

ARTICLES OF INCORPORATION

OF

VISTA VIEW VILLAGE HOME OWNERS ASSOCIATION

The undersigned natural person of the age of twenty-one years or more, acting as incorporator under the Oregon Non-Profit Corporation Law, adopts the following Articles of Incorporation:

ARTICLE ONE

The name of this corporation is Vista View Village Home Owners Association and its duration shall be perpetual.

ARTICLE TWO

The purpose or purposes for which the corporation is organized are:

1. To promote the health, safety and welfare of the residents within Vista View Village, a planned unit development located in Clackamas County, Oregon, and such additions thereto as may hereafter be brought within the jurisdiction of this corporation by annexation to said planning and development, hereafter referred to as "the properties", and for this purpose to:

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A Recording Service of  
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# 41-4277

A. Own, acquire, build, operate and maintain recreation parks, playgrounds, commons, streets, footways, including buildings, structures, personal properties incident thereto, hereinafter referred to as "the common properties and facilities";

B. Maintain unkept land or trees;

C. Supplement municipal services;

D. Fix assessments (or charges) to be levied against the properties;

E. Enforce any and all covenants, restrictions and agreements applicable to the properties;

F. Pay taxes, if any, on the common properties and facilities; and

G. Insofar as permitted by law, to do any other thing that, in the opinion of the Board of Directors, will promote the common benefit and enjoyment of the residents of the properties.

Furthermore, the corporation may engage in any lawful activity, none of which is for profit, for which corporations may be organized under ORS Chapter 61.

### ARTICLE THREE

The address of the initial registered agent of the

corporation is 6914 S.E. 72nd Avenue, Portland, Oregon 97206, and the name of its initial registered agent at such address is Jay O. Oreste.

ARTICLE FOUR

The number of directors constituting the initial Board of Directors of the corporation is three, and the names and addresses of the persons who are to serve as directors until the first annual meeting or until their successors are elected and shall qualify are:

<u>Name</u>	<u>Address</u>
Jay O. Oreste	6914 S.E. 72nd Ave. Portland, Oregon 97206
Michael J. Oreste	12035 Valley View Terrace Rd. Clackamas, Oregon
Fred S. Farah	26635 Division St. Gresham, Oregon

ARTICLE FIVE

The name and address of the incorporator is:

<u>Name</u>	<u>Address</u>
Jay O. Oreste	6914 S.E. 72nd Ave. Portland, Oregon 97206

ARTICLE SIX

The provisions for the distribution of the assets of the corporation on its dissolution or final liquidation are:

Upon the dissolution of the corporation, the assets, both real and personal of the corporation, shall be dedicated to an appropriate public agency or utility, to be devoted to purposes as nearly as practicable the same as those to which they are required to be devoted by the corporation. In the event that said dedication is refused acceptance, such assets shall be granted, conveyed and assigned to any non-profit corporation, association, trust or other organization to be devoted to purposes as nearly as practicable the same as those to which they were to be required to be devoted by the corporation. No such disposition of association properties shall be effective to divest or diminish any members' right under the recorded covenants and deeds applicable to the properties unless made in accordance with the provisions of such covenants and deeds.

I, the undersigned incorporator, declare under penalty of perjury that I have examined the foregoing and to the

best of my knowledge and belief, it is true, correct and complete.

Jay O. Oreste  
Jay O. Oreste

STATE OF OREGON )  
                          ) ss.  
County of Clackamas)

Personally appeared the above named Jay O. Oreste, and acknowledge the foregoing to be his voluntary act and deed.

Before me: Gerald D. Donato  
Notary Public for Oregon  
My commission expires: 3/29/81



STATE OF OREGON )  
County of Clackamas ) ss.

I, George D. Poppen, County Clerk, Ex-Officio Recorder of Conveyances and Ex-Officio Clerk of the Circuit Court of the State of Oregon, for the County of Clackamas, do hereby certify that the within instrument of writing was received for and recorded in the records of said county at

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Witness my hand and seal affixed.

George D. Poppen  
George D. POPPEN  
County Clerk  
Recording Certificate