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FRANKLIN H. WATSON, P.A.

ATTORNEY AT LAW

5365 E. COUNTY HIGHWAY 30-A, SUITE 105

SEAGROVE BEACH, FL 32459

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February 15, 2002

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

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
02 FEB 20 PM 3:39

SUBJECT: THE POINT HOMEOWNER'S ASSOCIATION, INC.

Enclosed are an original and one (1) copy of the Articles of Incorporation and a check for the amount of \$78.75, Filing Fee and Certificate.

If you have any questions or concerns regarding the enclosed, please do not hesitate to contact me at 850-231-3465.

FROM: FRANKLIN H. WATSON, P.A.
5365 E. Highway 30-A
Suite 105
Seagrove Beach, FL 32459
Phone: 850-231-3465

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**ARTICLES OF INCORPORATION
OF
THE POINT HOMEOWNER'S ASSOCIATION, INC.**

The undersigned incorporators by these articles associate themselves for the purpose of forming a corporation not for profit under the laws of the State of Florida, and adopt the following articles of incorporation:

**ARTICLE I
NAME**

The name of this corporation is **THE POINT HOMEOWNER'S ASSOCIATION, INC.** For convenience, the corporation shall be referred to in this instrument as the "association," these articles of incorporation as the "articles," and the bylaws of the association as the "bylaws."

**ARTICLE II
TERM OF EXISTENCE**

The association shall have perpetual existence.

**ARTICLE III
CORPORATE PURPOSE**

This association is organized for the purpose of providing an entity under the Florida Statute 617.301-617.312 ("the Statute") for the operation of a Homeowners Association located in Walton County, Florida.

**ARTICLE IV
PRINCIPAL OFFICE/MAILING ADDRESS**

The street address and mailing address of the initial principal office of the corporation is: 4264 Winters Chapel Road, Building A, Doraville, GA 30360.

**ARTICLE V
INITIAL REGISTERED OFFICE AND REGISTERED AGENT**

The street address of the initial registered office of this corporation is 5365 E. Co. Hwy. 30-A, Suite 105, Seagrove Beach, FL 32459; the name of the initial registered agent of this corporation at that address is:

Franklin H. Watson, P.A.

**ARTICLE VI
FIRST BOARD OF DIRECTORS**

The number of persons constituting the first board of directors shall be one (1) and their names, addresses and any offices held are as follows:

NAME:	ADDRESS:	OFFICE
Donald S. Baranowski	4264 Winters Chapel Road, Bldg. A, Doraville, GA 30360	President, Vice-President, Secretary, Treasurer

**ARTICLE VII
MEMBERS**

The qualification of members and the manner of their admission shall be as regulated by the bylaws.

**ARTICLE VIII
INCORPORATORS**

The name and address of the incorporator signing these Articles of Incorporation is:

FRANKLIN H. WATSON, P.A.
5365 E. HIGHWAY 30-A, SUITE 105
SEAGROVE BEACH, FLORIDA 32459

**ARTICLE IX
BYLAWS**

The corporation shall be governed by Bylaws.

**ARTICLE X
STORMWATER MANAGEMENT AND DISCHARGE FACILITY**

The Association shall operate and maintain a stormwater management system and stormwater discharge facility as exempted or permitted by Walton County and the State of Florida. The Association shall establish rules and regulations, assess members, and contract for services to provide the services for operation and maintenance. Said operation of the stormwater management system and discharge facility shall be as follows:

Each lot shall be a part of the storm water management system, which requires storm water retention facilities and retention areas to be maintained by the Association, and operated in accordance with the agreements and regulations of Walton County and the State of Florida;

There shall be assessed by the Association, on each lot owner, a pro-rated and monthly basis assessment in the amount required to maintain, repair, and meet the expenses and costs of the storm water retention facilities, including but not limited to, the expenses of repair, maintenance, and when necessary, the replacement of the drainage system, and storm water system.

IN WITNESS WHEREOF, we have hereunto set our hands and seals and acknowledge we are filing the foregoing Articles of Incorporation under the laws of the State of Florida this 15 day of February 2002.

FRANKLIN H. WATSON, P.A.


Franklin H. Watson, President

STATE OF FLORIDA
COUNTY OF WALTON

The foregoing instrument was acknowledged before me this 15th day of February 2002, by Franklin H. Watson, as Secretary of The Point Homeowner's Association, Inc., who is personally known to me.

WITNESS my hand and seal this 15th day of February 2002.

Affix Seal



Becky A Burkhardt-Smith
My Commission DD061139
Expires September 30, 2005



Name _____

Notary Public

My commission expires:

**CERTIFICATE DESIGNATING PRINCIPAL OFFICE
OF DOMICILE FOR THE SERVICE OF PROCESS
WITHIN FLORIDA, NAMING AGENT UPON WHOM
PROCESS MAY BE SERVED**

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In compliance with Section 617.0501, Florida Statutes, the following is submitted:

FIRST -- That **THE POINT HOMEOWNER'S ASSOCIATION, INC.** with its principal place of business at 4264 Winters Chapel Road, Building A, Doraville, GA 30360 has named Franklin H. Watson, located at 5365 E. Co. Hwy 30-A, Suite 105, Seagrave Beach, FL 32459, as its agent to accept service of process within the State of Florida.

Having been named to accept service of process for the above stated corporation, at the place designated in this certificate, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties, and I accept the duties and obligations of Section 617.0501 Florida Statutes.

Date: _____


FRANKLIN H. WATSON