

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF THE QUOTA SUBDIVISION, HOMEOWNERS' ASSOCIATION, INC.

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The State of Alaska, through the Department of Natural Resources, hereafter "the Declarant", is the owner of certain real property, more particularly described as follows:
Quota Subdivision A, Sections 15 and 22, 18 S., 80-120 W., Range 9 N., F.M., Alaska within Sections
The Declarant hereby declares that all of the property described above shall be held, sold, and conveyed subject to the following restrictions, covenants and conditions, which shall run with the real property and be binding on all the owners of parcels within the described property, their heirs, successors and assigns, and shall inure to the benefit of each owner thereof.

ARTICLE I

Section 1. "Association" means Quota Subdivision Homeowners' Association, Inc., its successors and assigns.
Section 2. "Owner" means the record owner or owners of a lot within the Quota Subdivision under contract with the Declarant and the holder of a homestead or other lien on the property including the Declarant and those having such interest therein as security for the performance of an obligation.
Section 3. "Properties" means the certain real property herein described, and such other additional properties as may hereafter be brought within the jurisdiction of the Association.

ARTICLE II

This Association shall be incorporated under the name of the Quota Subdivision Homeowners' Association, Inc. as a corporation not for profit under the laws of the State of Alaska. Its purpose is to establish, maintain, improve and related drainage systems with the subdivision, maintain roads and related drainage systems with the subdivision, build or maintain a sewer water system within the subdivision and to provide other necessary services until a unit of local government is established. This Homeowners' Association shall have all the powers set forth in the Article of Incorporation, Bylaws, and this Declaration.

ARTICLE III

An owner of a parcel in the Quota Subdivision automatically becomes a member of the Homeowners' Association, Inc. and is subject to the terms of this Declaration, the Articles of Incorporation and the Bylaws of any parcel within this subdivision automatically become members of the Homeowners' Association, Inc. and are subject to the terms of this Declaration, Article I and Bylaws to the same extent as an original member of the Association.

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