

Form 202

Secretary of State
P.O. Box 13697
Austin, TX 78711-3697
FAX: 512/463-5709

Filing Fee: \$25



Certificate of Formation
Nonprofit Corporation

Filed in the Office of the
Secretary of State of Texas
Filing #: 803918092 01/29/2021
Document #: 1024219560002
Image Generated Electronically
for Web Filing

Article 1 - Corporate Name

The filing entity formed is a nonprofit corporation. The name of the entity is :

Villas on Hutton Property Owners Association, Inc.

Article 2 – Registered Agent and Registered Office

A. The initial registered agent is an organization (cannot be corporation named above) by the name of:

OR

B. The initial registered agent is an individual resident of the state whose name is set forth below:

Name:

Warren Packer

C. The business address of the registered agent and the registered office address is:

Street Address:

1680 prince William Lane Frisco TX 75034

Consent of Registered Agent

A. A copy of the consent of registered agent is attached.

OR

B. The consent of the registered agent is maintained by the entity.

Article 3 - Management

A. Management of the affairs of the corporation is to be vested solely in the members of the corporation.

OR

B. Management of the affairs of the corporation is to be vested in its board of directors. The number of directors, which must be a minimum of three, that constitutes the initial board of directors and the names and addresses of the persons who are to serve as directors until the first annual meeting or until their successors are elected and qualified are set forth below.

Director 1: **Warren Packer**

Title: **Director**

Address: **7810 Constance Ave. Frisco TX, USA 75034**

Director 2: **Michelle Packer**

Title: **Director**

Address: **7810 Constance Ave. Frisco TX, USA 75034**

Director 3: **Peyman Zamani**

Title: **Director**

Address: **7810 Constance Ave. Frisco TX, USA 75034**

Article 4 - Organization Structure

A. The corporation will have members.

or

B. The corporation will not have members.

Article 5 - Purpose

The corporation is organized for the following purpose or purposes:

The company is formed for the general purposes of exercising the rights and powers and to perform the duties and obligations of a Texas property owners association, in accordance with applicable State law.

Supplemental Provisions / Information

[The attached addendum, if any, is incorporated herein by reference.]

Effectiveness of Filing

A. This document becomes effective when the document is filed by the secretary of state.

OR

B. This document becomes effective at a later date, which is not more than ninety (90) days from the date of its signing. The delayed effective date is:

Organizer

The name and address of the organizer are set forth below.

W. Charles Scheihing III **5501 LBJ Freeway, Suite 220, Dallas, Texas 75240**

Execution

The undersigned affirms that the person designated as registered agent has consented to the appointment. The undersigned signs this document subject to the penalties imposed by law for the submission of a materially false or fraudulent instrument and certifies under penalty of perjury that the undersigned is authorized under the provisions of law governing the entity to execute the filing instrument.

W. Charles Scheihing III

Signature of organizer.

FILING OFFICE COPY