

ARTICLES OF INCORPORATION
OF
HUNTER HILL CONDOMINIUMS ASSOCIATION

KNOW ALL MEN BY THESE PRESENTS, that the undersigned in order to establish a non-profit corporation pursuant to the Colorado Non-profit Corporation Act hereby certifies:

ARTICLE I.

Name

The name of the corporation shall be:

HUNTER HILL CONDOMINIUMS ASSOCIATION

ARTICLE II.

Duration.

The corporation shall have perpetual existence.

ARTICLE III.

Purposes.

The corporation is established not for profit and its objects and purposes are:

1. To govern the condominium property situate in the County of Gunnison, State of Colorado, which is termed Hunter Hill Condominiums.
2. To constitute the association to which reference is made in the Condominium Declaration for Hunter Hill Condominiums and to perform all of the rights duties and obligations and to exercise all of the powers as specified in said Condominium Declaration.

ARTICLE IV.

Powers.

The corporation shall have and may exercise all powers conferred upon non-profit corporations organized and existing under the laws of the State of Colorado.

ARTICLE V.

Members.

1. The owner of a condominium unit in Hunter Hill Condominiums, upon becoming such owner, shall be entitled and required to be a member of the corporation and shall remain a member of the corporation for the period of ownership of a condominium unit.

2. The terms and conditions of membership shall be as set forth in the Articles and Bylaws of this Corporation and the Condominium Declaration of Hunter Hill Condominiums.

3. There shall be one class of members. The corporation may issue a certificate evidencing membership therein.

ARTICLE VI.

Board of Directors

1. The affairs of the corporation shall be managed by a board of managers.

2. The board of managers shall consist of not less than three nor more than five members, the numbers of managers, their term of office and the manner of their election shall be as set forth in the bylaws of the corporation.

3. Three managers shall constitute the initial board of managers and their names and addresses are as follows:

William B. Allen	Box 605 Crested Butte, CO 81224
Paul J. Buscovick	Box 721 Crested Butte, CO 81224
Jeffrey N. Jacobsen	P.O. Box 26 Crested Butte, CO 81224

ARTICLE VII.

Registered Office and Registered Agent

1. The address of the initial registered office of the corporation is:

120 North Taylor
Gunnison, CO 81230

2. The name of its initial registered agent at such address is:

Robert E. Wright, Jr.

ARTICLE VIII.

Bylaws

The initial bylaws of the corporation shall be adopted by the board of managers. The power to alter, amend or repeal the bylaws or adopt new bylaws shall be vested in the board of managers.

ARTICLE IX.

Incorporator

The name and address of the incorporator is:

Name	Address
William B. Allen	P.O. Box 605 Crested Butte, 81224

Executed this 5TH day of MAY, 1980.

William B. Allen
William B. Allen

STATE OF COLORADO)
) SS
County of Gunnison)

The foregoing Articles of Incorporation were acknowledged before me this 5th day of May, 1980 by William B. Allen.

Witness my hand and official seal.

My commission expires: **My Commission Expires**
January 13, 1983

Eugenia J. Hamilton
Notary Public