

N 36354

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

(Business Entity Name)

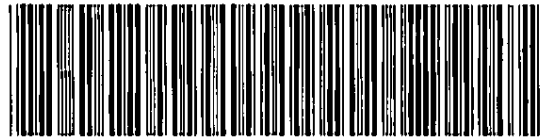
(Document Number)

Certified Copies _____

Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



300358689153

N36354

LAW OFFICES

MARTIN & MARTIN

INCORPORATION ASSOCIATION

200 LAKE MORTON DRIVE
SUITE 300
LAKELAND, FLORIDA 33801
813 688-7611

MAILING ADDRESS
POST OFFICE BOX 117
TALLAHASSEE, FLORIDA 32302

TELECOPIER 813 688-7320

FILED

90 JAN 25 PM 12:

January 22, 1990

Division of Corporations
Department of State
Bureau of Corporate Records
Post Office Box 6327
Tallahassee, Florida 32314

RE: THE VILLAGE AT SCOTT LAKE HOMEOWNERS'
ASSOCIATION, INC.

Gentlemen:

Enclosed herewith please find the Articles of Incorporation for the above captioned corporation, together with a check in the amount of \$70.00, which represents the following:

Filing Fee	\$20.00
Certified Copy	30.00
Registered Agent Fee	<u>20.00</u>
TOTAL	<u>\$70.00</u>

Please certify the enclosed copy of Articles of Incorporation and return to our office.

Thank you for your prompt attention to this matter.

Very truly yours,

Kelly Tiff
Kelly Tiff
Legal Secretary

/kt
Enclosures

lm

FILED

90 JAN 25 PM 12:01

ARTICLES OF INCORPORATION
OF

STATE OF FLORIDA
TALLAHASSEE

THE VILLAGE AT SCOTT LAKE HOMEOWNERS' ASSOCIATION, INC.

We, the undersigned, acknowledge and file in the office of the Secretary of State of the State of Florida, for the purpose of forming a corporation not for profit in accordance with the laws of the State of Florida, these Articles of Incorporation, as by law provided.

ARTICLE I.

The name of this corporation shall be THE VILLAGE AT SCOTT LAKE HOMEOWNERS' ASSOCIATION, INC., and the principal office shall be in Lakeland, Polk County, Florida, at 200 Lake Morton Drive.

ARTICLE II.

The purposes for which the corporation is organized are as follows:

(A) To provide for the establishment, maintenance, preservation and architectural control of any and all yards, all common areas; parks, greenways and roadside clearings located in that certain subdivision being developed near the City of Lakeland, Polk County, Florida, which subdivision is known as THE VILLAGE AT SCOTT LAKE, for the mutual benefit of the residents of said THE VILLAGE AT SCOTT LAKE to protect the value of their property and to engage in such other activities which may be of mutual benefit to the property owners in THE VILLAGE AT SCOTT LAKE. To operate and maintain the surface water management system as permitted by the Southwest Florida Management District including all lakes, retention areas, culverts and related appurtenance. For these purposes, the corporation is to do, to the extent a corporation organized under the Laws of the State of Florida may now or hereafter lawfully do, either as principal or agent and either alone or in conjunction with any other corporation, firm, partnership, association or individual, all and everything necessary or proper for the accomplishment of any of the purposes of any one or more of the objects hereinabove enumerated, or designed directly or indirectly to promote the interest of this corporation or to enhance the value of its properties; and, in general, to do any and all things and exercise any and all powers, rights and privileges granted by the Laws of the State of Florida to non-profit corporations organized thereunder, and all the powers conferred by all acts heretofore or hereafter amendatory of or supplemental to said law, which are

consistent with the specific purposes for which the corporation is organized.

(8) To enable the Association to accomplish the specific purposes for which it is formed, the Association shall, in addition to the foregoing powers and any and all powers granted by law, have the following powers:

(1) To exercise all the powers and privileges and perform all of the duties and obligations of the Association as set forth in that certain Declaration of Covenants, Conditions and Restrictions, hereafter called the "Declaration," applicable to THE VILLAGE AT SCOTT LAKE and to be recorded in the public records of Polk County, Florida, as the same may be amended from time to time as therein provided.

(2) To fix, levy, collect and enforce payment by any lawful means, all charges and assessments pursuant to the terms of the Declaration; to pay all expenses in connection therewith and all office and other expenses incident to the conduct of the business of the Association, including all licenses, taxes or governmental charges levied or imposed against property of the Association.

(3) To acquire by gift, purchase or otherwise, own, hold, improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate for public use or otherwise dispose of real property or personal property in connection with the affairs of the Association.

(4) To borrow money, and with the assent of two-thirds (2/3) of each class of members, mortgage, pledge, deed of trust or hypothecate any or all of its real property or personal property as security for money borrowed or debts incurred.

(5) To dedicate, sell or transfer all or any part of the common area to any public agency, authority or utility for such purposes and subject to such conditions as may be agreed to by the members. No such dedication or transfer shall be effective unless an instrument has been signed by two-thirds (2/3) of each class of members, agreeing to such dedication, sale or transfer.

ARTICLE III.

This corporation shall have perpetual existence.

ARTICLE IV.

The corporation shall have members which may be divided into such classes as shall be provided in the Declaration of Covenants, Conditions and Restrictions for THE VILLAGE AT SCOTT LAKE. All members shall be accepted, appointed, elected or designated in the manner provided in said Declaration of

Covenants, Conditions and Restrictions. All homeowners must be members.

ARTICLE V.

No part of the net earnings of the corporation shall inure to the benefit of any officer, director or member of the Association. The Association may be dissolved with the assent thereof discharged or adequate provision made therefore, be dedicated to an appropriate public agency to be used for purposes similar to those set forth in Article II above.

ARTICLE VI.

The affairs of the corporation shall be managed by a Board of Directors of not less than three nor more than seven persons. The Board of Directors shall be elected by the members in the manner provided in the bylaws.

ARTICLE VII.

The names and addresses of the subscribers, initial directors and officers are as follows:

<u>NAME</u>	<u>ADDRESS</u>	
E. WYLLYS TAYLOR	200 Lake Morton Drive Lakeland, Florida 33801	Director and President
E. SNOW MARTIN, JR.	200 Lake Morton Drive Lakeland, Florida 33801	Director and Vice President
JOSEPH W. VENABLE	200 Lake Morton Drive Lakeland, Florida 33801	Director and Secretary/ Treasurer

Resident Agent for service of process for this corporation shall be E. SNOW MARTIN, JR., whose address is as above.

ARTICLE VIII.

The by-laws of this corporation may be altered, amended, or rescinded at any duly called meeting of the members, provided that the notice of meeting contains a full statement of the proposed amendment, a quorum is in attendance, and there be

FILED

90 JAN 25 PM 12:01

an affirmative vote of seventy-five (75%) percent of the qualified voting members of the corporation.

SECRETARY: TALLERMASTER
FILE: 1000A

ARTICLE IX.

Section 1. Proposals for the alteration, amendment, or rescission of these Articles of Incorporation may be made by any of the voting members. Such proposals shall set forth the proposed alteration, amendment, or rescission, shall be in each voting member notice setting out the proposed alteration, amendment, or rescission and the time of the meeting at which such proposal will be voted upon, and such notice shall be given not less than fifteen (15) days prior to the date set for such meeting, and it shall be given in a manner provided in the by-laws. An affirmative vote of eighty percent (80%) of the qualified voting members of the corporation is required for the requested alteration, amendment, or rescission.

Section 2. Any voting member may waive any or all of the requirements of this Article as to notice by the Secretary or proposals to the President for alteration, amendment, or rescission of these Articles, either before, at, or after a membership meeting at which a vote is taken to amend, alter or rescind these Articles in whole or in part.

IN WITNESS WHEREOF, we hereunto set our hands and seals at Lakeland, Polk County, Florida, this 19th day of January, 1990.

Signed, sealed and delivered in the presence of:

Willis A. Telford
Willis A. Telford

E. Willis Taylor
E. WILLIS TAYLOR

Willis A. Telford
Willis A. Telford

Joseph W. Venable
JOSEPH W. VENABLE

Willis A. Telford
Willis A. Telford

E. Snow Martin, Jr.
E. SNOW MARTIN, JR.
Individually and as Resident Agent

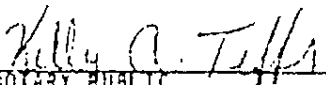
STATE OF FLORIDA.)

COUNTY OF POLK)

I HEREBY CERTIFY that on this day personally appeared before me, the undersigned officer, duly authorized to take acknowledgments, E. WYLLYS TAYLOR, JOSEPH W. VENABLE, and E. SNOW MARTIN, JR., to me well known and known to me to be the subscribers, directors, and officers described in and who executed the foregoing Articles of Incorporation, and acknowledged before me that they executed the same freely and voluntarily for the uses and purposes therein expressed.

WITNESS my hand and official seal at Lakeland, Polk County, Florida, this 19th day of January, 1990.

(SEAL)



NOTARY PUBLIC
State of Florida at Large
My Commission Expires:
Notary Public, State of Florida
My Commission Expires May 21, 1993
Notary Public Seal - State of Florida

FILE NOW! CORPORATE STATUS WILL BE
DELINQUENT AFTER JULY 1ST.

CORPORATION

ANNUAL REPORT
1991



FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS
Secretary of State

Read Instructions on Other Form Before Making Entries
FILING FEE OF \$61.25 REQUIRED

DO NOT WRITE IN THIS SPACE

1. Name and Mailing Address of Corporation: **DOCUMENT #N36354 (1)**

ZIP + 4 PRESORT

**THE VILLAGE AT SCOTT LAKE HOMEOWNERS' ASSOCIATION, INC.
200 LAKE MORTON DR.
LAKELAND, FL 33801-5357**

If above address is incorrect in any way, enter the correct address in item 2. Include Zip Code.

2. If Address in Block 1 is incorrect in any way, enter the correct address below. PO Box is acceptable. The NAME of the corporation can be changed only by filing an amendment.

21 Street Address

22 P.O. Box No.

23 City and State

24 Zip Code

3. Date incorporated or qualified to do business in Florida

01/25/1990

4. FEI Number

APPLIED FOR

FEI Number Applied For

5

\$8.75 Additional Fee required for a Certificate of Status

FEI Number Not Applicable

CERTIFICATE OF STATUS DESIRED

5. Name and Street Addresses of Each Officer and Director (Do not use any correction tape or fluid to cover or alter incorrect information.)

6	7 Names of Officers and Directors	8 Street Address of Each Officer and Director (Do NOT Use Post Office Box Numbers)	9 City and State
P/D	TAYLOR, E WYLLYS	200 LAKE MORTON DR	LAKELAND, FL
V/D	MARTIN, E SNOW JR	200 LAKE MORTON DR	LAKELAND, FL
S/T/D	VENABLE, JOSEPH W	200 LAKE MORTON DR	LAKELAND, FL

REGISTERED AGENT INFORMATION

7. Name and Address of Current Registered Agent

**MARTIN, E SNOW JR
200 LAKE MORTON DR
LAKELAND, FL 33801**

8. Name and Address of New Registered Agent

81 Name

82 Street Address (Do NOT Use P.O. Box Number)

83 Street Address 2 (Do NOT Use P.O. Box Number)

84 City

FL.

85 Zip Code

I, the undersigned, being a resident of this State, do hereby certify that the information indicated on this annual report or supplemental annual report is true and accurate and that my signature shall have the same legal effect as if made by each officer or director of the corporation or the individual or individuals authorized to execute this report as required by Chapter 661, Florida Statutes, and that I am familiar with, and accept the obligations of, Section 607.0605, Florida Statutes.

SIGNATURE (Registered Agent Accepting Appointment)

DATE

I hereby declare the information indicated on this annual report or supplemental annual report is true and accurate and that my signature shall have the same legal effect as if made by each officer or director of the corporation or the individual or individuals authorized to execute this report as required by Chapter 661, Florida Statutes, and that I am familiar with, and accept the obligations of, Section 607.0605, Florida Statutes.

SIGNATURE
Joseph W. Venable

Title

S/T/D

Telephone Number (Daytime)

813 / 647-3308

FILING FEE OF \$61.25 REQUIRED - Make Checks Payable To: Secretary of State \$8.75 Additional Fee required for a Certificate of Status

FILE NOW! CORPORATE STATUS WILL BE
DELINQUENT AFTER JULY 1ST.

INCORPORATION
ANNUAL REPORT
1992



DEPARTMENT OF REVENUE
TAXATION
CORPORATION
TALLAHASSEE, FL 32399

807502

APPROVED
SEC. OF STATE
INCORPORATION
TALLAHASSEE, FL 32399
FILED

Read Instructions on Other Side Before Mailing Please
FILING FEE \$61.25 Make Payable To: Secretary of State

DOCUMENT #N38354 (1)

THE VILLAGE AT SCOTT LAKE HOMEOWNERS' ASSOCIATION, INC.
200 LAKE MORTON DR
LAKELAND FL 33801-5357

2	Is Applicant making a payment to the Secretary of State for the filing fee?	
21	Multiple copies	
22	Form 6000	
23	Form 6000	24
3	Is the applicant a corporation?	

01/25/1990

02/26/1991

APPLIED FOR 59-3000579

38.75 APPROVED NAME
FOR THE SECRETARY OF STATE

CERTIFICATE OF STATE

1	2	3	4
P/D	TAYLOR, E WYLLYS	200 LAKE MORTON DR	LAKELAND, FL
V/D	MARTIN, E SNOW JR	200 LAKE MORTON DR	LAKELAND, FL
S/T/D	VENABLE, JOSEPH W	200 LAKE MORTON DR	LAKELAND, FL

REGISTERED AGENT INFORMATION

MARTIN, E SNOW JR
200 LAKE MORTON DR
LAKELAND, FL 33801

FL

SIGNATURE

Joseph W. Venable

Secretary

813 647-3308

2/21/91

File Now. Filing Fee after May 1 is \$225.00

ANNUAL REPORT

1993



DEPARTMENT OF REVENUE
TAXES
CORPORATION
ANNUAL REPORT

DOCUMENT # N38354 (1)

THE VILLAGE AT SCOTT LAKE HOMEOWNERS' ASSOCIATION, INC.
200 LAKE MORTON DR
LAKELAND FL 33801-5357

DEPARTMENT OF REVENUE

3. FILING DATE 01/25/1990 3a. FILING DATE 03/16/1992

4. IDENTIFICATION NUMBER 593000579

5. CHECK ONE ()

\$8.75 Additional Fee Required

6. CHECK ONE ()

\$5.00 May Be Assessed

7. CHECK ONE ()

\$138.75 Total Due

8. CHECK ONE (X) 1990

9. Name and Address of Current Registered Agent

10. Name and Address of New Registered Agent

MARTIN, E SNOW JR
200 LAKE MORTON DR
LAKELAND FL 33801

Venable, Joseph W.
5125 Hanover Lane

Lakeland FL 33813

Joseph W. Venable

DATE 4/19/93

P/D
TAYLOR, E MYLLYS
200 LAKE MORTON DR
LAKELAND FL

V/D
MARTIN, E SNOW JR
200 LAKE MORTON DR
LAKELAND FL

S/T/D
VENABLE, JOSEPH W
200 LAKE MORTON DR
LAKELAND FL

V/S/D

SIGNATURE

Joseph W. Venable

Joseph W. Venable

V/S/D

4/19/93

277-647-3308

