



Office of the Secretary of State

CERTIFICATE OF FILING OF

LANDMARK POINTE (CIBOLO) HOMEOWNERS' ASSOCIATION, INC.
File Number: 801818876

The undersigned, as Secretary of State of Texas, hereby certifies that a Certificate of Formation for the above named Domestic Nonprofit Corporation has been received in this office and has been found to conform to the applicable provisions of law.

ACCORDINGLY, the undersigned, as Secretary of State, and by virtue of the authority vested in the secretary by law, hereby issues this certificate evidencing filing effective on the date shown below.

The issuance of this certificate does not authorize the use of a name in this state in violation of the rights of another under the federal Trademark Act of 1946, the Texas trademark law, the Assumed Business or Professional Name Act, or the common law.

Dated: 07/15/2013

Effective: 07/15/2013



A handwritten signature of John Steen in black ink.

John Steen
Secretary of State

JUL 15 2013

Corporations Section

**CERTIFICATE OF FORMATION
OF
LANDMARK POINTE (CIBOLO) HOMEOWNERS' ASSOCIATION, INC.**

Pursuant to Section 3.005 of the Texas Business Organizations Code, the undersigned, acting as the sole organizer, does hereby adopt this Certificate of Formation for the filing entity named below.

ARTICLE I

Name

The name of the filing entity is **LANDMARK POINTE (CIBOLO) HOMEOWNERS' ASSOCIATION, INC.**, hereinafter referred to as the "Corporation."

ARTICLE II

Nonprofit Corporation

The Corporation is a nonprofit corporation.

ARTICLE III

Duration

The period of duration of the Corporation shall be perpetual.

ARTICLE IV

Powers

Subject to the provisions of Sections 2.002, 2.003, 2.010 and 22.051 of the Texas Business Organizations Code, the Corporation shall have all power allowed by the law of Texas to be exercised by nonprofit corporations, including, without limitation, the power and responsibility to maintain and administer the common area of a single-family residential development known as "Landmark Pointe" located in the City of Cibolo, Guadalupe County, Texas, and any additional properties which may come within the jurisdiction of the Corporation; to administer and enforce any declaration of covenant, conditions and restrictions filed of record in the Official Public Records of Real Property of Guadalupe County, Texas (now or hereinafter in effect); to collect and disburse the assessments and charges thereof; and to similarly deal with all additional properties which may come within the jurisdiction of the Corporation by annexation or otherwise, and all other property, real, personal and mixed which the Corporation may acquire.

ARTICLE V

Members

The Corporation shall have Members. The membership of the Corporation shall be determined as provided in the Bylaws of the Corporation, and such Bylaws shall define the voting rights, powers and privileges of the Members.

ARTICLE VI

Voting Rights

No Member of the Corporation shall have the right of cumulative voting at any election of Directors or upon any other matter.

ARTICLE VII

Board of Directors

The affairs of the Corporation shall be managed by a Board of three (3) Directors. The number of Directors may be changed by amendment of the Bylaws of the Corporation. The three (3) initial directors, listed in Article XI, shall serve as the Board of Directors of the Corporation until their successors are appointed or elected as provided in the Bylaws of the Corporation.

ARTICLE VIII

Winding Up and Termination

The Corporation may be wound up and terminated with the assent given in writing and signed by not less than two-thirds (2/3) of the Members. Upon the winding up and termination of the Corporation, other than incident to a merger or consolidation, and after all liabilities and obligations of the Corporation are paid, satisfied and discharged in accordance with the Texas Business Organizations Code, 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. In the event that such dedication is refused acceptance, such assets shall be granted, conveyed and assigned to any nonprofit corporation, association, trust or other organization to be devoted to such similar purposes.

ARTICLE IX

Amendments

Amendment of this Certificate shall require the assent of three-fourths (3/4) of the Membership.

ARTICLE X

Registered Agent

The street address of the initial registered office of the Corporation is 4800 Fredericksburg Road, San Antonio, TX 78229, and the name of its registered agent at such address is KB HOME Lone Star Inc., a Texas corporation.

ARTICLE XI

Initial Board of Directors

The number of Directors constituting the initial Board of Directors of the Corporation is three (3), and the names and addresses of the persons who are to serve as the initial Directors are:

Catherine M. Teague

4800 Fredericksburg Road
San Antonio, TX 78229

Greg Tunnell

4800 Fredericksburg Road
San Antonio, TX 78229

Don Cates

4800 Fredericksburg Road
San Antonio, TX 78229

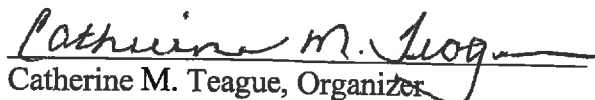
ARTICLE XII

Organizer

The name and street address of the organizer are:

Catherine M. Teague
KB HOME Lone Star Inc.
4800 Fredericksburg Road
San Antonio, TX 78229

EXECUTED this 30 day of May, 2013.


Catherine M. Teague, Organizer