



DEPARTMENT OF FINANCIAL INSTITUTIONS

To All to Whom These Presents Shall Come, Greeting:

I, RAY ALLEN, Deputy Administrator, Division of Corporate & Consumer Services, Department of Financial Institutions, do hereby certify that the annexed copy has been compared by me with the record on file in the Corporation Section of the Division of Corporate & Consumer Services of this department and that the same is a true copy thereof and the whole of such record; and that I am the legal custodian of said record, and that this certification is in due form.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the official seal of the Department.

A handwritten signature in black ink, appearing to read "Ray Allen".

RAY ALLEN, Deputy Administrator
Division of Corporate & Consumer Services
Department of Financial Institutions

DATE: APR 29 2009

BY: A handwritten signature in black ink, appearing to read "Patricia Weber".

Effective July 1, 1996, the Department of Financial Institutions assumed the functions previously performed by the Corporations Division of the Secretary of State and is the successor custodian of corporate records formerly held by the Secretary of State.

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**ARTICLES OF INCORPORATION
OF
SUNSET CONDOMINIUMS AT NORTHERN BAY
OWNERS ASSOCIATION, INC.**

Sunset Condominiums at Northern Bay Owners Association, Inc., a nonstock, nonprofit corporation organized under Chapter 181 of the Wisconsin Statutes, hereby adopts the following Articles of Incorporation:

**ARTICLE I
NAME**

The name of the corporation is Sunset Condominiums at Northern Bay Owners Association, Inc. (hereinafter referred to as the "Association").

**ARTICLE II
PERIOD OF EXISTENCE**

The period of existence of the Association is perpetual.

**ARTICLE III
PURPOSE**

The Association is organized to serve as an association of unit owners (as described in Section 703.15 of the Wisconsin Statutes) for Sunset Condominiums at Northern Bay, a condominium created under Chapter 703 of the Wisconsin Statutes, located in the Town of Strongs Prairie, Adams County, Wisconsin, and to exercise the powers, carry out the responsibilities, and otherwise engage in any lawful activity authorized and permitted by Chapter 181 of the Wisconsin Statutes.

**ARTICLE IV
MEMBERS**

The Association shall have members. Membership provisions (including the designation of classes, if any, and the method of acceptance of members of each such class) shall be set forth in the Bylaws of the Association (the "Bylaws"). The respective voting rights of the members of the Association shall be as set forth in the Bylaws and that certain Declaration of Condominium for Sunset Condominiums at Northern Bay recorded in the office of the Adams County Register of Deeds (the "Declaration").

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ARTICLE V
PRINCIPAL OFFICE

The address of the principal office of the Association is c/o William W. Ranguette, 528 Vanderbilt Drive, Waunakee, Wisconsin 53597. The principal office is located in Dane County, Wisconsin.

ARTICLE VI
REGISTERED AGENT

The name and address of the initial registered agent of the corporation is William W. Ranguette, 528 Vanderbilt Drive, Waunakee, Wisconsin 53597.

ARTICLE VII
BOARD OF DIRECTORS

The affairs of the corporation shall be managed by a board of directors. The number of directors constituting the initial board of directors (the "Initial Directors") shall be ^{four} (4). Thereafter, the number and manner of election or appointment of directors and their terms of office shall be as provided in the Bylaws. The names and addresses of the Initial Directors are as follows:

*Authorized
by Melanie
Lee
4/19/04*

Paul Gilbertson
407 Augusta Drive
Waunakee, WI 53597

Matthew T. Mootz
4389 Library Street
Port Charles, FL 33948

William W. Ranguette
528 Vanderbilt Drive
Waunakee, WI 53597

Frank J. Mootz
W5085 N. Osprey Drive
New Lisbon, WI 53950

ARTICLE VIII
ACTION BY BOARD OF DIRECTORS WITHOUT A MEETING

Any action required or permitted by these Articles or the Bylaws to be taken by the board of directors of the Association may be taken without a meeting if a written consent, setting forth the action so taken, is signed by two-thirds (2/3) of the directors then in office.

ARTICLE IX
INCORPORATOR

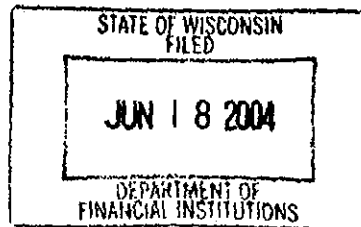
The name and address of the incorporator are Melanie S. Lee, Reinhart Boerner Van Deuren s.c., 22 East Mifflin Street, Suite 600, P.O. Box 2018, Madison, WI 53701-2018.

\$ 35.00

\$ 25.00

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ARTICLES OF INCORPORATION
CHAPTER 181



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Reinhart Business et al

P.O. Box 2018

Madison WI 53701-2018