

FILED: Secretary of State
State of California
March 16, 1965

County Clerk
San Diego County
March 19, 1965

ARTICLES OF INCORPORATION
OF
PACIFIC BLUFFS MANAGEMENT CORPORATION NO. TWO

KNOW ALL MEN BY THESE PRESENTS:

That we, the undersigned, all of whom are residents of the State of California, have this day voluntarily associated ourselves together for the purpose of forming a nonprofit corporation under the General Nonprofit Corporation Law of the State of California, and we do hereby certify:

FIRST: That the name of this corporation is: PACIFIC BLUFFS MANAGEMENT CORPORATION NO. TWO.

SECOND: That the specific and primary purpose for which this corporation is formed is to manage, maintain, repair, and operate real property, together with the improvements thereon, located in the City of San Diego, County of San Diego, and State of California.

THIRD: The general purpose for which this corporation is formed is not for pecuniary profit but is to provide a legal entity through which the members may exercise their rights, duties and obligations as owners as tenants-in-common of undivided fee simple fractional interests in said real property and the improvements thereon.

FOURTH: In furtherance of the foregoing purposes, this corporation shall have the following powers:

- A. To acquire by deed, devise, bequest, purchase or otherwise, any and all forms of property.
- B. To hold, invest, reinvest, manage and dispose of such property or the income therefrom in any manner not contrary to the laws of the State of California governing corporations organized pursuant to the General Nonprofit Corporation Law.
- C. To have and exercise all powers conferred by or permissible under the laws of the State of California upon or for corporations formed under the General Nonprofit Corporation Law.
- D. To do all acts and things which may be reasonably necessary, proper or convenient for the lawful accomplishment of the general and specific purposes hereinbefore specified, or any purpose, whether or not herein mentioned and constituting a lawful activity for this corporation.

FIFTH: That this corporation is organized pursuant to the General Nonprofit Corporation Law of the State of California.

SIXTH: That none of the gains, profits or property of the corporation shall be distributed or inure to the benefit of any member of this corporation or to any private individual other than by way of payment of salary or other compensation for services rendered to this corporation and for its benefit in the furtherance of its purpose; and upon dissolution of this corporation, whether voluntary or involuntary, any and all net assets of the corporation shall be distributed to a nonprofit corporation or corporations organized and operated exclusively for religious, charitable or educational purposes, or the rehabilitation of veterans.

SEVENTH: That the county in the State of California in which the principal office for the transaction of business of this corporation is located is the County of San Diego.

EIGHTH: That the number of directors of said corporation shall be three (3) and the names and residences of the persons who are appointed to act as the first directors of this corporation are:

<u>NAME:</u>	<u>ADDRESS:</u>
HARRY H. HORTON, JR.	San Diego, California
ALEX C. McDONALD	San Diego, California
BETTY J. YURKOVICH	San Diego, California

NINTH: That this corporation shall have no shares of stock.

TENTH: The authorized number and qualifications of members of the corporation, the different classes of membership, if any, the property, voting and other rights and privileges of members, and their liability to dues and assessments and the method of collection thereof, shall be as set forth in the By-Laws.

IN WITNESS WHEREOF, we, the undersigned, constituting the incorporators of this corporation, including the persons named hereinabove as the first directors of this corporation, have executed these Articles of Incorporation this 12th day of March, 1965.

s/HARRY H. HORTON, JR.
HARRY H. HORTON, JR.

s/ALEX C. McDONALD
ALEX C. McDONALD

s/BETTY J. YURKOVICH
BETTY J. YURKOVICH

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) SS

On this 12th day of March, 1965, before me, a Notary Public in and for said County and State, personally appeared HARRY H. HORTON, JR., ALEX C. McDONALD and BETTY J. YURKOVICH, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same.

WITNESS my hand and official seal the day and year first hereinabove written in this certificate.

s/Robert A. Oakes
Notary Public in and for said
County and State

(Notary Seal)

My commission expires Dec. 7, 1966