

FILED
In the Office of the
Secretary of State of Texas
FEB 27 1995
Corporations Section

02/27/95 2:00pm

ARTICLES OF INCORPORATION
OF
KNIGHTS BRIDGE ESTATES HOMEOWNERS' ASSOCIATION, INC.

I, the undersigned natural person of the age of eighteen years or more, acting as an incorporator of a corporation (hereinafter called the "Corporation") under the Texas Non-Profit Corporation Act, do hereby adopt the following articles of incorporation for the Corporation:

ARTICLE I
CORPORATION NAME

The name of the Corporation is KNIGHTS BRIDGE ESTATES HOMEOWNERS' ASSOCIATION, INC.

ARTICLE II
NON-PROFIT CORPORATION

The Corporation is a non-profit corporation.

ARTICLE III
DURATION

The period of the Corporation's duration is perpetual.

ARTICLE IV
PURPOSE AND POWERS OF THE CORPORATION

The 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 acquisition, construction, management, maintenance and care of the Corporation's property described on Exhibit "A" of the Declaration of Covenants, Conditions and Restrictions for Knights Bridge Estates Homeowners' Association, dated as of February 24, 1995 and to be recorded in the Deed Records of Collin County, Texas, (herein called the "Declaration"), and to create and thereafter maintain the Development (as defined in the Declaration) as a planned community of high standards. All capitalized terms used herein and not specifically defined shall have the same meanings herein as ascribed to them in the Declaration.

ARTICLE V
MEMBERS

Every person or entity who is a record owner of a fee or undivided fee interest in any Lot (including the Declarant) shall be a Member of the Corporation. The foregoing is not intended to include persons or entities who hold an interest merely as security

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EXHIBIT A-1

for the performance of an obligation. Membership shall be appurtenant to and may not be separated from Owners of any Lot which is part of the Development. The word "Member" as used herein shall be synonymous with the word "Owner" as defined in the Declaration.

ARTICLE VI
BOARD OF DIRECTORS

The number of directors constituting the initial Board of Directors of the Corporation is three (3) and the names and addresses of the persons who are to serve as the initial directors are:

<u>Name:</u>	<u>Address:</u>
Steven Langhoff	5440 Harvest Hill Road, Suite 251 Dallas, Texas 75230
David Serviansky	555 Biltmore Way, Suite 1110 Coral Gables, Florida 33134
Roberto Horwitz	555 Biltmore Way, Suite 1110 Coral Gables, Florida 33134

ARTICLE VII
INITIAL REGISTERED OFFICE AND AGENT


The address of the Corporation's initial registered office is 5440 Harvest Hill Road, Suite 251, Dallas, Texas 75230, and the name of the Corporation's initial registered agent at such address is Steven Langhoff.

ARTICLE VIII
INCORPORATOR

The name and address of the incorporator is:

<u>Name:</u>	<u>Address:</u>
Donald H. Snell	200 Crescent Court, Suite 1000 Dallas, Texas 75201

IN WITNESS WHEREOF, I have hereunto set my hand this 27th day of February, 1995.



DONALD H. SNELL
INCORPORATOR