

# STATE OF NORTH CAROLINA



Department of The  
Secretary of State

To all whom these presents shall come, Greeting:

I, **Rufus L. Edmisten** *Secretary of State of the State of North Carolina*, do hereby certify the following and hereto attached (        3        sheets) to be a true copy of

ARTICLES OF INCORPORATION

OF

MOUNTAIN VALLEY HOMEOWNERS ASSOCIATION, INC.

and the probates thereon, the original of which was filed in this office on the 20<sup>th</sup> day of January 19 89 , after having been found to conform to law.

In Witness Whereof, I have hereunto set my hand and affixed my official seal.

Done in Office, at Raleigh, this 20<sup>th</sup> day of January in the year of our Lord 19 89 .



*Rufus L. Edmisten*

Secretary of State

ARTICLES OF INCORPORATION  
OF  
MOUNTAIN VALLEY HOMEOWNERS ASSOCIATION, INC.  
(A Non-Profit Corporation)

The undersigned, being more than 18 years of age, and acting as incorporator for the purpose of creating a non-profit corporation under the laws of the State of North Carolina as contained in Chapter 55A of the General Statutes of North Carolina, entitled "Non-Profit Corporation Act", and the several amendments thereto, hereby sets forth:

DOCUMENT #446610  
DATE 01/20/87 TIME 10:33  
FILED  
RUFUS L. COMISTEN  
SECRETARY OF STATE  
NORTH CAROLINA

1. The name of the corporation is Mountain Valley Homeowners Association, Inc.

2. The period of duration of the corporation is perpetual.

3. The purpose for which the corporation is organized are:

(a) To foster, maintain and insure the privileges and responsibilities of property owners in Mountain Valley Subdivision, Henderson County, North Carolina, and to act within its scope of authority for the welfare of its members.

(b) To promote the general improvement and beautification of Mountain Valley Subdivision, and to maintain property in Mountain Valley Subdivision in such a manner as not to detract from the general beautification of the area.

(c) Notwithstanding any of the provisions of these Articles, for the purpose of conducting a homeowners association within the meaning of Section 528 of the Internal Revenue Code, as amended (or the corresponding provision of any future United States Internal Revenue law).

(d) To have and to exercise any and all powers, rights and privileges which a corporation organized under the Non-Profit Corporation Act of the State of North Carolina by law, may now or hereafter have or exercise.

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4. The corporation shall have members which may be divided into such classes as shall be provided in the By-Laws. All members shall be accepted, appointed, elected or designated in the manner provided in the By-Laws.

5. The directors of the corporation shall be elected or appointed in the manner and for the term provided in the By-Laws.

6. No part of the net earnings of the corporation shall inure to the benefit of, or be distributable to, its directors, officers, members or other private persons. Notwithstanding any other provision of these Articles, the corporation shall not carry on any other activity not permitted to be carried on by a homeowners association as defined in Section 528 of the Internal Revenue Code, as amended (or corresponding provision of any future United States Internal Revenue law).

7. The name and address of the initial registered agent and office of the corporation in the State of North Carolina is Gladys M. Gabelmann, 238 Mountain Valley Court, Etowah, Henderson County, North Carolina, 28729

8. The number of directors constituting the initial Board of Directors shall be three (3). The names and addresses of the persons who are to serve as the initial Board of Directors are:

<u>NAME</u>	<u>ADDRESS</u>
Gladys M. Gabelmann	238 Mountain Valley Court Etowah, N. C. 28729
Carlton W. Green	P. O. Box 1417 Etowah, N. C. 28729
William Jefsen	P. O. Box 835 Etowah, N. C. 28729

9. The name and address of the incorporator in as follows:

Gladys M. Gabelmann  
238 Mountain Valley Court  
Etowah, N. C. 28729

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 13th day of January, 1989.

 (SEAL)  
GLADYS M. GABELMANN

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STATE OF NORTH CAROLINA

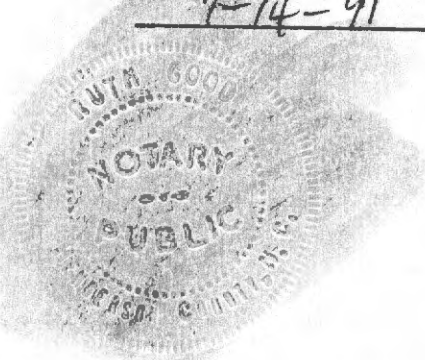
COUNTY OF HENDERSON

This is to certify that on the 13th day of January, 1989, before me, a Notary Public, personally appeared GLADYS M. GABELMANN, who I am satisfied is the person named in and who executed the foregoing Articles of Incorporation, and I have first made known to him the contents thereof, he did acknowledge that he signed and delivered the same as his voluntary act and deed he uses and purposes therein expressed.

IN TESTIMONY WHERE, I have hereunto set my hand and official seal, this 13th day of January, 1989.

Ruth Hood  
NOTARY PUBLIC

My Commission Expires:  
7-14-91



~~North Carolina, Henderson County~~ The foregoing certificate of ~~Notary Public (Notaries Public)~~ is/are certified to be correct. This

instrument presented for registration and recorded in this office this 2 day of Feb 1989 at 12:45<sup>P</sup>M. in Book 25 Page 409

Ruby H Maxwell  
Register of Deeds

Shirley Hollingsworth  
(Assistant) (Deputy)

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