

THE RECORD REPORTER

~ SINCE 1914 ~

1505 N CENTRAL AVE #200, PHOENIX, AZ 85004-1725
Telephone (602) 417-9900 / Fax (602) 417-9910

Publishing for Maricopa
and Pima Counties

AMBER SALCIDO
BERENS KOZUB & KLOBERDANZ / EMAI
7047 E GREENWAY PKWY #140
SCOTTSDALE, AZ - 85254

AZ Corp. Commission

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SEP 11 2013

ARIZONA CORP. COMMISSION
CORPORATIONS DIVISION

RR# 2532036

ARTICLES OF INCORPORATION OF CROSSPOINTE HOMEOWNERS ASSOCIATION

The undersigned, has this day executed the following for the purpose of forming a corporation under the laws of the State of Arizona, and for that purpose does hereby adopt the following Articles of Incorporation.

1. Name. The name of this corporation (hereinafter "Association") is "Crosspointe Homeowners Association".
2. Duration. The period of duration of the Association shall be perpetual.
3. Principal Place of Business. The principal office for the transaction of business of the Association is located at 9200 East Pima Center Parkway, Suite 230, Scottsdale, Arizona 85258.
4. Statutory Agent. The name and address of the initial Statutory Agent for the Association is:
Matthew R. Berens
Berens, Kozub, Kloberdanz & Blonstein, PLLC
7047 E. Greenway Parkway, Suite 140
Scottsdale, Arizona 85254

5. Nonprofit Corporation. This Association is organized as a nonprofit corporation under the laws of the State of Arizona.

6. Purpose and Powers. This Association does not contemplate the distribution of gains, profits or dividends to its Members. The specific primary purposes for which it is formed are to provide for the acquisition, construction, management, operation, administration, maintenance, repair, improvement, preservation and architectural control of the Common Area, and all responsibilities within those certain tracts of property situated in the City of Peoria, Maricopa County, Arizona, which are more particularly described in that final plat for Peoria 53 and those certain Declaration of Covenants, Conditions and Restrictions for said subdivision (the "Declaration"), as are recorded with the Maricopa County Recorder, and to promote the health, safety and welfare of all of the residents within the above-described Property and any additions thereto as may hereafter be brought within the jurisdiction of this Association for this purpose, all according to the Declaration.

In furtherance of said purposes, this Association shall have the powers to:

a. Perform all of the duties and obligations of the Association as set forth in the Declaration;

b. Fix, levy, collect and enforce assessments, charges and fines as set forth in the Declaration and Bylaws;

c. Pay all expenses and obligations incurred by the Association in the conduct of its business, including, without limitation, all licenses, taxes or governmental charges levied or imposed against the Common Area;

d. 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 Association;
e. Grant non-exclusive easements over the Common Area to any person for purposes beneficial to the Members;

f. Borrow money and, only with the assent (by vote or written consent) of two-thirds (2/3) of each class of Members, mortgage, pledge, deed of trust or hypothecate any or all of its personal or real property as security for money borrowed or debts incurred;

g. Participate in mergers and consolidations with other nonprofit corporations organized for the same purposes, provided that any merger or consolidation shall have the assent by vote or written consent of two-thirds (2/3) of each class by Members; and
h. Have and exercise any and all powers, rights and privileges which a corporation organized under the Arizona Nonprofit Corporation Act (A.R.S. §10-3101 et seq.) (the "Act"), may now or hereafter have or exercise.

7. Members and Membership Rights. This Association shall have members. The number and qualifications of Members of the Association, the different classes of Membership, if any, the property, voting and other rights and privileges of Members, their liability for assessments and the method of collection thereof shall be as set forth in the Declaration and the Bylaws.

8. Board of Directors. The affairs of this Association shall be managed by a Board of not less than one (1) nor more than seven (7) Directors (the exact number and qualifications of which shall be fixed by the Bylaws, or amendments thereof, duly adopted by the Members or the Board of Directors). The number of Directors may be changed by amendment to the Bylaws. The initial Board of Directors and the address(es) of the Member(s), whom shall serve until their successors are elected or appointed according to the Bylaws, are as follows:

Mr. Ryan Huffman
Mattamy Arizona, LLC
9200 East Pima Center Parkway,
Suite 230
Scottsdale, Arizona 85258
Mr. Jose Castillo
Mattamy Arizona, LLC
9200 East Pima Center Parkway,
Suite 230
Scottsdale, Arizona 85258
Ms. Lisa Campbell
Mattamy Arizona, LLC
9200 East Pima Center Parkway,
Suite 230
Scottsdale, Arizona 85258

9. Elimination of Director Liability. As set forth in the Act, each Director shall be immune from civil liability and shall not be subject to suit indirectly or by way of contribution for any act or omission resulting in damage or injury if said Director was acting in good faith and within the scope of his official capacity (which is any decision, act or event undertaken by the Association in furtherance of the purpose or purposes for which it is

AFFIDAVIT OF PUBLICATION

Reference #: 1575.004

Notice Type: AI - ARTICLES OF INCORPORATION

Ad Description: CROSSPOINTE HOMEOWNERS ASSOCIATION
18700002

I, Heather Clayton, am authorized by the publisher as agent to make this affidavit. Under oath, I state that the following is true and correct.

THE RECORD REPORTER is a newspaper of general circulation published Monday, Wednesday and Friday except legal holidays, in the County of Maricopa (also publishing for Pima County), State of Arizona. The copy hereto attached is a true copy of the advertisement as published on the following dates:

09/11/2013, 09/13/2013, 09/16/2013

State Of Arizona)
Jss.
County Of Maricopa)

Subscribed and sworn to before me on the 11th day of September, 2013

Cathy L Fisher



CATHY L FISHER
Notary Public—Arizona
Maricopa County
Expires 07/31/2016



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