



NORTH CAROLINA

Department of the Secretary of State

To all whom these presents shall come, Greetings:

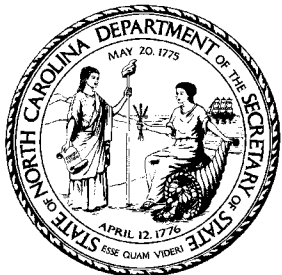
I, Elaine F. Marshall, Secretary of State of the State of North Carolina, do hereby certify the following and hereto attached to be a true copy of

ARTICLES OF INCORPORATION

OF

TRANQUIL ESTATES OWNERS ASSOCIATION, INC.

the original of which was filed in this office on the 14th day of December, 2016.



Scan to verify online.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at the City of Raleigh, this 14th day of December, 2016.

Elaine F. Marshall

Secretary of State

ARTICLES OF INCORPORATION
OF

TRANQUIL ESTATES OWNERS ASSOCIATION, INC.

In compliance with the requirements of Chapter 55A of the General Statutes of North Carolina, the undersigned, who is a resident of Cumberland County, North Carolina, and who is of full age does hereby make and acknowledge these Articles of Incorporation for the purpose of forming a corporation not for profit and does hereby certify:

1. Name. The name of the Corporation is hereinafter called Tranquil Estates Owners Association, Inc.

2. Duration. The period of duration of the Corporation shall be perpetual.

3. Principal/Registered Office. The principal and initial registered office of the Corporation is located at 2401 Robeson Street, Fayetteville, Cumberland County, North Carolina, 28305, and the name of the initial registered agent of the Corporation at such address is Rebecca F. Person.

4. Powers. The Corporation does not contemplate pecuniary gain or profit to the members thereof. The Corporation shall have all of the powers set forth in Chapter 55A of the North Carolina General Statutes, including, but not by way of limitation, the power to:

A. To exercise all of the powers and privileges and to perform all of the duties and obligations of the Corporation set forth in that certain Declaration of Covenants, Conditions and Restrictions for Tranquil Estates, a residential subdivision in Cumberland County, NC, hereinafter called the "Declaration", applicable to all of the property herein described which is recorded or will be recorded in the Office of the Register of Deeds of Cumberland County, North Carolina, and as the same may be amended from time to time as therein provided, said Declaration being incorporated herein as if set forth at length;

B. To fix, levy, collect and enforce payment by any lawful means, all charges or assessments pursuant to the terms of the Declaration; to pay all expenses in connection therewith and all office and other expenses incident to the conduct of the business of the Corporation, including all licenses, taxes or governmental charges levied or imposed against the property of the Corporation.

C. To acquire (by gift, purchase or otherwise), own, hold, improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate for public use or otherwise dispose of real or personal property in connection with the affairs of the Corporation;

D. To borrow money, mortgage, pledge, deed in trust, or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred;

E. To dedicate, sell or transfer all or any part of the common area to any public agency, authority or utility for such purposes and subject to such conditions as may be agreed to by the members.

F. To participate in mergers and consolidations with other non-profit corporations organized for the same purposes;

G. To annex additional properties as provided in the Declaration; and

H. To have and to exercise any and all powers, rights and privileges which a corporation organized under the Non-Profit Corporation Law of the State of North Carolina by law may now or hereafter have or exercise.

5. Membership. The Corporation will have members with such rights, powers and privileges as provided in the Declaration and bylaws.

6. Board of Directors. The affairs of the Corporation shall be managed by a Board of Directors, consisting of not less than one (1) nor more than five (5) Directors.

7. Dissolution. The Corporation may be dissolved with the assent given in writing and signed by not less than two-thirds (2/3) of each class of members. Upon dissolution of the Corporation, other than incident to a merger or consolidation, the assets of the Corporation shall be dedicated to an appropriate public agency to be used for purposes similar to those for which this Corporation was created; said purposes shall include maintenance of any common area for which the Corporation is responsible. In the event that such dedication is refused acceptance, such assets shall be granted, conveyed and assigned to any non-profit corporation, association, trust or other organization to be devoted to such similar purposes; said purposes shall include maintenance of any common area for which the Corporation is responsible

8. Incorporator. The name and address of the incorporator of this Corporation is: Rebecca F. Person, 2401 Robeson Street, Fayetteville, N.C. 28305.

These Articles will become effective upon filing.

IN WITNESS WHEREOF, for the purpose of forming this Corporation under the laws of the State of North Carolina, I, the undersigned, being the incorporator of this Corporation, have executed these Articles of Incorporation, this 30th day of November, 2016.


Rebecca F. Person, Incorporator



NORTH CAROLINA

Department of the Secretary of State

To all whom these presents shall come, Greetings:

I, Elaine F. Marshall, Secretary of State of the State of North Carolina, do hereby certify the following and hereto attached to be a true copy of

ARTICLES OF AMENDMENT

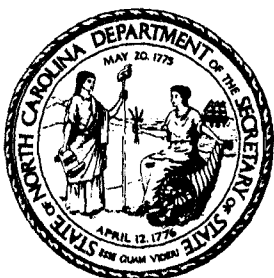
OF

TRANQUIL ESTATES OWNERS ASSOCIATION, INC.

WHICH CHANGED ITS NAME TO

SHANNON WOODS COMMUNITY ASSOCIATION, INC.

the original of which was filed in this office on the 26th day of July, 2017.



Scan to verify online.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at the City of Raleigh, this 26th day of July, 2017.

Elaine F. Marshall

Secretary of State

State of North Carolina
Department of the Secretary of State

SOSID: 1560464
Date Filed: 7/26/2017 9:46:00 AM
Elaine F. Marshall
North Carolina Secretary of State
C2017 205 00436

ARTICLES OF AMENDMENT
NONPROFIT CORPORATION

Pursuant to §55A-10-05 of the General Statutes of North Carolina, the undersigned corporation hereby submits the following Articles of Amendment for the purpose of amending its Articles of Incorporation.

1. The name of the corporation is: Tranquil Estates Owners Association, Inc.

2. The text of each amendment adopted is as follows (*state below or attach*):

The name of the corporation is: Shannon Woods Community Association, Inc.

3. The date of adoption of each amendment was as follows: July 17, 2017

4. (*Check a, b, and/or c, as applicable*)

a. _____ The amendment(s) was (were) approved by a sufficient vote of the board of directors or incorporators, and member approval was not required because (*set forth a brief explanation of why member approval was not required*) _____

b. ☒ The amendment(s) was (were) approved by the members as required by Chapter 55A.

c. _____ Approval of the amendment(s) by some person or persons other than the members, the board, or the incorporators was required pursuant to N.C.G.S. §55A-10-30, and such approval was obtained.

5. These articles will be effective upon filing, unless a date and/or time is specified: _____

This the 17th day of July, 2017.

Tranquil Estates Owners Association, Inc.

Name of Corporation

Curtis C. Powell

Signature

Curtis C. Powell, President

Type or Print Name and Title