

**ARTICLES OF INCORPORATION
OF
2211 Moorpark Commercial Condominium Association**

FILED *DM*
Secretary of State
State of California

MAY 12 2017 *DM*

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**ARTICLE I
NAME**

The name of the corporation (hereinafter referred to as the "Corporation" or the "Association") is 2211 Moorpark Commercial Condominium Association. The corporation is an association formed to manage a common interest development under the Commercial and Industrial Common Interest Development Act.

**ARTICLE II
AGENT FOR SERVICE OF PROCESS**

The name of the corporation's initial agent for service of process is: CORP2000

**ARTICLE III
BUSINESS OFFICE AND MANAGING AGENT**

The location of the corporation's business office, which is off-site, is 35 Miller Avenue, Suite 232, Mill Valley CA 94941-1903. The initial street address of the corporation is 35 Miller Avenue, Suite 232, Mill Valley CA 94941-1903. The Commercial Common Interest Development is situated in the City of San Jose, Santa Clara County, California, fronting on Moorpark Avenue, with the nearest cross street being S. Bascom Avenue. The nine-digit Zip Code of the Common Interest Development is 95128-2614. The corporation has not yet appointed a managing agent.

**ARTICLE IV
PURPOSES OF THE CORPORATION PURPOSES OF THE ASSOCIATION**

This corporation is a nonprofit mutual benefit corporation organized under the Nonprofit Mutual Benefit Corporation Law.

The purpose of this corporation is to engage in any lawful act or activity, other than credit union business, for which a corporation may be organized under such Law.

This corporation does not contemplate pecuniary gain or profit to the Members thereof, and the specific purposes for which it is formed are to provide for management, administration, maintenance and repair of various elements within the Common Interest Development known as the 2211 Moorpark Commercial Condominium, situated in the City of San Jose, County of Santa Clara, California and to promote the health, safety and welfare of all the Owners and occupants within the Common Interest Development, all according to that certain 2211 Moorpark Declaration Establishing a Plan for Commercial Condominium Ownership, hereinafter called the "Declaration" recorded or to be recorded with respect to said property in the Office of the Recorder of Santa Clara County, as required by § 6614 of the California Civil Code.

Notwithstanding any of the above statements of purposes and powers, this corporation shall not, except to an insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the specific purpose of this corporation.

**ARTICLE V
DISSOLUTION**

No part of the net earnings of this corporation shall inure to the benefit of any private individual, except as expressly provided in those sections with respect to the acquisition, construction, or provision for management, maintenance, and care of the elements of the Common Interest Development, and other than by a rebate of excess membership dues, fees, or Assessments. So long as there is any Parcel within the Common Interest Development for which the corporation is obligated to provide management, maintenance, preservation or control, the corporation shall not transfer all or substantially all of its assets or file a certificate of dissolution without the approval of one hundred percent (100%) of the Members. In the event of the dissolution, liquidation, or winding up of the corporation, upon or after termination of the project, in accordance with provisions of the Declaration, its assets remaining after payment, or provision for payment, of all debts and liabilities of the corporation, shall be divided among and distributed to the Members in accordance with their respective rights therein.

**ARTICLE VI
AMENDMENTS**

These Articles may be amended only by the affirmative vote of a majority of the Board of Directors of the Association.

IN WITNESS WHEREOF, for the purposes of forming this corporation under the laws of the State of California, the undersigned has executed these Articles of Incorporation this 11th day of May, 2017.



David M. Van Atta

Sole Incorporator

I declare that I am the person who executed the above Articles of Incorporation, and such instrument is my act and deed.



David M. Van Atta
