COPY

ARTICLES OF INCORPORATION
OF
EAST CREEK ESTATES ASSOCIATION

These Articles of Incorporation are signed by the Incorporator for the purpose of forming a nonprofit corporation pursuant to the provisions of Act 162 of the Public Acts of 1982, as follows:

ARTICLE I

The name of the corporation is: EAST CREEK ESTATES ASSOCIATION

EAST CREEK ESTATES ASSOCIATION

ARTICLE II

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

(a) To operate, administer and maintain and to make reasonable rules and regulations governing the use and enjoyment of all or any portion of the following-described property by members and their tenants, guests, employees, invitees, families and pets.

(b) To enforce its rules and regulations (and all those it is given power and authority to enforce) by all legal methods, including, without limitation, imposing fines and late payment charges, or instituting eviction or legal proceedings.

(c) To levy and collect assessments against and from the members of the corporation and to use the proceeds therefrom for the purposes of the corporation, and to enforce assessments through liens and foreclosure proceedings where appropriate.

(d) To carry insurance and to collect and allocate the proceeds thereof, and to restore, repair or rebuild its property, or any portion thereof, after occurrence of casualty.

(e) To contract for and employ, and to discharge, persons or business entities to assist in the management, operation, maintenance and administration of its affairs.

(f) To acquire, own, maintain, manage and improve, and to buy, sell, convey, assign, transfer, mortgage or lease (as landlord or tenant), or otherwise deal in, any real or personal property, including, but not limited to, easements, rights-of-way, licenses, or any other real property, to benefit the members of the corporation and to further any of the purposes of the corporation.

(g) To borrow money and issue evidence of indebtedness in furtherance of any and all of the purposes of the business of the corporation, and to secure the same by mortgage, pledge or other lien on its property; provided, however, that any such action shall be subject to the approval of not less than two-thirds of the members of the corporation.

(h) To sue or assert claims on behalf of the members as their representative with respect to its property or any part of it.

(i) In general, to enter into any kind of activity; to make and perform any contract; and to exercise all powers necessary, incidental or convenient to the accomplishment of any of the purposes set forth herein, with all powers conferred upon nonprofit corporations by the laws of the State of Michigan.

ARTICLE III

Said corporation is organized upon a nonstock basis.

The amount of assets which said corporation possesses is:
Real Property: None
Personal Property: None

Said corporation is to be financed under the following general plan: Assessment of Members.

ARTICLE IV

Said corporation is organized on a membership basis.

ARTICLE V

The address of the initial registered office is:

6760 Irving Road
Hastings, MI 49058

The name of the initial resident agent at the registered office is:

Jon D. Raymond

ARTICLE VI

The name and address of the incorporator are as follows:

Jon D. Raymond

ARTICLE VII

The names and addresses of the directors who shall constitute the first board of directors of the corporation are as follows:

Name	Address
Jon D. Raymond	6760 Irving Road, Hastings, MI 49058
Lorie Raymond	6760 Irving Road, Hastings, MI 49058

ARTICLE VIII

The term of this corporation shall be perpetual.

ARTICLE IX

The qualifications of members, the manner of their admission to membership in the corporation, the termination of membership, and voting by members shall be as follows:

(a) Every person owning legal or equitable title to any real property included in the East Creek Estates Development (as defined in a Declaration of Covenants, Conditions, Restrictions and Easements recorded on ___, 2000, in Liber ___ at Pages ___–___, ___ County, Michigan, Records) (the "Development") shall be a member of the corporation, and no other person or entity shall be entitled to membership.

(b) Membership in the corporation shall be established by the acquisition of legal or equitable title to any real property included in the Development and by recording with the Register of Deeds for Barry County a deed or other instrument evidencing such title and the furnishing of evidence of same satisfactory to the corporation, the membership of the prior owner of such legal or equitable title thereby being terminated to the extent of the transfer of title.

(c) Neither membership nor the share of a member in the funds and assets of the corporation can be assigned, pledged or transferred in any manner, except as an appurtenance to real property included in the Development.

ARTICLE X

No contract or other transaction between this corporation and any other corporation, firm, or association shall be voidable by the fact that any one or more of the directors or officers of this corporation are interested in or are directors or officers of such other corporation, firm, or association, and any director or officer individually may be a party to or may be interested in any contract or transaction of the corporation; provided, that the contract or other transaction is fair and reasonable to the corporation when it is authorized, approved or ratified and that the material facts as to such relationship or interest are disclosed or known to the board or committee at the time it is authorized, approved or

I, the Incorporator of the above-named corporation, hereby sign these Articles of Incorporation on this ___ day of September, 2000.

_____

Jon D. Raymond

ratified. Such authorization, approval or ratification must be by a vote sufficient for the purpose without counting the person desiring to contract with the corporation who is a director or officer of the corporation, and any such person is hereby relieved from any liability which might otherwise exist from contracting with the corporation for the benefit of himself or any firm, association or corporation in which he may be otherwise interested.

ARTICLE XI

When a compromise or arrangement or a plan of reorganization of this corporation is proposed between this corporation and its creditors or any class of them or between this corporation and its members, or any class of them, a court of equity jurisdiction within the state, on application of this corporation or of a creditor, or of a member of the corporation, or on application of a receiver appointed for the corporation, may order a meeting of the creditors or class of creditors or of the members or class of members to be affected by the proposed compromise or arrangement or reorganization, to be summoned in such manner as the court directs. If a majority in number representing seventy-five percent (75%) in value of the creditors or class of creditors, or of the members or class of members to be affected by the proposed compromise or arrangement or a reorganization, agrees to a compromise or arrangement or a reorganization of this corporation as a consequence of the compromise or arrangement, the compromise or arrangement and the reorganization, if sanctioned by the court to which the application has been made, shall be binding on all the creditors or class of creditors, or on all of the members or class of members, and also on this corporation.

ARTICLE XII

Any action required or permitted to be taken at an annual or special meeting of members may be taken without a meeting, without prior notice, and without a vote if a consent in writing, setting forth the action so taken, is signed by members having not less than the minimum number of votes that would be necessary to authorize or take the action at a meeting at which all members entitled to vote thereon were present and voted. Prompt notice of the taking of the corporate action without a meeting by less than unanimous written consent shall be given to members who have not consented in writing.

ARTICLE XIII

These Articles of Incorporation may be amended, altered, changed or repealed only by the affirmative vote of not less than seventy-five percent (75%) of the entire membership of the corporation; provided, that in no event shall any amendment make changes in the qualification for membership or the voting rights of members without the unanimous consent of the membership.

CHANGED TO 2/3 VOTE - SEE MEETING MINUTES