

State of North Carolina  
Department of the Secretary of State

ARTICLES OF INCORPORATION  
NONPROFIT CORPORATION

Pursuant to §55A-2-02 of the General Statutes of North Carolina, the undersigned corporation does hereby submit these Articles of Incorporation for the purpose of forming a nonprofit corporation.

1. The name of the nonprofit corporation is: The Courtyards at Kildaire Farms Homeowners Association, Inc.

2.  (Check only if applicable.) The corporation is a charitable or religious corporation as defined in NCGS §55A-1-40(4).

3. The name of the initial registered agent is: Corporation Service Company

4. The street address and county of the initial registered agent's office of the corporation is:

Number and Street: 2626 Glenwood Avenue, Suite 550

City: Raleigh State: NC Zip Code: 27608 County: Wake

The mailing address *if different from the street address* of the initial registered agent's office is:

Number and Street or PO Box: \_\_\_\_\_

City: \_\_\_\_\_ State: NC Zip Code: \_\_\_\_\_ County: \_\_\_\_\_

5. The name and address of each incorporator is as follows:

Name	Address
<u>Epcon Kildaire Farms, LLC</u>	<u>500 Stonehenge Parkway, Dublin, Ohio 43017</u>
_____	_____
_____	_____

6. (Check either "a" or "b" below.)

a.  The corporation will have members.

b.  The corporation will not have members.

7. Attached are provisions regarding the distribution of the corporation's assets upon its dissolution.

8. Any other provisions which the corporation elects to include are attached.

9. The street address and county of the principal office of the corporation is:

Principal Office Telephone Number: 614-761-1010

Number and Street: 500 Stonehenge Parkway

City: Dublin State: OH Zip Code: 43017 County: Franklin

The mailing address *if different from the street address* of the principal office is:

Number and Street or PO Box: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_ County: \_\_\_\_\_

10. **(Optional):** Listing of Officers (See instructions for why this is important)

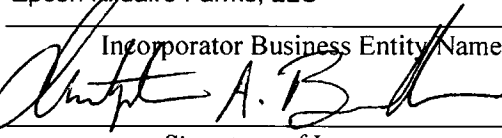
Name	Address	Title

11. **(Optional):** Please provide a business e-mail address: \_\_\_\_\_.

The Secretary of State's Office will e-mail the business automatically at the address provided at no charge when a document is filed. The e-mail provided will not be viewable on the website. For more information on why this service is being offered, please see the instructions for this document.

12. These articles will be effective upon filing, unless a future time and/or date is specified: \_\_\_\_\_

This is the 25th day of September, 2019.

Epcon Kildaire Farms, LLC  
\_\_\_\_\_  
Incorporator Business Entity Name  
  
\_\_\_\_\_  
Signature of Incorporator  
Christopher A. Buerkle, Secretary  
\_\_\_\_\_  
Type or print Incorporator's name and title, if any

NOTES:

1. Filing fee is \$60. This document must be filed with the Secretary of State.

**Attachment I**

**The Courtyards at Kildaire Farms Homeowners Association, Inc.  
Articles of Incorporation for a Nonprofit Corporation**

**Dissolution**

The Courtyards at Kildaire Farms Homeowners Association, Inc. (“Association”) may be dissolved with the assent given in writing and signed by the Members entitled to cast not less than eighty percent (80%) of the votes in the Association and only in connection with a termination of the planned community subject to the Declaration of Covenants, Conditions, and Restrictions (“Declaration”). Upon dissolution of the Association, other than incident to a merger or a consolidation, the residual assets of the Association shall be distributed to the Members of the Association in proportion to the assessments collected from the Members.

**Board of Directors**

The affairs of the Association shall be managed by an initial board of three (3) directors appointed by the Declarant, and directors shall thereafter be elected as provided in the Bylaws of the Association. Each director shall hold office until his/her death, resignation, retirement, removal, disqualification, or his/her successor is elected and qualified.

The names and addresses of the persons who are to act in the capacity of the initial directors until the selection of their successors are:

<u>NAME</u>	<u>ADDRESS</u>
Thomas Sewitsky, III	119 Weston Parkway Cary, NC 27513
Rebekah Burchard	119 Weston Parkway Cary, NC 27513
Brad Blough	119 Weston Parkway Cary, NC 27513

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