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Articles of Incorporation for a Nonprofit Corporation

filed pursuant to §7-90-301, et seq. and §7-122-101 of the Colorado Revised Statutes (C.R.S)

1. Entity name:

RCR-Newton Property Owners Association

(The name of a nonprofit corporation may, but need not, contain the term or abbreviation "corporation", "incorporated", "company", "limited", "corp.", "inc.", "co." or "ltd." §7-90-601, C.R.S.)

2. Use of Restricted Words (if any of these terms are contained in an entity name, true name of an entity, trade name or trademark stated in this document, make the applicable selection):

- checkbox "bank" or "trust" or any derivative thereof
checkbox "credit union" checkbox "savings and loan"
checkbox "insurance", "casualty", "mutual", or "surety"

3. Principal office street address:

850 Newton Road

(Street name and number)

Pueblo

(City)

CO

(State)

81005

(Postal/Zip Code)

(Province - if applicable)

(Country - if not US)

4. Principal office mailing address: (if different from above)

(Street name and number or Post Office Box information)

(City)

(State)

(Postal/Zip Code)

(Province - if applicable)

(Country - if not US)

5. Registered agent: (if an individual):

Peters

(Last)

John

(First)

Mr.

Mr.

(Suffix)

OR (if a business organization):

6. The person appointed as registered agent in the document has consented to being so appointed.

7. Registered agent street address:

7571 Vanessa Drive

(Street name and number)

Pueblo

CO

81005

8. Registered agent mailing address:  
(if different from above)

(City) (State) (Postal/Zip Code)

\_\_\_\_\_  
(Street name and number or Post Office Box information)

\_\_\_\_\_  
(City) (State) (Postal/Zip Code)

\_\_\_\_\_  
(Province - if applicable) (Country - if not US)

9. If the corporation's period of duration is less than perpetual, state the date on which the period of duration expires:

\_\_\_\_\_  
(mm/dd/yyyy)

10. (Optional) Delayed effective date:

\_\_\_\_\_  
(mm/dd/yyyy)

11. Name(s) and address(es) of incorporator(s): (if an individual):

Bradley William W. Mr.  
(Last) (First) (Middle) (Suffix)

**OR** (if a business organization):

7790 Lakeview Drive  
(Street name and number or Post Office Box information)

Pueblo CO 81005  
(City) (State) (Postal/Zip Code)

\_\_\_\_\_  
(Province - if applicable) (Country - if not US)

(if an individual)

\_\_\_\_\_  
(Last) (First) (Middle) (Suffix)

**OR** (if a business organization)

\_\_\_\_\_  
(Street name and number or Post Office Box information)

\_\_\_\_\_  
(City) (State) (Postal/Zip Code)

\_\_\_\_\_  
(Province - if applicable) (Country - if not US)

(if an individual)

\_\_\_\_\_  
(Last) (First) (Middle) (Suffix)

**OR** (if a business organization)

\_\_\_\_\_  
(Street name and number or Post Office Box information)

(City) (State) (Postal/Zip Code)

(Province - if applicable) (Country - if not US)

(If more than three incorporators, mark this box  and include an attachment stating the names and addresses of all incorporators.)

- 12. The nonprofit corporation is formed under the Colorado Revised Nonprofit Corporation Act.
- 13. The corporation will  OR will not  have voting members.
- 14. A description of the distribution of assets upon dissolution is attached.
- 15. Additional information may be included pursuant to §7-122-102, C.R.S. and other organic statutes. If applicable, mark this box  and include an attachment stating the additional information.

Notice:

Causing this document to be delivered to the secretary of state for filing shall constitute the affirmation or acknowledgment of each individual causing such delivery, under penalties of perjury, that the document is the individual's act and deed, or that the individual in good faith believes the document is the act and deed of the person on whose behalf the individual is causing the document to be delivered for filing, taken in conformity with the requirements of part 3 of article 90 of title 7, C.R.S., the constituent documents, and the organic statutes, and that the individual in good faith believes the facts stated in the document are true and the document complies with the requirements of that Part, the constituent documents, and the organic statutes.

This perjury notice applies to each individual who causes this document to be delivered to the secretary of state, whether or not such individual is named in the document as one who has caused it to be delivered.

- 16. Name(s) and address(es) of the individual(s) causing the document to be delivered for filing:

Bradley	William	W.	Mr.
(Last)	(First)	(Middle)	(Suffix)
7790 Lakeview Drive			
(Street name and number or Post Office Box information)			
Pueblo	CO	81005	
(City)	(State)	(Postal/Zip Code)	
(Province - if applicable)		(Country - if not US)	

(The document need not state the true name and address of more than one individual. However, if you wish to state the name and address of any additional individuals causing the document to be delivered for filing, mark this box  and include an attachment stating the name and address of such individuals.)

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**ATTACHMENT TO  
ARTICLES OF INCORPORATION OF  
RCR-NEWTON PROPERTY OWNERS ASSOCIATION,  
A NONPROFIT CORPORATION**

**Paragraph 14: DISTRIBUTION OF ASSETS UPON DISSOLUTION**

Upon dissolution of RCR-Newton Property Owners Association, the Association will, pursuant to C.R.S. § 7-134-105(1)(c) of the Colorado Revised Nonprofit Corporation Act, transfer or convey its assets to a successor association organized for the same purposes as this Association as set forth in Paragraph 15(A) and (B) of these Articles, unless the common interest community is terminated pursuant to § 10.2 of the Declaration of Covenants, Conditions, Restrictions and Easements for Red Creek Ranch dated May 23, 1994. In the event the common interest community is terminated, its assets will be distributed in the manner provided in § 38-33.3-218 of the Colorado Common Interest Ownership Act.

**Paragraph 15: ADDITIONAL INFORMATION WHICH MAY BE ATTACHED:**

The purposes and powers of the RCR-Newton Property Owners Association are:

- (A) To provide a means of self-government for the owners of property within a common interest community known as the RCR-Newton Property.
- (B) To perform all duties and exercise all powers and rights of the Association set forth in the Declaration of Covenants, Conditions, Restrictions and Easements for Red Creek Ranch dated May 23, 1994, recorded in Book 2735 at Pages 183-190 of the records of the Pueblo County Clerk and Recorder, in Colorado ("the Declaration"), and all amendments thereto; the Colorado Revised Nonprofit Corporation Act; the Colorado Common Interest Act; or other applicable law consistent with its nonprofit purposes.