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DEPARTMENT OF ADMINISTRATION
DIVISION OF STATE ARCHIVES
AND PUBLIC RECORDS

MICRO-TECHNICS UNIT
Denver, Colorado

BYRON A. ANDERSON
Secretary of State

JAN 21 1974

267628

ARTICLES OF INCORPORATION

OF

TREEHOUSE CONDOMINIUM ASSOCIATION

ARTICLE I

Name

The name of this corporation shall be TREEHOUSE CONDOMINIUM ASSOCIATION.

ARTICLE II

Duration

The term of existence of this corporation is perpetual.

ARTICLE III

Purposes

The business, objects and purposes for which the corporation is formed are as follows:

1. To be and constitute the Association to which reference is made in the Condominium Declaration for Treehouse Condominiums and any supplements thereto (for brevity, hereinafter referred to as Declaration), to be recorded in the records of the Clerk and Recorder, Summit County, Colorado, pursuant to C.R.S. (1963) 118-15-5 and Amendment thereto, relating to a condominium ownership project, and to perform all obligations and duties of the Association and to exercise all rights and powers of the Association.

2. To provide an entity for the furtherance of the interests of all of the owners, including the Declarant named in the Declaration, of condominium units in the Treehouse Condominium project, with the objective of establishing and maintaining it as a prime condominium ownership project of the highest possible quality and value and enhancing and protecting its value, desirability and attractiveness.

ARTICLE IV

Powers

In furtherance of its purposes, the corporation shall have all of the powers conferred upon corporations not for profit by the statutes and common law of the State of Colorado in effect from time to time, including all of the powers necessary or desirable to perform the obligations and duties and exercise the rights and powers of the Association under the Declaration which will include, but shall not be limited to, the following:

1. To make and collect assessments against members of the Association for the purposes of payment of the common expenses (including the expenses incurred in exercising its powers of or performing its functions);
2. To manage, control, operate, maintain, repair, improve and enlarge the general common elements;
3. To enforce the terms, covenants, restrictions, conditions, uses, limitations and obligations set forth under the Declaration and By-Laws and to make and enforce rules and regulations as provided therein;
4. To engage in activities which will actively foster, promote:

and advance the interests of all of the owners of condominium units, including the interests of the Declarant during its development of the project and its ownership of condominium units.

ARTICLE V

Memberships

1. This corporation shall be a membership corporation without certificates or shares of stock. There shall be one class of membership, and there shall be one membership in the corporation for each condominium unit, as defined in the Declaration and any Supplements thereto. The owner or owners of a condominium unit shall hold and share the membership related to that condominium unit in the same proportionate interest and by the same type of tenancy in which the title to the condominium unit is held, provided always that there shall be only one membership per condominium unit. No person or entity other than an owner of a condominium unit may be a member of the corporation.

2. Each membership shall have voting rights as is set forth in the Declaration on all matters in which members are entitled to vote.

3. A membership in the corporation and the share of a member in the assets of the corporation shall not be assigned, encumbered or transferred in any manner except as appurtenant to the transfer of title to the condominium unit to which the membership pertains, provided, however, that the rights of membership may be assigned to the holder of a mortgage, deed of trust or other security instrument on a condominium unit as further security for a loan secured by a lien on such condominium unit.

4. A transfer of membership shall occur automatically upon the transfer of title to the condominium unit to which the membership pertains; provided, however, that the By-Laws of the corporation may contain reasonable provisions and requirements with respect to recording such transfers on the books and records of the corporation.

5. Members shall have the right to purchase other condominium units and the memberships appurtenant thereto as provided in the Declaration.

6. The corporation may suspend the voting rights of a member for failure to comply with the rules or regulations of the corporation or with any other obligations of the owners of any condominium unit under the Declaration and By-Laws.

7. The By-Laws may contain provisions setting forth the rights, privileges, duties and responsibilities of the members.

ARTICLE VI

Board of Directors

1. The business and affairs of the corporation shall be conducted, managed and controlled by a Board of Directors. The Board of Directors shall consist of not less than three nor more than nine members, the specific number to be set forth from time to time in the By-Laws of the corporation. Members of the Board of Directors need not be members of the corporation.

2. Members of the Board of Directors shall be elected at the annual meeting of the members in the manner determined by the By-Laws. The Declarant under the Declaration shall be entitled to elect the members of the Board of Directors until such time as 238 of the condominium units to be constructed

within the condominium project have been sold, or January 1, 1979, whichever shall first occur.

3. Directors may be removed and vacancies of the Board of Directors shall be filled in the manner to be provided by the By-Laws.

4. The names and addresses of the members of the first Board of Directors who shall serve until the first election of Directors and until their successors are duly elected and qualified, are as follows:

David T. Watts
127 22nd Street
Greeley, Colorado 80632

James W. Watts
127 22nd Street
Greeley, Colorado 80631

Gerald A. Tillman
127 22nd Street
Greeley, Colorado 80631

Any vacancies in the Board of Directors occurring before the first election of Directors shall be filled by the remaining Directors.

ARTICLE VII

Officers

The Board of Directors may appoint a President, one or more Vice Presidents, a Secretary, a Treasurer and such other officers as the Board believes will be in the best interest of the corporation. The officers shall have such duties as may be prescribed in the By-Laws of the corporation and shall serve at the pleasure of the Board of Directors.

ARTICLE VIII

Conveyances and Encumbrances

Corporate property may be conveyed or encumbered by authority of the Board of Directors or by such person or persons to whom such authority may be delegated by resolution of the Board. Conveyances or encumbrances shall be by an instrument executed by the President or a Vice President and by the Secretary or an Assistant Secretary, or executed by such other person or persons to whom such authority may be delegated by the Board.

ARTICLE IX

Initial Registered Office and Agent

The initial registered office of the corporation shall be 127 22nd Street, Greeley, Colorado 80631. The initial registered agent at such office shall be David T. Watts. (Weld County, Colorado).

ARTICLE X

Amendments

Amendments to these Articles of Incorporation shall be adopted in the manner set forth in the By-Laws; provided, however, that no amendment to these Articles of Incorporation shall be contrary to or inconsistent with the provisions of the Declaration.

ARTICLE XI

General

This corporation is one which does not contemplate pecuniary gain

or profit to the members thereof and is organized for non-profit purposes. This corporation does not afford pecuniary gain to its members incidentally or otherwise, but members may be paid for services actually rendered to the corporation. This corporation has no power to carry on propaganda, attempt to influence legislation or take part in a political campaign.

ARTICLE XII
Incorporation

The undersigned, acting as incorporator under the Colorado Non-profit Corporation Act, signs and acknowledges these Articles of Incorporation for such corporation this 16th day of January, 1974

INCORPORATOR:

David T. Watts
David T. Watts

STATE OF COLORADO)
) ss.
COUNTY OF WELD)

The foregoing instrument was acknowledged before me this 16th day of January, 1974 by David T. Watts.

Witness my hand and official seal.

My Commission expires October 1977

Shirley Wayman
Notary Public



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SECRETARY OF STATE
STATE OF COLORADO
SUBMIT ONCE
Filing fee \$8.00

DNO267628

STATEMENT OF CHANGE OF REGISTERED OFFICE STATE OF COLORADO
OR REGISTERED AGENT, OR BOTH. DEPT OF STATE

18

- Notes
1. Exact corporate name of corporation making the statement.
 2. Signatures and title of officer signing for the corporation, - must be President or Vice-President
 3. Signature of Notary Public must be exactly as shown on Notarial Seal, and must agree with notarial commission.
 4. This document must be typewritten.

To the Secretary of State
of the State of Colorado

Pursuant to the provisions of the Colorado Corporation Act, the undersigned corporation, organized under the laws of the State of Colorado, submits the following statement for the purpose of changing its registered office or its registered agent, or both, in the State of Colorado:

First: The name of the corporation is Treasure Condominium Association

Second: The address of its REGISTERED OFFICE is 8141 W. I 70 Frontage Rd.E.
Arvada, Colorado 80001

Third: The name of its REGISTERED AGENT is ARTHUR BURZLUFF

Fourth: The address of its registered office and the address of the business office of its registered agent, as changed, will be identical.

Fifth: The nature of its place of business in Colorado is None

*Sixth: REGARDING FOREIGN CORPORATIONS: THIS STATEMENT MAY BE EXECUTED BY THE REGISTERED AGENT WHEN IT INVOLVES ONLY A REGISTERED ADDRESS CHANGE. A COPY OF THIS STATEMENT HAS BEEN FORWARDED TO THE CORPORATION BY THE REGISTERED AGENT.

(Note 1)

(Note 2)

STATE OF Colorado

County of Jefferson

Arthur Burzloff
ARTHUR BURZLUFF

Before me, Blaine Peterson
and State, personally appeared ARTHUR BURZLUFF

a Notary Public in and for the said County and State, who acts and judges as follows:

that he is the President of Treasure Condominium Association
(Name of Corporation)
and that he is duly authorized to execute and file the statements contained therein as true.

to witness and read the foregoing and certify that the same are true.

My commission expires 1980

NO. 466