

STATE of WASHINGTON



SECRETARY of STATE

I, *SAM REED*, Secretary of State of the State of Washington and custodian of its seal,

hereby issue this

CERTIFICATE OF INCORPORATION

to

KINGSLEY GLEN HOMEOWNERS ASSOCIATION

A Washington Non-Profit Corporation. Articles of Incorporation were filed for record in this office on the date indicated below

UOI Number: 602 240 226

Date: November 13, 2002



*Given under my hand and the Seal of the State
of Washington at Olympia, the State Capital*

Sam Reed

Sam Reed, Secretary of State

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RECORDED
NOV 13 2002
CLERK OF STATE
STATE OF WASHINGTON

**ARTICLES OF INCORPORATION
OF
KINGSLEY GLEN HOMEOWNERS ASSOCIATION**

The undersigned, for the purpose of forming a corporation under the nonprofit laws of the State of Washington, RCW 24.03, hereby adopts the following Articles of Incorporation.

Article 1

Name. The name of this corporation is:

KINGSLEY GLEN HOMEOWNERS ASSOCIATION,

hereinafter called the "Association".

Article 2

Duration. The duration of the Association shall be perpetual.

Article 3

Purposes. The Association is organized for the purpose of promoting the health, safety and welfare of the owners of lots within the Kingsley Glen plat, administering and enforcing the covenants, conditions, restrictions, easements and reservations applicable to the plat and providing for the maintenance, preservation and management of any common areas. For this purpose the Association shall exercise all of the powers and privileges and perform all of the duties and obligations of the Association as set forth in the Declaration of Covenants, Conditions, Restrictions, Easements and Reservations for Kingsley Glen, (recorded March 1, 2002, under recording number 20020301000982, records of King County, Washington) as the same may be amended from time to time as therein provided, the Declaration being incorporated herein as if set forth at length and any and all other powers, rights and privileges which a corporation organized under the Non-profit Corporation Act of the State of Washington by law may now or hereafter have or exercise.

Article 4

* **Registered Office and Agent.**

The name of the initial Registered Agent of the Association is Richard A. Pitt.

The street address of the initial Registered Office, which is also the address of the Registered Agent is 435 Spring Lane, Sedro Woolley, WA 98284.

*Changed to lawyer *
Gloria James*

Article 5

Membership and Voting. Provisions for the qualification and voting rights of members of the Association are as set forth in the Declaration and the Bylaws of the Association, as the same may be amended from time to time.

Article 6

Board of Directors. The affairs of the Association shall be managed initially by a Board consisting of one representative of the Declarant, the name and address of whom is set forth below, who shall serve as the initial director until the selection of his successor(s). Thereafter, the number of directors shall be as provided in the Declaration and Bylaws.

Robert D. Howe, 5446 Hydra Blvd. N.E., Tacoma, WA 98422-1620

Article 7

Liability. Provisions limiting the liability of the members of the Board of Directors and other persons participating in the management of the Association, and providing for the indemnification of such persons by the Association, are as set forth in the Declaration, as the same may be amended from time to time, and shall apply to the initial Board appointed by the Declarant as well as to any Board elected by the members, provided, however, that such provisions shall not eliminate or limit the liability of a director for acts or omissions that involve intentional misconduct by a director or a knowingly violation of law by a director, or for any transaction from which the director will personally receive a benefit in money, property or services to which the director is not legally entitled.

Article 8

Dissolution. On dissolution or final liquidation of the Association, the assets of the Association shall be owned by all members of the Association as tenants in common according to their percentage interest in the Common Area and facilities, unless members of the Association constituting at least 80% of the total membership elect to sell the assets.

Article 9

Incorporator. The name and address of the incorporator is Richard A. Pitt, 435 Spring Lane, Sedro Woolley, WA 98284.

This document is hereby executed in duplicate under penalties of perjury and is, to the best of my knowledge, true and correct.

Dated this 12th day of November, 2002


Richard A. Pitt, Incorporator

Consent of Registered Agent

I consent to serve as Registered Agent in the State of Washington for the above named corporation. I understand it will be my responsibility to accept Service of Process on behalf of the corporation; to forward mail to the corporation; and to immediately notify the Office of the Secretary of State if I resign or change the Registered Office Address.

Dated this 12th day of November, 2002


Richard A. Pitt, Registered Agent