
Non-Profit Corporation Restated Articles Without Amendment

**LAKEGROVE HOMEOWNERS ASSOCIATION, INC.
File #800211866
(A Non-Profit Corporation)**

RESTATED ARTICLES OF INCORPORATION

ARTICLE ONE

The name of the corporation is Lakegrove Homeowners Association, Inc. The corporation hereby adopts restated articles of incorporation and such restated articles of incorporation accurately copies the articles of incorporation and all amendments thereto that are in effect to date, and that such restated articles of incorporation contain no other change in any provision thereof.

ARTICLE TWO

The restated articles of incorporation were adopted in the following manner:

The restated articles were adopted by unanimous consent of the board of directors executed on August 4, 2006, member approval not being required under article 1396-4.06 of the Texas Non-Profit Corporations Act.

ARTICLE THREE

The articles of incorporation and all amendments and supplements thereto are hereby superseded by the following restated articles of incorporation which accurately copy the entire text thereof :

RESTATED

ARTICLES OF INCORPORATION

OF

**LAKEGROVE HOMEOWNERS ASSOCIATION, INC.
File #800211866
(A Non-Profit Corporation)**

ARTICLE ONE

The name of the Corporation is Lakegrove Homeowners Association, Inc.

ARTICLE TWO

The Corporation is a non-profit corporation.

ARTICLE THREE

The period of its duration is perpetual.

ARTICLE FOUR

Purposes and Powers. The purposes for which the Corporation is formed and the limitations thereof are:

- (a) The Association is formed exclusively for charitable, scientific and educational purposes within the meaning of Section 528 of the Internal Revenue Code of 1986, as amended (the "Code").
- (b) The general purposes and powers are to have and exercise all rights and powers conferred on non-profit corporations under the laws of Texas, or which may hereafter be conferred, provided, however, that the Corporation shall not, except to an insubstantial degree, engage in any activities or exercise any powers or use its assets in any way that would be inconsistent with the requirements for a tax exemption under Section 528 of the United States Internal Revenue Code (the "Code") and related regulations, rulings and procedures, and, provided, further, that the Corporation shall have no power to take any action prohibited by the Act.
- (c) The Corporation is organized pursuant to the Act for non-profit purposes.

- (d) No part of the net earnings of the Corporation shall inure to the benefit of, or be distributable to, any member, Director or Officer of the Corporation for services as a Director or Officer, or a private individual (except that reasonable compensation may be paid for services rendered to or for the Corporation), and no Director or Officer of the Corporation, or any private individual, shall be entitled to share in the distribution of any of the corporate assets on dissolution of the Corporation.
- (e) No part of the activities of the corporation shall consist of carrying on propaganda, or otherwise attempting to influence legislation, or participating in, or intervening in (including the publication or distribution of statements), any political campaign on behalf of any candidate for public office, or having objectives that characterize it as an "action organization" as defined by the Code and related regulations, rulings, and procedures.
- (f) The corporation shall not carry on an unrelated trade or business except as a secondary purpose related to the Corporation's primary non-profit purposes.
- (g) The corporation shall have the specific purposes:
 - (1) to maintain and preserve the Common Areas and community facilities within the Lakegrove Subdivision, including but not limited to the entry ways, common area fences and gates, Lakegrove Lake and lake access road(s);
 - (2) the enforcement of the restrictions and covenants imposed by the dedication, or dedications of Lakegrove, a Subdivision of Ellis County, Texas, as such enforcement shall be delegated by such

dedication, or dedications, however, this purpose clause shall not operate as an encumbrance upon any of the land described above until such enforcement shall be established by instruments duly filed of record in Ellis County, Texas;

- (3) to provide a formal organization through which residents and homeowners shall seek to preserve the natural beauty of the neighborhood and to enhance the environmental quality and economic value of the property; to promote the safety and security of residents; to provide opportunities for social interaction; and to maintain contact with political leaders and groups whose actions may affect the neighborhood.

ARTICLE FIVE

The street address of its Registered Office and the name of its Registered Agent at this

address is as follows:

Donna M. Branum
1001 Lakegrove Loop
Midlothian, Texas 76065

ARTICLE SIX

The number of Directors is four. The names and addresses of the directors are:

Barry Hornburg
1022 Lakegrove Loop
Midlothian, Texas 76065

Gary Rowland
830 Sheparkon Drive
Midlothian, Texas 76065

Donna M. Branum
1001 Lakegrove Loop
Midlothian, Texas 76065

Erik Kyle
1210 Lakegrove Loop
Midlothian, Texas 76065

ARTICLE SEVEN

Members. The membership of this Corporation shall consist of every person or legal entity who is, or may hereafter become, the record owner of a fee interest to a lot in said Lakegrove Subdivision, described in subdivision plat recorded in Cabinet A, Slide 752 and 754 of the Plat Records of Ellis County, Texas and Declaration of Building and Use Restrictions on file at volume 641, page 727 of the deed records of the County Clerk of Ellis County, Texas, and in the Declaration of Building and Use Restrictions on file at volume 641, page 727 of the deed records of the County Clerk of Ellis County, Texas, and such additions to that tract as may be brought within the jurisdiction of the association pursuant to the provisions of the Deed Restrictions, provided, however, that any such person or entity who holds such interest merely as a security for an obligation shall not be a Member. Any Member who sells, or otherwise disposes of (by operation of law or otherwise) such interest required for membership shall thereupon cease to be a member of the Corporation and any office which such member shall have held shall be vacated by such cessation of membership.

In the event one person or legal entity owns more than one lot in said Subdivision, such person shall have one additional voting membership for each additional Membership Fee as set out in accordance with the Corporation By-Laws and/or Deed Restrictions.

ARTICLE EIGHT

Indemnification. The Corporation shall indemnify a person who was, is, or is threatened to be made a named defendant or respondent in litigation or other proceedings because the person is or was a Director, officer or committee member or other person related to the Corporation elected or appointed on or after January 9, 2004 and persons who were elected as directors or officers of the ORIGINAL Lakegrove Homeowners Association after its forfeiture and subsequent involuntary dissolution on April 27, 1994 and prior to January 9, 2004 as provided by the provisions in the Act governing indemnification. As may be further defined in the By-Laws, the Board of Directors shall have the power to define the requirements and limitations for the Corporation to indemnify directors, officers or others related to the Corporation.

ARTICLE NINE

Dissolution. Upon dissolution of the Corporation, the assets of the Corporation shall be dedicated to an appropriate public agency to be devoted to purposes as nearly as practicable the same as those to which they were required to be devoted by the Corporation.

IN WITNESS WHEREOF: I have hereunto set my hand this 7th day of August, 2006.

LAKEGROVE HOMEOWNERS ASSOCIATION, INC.

By: _____

Barry Hornburg, Chairman
1022 Lakegrove Loop
Midlothian, Texas 76065
(972) 723-2754
An Authorized Officer of the Corporation