

DO NOT WRITE ABOVE THIS LINE; RESERVED FOR ACC USE ONLY.

## ARTICLES OF INCORPORATION NONPROFIT CORPORATION

Read the Instructions C011i

- 1. ENTITY NAME** - see Instructions C011i for naming requirements - give the exact name of the corporation:

VALENCIA TOWNHOMES HOMEOWNERS ASSOCIATION

- 2. CHARACTER OF AFFAIRS** - briefly describe the character of affairs the corporation initially intends to conduct in Arizona. **NOTE** that the character of affairs that the corporation ultimately conducts is not limited by the description provided.

This is a homeowners association for an eight unit condo complex.

- 3. MEMBERS - check one:**  The corporation WILL have members.  
 The corporation WILL NOT have members.

**4. ARIZONA KNOWN PLACE OF BUSINESS ADDRESS:**

- 4.1** Is the Arizona known place of business address the same as the **street address** of the statutory agent?

- Yes - go to number 5 and continue  
 No - go to number 4.2 and continue

- 4.2** If you answered "**No**" to number 4.1, give the **physical or street address** (not a P.O. Box) of the known place of business of the corporation in Arizona:

Attention (optional)		
Address 1		
Address 2 (optional)		
City	State or Province	Zip
Country		

**5. DIRECTORS** - list the name and business address of each and every Director of the corporation. If more space is needed, check this box  and complete and attach the Director Attachment form C082.

Rolf Monson				Andrew Biskind			
Name 4216 North 27 Street				Name 4216 North 27 Street			
Address 1 Unit 108				Address 1 Unit 103			
Address 2 (optional) Phoenix		State or Province AZ	Zip 85016	Address 2 (optional) Phoenix		State or Province AZ	Zip 85016
City Country	UNITED STATES	State or Province	Zip	City Country	UNITED STATES	State or Province	Zip
Name				Name			
Address 1				Address 1			
Address 2 (optional)		State or Province	Zip	Address 2 (optional)		State or Province	Zip
City Country		State or Province	Zip	City Country		State or Province	Zip
Name				Name			
Address 1				Address 1			
Address 2 (optional)		State or Province	Zip	Address 2 (optional)		State or Province	Zip
City Country		State or Province	Zip	City Country		State or Province	Zip

**6. STATUTORY AGENT** - see *Instructions C011i*

<b>6.1 REQUIRED</b> - give the name (can be an individual or an entity) and physical or street address (not a P.O. Box) in Arizona of the statutory agent:				<b>6.2 OPTIONAL</b> - mailing address in Arizona of statutory agent (can be a P.O. Box):			
Rolf Monson							
Statutory Agent Name (required)							
Attention (optional) 4216 North 27 Street				Attention (optional)			
Address 1 Unit 108				Address 1			
Address 2 (optional) Phoenix		State AZ	Zip 85016	Address 2 (optional)		State	Zip
City		State	Zip	City		State	Zip
<b>6.3 REQUIRED</b> - the <i>Statutory Agent Acceptance</i> form M002 must be submitted along with these Articles of Incorporation.							

**7. REQUIRED** - you must complete and submit with the Articles a **Certificate or Disclosure**.  
The Articles will be rejected if the Certificate of Disclosure is not simultaneously submitted.

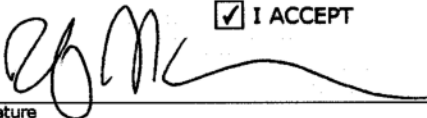
**8. INCORPORATORS** - list the **name and address**, and the **signature**, of each and every incorporator - minimum of one is required. If more space is needed, check this box  and complete and attach the Incorporator Attachment form C084.

Rolf Monson  
 Name  
 4216 North 27 Street  
 Address 1  
 Unit 108  
 Address 2 (optional)  
 Phoenix AZ 85016  
 City State Zip  
 UNITED STATES  
 Country

**SIGNATURE** - see Instructions C011i:

By checking the box marked "I accept" below, I acknowledge *under penalty of law* that this document together with any attachments is submitted in compliance with Arizona law.

I ACCEPT



Signature  
 Rolf Monson  
 Printed Name  
 07/15/2019  
 Date

Name  
 Address 1  
 Address 2 (optional)  
 City State Zip  
 Country

**SIGNATURE** - see Instructions C011i:

By checking the box marked "I accept" below, I acknowledge *under penalty of law* that this document together with any attachments is submitted in compliance with Arizona law.

I ACCEPT

Signature  
 Printed Name  
 Date

Filing Fee: \$40.00 (regular processing)  
 Expedited processing - add \$35.00 to filing fee.  
 All fees are nonrefundable - see Instructions.

Mail: Arizona Corporation Commission  
 Corporate Filings Section  
 1300 W. Washington St., Phoenix, Arizona 85007  
 Fax: 602-542-4100

Please be advised that A.C.C. forms reflect only the **minimum** provisions required by statute. You should seek private legal counsel for those matters that may pertain to the individual needs of your business.  
 All documents filed with the Arizona Corporation Commission are **public record** and are open for public inspection.  
 If you have questions after reading the Instructions, please call 602-542-3026 or (within Arizona only) 800-345-5819.

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**STATUTORY AGENT ACCEPTANCE***Please read Instructions M002i*

1. **ENTITY NAME** – give the **exact** name in Arizona of the corporation or LLC that has appointed the Statutory Agent (this must match exactly the name as listed on the document appointing the statutory agent, e.g., Articles of Organization or Article of Incorporation):

VALENCIA TOWNHOMES HOMEOWNERS ASSOCIATION

2. **STATUTORY AGENT NAME** – give the exact name of the Statutory Agent appointed by the entity listed in number 1 above (this will be *either* an individual or an entity). **NOTE** - the name must match **exactly** the statutory agent name as listed in the document that appoints the statutory agent (e.g. Articles of Incorporation or Articles of Organization), including any middle initial or suffix:

ROLF MONSON

3. **STATUTORY AGENT SIGNATURE:**

By the signature appearing below, the individual or entity named in number 2 above accepts the appointment as statutory agent for the entity named in number 1 above, and acknowledges that the appointment is effective until the appointing entity replaces the statutory agent or the statutory agent resigns, whichever occurs first.

The person signing below declares and certifies *under penalty of perjury* that the information contained within this document together with any attachments is true and correct, and is submitted in compliance with Arizona law.



Signature	ROLF MONSON Printed Name	07/15/2019 Date
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**REQUIRED** – check only one:

<input checked="" type="checkbox"/> <b>Individual as statutory agent:</b> I am signing on behalf of myself as the individual (natural person) named as statutory agent.	<input type="checkbox"/> <b>Entity as statutory agent:</b> I am signing on behalf of the entity named as statutory agent, and I am authorized to act for that entity.
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Filing Fee: none (regular processing) Expedited processing – not applicable. All fees are nonrefundable - see Instructions.	Mail: Arizona Corporation Commission - Corporate Filings Section 1300 W. Washington St., Phoenix, Arizona 85007 Fax: 602-542-4100
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**CERTIFICATE OF DISCLOSURE***Read the Instructions C003i***1. ENTITY NAME** – give the exact name of the corporation in Arizona:

VALENCIA TOWNHOMES HOMEOWNERS ASSOCIATION

**2. FELONY/JUDGMENT QUESTIONS :**

Has any person (a) who is currently an officer, director, trustee, or incorporator, or (b) who controls or holds over ten per cent of the issued and outstanding common shares or ten per cent of any other proprietary, beneficial or membership interest in the corporation been:

<b>2.1</b> Convicted of a felony involving a transaction in securities, consumer fraud or antitrust in any state or federal jurisdiction within the seven year period immediately preceding the signing of this certificate?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<b>2.2</b> Convicted of a felony, the essential elements of which consisted of fraud, misrepresentation, theft by false pretenses or restraint of trade or monopoly in any state or federal jurisdiction within the seven-year period immediately preceding the signing of this certificate?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<b>2.3</b> Subject to an injunction, judgment, decree or permanent order of any state or federal court entered within the seven-year period immediately preceding the signing of this certificate, involving any of the following: <ul style="list-style-type: none"> <li>a. The violation of fraud or registration provisions of the securities laws of that jurisdiction;</li> <li>b. The violation of the consumer fraud laws of that jurisdiction;</li> <li>c. The violation of the antitrust or restraint of trade laws of that jurisdiction?</li> </ul>	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<b>2.4</b> If any of the answers to numbers 2.1, 2.2, or 2.3 are <b>YES</b> , you <b>MUST</b> complete and attach a Certificate of Disclosure Felony/Judgment Attachment form C004.		

**3. BANKRUPTCY QUESTION:**

<b>3.1</b> Has any person (a) who is currently an officer, director, trustee, incorporator, or (b) who controls or holds over twenty per cent of the issued and outstanding common shares or twenty per cent of any other proprietary, beneficial or membership interest in the corporation, served in any such capacity or held a twenty per cent interest in <b>any other corporation</b> (not the one filing this Certificate) on the bankruptcy or receivership of the <b>other corporation</b> ?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
<b>3.2</b> If the answer to number 3.1 is <b>YES</b> , you <b>MUST</b> complete and attach a Certificate of Disclosure Bankruptcy Attachment form C005.		

**IMPORTANT:** If within 60 days of the delivery of this Certificate to the A.C.C. any person not included in this Certificate becomes an officer, director, trustee or person controlling or holding over ten per cent of the issued and outstanding shares or ten per cent of any other proprietary, beneficial or membership interest in the corporation, the corporation must submit a SUPPLEMENTAL Certificate providing information about that person, signed by all incorporators or by a duly elected and authorized officer.

<b>SIGNATURE REQUIREMENTS:</b>	
Initial Certificate of Disclosure:	This Certificate must be signed by all incorporators. If more space is needed, complete and attach an Incorporator Attachment form C084.
Foreign corporations:	This Certificate may be signed by a duly authorized officer or by the Chairman of the Board of Directors.
Credit Unions and Loan Companies:	This Certificate must be signed by any 2 officers or directors.

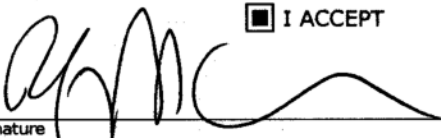
**Rolf Monson**

Name Rolf Monson		
Address 1 4216 North 27 Street		
Address 2 Unit 108		
City Phoenix	State AZ	Zip 85016
Country UNITED STATES		

**SIGNATURE - see Instructions C003i:**

By typing or entering my name and checking the box marked "I accept" below, I acknowledge *under penalty of law* that this document together with any attachments is submitted in compliance with Arizona law.

I ACCEPT



Signature

**Rolf Monson** 07/15/2019

Printed Name Date

**REQUIRED - check only one:**

- Incorporator** - I am an incorporator of the corporation submitting this Certificate.
- Officer** - I am an officer of the corporation submitting this Certificate
- Chairman of the Board of Directors** - I am the Chairman of the Board of Directors of the corporation submitting this Certificate.
- Director** - I am a Director of the credit union or loan company submitting this Certificate.

Name		
Address 1		
Address 2		
City	State	Zip
Country		

**SIGNATURE - see Instructions C003i:**

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Signature

Printed Name Date

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Filing Fee: None All fees are nonrefundable - see Instructions.	Mail: Arizona Corporation Commission - Corporate Filings Section 1300 W. Washington St., Phoenix, Arizona 85007 Fax: 602-542-4100
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