



THE UNITED STATES
CORPORATION
COMPANY

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ACCOUNT NO. : 072100000032

REFERENCE : 813455 7126516

AUTHORIZATION :

Patricia Pujols

COST LIMIT : \$ 70.00

ORDER DATE : August 28, 2000

ORDER TIME : 2:37 PM

ORDER NO. : 813455-005

CUSTOMER NO: 7126516

CUSTOMER: Christopher N. Davies, Esq
Christopher N. Davies, P.a.

Suite 2
12601 World Plaza Lane
Fort Myers, FL 33907

DOMESTIC FILING

NAME: RIVERSIDE CENTER, INC.

200003375262--5

EFFECTIVE DATE:

XX ARTICLES OF INCORPORATION

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XX PLAIN STAMPED COPY

CONTACT PERSON: Susie Knight - EXT. 1156

EXAMINER'S INITIALS

21 8/28/00

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DIVISION OF CORPORATION

Instrument prepared by:
Christopher N. Davies, Esquire
CHRISTOPHER N. DAVIES, P.A.
World Plaza II
12601 World Plaza Lane, Suite 2
Fort Myers, Florida 33907

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

**ARTICLES OF INCORPORATION
OF
RIVERSIDE CENTER, INC.**

Articles of Incorporation executed by the undersigned for the purpose of forming a corporation under the Florida Not For Profit Business Corporation Act.

ARTICLE I

The name of this corporation shall be Riverside Center, Inc., and the initial address of this corporation shall be 940 Tarpon Street, Fort Myers, Florida 33916.

ARTICLE II

The purpose for which this corporation is organized is to operate the Riverside Center and to administer, operate and maintain certain properties under its jurisdiction described in the Declaration of Covenants, Easements and Restrictions for Riverside Center.

ARTICLE III

Each record owner of title to a lot of real property within the Riverside Center shall be a member of the Riverside Center, Inc.

ARTICLE IV

This corporation shall commence its existence immediately upon the filing of these Articles of Incorporation and shall exist perpetually thereafter unless sooner dissolved according to law. In the event that the corporation is dissolved, the property consisting of the Stormwater Management System will be conveyed and/or dedicated to a similar not for profit corporation in order to assure continued maintenance in perpetuity.

ARTICLE V

The names and addresses of the incorporators of these Articles of Incorporation are as follows:

Brian G. Chapman, 6126 Deer Run S.W., Fort Myers, Florida 33908;
Christian F. Henning, Jr., 4951 Tamiami Trail North, Suite 3, Naples, Florida 34103.

ARTICLE VI

The affairs of this corporation are to be managed initially by a Board of not less than three (3) Directors. The Directors shall be elected each year as provided for in the Bylaws.

ARTICLE VII

The names of the officers who are to serve until the first election or appointment under the Articles of Incorporation are:

Brian G. Chapman - President;
Christian Henning - Secretary / Treasurer;
Richard Jacobs - Vice President.

ARTICLE VIII

The number of persons constituting the first Board of Directors shall be three (3) and their names and addresses are as follows:

Brian G. Chapman, 6126 Deer Run S.W., Fort Myers, Florida 33908;
Christian F. Henning, Jr., 4951 Tamiami Trail North, Suite 3, Naples, Florida 34103;
Richard Jacobs, 2272 Chandler Avenue, Fort Myers, Florida 33907.

ARTICLE IX

Amendments to these Articles of Incorporation may be proposed and adopted at any regularly or specially called meeting of the members by unanimous vote thereof. Due notice of the meeting must have been given as provided for in the Bylaws. Any amendment which would affect the Stormwater Management System, including water management portions of common areas, shall require the prior approval of the South Florida Water Management District.

ARTICLE X

Each member of the corporation shall have the voting rights as provided for in the Bylaws.

ARTICLE XI

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation by unanimous vote of the members.

ARTICLE XII

No part of the net earnings of this corporation shall inure to the benefit of any member or individual, except through the acquisition, construction, management, maintenance or care of association property or through the rebate of the excess membership dues, fees or assessments.

ARTICLE XIII

The powers of this corporation shall include and be governed by the following provisions:

A. This corporation shall have all of the common law and statutory powers of a corporation not for profit.

B. This corporation shall have all of the powers reasonably necessary to implement its purposes including but not limited to the following:

1. To do all of the acts required to be performed by it under its Bylaws.
2. To make, establish and enforce rules and regulations covering the use of the real property and personal property of the corporation.
3. To make, levy and collect assessments for the purpose of obtaining funds from its members to pay for the operational expenses of this corporation and costs of collection and to use and expend the proceeds of the assessment in the exercise of its powers and duties hereunder including, but not limited to, assessments for operation and maintenance of the Stormwater Management System.
4. To own and convey real property.
5. To sue and be sued.
6. To maintain, repair and operate its real and personal property.
7. To enforce by legal means the obligations of the members of this corporation.
8. To contract for professional management and to confer upon such management company a certain of the power and duties of this corporation.
9. To operate, maintain and manage the Stormwater Management System as permitted by the South Florida Water Management District including, but not limited to, all lakes, retention areas, culverts and related appurtenances, in accordance with the South Florida Water Management District permit. The Association may also contract for services necessary to operate and maintain the Stormwater Management System.
10. To dedicate, sell or transfer all or any part of the subject property to any public agency, authority, or utility for such purposes and subject to such conditions as may be agreed to by a majority of the members.

ARTICLE XIV

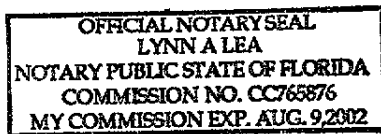
In addition to the powers set forth in Article XIII, above, the corporation shall own the Stormwater Management System. Each member within the corporation shall have the right to enforce the assurances that the drainage system, easements and rights-of-way shall be continuously maintained.

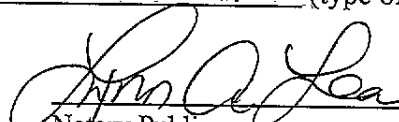
IN WITNESS WHEREOF, the undersigned, being the Incorporators hereinbefore named, for the purpose of forming a corporation to do business both within and without the State of Florida, under the laws of Florida, make and file these Articles of Incorporation, hereby declaring and certifying that the facts herein stated are true, and hereunto set their hands and seals this 22nd day of August, 2000.


Brian G. Chapman, Incorporator

STATE OF FLORIDA
COUNTY OF LEE

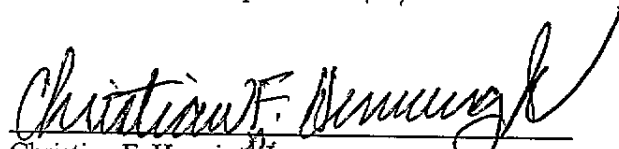
The foregoing Articles of Incorporation were acknowledged before me this 19th day of May, 2000, by Brian G. Chapman, who is personally known to me; or produced FL Drivers License (type of identification) as identification and who did (did not) take an oath.




Notary Public
LYNN A. LEA

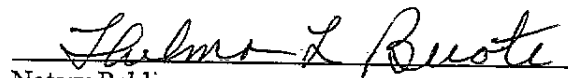
Print Name

My Commission Expires: 8/9/2002


Christian F. Henning, Incorporator

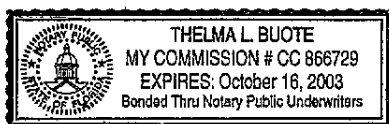
STATE OF FLORIDA
COUNTY OF LEE

The foregoing Articles of Incorporation were acknowledged before me this 22nd day of August, 2000, by Christian F. Henning, Jr., who is personally known to me; or produced _____ (type of identification) as identification and who did (did not) take an oath.


Notary Public


Print Name

My Commission Expires:



**CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FILED
FOR THE SERVICE OF PROCESS WITHIN THIS STATE,
NAMING AGENT UPON WHOM PROCESS MAY BE SERVED**

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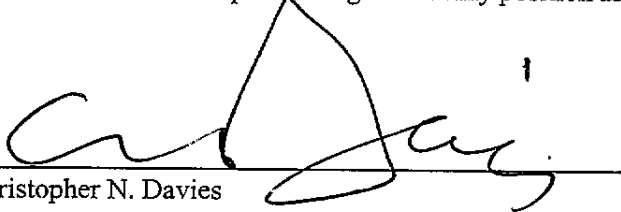
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

In compliance with the laws of Florida, the following is submitted:

First, that Riverside Center, Inc., desiring to organize under the laws of the State of Florida, has named Christopher N. Davies, Esquire, CHRISTOPHER N. DAVIES, P.A., World Plaza II, 12601 World Plaza Lane, Suite 2, Fort Myers, County of Lee, State of Florida 33907, as its statutory Registered Agent.

Having been named as Registered Agent and to accept service of process for the above stated corporation at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties, and I am familiar with and accept the obligation of my position as Registered Agent.

Dated: 8/22/60


Christopher N. Davies

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