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FILED *ON*  
SECRETARY OF STATE  
STATE OF CALIFORNIA

ARTICLES OF INCORPORATION  
OF  
SERRANO AT GLENROSE RANCH HOMEOWNERS ASSOCIATION

JAN 19 2016  
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ARTICLE I

The name of this corporation ("Association") is SERRANO AT GLENROSE RANCH HOMEOWNERS ASSOCIATION.

ARTICLE II

This corporation is a nonprofit mutual benefit corporation organized under the Nonprofit Mutual Benefit Corporation Law. The purpose of this corporation is to engage in any lawful act or activity, other than credit union business, for which a corporation may be organized under such law.

ARTICLE III

The specific purpose of the Association is to manage the residential condominium project in the City of Highland, County of San Bernardino, State of California, known as "Serrano at Glenrose Ranch" pursuant to the Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for Serrano at Glenrose Ranch ("Declaration") recorded or to be recorded in the Official Records of San Bernardino County, California, as amended from time to time. In connection therewith, the Association is to act as a homeowners association within the meaning of Section 23701t of the California Revenue and Taxation Code and Section 528 of the Internal Revenue Code, both as amended from time to time. Notwithstanding any of the above statements of purposes and powers, the Association shall not, except to an insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the specific purposes of the Association.

ARTICLE IV

The Association's initial agent for service of process is Edgar Gomez, whose business address is 5171 California Avenue, Suite 120, Irvine, California 92617.

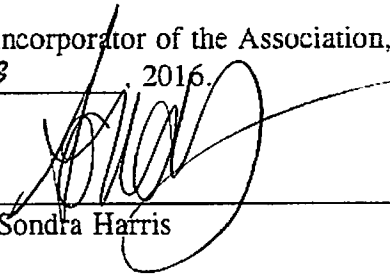
ARTICLE V

The Association is an association formed to manage a common interest development ("Project") under the Davis-Stirling Common Interest Development Act. The initial street and mailing address of the Association and the address of the current business office of the Association is 5171 California Avenue, Suite 120, Irvine, California 92617. The street in front of the Project is Greenspot Street. The nearest cross-street to the Project is Boulder Avenue. The Association does not currently have a managing agent.

ARTICLE VI

So long as the two-class voting structure set forth in the Declaration remains in effect, amendment of these Articles of Incorporation shall require the vote or written assent of (i) a majority of the Board of Directors of the Association, and (ii) sixty-seven percent (67%) of the voting power of each class of Members. After conversion of the Class B Membership to Class A Membership as set forth in the Declaration, amendment of these Articles of Incorporation shall require the vote or written assent of (i) a majority of the Board of Directors of the Association, (ii) sixty-seven percent (67%) of the voting power of the Association, and (iii) sixty-seven percent (67%) of the voting power of the Association other than the "Declarant" (as defined in the Declaration).

The undersigned, who is the incorporator of the Association, has executed these Articles of Incorporation on January 13, 2016.

  
\_\_\_\_\_  
Sondra Harris



I hereby certify that the foregoing  
transcript of 2 page(s)  
is a true and correct copy of the  
original record in the custody of the  
California Secretary of State's office

JAN 25 2016 *mmc*

Date: \_\_\_\_\_

*Alex Padilla*

ALEX PADILLA, Secretary of State