



6391388

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**STATE OF CALIFORNIA**  
*Office of the Secretary of State*  
**ARTICLES OF INCORPORATION**  
**CA NONPROFIT CORPORATION**  
**MUTUAL BENEFIT - COMMON INTEREST**  
**DEVELOPMENT**

California Secretary of State  
1500 11th Street  
Sacramento, California 95814  
(916) 657-5448

For Office Use Only

**-FILED-**

File No.: 6391388

Date Filed: 9/18/2024

Corporation Name	COWAN PLAZA CONDOMINIUMS OWNERS ASSOCIATION
Initial Street Address of Principal Office of Corporation	1105 S. COAST HIGHWAY
Principal Address	OCEANSIDE, CA 92054
Initial Mailing Address of Corporation	1105 S. COAST HIGHWAY
Mailing Address	OCEANSIDE, CA 92054
Attention	RYLAND REAL ESTATE SERVICES
Business or Corporate Office of the Association	1105 S. COAST HIGHWAY
Business or Corporate Office Address of the Association	OCEANSIDE, CA 92054
Front Street for the physical location of the Common Interest Development:	COWAN AVENUE
Nearest Cross Street for the physical location of the Common Interest Development:	FITCH AVENUE
Managing Agent Information	RYLAND REAL ESTATE SERVICES
Managing Agent Name	1105 S. COAST HIGHWAY
Address	OCEANSIDE, CA 92054
Agent for Service of Process	MARK T GUITHUES
Agent Name	509 N. COAST HIGHWAY
Agent Address	OCEANSIDE, CA 92054
Purpose Statement	<p>This corporation is a nonprofit <b>Mutual Benefit Corporation</b> organized under the Nonprofit Mutual Benefit Corporation Law. The purpose of this corporation is to engage in any lawful act or activity, other than credit union business, for which a corporation may be organized under such law.</p> <p>This corporation is an association formed to manage a Common Interest Development under the Commercial and Industrial Common Interest Development Act (California Civil Code section 6500 et seq.).</p>
Additional Statements	<p>The specific purpose of this corporation is to The operation, management, administration, maintenance, and architectural control of the project</p> <p>Notwithstanding any of the above statements of purpose and powers, this corporation shall not, except to an insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the specific purpose of this corporation.</p>
Additional information and signatures set forth on attached pages, if any, are incorporated herein by reference and made part of these Articles of Incorporation.	

Electronic Signature

☒ I declare that I am the person who executed this instrument, which execution is my act and deed.

MARK T. GUITHUES

Signature

09/18/2024

Date