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File Number

5923-941-4

97127649

97127649 RECORDING 02/25/97 11:54:00
\$1.65 = DF *97-127649
COOK COUNTY RECORDER

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\$1.65 = DF *97-127649
COOK COUNTY RECORDER

Property of Cook County Clerk's Office

State of Illinois Office of The Secretary of State

Whereas,

ARTICLES OF INCORPORATION OF
MARGARET FORD MANOR, LTD.

INCORPORATED UNDER THE LAWS OF THE STATE OF ILLINOIS HAVE BEEN
FILED IN THE OFFICE OF THE SECRETARY OF STATE AS PROVIDED BY THE
GENERAL NOT FOR PROFIT CORPORATION ACT OF ILLINOIS, IN FORCE
JANUARY 1, A.D. 1987.

97127649

Now Therefore, I, George H. Ryan, Secretary of State of the State of Illinois, by virtue of the powers vested in me by law, do hereby issue this certificate and attach hereto a copy of the Application of the aforesaid corporation.

In Testimony Whereof, I hereto set my hand and cause to be affixed the Great Seal of the State of Illinois, at the City of Springfield, this 27TH day of JANUARY A.D. 19 97 and of the Independence of the United States the two hundred and 21ST .



George H Ryan

Secretary of State

33.50
BNR

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SUBMIT IN DUPLICATE

Payment must be made by Certified Check, Cashier's Check, Illinois Attorney's Check, Illinois C.P.A.'s Check or Money Order, payable to "Secretary of State."
DO NOT SEND CASH!

Date 1. 27 97
Filing Fee \$50
Approved [Signature]

TO: GEORGE H. RYAN, Secretary of State

Pursuant to the provisions of "The General Not For Profit Corporation Act of 1986", the undersigned incorporator(s) hereby adopt the following Articles of Incorporation.

Article 1. The name of the corporation is: MARGARET FORD MANOR, LTD.

Article 2: The name and address of the initial registered agent and registered office are:

Registered Agent	<u>CLARENCE</u>	<u>J.</u>	<u>CROOKS</u>
	First Name	Middle Name	Last Name
Registered Office	<u>303 EAST WACKER DRIVE, SUITE 1107</u>		
	Number	Street	(Do Not Use P.O. Box)
	<u>CHICAGO</u>	<u>IL 60601</u>	<u>COOK</u>
	City	Zip Code	County

Article 3: The first Board of Directors shall be 23 in number, their names and residential addresses being as follows:
(Not less than three)

Director's Names	Number	Street	Address City	State
<u>Charles M. Ford</u>	<u>10932 S. Parnell Avenue,</u>	<u>Chicago,</u>	<u>IL</u>	
<u>Coneva Mary Douglas,</u>	<u>9416 S. Eggleston Avenue,</u>	<u>Chicago,</u>	<u>IL</u>	
<u>Eddie L. McCann, Sr.,</u>	<u>8041 S. Peoria Avenue,</u>	<u>Chicago,</u>	<u>IL</u>	
<u>Lee Ethel Franklin,</u>	<u>10800 S. SANGAMON Ave.,</u>	<u>Chicago,</u>	<u>IL</u>	
<u>Coetta L. Jones,</u>	<u>9401 S. Parnell Ave.,</u>	<u>Chicago,</u>	<u>IL</u>	

See Rider attached hereto for additional Directors

Article 4. The purposes for which the corporation is organized are:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

APPROVED

JAN 27 1997

SECRETARY OF STATE

Is this corporation a Condominium Association as established under the Condominium Property Act?

Yes No (Check one)

Is this corporation a Cooperative Housing Corporation as defined in Section 216 of the Internal Revenue Code of 1954?

Yes No (Check one)

Is this a Homeowner's Association which administers a common-interest community as defined in subsection (c) of Section 9-102 of the code of Civil Procedure?

Yes No

Article 5. Other provisions (please use separate page):

971270-15

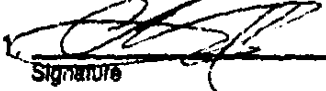
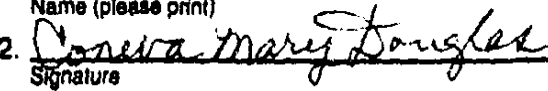



NAMES & ADDRESSES OF INCORPORATORS
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The undersigned incorporator(s) hereby declare(s), under penalties of perjury, that the statements made in the foregoing Articles of Incorporation are true.

Dated JANUARY, 19 97.

SIGNATURES AND NAMES

POST OFFICE ADDRESS

- 1. 
Signature
CHARLES M. FORD
Name (please print)
- 2. 
Signature
CONEVA MARY DOUGLAS
Name (please print)
- 3. 
Signature
EDDIE L. MC CANN, SR.
Name (please print)
- 4. 
Signature
LEE ETHEL FRANKLIN
Name (please print)
- 5. 
Signature
COETTA L. JONES
Name (please print)

- 1. 10932 S. Parnell Avenue
Street
Chicago, IL 60628
City/Town State Zip
- 2. 9416 S. Eggleston Avenue
Street
Chicago, IL 60620
City/Town State Zip
- 3. 8041 S. Peoria Avenue
Street
Chicago, IL 60629
City/Town State Zip
- 4. 10800 S. Sangamon Avenue
Street
Chicago, IL 60643
City/Town State Zip
- 5. 9401 S. Parnell Avenue
Street
Chicago, IL 60620
City/Town State Zip

(Signatures must be in ink on original document. Carbon copy, xerox or rubber stamp signatures may only be used on the true copy.)

NOTE: If a corporation acts as incorporator, the name of the corporation and the state of incorporation shall be shown and the execution shall be by its President or Vice-President and verified by him, and attested by its Secretary or an Assistant Secretary.

The registered agent cannot be the corporation itself.

The registered agent may be an individual, resident in this State, or a domestic or foreign corporation, authorized to act as a registered agent.

The registered office may be, but need not be, the same as its principal office.

A corporation which is to function as a club, as defined in Section 1-3.24 of the "Liquor Control Act" of 1934, must insert in its purpose clause a statement that it will comply with the State and local laws and ordinances relating to alcoholic liquors.

FOR INSERTS - USE WHITE PAPER - SIZE 8 1/2 x 11

97127649

File No. _____

FORM NFP-102.10
ARTICLES OF INCORPORATION
under the
GENERAL NOT FOR PROFIT
CORPORATION ACT
of

RECEIVED
JAN 27 1997
SECRETARY OF STATE
H. RYAN

SECRETARY OF STATE
DEPARTMENT OF BUSINESS SERVICES
CORPORATION DIVISION
SPRINGFIELD, ILLINOIS 62756
TELEPHONE (217) 782-8522
782-9523

(These Articles must Be Executed and Filed in Duplicate)

Filing Fee \$50

C-1577

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RIDER TO
ARTICLES OF INCORPORATION
FOR
MARGARET FORD MANOR, LTD.

ARTICLE 3: Continuation of Board of Directors

Patricia C. Wells
6717 S. Euclid Avenue
Chicago, IL 60649

Lillian Brown
60 East 36Th Place - Apt 407
Chicago, IL 60653

Viola Ansah
1117 W. 112th Place
Chicago, IL 60643

Kwame Bandele
1037 Waterford
Bartlett, IL 60103

Carolyn Brown
539 W. 103rd Place
Chicago, IL 60628

Shonta Dabney
9349 S. Throop
Chicago, IL 60620

Joe Ellis
8053 S. Burnham
Chicago, IL 60617

Kevin Ford
1609 E. 217th Place
Sauk Village, IL 60411

Margaret Ford
9401 S. King Drive
Chicago, IL 60619

Marlene Ford
10932 S. Parnell Avenue
Chicago, IL 60628

Zedie Hill
6733 S. Clyde
Chicago, IL 60649

Arenia C. Johnson
644 E. 93rd Street
Chicago, IL 60619

Cramon Oliver
8348 S. Green
Chicago, IL 60620

Lecia Robinson
1848 S. Millard St.
Chicago, IL 60623

Lonnie Sanders
639 Johnson Street
Gary, Indiana 46402

Obelia Thomas
936 E. 47th Street - Apt 1209
Chicago, IL 60653

Margaret Threlkeld
9102 S. Lowe Avenue
Chicago, IL 60620

Garie Wortham
1042 W. 92nd Place
Chicago, IL 60620

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ARTICLE 4: The purposes for which the Corporation is formed, and the business and objects to be carried on and promoted by it, are as follows:

- (a) The Corporation is organized exclusively for charitable and/or educational purposes, including, for such purpose, the making of distributions to organization which qualify as exempt organizations under Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or the corresponding section of any future United States Internal Revenue Law, or to the Secretary of Housing and Urban Development for the time being exclusively for a public purpose, in pursuance of the foregoing purposes, the corporation shall have the power to provide elderly persons and handicapped persons with housing facilities and services specially designed to meet their physical, social and psychological needs, and to promote their health, security, happiness, and the usefulness in longer living, the charges for such facilities and services to be predicated upon the provision, maintenance, and operation thereof on a nonprofit basis.
- (b) No part of the net earnings of the Corporation shall inure to the benefit of, or be distributable to its members, trustees, officers, or other private persons, except that the Corporation shall be authorized and empowered to pay reasonable compensation for services actually rendered and to make payments and distributions in furtherance of its exempt purposes. No substantial part of the activities of the Corporation shall consist of the carrying on of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of or in opposition to any candidate for public office. Notwithstanding any other provision of these articles, the Corporation shall not carry on any other activities not permitted to be carried on (1) by a corporation exempt from Federal income taxation under Section 501(c)(3) of the Internal Revenue Code of 1966, as amended, or the corresponding section of any future United States internal revenue law, or (2) by a corporation, contributions to which are deductible under Section 170(c)(2) of the Internal Revenue Code of 1986, as amended, or the corresponding section of any future United States internal revenue law.

5. The Corporation is empowered:

- (a) To buy, own, sell assign, mortgage, or lease any interest in real estate and personal property and to construct, maintain, and operate improvements thereon necessary or incident to the accomplishment of the proposes set forth in Article II hereof, but solely in connection with the project assisted under (Section 202 of the housing act of 1959, as amended, or Section 811 of the National Affordable Housing Act).

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- (b) To borrow money and issue evidence of indebtedness in furtherance of any or all of the objects of its businesses, and to secure the same by mortgage, pledge, or other lien on the Corporation's property.
- (c) To do and perform all acts reasonably necessary to accomplish the purposes of the corporation, including the execution of a Regulatory Agreement with the Secretary of Housing and Urban Development, and of such other instruments and undertakings as may be necessary to enable the Corporation to secure the benefits of financing under (Section 202 or Section 811). Such Regulatory Agreement and other instruments and undertaking shall remain binding upon the corporation, its successors and assigns, so long as a mortgage on the Corporation's property is held by the Secretary of Housing and Urban Development.
- (d) Upon the dissolution of the Corporation, all of the remaining assets of the corporation shall be distributed only to one or more organizations created and operated for one or more exempt purposes within the meaning of Article II(a) hereof, other than for religious purposes, all of the foregoing within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or the future corresponding section of any future United States Internal Revenue law, or shall be distributed to the Secretary of Housing and urban Development exclusively for a public purpose. any such assets not so disposed of shall be disposed of by a court of competent jurisdiction of the county in which the principal of the corporation is then located, exclusively for such purposes or to such organization or organizations, as said court shall determine, which are organized and operated exclusively for such purposes.

6. The officers of the Corporation, as provided by the By-Laws of the Corporation shall be elected by the directors of the Corporation, in the manner therein set out, and shall serve until their successors are elected and have qualified. the directors shall elect the regular officers of the Corporation at the annual meeting, for terms of one (1) year. The secretary and treasurer may be one and the same person, and need not be a director of the corporation.

7. The annual meeting shall be held on the last Wednesday of June of each year.

8. By-Laws of the Corporation may be adopted by the directors at any regular meeting or any special meeting called for that purpose, so long as they are not inconsistent with the provisions of these Articles or of the Regulatory Agreement between the Corporation and the Secretary of Housing and Urban Development.

9. So long as a mortgage on the corporation's property is held by the Secretary of Housing and Urban Development, these Articles may not be amended without the prior written approval of the said Secretary.

10. The directors shall serve without compensation.

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11. The directors of the Corporation shall, at all times, be limited to individuals who are either members of St. Paul Church of God in Christ or nonmembers who have the approval of the Board of Trustees of said Church. In the event that a director of the Corporation ceases to be a member of St. Paul Church of God in Christ or, if the aforesaid approval is withdrawn, then, in either event, such shall constitute automatic resignation as a director of the corporation.

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RETURN TO:
CLARENCE J. CROOKS, ESQ.
303 EAST WACKER DRIVE
SUITE 1107
CHICAGO, IL 60601

