

APR 06 2015

CERTIFICATE OF FORMATION FOR THE INCORPORATION OF THE NON-PROFIT CORPORATION
PINE FOREST ACRES PROPERTY OWNERS ASSOCIATION, INC. Corporations Section

The undersigned natural person of the age of eighteen years or more, who is a citizen of the State of Texas, acting as incorporator of a business corporation, hereinafter referred to as PINE FOREST ACRES PROPERTY OWNERS ASSOCIATION, INC., pursuant to Title 1, Chapter 3, Subchapter A of the Texas Business Organizations Code (BOC), hereinafter referred to as the "Code", do hereby adopt the following Certificate of Formation for such corporation:

I.

The name of the Non-Profit Corporation is :
PINE FOREST ACRES PROPERTY OWNERS ASSOCIATION, INC.

II.

The period of duration of the Non-Profit Corporation is perpetual.

III.

The purpose or purposes for which the Non-Profit Corporation is organized is to engage in the business of enforcing the covenants and deed restrictions accepted by the property owners of the subdivision, operating and managing the property owners association in accordance with its bylaws, and collecting the assessment fees and determining their use and to engage in the transaction of any or all lawful business purposes permitted by the bylaws and declarations of Pine Forest Acres, Inc. and for which corporations may be incorporated under the Texas Business Organizations Code (BOC).

IV.

The Non-Profit Corporation will have one class of members. As more fully described in the Bylaws, members shall be owners of property in the defined subdivision and shall be entitled to one vote per lot. If more than one person holds an interest in any lot, all such persons shall be members. The vote for such lot shall be exercised as they amount themselves determine, but in no event shall there be more than one vote cast with respect to any one lot.

V.

The Non-Profit Corporation will be managed by its Board of Directors.

VI.

Directors of the Corporation shall be elected by majority vote. Cumulative voting by the members of the Corporation at any election for Directors is expressly prohibited. The members entitled to vote for Directors in such election shall be entitled to cast one vote per directorship for each lot held, and no more.

VI.

The Corporation shall indemnify and hold harmless officers and directors of the Corporation, their heirs, executors, and assigns, from any and all claims and liability, of every kind, including but not limited to causes of action, damages, losses, expenses, including the payment of court costs and reasonable attorneys fees, for an attorney of their choice, which they have or which they may incur as a result of their affiliation or involvement with or ownership interest in the Corporation, including damages incurred or caused by the officer's or director's sole negligence or the joint negligence of officers and any other person or entity. However, in no event will the corporation be liable to officers or directors for any liability, loss expense, claim, demand, cause of action or judgment which has been asserted or might be asserted against the officers or directors on account of, or arising out of, the officer's or director's own acts of fraud, deception, discrimination or other intentional acts of misconduct. This agreement to indemnify and hold the officers harmless shall include any threatened, pending or completed action, suit or proceeding, whether civil, criminal or administrative.

VII.

The Corporation reserves the right from time to time to amend, alter or repeal or to add any provisions to its Certificate of Formation in the manner proscribed by the BOC and the Declaration of Covenants, Conditions and Restrictions.

VIII.

The street address of the Corporation's initial registered office is 451 Ridge Cove Lane, Coldspring, Texas 77331 and the name of the initial registered agent is Pete Garland who can be served at the same address, 451 Ridge Cove Lane, Coldspring, Texas 77331.

X.

The management of the affairs of the corporation is vested in the Board of Directors. The number of directors constituting the initial Board of Directors shall be three (3) and the names and addresses of the initial directors are:

NAME:

ADDRESS:

Pete Garland

451 Ridge Cove Lane, Coldspring, Texas 77331

Cathy Garland

451 Ridge Cove Lane, Coldspring, Texas 77331

Lori Keyser

PO Box 680246, Houston, Texas 77268

The initial directors shall hold office until their successors are elected and qualified as provided in the Bylaws. Thereafter, the term of office of each director is 2 years and each director shall remain in office until the election and qualification of a successor.

The number of directors set forth in this Certificate of Formation and constituting the initial board of directors is the authorized number of directors until that number is changed by a bylaw, duly adopted by the members.

XI.

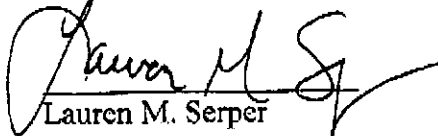
This Certificate of Formation shall be effective when filed by the Secretary of State.

XII.


The name and address of the incorporator is :

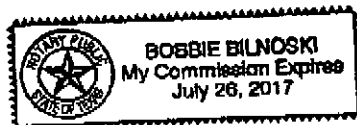
Lauren M. Serper
3405 Edloe Street, Suite 200
Houston, Texas 77027


In witness whereof, I, the undersigned incorporator of this corporation, has executed this Certificate of Formation on March 11th, 2015.


Lauren M. Serper

SUBSCRIBED AND SWORN TO on this 11th day of March, 2015.


Notary Public in and for the state of Texas



<p>Form 509 (Revised 12/10)</p> <p>Submit with relevant filing instrument.</p> <p>Filing Fee: None</p>	 <p>Consent to Use of Similar Name</p>	
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(1) Pine Forest Acres, Inc.

Name of the entity or individual who holds the existing name on file with the secretary of state

consents to the use of

(2) Pine Forest Acres Property Owners Association, Inc.

Proposed name

as the name of a filing entity or foreign filing entity in Texas for the purpose of submitting a filing instrument to the secretary of state. This consent does not authorize the use of the similar name in violation of a right of another under the Trademark Act of 1946, as amended (15 U.S.C. Section 1051 et seq.); Chapter 16 or 71, Business & Commerce Code; or common law.

(3) The undersigned certifies to being authorized by the holder of the existing name to give this consent. The undersigned signs this document subject to the penalties imposed by law for the submission of a materially false or fraudulent instrument.

Date: March 11, 2015

By: Pine Forest Acres, Inc.

Name of existing entity, if any (type or print)

800389566

File number of existing entity, if any


Signature of Authorized Person

Pete R. Garland

Name of Authorized Person (type or print)

President

Title of Authorized Person, if any (type or print)