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STATE OF WISCONSIN

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ARTICLES OF INCORPORATION

OF

THE BOWMAN LOFTS ASSOCIATION, INC.

These Articles of Incorporation are executed by the undersigned for the purpose of forming a Wisconsin nonstock corporation under Chapter 181 of the Wisconsin Statutes:

STATE OF WISCONSIN
FILED
JUL 22 2002
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FINANCIAL INSTITUTIONS

ARTICLE I

Name

The name of the corporation is The Bowman Lofts Association, Inc.

ARTICLE II

Organization

The corporation is organized under Chapter 181 of the Wisconsin Statutes.

ARTICLE III

Registered Office

The registered office of the corporation is located in Milwaukee County, Wisconsin and the mailing address of such office is 310 West Wisconsin Avenue, P. O. Box 648, Milwaukee, Wisconsin 53201 and the name of the registered agent at such address is Mark L. Sumner.

ARTICLE IV

Principal Office

The principal office of the corporation is located in Milwaukee County, Wisconsin and the mailing address of such office is c/o Mark L. Sumner, 310 West Wisconsin Avenue, P. O. Box 648, Milwaukee, Wisconsin, 53201.

ARTICLE V

Members

The corporation shall have one class of members consisting of all the Unit Owners of Bowman Lofts, a condominium to be located at 715 N. Milwaukee Street, Milwaukee, WI 53202. The qualifications, rights and methods of acceptance of the members shall be as hereinafter set forth and as set forth in the By-laws of the Corporation.

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ARTICLE VI

Powers

The corporation shall have all powers conferred upon nonstock, nonprofit corporations organized under Chapter 181 of the Wisconsin Statutes and any successor provision thereto as now enacted or hereafter amended. Such powers shall be exercised only in fulfillment of the purposes of the corporation.

ARTICLE VII

Purposes

The Purposes for which this corporation is organized are as follows:

(a) To serve as an association of unit owners of The Bowman Lofts (the "Condominium") who own real estate and improvements under the condominium form of use and ownership, as provided in the Condominium Ownership Act (the "Act") under the laws of the State of Wisconsin and subject to the terms and conditions of the Declaration of Condominium of The Bowman Lofts, which shall be recorded in the Office of the Register of Deeds for Milwaukee County, Wisconsin (the "Declaration");

(b) To serve as a means through which the unit owners may collectively and efficiently administer, manage, operate and control the Condominium's property in accordance with the Act and the Declaration; and

(c) To engage in activity included in the Act and the Declaration within the purposes for which a non-stock corporation may be organized under the Wisconsin Nonstock Corporation Law.

ARTICLE VIII

Distributions

The corporation may make distributions or other payments under subsections (3) and (4) of Section 181.1302 of the Wisconsin Statutes to the extent consistent with its purposes as set forth herein.

ARTICLE IX

Initial Directors

The initial directors of the corporation shall be designated by the Incorporator in a Consent of Incorporator. Thereafter, the number of and manner in which the directors are elected or appointed shall be governed by the By-Laws.

ARTICLE X

Incorporator

The name and address of the Incorporator is G&K Wisconsin Services, LLC, 780 North Water Street, Milwaukee, Wisconsin 53202.

Executed on this 17 day of July, 2002.

G&K WISCONSIN SERVICES, LLC

By: _____
Stephen L. Chernof, Assistant Secretary

This document was drafted by:
Stephen L. Chernof
Godfrey & Kahn, S.C.
780 North Water Street
Milwaukee, WI 53202

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