

**ARTICLES OF ORGANIZATION
OF
CEDAR POINT RESORT SUBDIVISION ASSOCIATION**

1311858.06 Michael G. Adams Kentucky Secretary of State Received and Filed: 9/28/2023 3:50 PM Fee Receipt: \$40.00	mmoore LAOO
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KNOW ALL MEN BY THESE PRESENTS:

That the undersigned does hereby declare and affirm the intent and purpose of forming a non-profit limited liability company under the laws of the Commonwealth of Kentucky.

ARTICLE I

NAME

The Company hereby proposed to be organized shall be named and known as **Cedar Point Resort Subdivision Association, LLC**, by which name it may contract, be contracted with, sue and be sued, adopt a corporate seal, and do all things necessary to the conduct and purpose of the business and the furtherance of its expressed purpose.

ARTICLE II

REGISTERED AGENT AND OFFICE

The street address of the limited liability company's initial registered office and the name of its initial registered agent at that office is:

Gordon Griffin
835 Cedar Point Road
Benton, KY 42025

ARTICLE III

PRINCIPAL OFFICE

The mailing address of the initial principal office of the limited liability company is:

835 Cedar Point Road
Benton, KY 42025

ARTICLE IV

NON-PROFIT PURPOSE

The limited liability company is formed for a non-profit purpose, and specifically to administer and to govern the homeowners association for Cedar Point Resort Subdivision.

ARTICLE V

MEMBERS

The limited liability company shall have members as provided in its Operating Agreement.

ARTICLE VI

DURATION

The duration of this limited liability company shall be perpetual.

ARTICLE VII

MANAGEMENT

This limited liability company shall be managed by its manager, also known as its President, subject to the terms of the Operating Agreement. The Company shall further have a Board of Directors consisting of no less than three (3) directors, whom shall be elected by its members pursuant to the Operating Agreement.

ARTICLE VIII

EFFECTIVE DATE

This Limited Liability Company will commence its existence effective upon execution hereof.

ARTICLE IX

LIMITED LIABILITY

The private property of the members or managers shall not be liable for any debts, liabilities or obligations of the limited liability company, except as required by law.

ARTICLE X

INDEMNITY

The limited liability company shall, to the fullest extent permitted by, and in accordance with the provisions of KRS 275 of the Kentucky Revised Statutes, and otherwise as permitted by law, indemnify each member of the limited liability company against expenses (including attorney's fees), judgments, taxes, fines, and amounts paid in settlement, incurred by him connection with defending any threatened, pending or completed action, suit, or proceeding (including attorney's fees), whether civil, criminal, administrative, or investigative. The indemnification provided for by this Article shall not be deemed exclusive of any other rights to which members of the limited liability company may be entitled under any statute, agreement or action by members of the limited liability company, or otherwise, and shall continue as to a person who has ceased to be a member

of the limited liability company, and shall inure to the benefit of the heirs, executors and administrators of each person.

IN TESTIMONY WHEREOF, the organizer of the limited liability company shall have hereunto set his hand on this 28th day of September, 2023.


GORDON GRIFFIN, Organizer

REGISTERED AGENT CONSENT

I, Gordon Griffin, accept the office of Registered Agent of Cedar Point Resort Subdivision Association, LLC


GORDON GRIFFIN

STATE OF KENTUCKY

COUNTY OF MARSHALL, SCT.


I, George M. Carter, the undersigned Notary Public in and for the State and County aforesaid, do hereby certify that the foregoing Articles of Organization and acceptance were this day produced to me by Gordon Griffin in the above State and County then and there acknowledged to them to be her free act and deed on this the 28th day of September, 2023.

My commission expires 9-20-25


NOTARY PUBLIC



THIS INSTRUMENT PREPARED BY:
CARTER & CARTER


GEORGE M. CARTER
P. O. Box 259
Benton, Kentucky 42025