

D2500000040

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP ☐ WAIT ☐ MAIL

(Business Entity Name)

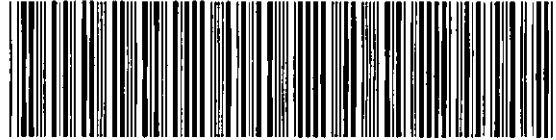
(Document Number)

Certified Copies _____ Certificates of Status _____

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02/06/25--01019--005 **350.00

2025 JUN 20 PM 2:10
STATE
TALLAHASSEE, FL

FILED

MS

TRANSMITTAL LETTER

Department of State
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

SUBJECT: West English Cong of JW's, Boca Raton

Enclosed is an original and one (1) copy of the Declaration of Trust and a check for:

FEES:

Declaration of Trust	\$350.00
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OPTIONAL:

Certified Copy	\$ 8.75
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FROM: Teddy Artemiou

Name (Printed or typed)

23444 Mirabella Circle South

Address

Boca Raton, FL 33433

City, State & Zip

561-251-0186

Daytime Telephone number

RECEIVED
JUL 26 PM 2:10
STATE
OFFICE

**AFFIDAVIT TO THE FLORIDA SECRETARY OF STATE
TO FILE OR QUALIFY**

West English Cong of JW's, Boca Raton

A not for profit **TRUST**

In accordance with Section 609.02 of the Florida Statutes, pertaining to
Common Law Declarations of Trust, the undersigned, the Chairman of the
Board of Trustees of West English Cong of JW's, Boca Raton, a

(Name of Trust)
Florida Trust hereby affirms in order to file or qualify
(State)
West English Cong of JW's, Boca Raton, in the State of Florida.
(Name of Trust)

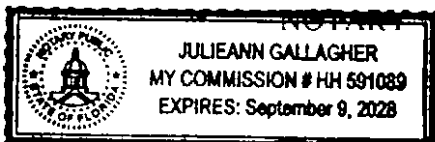
1. Two or more persons are named in the Trust.
2. The principal address is 19230 State Road 7, Boca Raton, FL 33498
3. The registered agent and street address in the State of Florida is:
Teddy Artemiou
23444 Mirabella Circle South, Boca Raton, FL 33433
4. Acceptance by the registered agent: Having been named as registered
agent to accept service of process for the above named Declaration of Trust
at the place designated in this affidavit, I hereby accept the appointment as
registered agent and agree to act in this capacity.

(Signature of Registered Agent)

5. I certify that the attached is a true and correct copy of the Declaration of
Trust under which the association proposes to conduct its business in
Florida.

(Signature)
Name:
Chairman of the Board of Trustees

Filing Fee: \$350.00
Certified Copy: \$ 8.75 (optional)



CR2E063(3/00)

Julieann Gallagher

CERTIFICATE OF APPOINTMENT OF SUBSTITUTE TRUSTEE

WHEREAS **Kary Gallagher** was duly appointed to act as trustee for the **West Boca Raton Congregation of Jehovah's Witnesses, Boca Raton, Florida, now known as the West English Congregation of Jehovah's Witnesses, Boca Raton, Florida** ("Congregation"), to hold the paper title as trustee to the real property located at 19230 S State Road 7, Boca Raton, Florida 33498 more fully described below, as a meeting place and place of worship for the use and benefit of the Congregation (the "Property"):

The South 104 feet of Tract 17, Block 74, PALM BEACH FARMS COMPANY, PLAT NO. 3, according to the plat thereof, as recorded in PlatBook 2, Pages 45-54, inclusive Public Records, Palm Beach County, Florida.

INCLUDING AND TOGETHER WITH the abandoned 25 foot Palm Beach Farms Company Right of way, lying West of the described land

LESS, HOWEVER, the East 135 feet thereof.

Parcel Control Number 00-42-43-27-05-074-0171

WHEREAS, the Congregation may remove a trustee and appoint a substitute trustee at any time for any or no reason and shall remove a trustee and appoint a substitute trustee upon a trustee's death, voluntary resignation, disability, or termination of membership in the Congregation, or if the trustee is for any reason no longer one of Jehovah's Witnesses.

WHEREAS, for one of the reasons set forth above, **Kary Gallagher** has become unable or disqualified to act further as said trustee.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the Congregation does hereby appoint and substitute **Teddy Artemiou** ("Substitute Trustee") as trustee solely to hold title to the Property for the use and benefit of the Congregation in the place of **Kary Gallagher**, for the same purposes and with all the powers and authority that was given to said original trustee. The Substitute Trustee shall not be personally liable for any of the debts, liabilities, or obligations of the Congregation.

The Congregation shall appoint a substitute trustee upon the Substitute Trustee's death, voluntary resignation, disability, termination of membership in the Congregation, or if the trustee is for any reason no longer one of Jehovah's Witnesses.

The property of the Congregation is irrevocably dedicated to religious purposes, including to provide for and maintain a proper place of worship for the benefit of Jehovah's Witnesses and those who desire to learn the truths of the faith and belief of Jehovah's Witnesses, based upon the Bible, the written Word of the Almighty God, Jehovah.

No part of the net earnings or assets of the Congregation shall inure to the benefit of a trustee or member of the Congregation or any private individual. No substantial part of the activities of this Congregation shall consist of the carrying on of propaganda or otherwise attempting to influence legislation, nor shall the Congregation participate in, or intervene in (including the publishing or distributing of statements), any political campaign on behalf of (or in opposition to) any candidate for public office. The Congregation is organized exclusively for religious purposes within the meaning of Internal Revenue Code Section 501(c)(3). The Congregation shall not carry on any activities not permitted to be carried on (1) by an organization exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding provisions of any future United States tax code) or (2) by an organization, contributions to which are deductible under Section 170(c)(2) of the Internal Revenue Code of 1986 (or the corresponding provision of any future United States tax code).

2025 JUN 20 PM 2:10

FILED

CERTIFICATE OF APPOINTMENT OF SUBSTITUTE TRUSTEE

In the event of a dispute, between and among members of the Congregation over entitlement, possession, or ownership of the Property, the dispute will be decided by the Board of Directors of Christian Congregation of Jehovah's Witnesses, a New York not-for-profit corporation, which serves the interests of Jehovah's Witnesses in the United States. If Christian Congregation of Jehovah's Witnesses does not exist at the time of the dispute, then the dispute will be decided by the ecclesiastical Governing Body of Jehovah's Witnesses. In either case, such decision shall be final and binding on all trustees.

Upon the winding up and dissolution of the Congregation, after paying or adequately providing for debts and obligations of the Congregation, the remaining assets shall be distributed to Watchtower Bible and Tract Society of New York, Inc. No assets will be deemed to be received by Watchtower Bible and Tract Society of New York, Inc., until such acceptance is evidenced in writing. If Watchtower Bible and Tract Society of New York, Inc. is not then in existence and exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding provision of any future United States tax code), then the Congregation's assets shall be distributed to any organization designated by the ecclesiastical Governing Body of Jehovah's Witnesses that is organized and operated for religious purposes and is an organization exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding section of any future United States tax code).

Done at Boca Raton, Florida this date: _____, 2019

West English Congregation of Jehovah's Witnesses, Boca Raton, Florida

By: [Signature]
Julien Barker – Coordinator of the Body of Elders

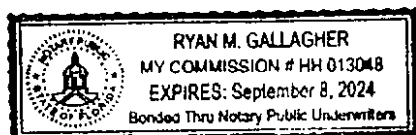
By: [Signature]
Teddy Artemiou – Secretary

By: [Signature]
John C. Pantouris – Service Overseer

Notary Acknowledgment

STATE OF FLORIDA COUNTY OF
PALM BEACH

On this 1st day of September 2024 before me, the undersigned authority, personally appeared **Julien Barker, Teddy Artemiou, and John C. Pantouris**, known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are signed to the preceding document, and who acknowledged to me that they voluntarily signed the same for the purposes therein set forth and, in the capacities, therein stated and that the action described above, whereby the substitute trustee therein named was duly appointed, was duly adopted.



[Signature]
Notary Public

2025 JUN 20 PM 2:10
TALLAHASSEE, FL
RECEIVED

CERTIFICATE OF APPOINTMENT OF SUBSTITUTE TRUSTEE

WHEREAS **Teddy Artemiou** was duly appointed to act as trustee for the **West Boca Raton Congregation of Jehovah's Witnesses, Boca Raton, Florida, now known as the West English Congregation of Jehovah's Witnesses, Boca Raton, Florida** ("Congregation"), to hold the paper title as trustee to the real property located at 19230 S State Road 7, Boca Raton, Florida 33498 more fully described below, as a meeting place and place of worship for the use and benefit of the Congregation (the "Property"):

The South 104 feet of Tract 17, Block 74, PALM BEACH FARMS COMPANY, PLAT NO. 3, according to the plat thereof, as recorded in Plat Book 2, Pages 45-54, inclusive Public Records, Palm Beach County, Florida.

INCLUDING AND TOGETHER WITH the abandoned 25 foot Palm Beach Farms Company right of way, lying West of the described land.

LESS, HOWEVER, the East 135 feet thereof.

Parcel Control Number 00-42-43-27-05-074-0171

WHEREAS, the Congregation may remove a trustee and appoint a substitute trustee at any time for any or no reason and shall remove a trustee and appoint a substitute trustee upon a trustee's death, voluntary resignation, disability, or termination of membership in the Congregation, or if the trustee is for any reason no longer one of Jehovah's Witnesses.

WHEREAS, for one of the reasons set forth above, **Teddy Artemiou** has become unable or disqualified to act further as said trustee,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the Congregation does hereby appoint and substitute **John C. Pantouris** ("Substitute Trustee") as trustee solely to hold title to the Property for the use and benefit of the Congregation in the place of **Teddy Artemiou**, for the same purposes and with all the powers and authority that was given to said original trustee. The Substitute Trustee shall not be personally liable for any of the debts, liabilities, or obligations of the Congregation.

The Congregation shall appoint a substitute trustee upon the Substitute Trustee's death, voluntary resignation, disability, termination of membership in the Congregation, or if the trustee is for any reason no longer one of Jehovah's Witnesses

The property of the Congregation is irrevocably dedicated to religious purposes, including to provide for and maintain a proper place of worship for the benefit of Jehovah's Witnesses and those who desire to learn the truths of the faith and belief of Jehovah's Witnesses, based upon the Bible, the written Word of the Almighty God, Jehovah.

No part of the net earnings or assets of the Congregation shall inure to the benefit of a trustee or member of the Congregation or any private individual. No substantial part of the activities of this Congregation shall consist of the carrying on of propaganda or otherwise attempting to influence legislation, nor shall the Congregation participate in, or intervene in (including the publishing or distributing of statements), any political campaign on behalf of (or in opposition to) any candidate for public office. The Congregation is organized exclusively for religious purposes within the meaning of Internal Revenue Code Section 501(c)(3). The Congregation shall not carry on any activities not permitted to be carried on (1) by an organization exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding provisions of any future United States tax code) or (2) by an organization, contributions to which are deductible under Section 170(c)(2) of the Internal Revenue Code of 1986 (or the corresponding provision of any future United States tax code).

2025 JUN 20 PM 2:10

In the event of a dispute between and among members of the Congregation over entitlement, possession, or ownership of the Property, the dispute will be decided by the Board of Directors of Christian Congregation of Jehovah's Witnesses, a New York not-for-profit corporation, which serves the interests of Jehovah's Witnesses in the United States. If Christian Congregation of Jehovah's Witnesses does not exist at the time of the dispute, then the dispute will be decided by the ecclesiastical Governing Body of Jehovah's Witnesses. In either case, such decision shall be final and binding on all trustees.

Upon the winding up and dissolution of the Congregation, after paying or adequately providing for debts and obligations of the Congregation, the remaining assets shall be distributed to Watchtower Bible and Tract Society of New York, Inc. No assets will be deemed to be received by Watchtower Bible and Tract Society of New York, Inc. until such acceptance is evidenced in writing. If Watchtower Bible and Tract Society of New York, Inc. is not then in existence and exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding provision of any future United States tax code), then the Congregation's assets shall be distributed to any organization designated by the ecclesiastical Governing Body of Jehovah's Witnesses that is organized and operated for religious purposes and is an organization exempt from federal income tax under Section 501(c)(3) of the Internal Revenue Code of 1986 (or the corresponding section of any future United States tax code).

Done at Boca Raton, Florida this date: Oct 16, 2019

West English Congregation of Jehovah's Witnesses, Boca Raton, Florida

By: Julien Barker, Coordinator of the Body of Elders

By: Kary Gallagher, Secretary of the Congregation

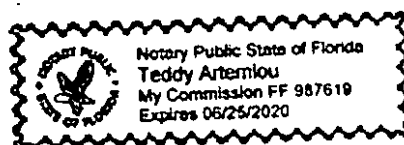
By: John C. Pantouris, Service Overseer of the Congregation

Notary Acknowledgment

STATE OF FLORIDA
COUNTY OF PALM BEACH

On this 16 day of Oct, 2019, before me, the undersigned authority, personally appeared **Julien Barker, Kary Gallagher, and John C. Pantouris**, known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are signed to the preceding document, and who acknowledged to me that they voluntarily signed the same for the purposes therein set forth and in the capacities therein stated and that the action described above, whereby the substitute trustee therein named was duly appointed, was duly adopted.

Notary Public



2025 JUN 20 PM 2:10
TALLAHASSEE, FL
NOTARY

CERTIFICATE OF APPOINTMENT OF SUBSTITUTE TRUSTEE

WHEREAS Anthony Andrews was duly appointed to act as trustee for the **West Boca Raton Congregation of Jehovah's Witnesses, Boca Raton, Florida, now known as the West English Congregation of Jehovah's Witnesses, Boca Raton, Florida** ("Congregation"), to hold the paper title as trustee to the real property located at 19230 S State Road 7, Boca Raton, Florida 33498 more fully described below, as a meeting place and place of worship for the use and benefit of the Congregation (the "Property"):

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LESS, HOWEVER, the East 135 feet thereof.

Parcel Control Number 00-42-43-27-05-074-0171

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WHEREAS, for one of the reasons set forth above, **Anthony Andrews** has become unable or disqualified to act further as said trustee,

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that the Congregation does hereby appoint and substitute **Julien Barker** ("Substitute Trustee") as trustee solely to hold title to the Property for the use and benefit of the Congregation in the place of **Anthony Andrews**, for the same purposes and with all the powers and authority that was given to said original trustee. The Substitute Trustee shall not be personally liable for any of the debts, liabilities, or obligations of the Congregation.

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Done at Boca Raton, Florida this date, Oct 16, 2019

West English Congregation of Jehovah's Witnesses, Boca Raton, Florida

By: [Signature]
Julien Barker, Coordinator of the Body of Elders

By: [Signature]
Kary Gallagher, Secretary of the Congregation

By: [Signature]
John C. Pantouris, Service Overseer of the Congregation

2019 JUN 20 PM 2:10
TALLAHASSEE, FL

Notary Acknowledgment

STATE OF FLORIDA
COUNTY OF PALM BEACH

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[Signature]
Notary Public

