

**ARTICLES OF INCORPORATION  
OF  
WESCOTT FARMS HOMEOWNERS ASSOCIATION, INC.**

**A Nonprofit Corporation**

The undersigned, being over the age of eighteen (18) years, acting as incorporator for the purposes of creating a nonprofit corporation under the laws of the State of North Carolina as contained in Chapter 55A of the General Statutes of North Carolina, entitled "NON-PROFIT CORPORATION ACT" and the several amendments thereto, does hereby set forth:

**ARTICLE I  
Name**

The name of the corporation is: Wescott Farms Homeowners Association, Inc.

**ARTICLE II  
Duration**

The period of duration of the corporation shall be perpetual.

**ARTICLE III  
Purpose**

This Corporation does not contemplate pecuniary gain or profit to the members thereof, and the specific purposes for which it is formed are to provide for the maintenance, management, operation and preservation of that certain property known as Wescott Farms, shown on described on the plat recorded or to be recorded in the Office of the Register of Deeds of Brunswick County, North Carolina, and any additions thereto which may be brought within the jurisdiction of the Corporation; and to promote the health, safety and welfare of the members, and to exercise those powers hereinafter set forth.

**ARTICLE IV  
Membership**

The Corporation shall have members as provided in the By-Laws.

**ARTICLE V  
Election of Directors**

Directors of the corporation shall be designated in the manner provided by the By-Laws.

**ARTICLE VI**  
**Registered Office and Agent and Principal Office**

The address of the initial registered office for the corporation is 3530 Lewis Loop Rd SE, Bolivia, North Carolina 28422. The initial registered agent is Steve Sulkey. The address of the principal office is 1327 Live Oak Parkway, Wilmington, North Carolina in New Hanover County.

**ARTICLE VII**  
**Initial Directors**

The number of directors constituting the initial Board of Directors shall be two (2) and the names and addresses of the persons who are to serve as directors until the first meeting of the corporation or until their successors are elected and qualified are:

Name	Address
Glenn Richardson	1327 Live Oak Parkway Wilmington, NC 28403
Tanina Richardson	1327 Live Oak Parkway Wilmington, NC 28403

**ARTICLE VIII**  
**Incorporator**

The name and address of the incorporator is as follows: Sam McGee, whose address is 1418-3A N. Howe St., Southport, NC 28461.

**ARTICLE IX**  
**Powers**

The Corporation shall have all the those powers set forth in Section 47C-3-102 of the North Carolina General Statutes.

**ARTICLE X**  
**Distribution or Dissolution**

No part of the net earnings of the organization shall inure to the benefit of its members, directors, officers, or other persons except that the organization shall be authorized and empowered to pay reasonable compensation for services rendered and to make payments and distributions in furtherance of the exempt purposes of the organization.

In the event of the dissolution, the assets of the corporation will be divided among the then Members on an equal basis by unit.

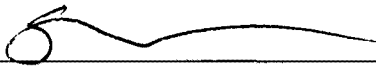
**ARTICLE XI**  
**Liability of Directors**

To the fullest extent permitted by the North Carolina Nonprofit Corporation Act as it exists or may hereafter be amended, no person who is serving or who has served as a director of the corporation shall be personally liable for monetary damages for breach of any duty as a director. No amendment or repeal of this article, nor the adoption of any provision of these Articles of Incorporation inconsistent with this article, shall eliminate or reduce the protection granted herein with respect to any matter that occurred prior to such amendment, repeal or adoption.

**ARTICLE XII**  
**Effective Date**

These articles shall be effective upon filing.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 31<sup>st</sup> day of July, 2006

  
\_\_\_\_\_(SEAL)  
Sam McGee  
Incorporator