

ARTICLES OF INCORPORATION

OF

OCEANSIDE COMMUNITY ASSOCIATION

15786
ENDORSED
FILED
In the Office of the Secretary of State
of the State of California
FEB 11 1963
FRANK H. JORDAN, Secretary of State
BY JAMES S. CHILDS, Deputy Secretary of State

KNOW ALL MEN BY THESE PRESENTS: That the undersigned have voluntarily associated themselves together for the purpose of forming a corporation under Division 1, Part IV, Title XIX of the Civil Code of the State of California for purposes other than pecuniary profit; and

DO HEREBY CERTIFY:

FIRST: That the name of this corporation shall be: OCEANSIDE COMMUNITY ASSOCIATION.

SECOND: That the specific and primary purpose for which this corporation is formed is to provide athletic, recreational and club facilities for the use of the residents of OCEANIA, a planned community development, located in the City of Oceanside, County of San Diego, State of California, and their guests.

THIRD: That the general purpose and objects of this corporation are as follows:

(a) To lease, purchase, hold, use and take possession of and enjoy in fee simple or otherwise any personal or real property necessary for the uses and purposes of the corporation, and to sell, lease, deed in trust, alien or dispose of the same at the pleasure of the corporation, and for the uses and purposes for which said corporation is formed; and to buy and sell real or personal property and to apply the proceeds of sale, including any and all income, to the uses and purposes of the corporation.

(b) To pay all taxes and assessments, if any, which may be levied, by any public authority upon any property, owned or controlled by, or held in trust for the benefit of the corporation, or its members, on any ornamental features, fixtures, tennis courts, playgrounds, swimming pools or club houses established therein or thereon, whether taxes or assessed as a part thereof or separately.

(c) To fix, establish or levy, and collect from its members, dues, fees, charges and assessments, and to enforce any lien which may be provided to secure the payment thereof.

(d) To borrow money, contract debts, issue bonds, notes and debentures, and to secure the same.

(e) To do any and all other acts and things that a non-profit corporation is empowered to do, or that a natural person might do which may be necessary, convenient or desirable in the administration of the affairs and for the full attainment of the general purposes of this corporation.

The foregoing statement of purposes shall be construed as a statement of both purposes and powers, and the purposes and powers stated in each clause shall not, except where otherwise expressed, be construed as a limitation upon the general purposes for which this corporation is formed, but shall be regarded as independent purposes and powers.

Notwithstanding any contrary provision herein, no part of the activities of this corporation shall consist in carrying on propaganda or otherwise attempting to influence legislation, and the carrying on by this corporation of a profit of any business hereinabove recited as a purpose of this corporation shall be merely incidental to and in furtherance of the general community betterment and recreational purposes for which this corporation is formed.

FOURTH: That this corporation is organized pursuant to the general Non-profit Corporation Law of the State of California. The corporation does not contemplate pecuniary gain or profit to the members thereof, nor shall any net earnings, income, gain, profits or funds of this corporation in whatsoever manner acquired by it at any time inure or be distributed to or for the benefit of any private member,

director or other individual, but the same shall be devoted solely to the purposes for which the corporation is formed.

FIFTH: That the County in this State where the principal office for the transaction of the business of this corporation is to be located is the County of San Diego.

SIXTH: That the names and addresses of the persons who are to act in the capacity of directors until the selection and qualification of their successors and who shall be known as directors are:

M. M. Bitker	323 Cedar Street, Newport Beach, California
T. E. Pickering	225 Via Genoa, Newport Beach, California
W. D. Newman	2316 Fairhill Drive, Newport Beach, California

The number of persons above named, to-wit: Three (3) shall constitute the authorized number of directors of this corporation until that number shall be changed by adoption of by-laws for this corporation or by an amendment to the by-laws of this corporation increasing or decreasing the number of directors as may be desired.

SEVENTH: That the authorized number and qualifications of members of this corporation, the different classes of membership, if any, the property, voting and other rights and privileges of each class of membership, and the liabilities of each or all classes of dues and assessments, and the method of collection thereof, shall be set forth in the by-laws of this corporation.

EIGHTH: That the by-laws of this corporation shall be adopted by the directors named in the Articles of Incorporation and may thereafter be amended or repealed by any means provided in the by-laws.

IN WITNESS WHEREOF, the persons who are set to act in the capacity of first directors have hereunto set their hands this 21 Day of January, 1963.

M. M. Bitker
M. M. Bitker
T. E. Pickering
T. E. Pickering
W. D. Newman
W. D. Newman

STATE OF CALIFORNIA)
COUNTY OF ORANGE)

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On January 21, 1963, before me, the undersigned, a Notary Public in and for said County and State, personally appeared, M. M. Bitker, T. E. Pickering, and W. D. Newman, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

WITNESS my hand and Official Seal.

H. M. Collins
Notary Public in and for said
County and State
H. McCOLLINS
MY COMMISSION EXPIRES
JUN. 15, 1965

SEAL OF THE STATE OF CALIFORNIA



DEPARTMENT OF STATE

To all whom these presents shall come, Greetings:

I, FRANK M. JORDAN, Secretary of State of the State of California, hereby certify:

That the annexed transcript has been compared with the RECORD on file in my office, of which it purports to be a copy, and that the same is full, true and correct.

In testimony whereof, I, FRANK M. JORDAN, Secretary of State, have hereunto caused the Great Seal of the State of California to be affixed and my name subscribed, at the City of Sacramento, in the State of California, this FEB 8 1983

Frank M. Jordan
Secretary of State

By *Walter L. Stichter*
Assistant Secretary of State

