laws of the State of California, including the right to do any and all of the things hereinbefore set forth, as principal and as agent, to the same extent as natural persons might or could do:

1. acquire (by gift, purchase or otherwise), own, hold, improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate for public use or otherwise dispose of real or personal property in connection with the affairs of the corporation; and

2. borrow money, and mortgage, pledge, deed in trust, or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred.

#### IV

"Property over which this corporation has jurisdiction" or "property subject to the jurisdiction of this corporation," as the foregoing terms are used in these Articles, is and refers to that certain real property, or any part or parts or portion or portions thereof, or interest or estate therein, in the City of Yuba City, County of Sutter, State of California, more particularly hereafter in this Fourth paragraph described, which is or may hereafter be, but only as and when, made subject to a recorded Declaration of Covenants, Conditions and Restrictions. The real property referred to in this Fourth paragraph is located in the City of Yuba City, County of Sutter, State of California described as:

Lots 1 through 38 and Parcels A & B as shown on that certain Subdivision Map entitled "The Grove - Unit One" (hereinafter "Unit One") filed in the office of the Recorder of County of Sutter, State of California, on November 16, 1978, in Book 12 of Surveys at Page 62 and Lot 17 of Lincrest Village, Unit 2 as recorded in Book 12 of Surveys at Page 56, Sutter County Records, excepting therefrom that portion thereof lying within the boundaries of said Unit One.

V

The principal office for the transaction of the business of this corporation is to be located in the County of Sutter, State of California.

VI

The number of Directors of the corporation shall be five (5), which number shall constitute the authorized number of Directors until changed by amendment of these Articles, or by a bylaw adopted by the members of this corporation; and the names and addresses of the persons who are appointed to act as the first Directors of this corporation are as follows:

<u>Name</u>	<u>Address</u>
HAROLD M. EASTRIDGE	1095 Stafford Way Yuba City, CA 95991
MARGARET EASTRIDGE	1095 Stafford Way Yuba City, CA 95991
JANICE ANGLE	1095 Stafford Way Yuba City, CA 95991
JIM BELZA	1095 Stafford Way Yuba City, CA 95991
LESLIE BEGLEY	1095 Stafford Way Yuba City, CA 95991

VII

These Articles may be amended only by resolution of the Board of Directors and the vote or written consent of members holding a seventy-five percent (75%) majority of the voting power of each class of membership given either before or after adopting a resolution, provided that if there is only one class of membership then the required seventy-five percent (75%) shall include at least

a majority of votes or written consents of the members of that class other than Declarant.

#### VIII

Every person or entity who is a record owner of a fee or undivided fee interest in any unit ownership which is located in property subject to the jurisdiction of this corporation shall be a member of the corporation. The foregoing is not intended to include persons or entities who hold an interest merely as security for the performance of an obligation. Membership shall be appurtenant to and may not be separated from any unit ownership.

#### IX

The corporation shall have two (2) classes of voting membership:

Class A. Class A members shall be all owners of unit ownerships with the exception of Declarant and shall be entitled to one vote for each ownership. When more than one person or entity is shown of record to be the owner of a unit ownership, all such persons or entities shall be members. The vote for such unit ownership shall be exercised as the owners thereof among themselves determine, but in no event shall more than one vote be cast with respect to any unit ownership.

Class B. Class B members shall consist of Declarant and shall be entitled to three (3) votes for each unit ownership of which it is the owner in fee. Class B membership shall cease and terminate when the first of the following occurs: when the total votes of Class A members equal or are greater than the total votes of the Class B members, or on the second anniversary of the original issuance of the most recently issued Final Subdivision Public Report issued by the Commissioner of Real Estate for the State of California as to any real property over which this corporation has jurisdiction or on the fourth anniversary of the original issuance of the Final Subdivision Public Report, by said Commissioner of Real Estate for any portion of the property over which this corporation has jurisdiction.

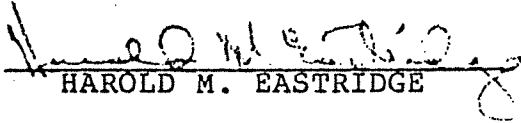
X

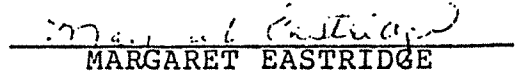
This corporation shall have no capital stock and is not formed for profit. It is a corporation which does not contemplate the distribution of accumulations, gains, profits, or dividends to the members thereof, and is a corporation, no part of the accumulations, gains or profits of which shall be paid or inure to the benefit of any private person, member or individual, and no part of the activities of this corporation shall consist of the carrying on of propaganda or otherwise to influence legislation.

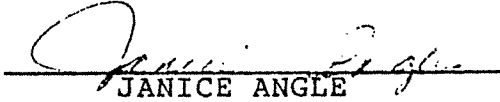
XI

All of the assets and property of this corporation are irrevocably dedicated to the community and civic welfare and interest, and upon the liquidation, dissolution or abandonment of this corporation, none of its assets or property shall inure to the benefit of any private person, but after paying for or adequately providing for the debts and obligations of the corporation shall be distributed to any nonprofit unincorporated association consisting of the members of the corporation, if any, which shall succeed to all the rights and obligations of the corporation or any other existing nonprofit organization having the same purposes as this corporation, or to a fund or funds, foundation or foundations, or corporation or corporations organized and operated for the purpose of aiding and developing community and civic welfare and interest within the limits of the County of Sutter, State of California, or within such limits and elsewhere; provided, however, that in the absence of a specific designation or designations by the person or persons or board having authority so to do, then the same shall be distributed to the City of Yuba City, California.

We, the undersigned, for the purpose of forming this corporation, pursuant to the General Nonprofit Corporation Law of the State of California, do hereby execute these Articles of Incorporation this 15th day of March, 1979.

  
HAROLD M. EASTRIDGE

  
MARGARET EASTRIDGE

  
JANICE ANGLE

  
JIM BELZA

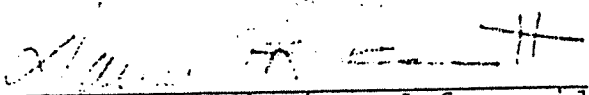
  
LESLIE BEGLEY

STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF SUTTER )

On March 15, 1979, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Harold M. Eastridge, Margaret Eastridge, Janice Angle, Jim Belza, and Leslie Begley, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

(SEAL)

  
Notary Public in and for said  
County and State

My Commission Expires:

Nov. 15 1982

