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**SALTER, FEIBER, YENSER & MURPHY, P.A.**

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June 22, 1998

Corporate Records Bureau  
Division of Corporations  
Department of State  
P.O. Box 6427  
Tallahassee, FL 32301

200002568922-3  
-06/23/98-01023-009  
\*\*\*122.50 \*\*\*122.50

In re: Newberry Crest Condominium Association, Inc.

Dear Sir/Madam:

Enclosed please find an original and one (1) copy of the Articles of Corporation for the above-referenced corporation.

Also enclosed please find this firm's check in the amount of \$122.50 for the following:

Filing Fee	\$ 35.00
Registered Agent Designation	35.00
Certification Copy of Articles	<u>52.50</u>
	\$122.50

FILED  
98 JUN 23 AM 8:08  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

We appreciate your cooperation in this matter. If you require any further information or have any questions, please advise.

Sincerely yours,

SALTER, FEIBER, YENSER & MURPHY, P.A.

*Melissa Jay Murphy*  
Melissa Jay Murphy

MJM/mlr  
Enclosures

F. GHESSER JUN 25 1998

FILED  
98 JUN 23 AM 8:03  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**ARTICLES OF INCORPORATION**  
**OF**  
**NEWBERRY CREST CONDOMINIUM ASSOCIATION, INC.**  
**a Florida not for profit corporation**

THE UNDERSIGNED hereby associate themselves together for the purpose of forming a corporation not for profit under Chapter 617, Florida Statutes, and adopt the following Articles of Incorporation:

**ARTICLE I**

**Name**

The name of the corporation shall be THE NEWBERRY CREST CONDOMINIUM ASSOCIATION, INC. For convenience this corporation shall be referred to as the "Association".

**ARTICLE II**

**Term of Existence**

The Association shall have perpetual existence.

**ARTICLE III**

**Purposes and Powers**

This Association is organized for the purpose of providing an entity under the Florida Condominium Act ("the Act") for the operation of a condominium located in Alachua County, Florida, and known as Newberry Crest, a condominium ("the condominium"), to be created under the declaration of condominium ("the declaration").

The powers of the Association shall be subject to and shall be exercised in accordance with the provisions of the Declaration.

**ARTICLE IV**

**Members**

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

**ARTICLE V**

**Directors**

1. The affairs of the Association will be managed by a board of directors of not less than three (3) nor more than five (5) directors as shall be determined by the Bylaws, and in the absence of such determination shall consist of three (3) directors.

2. Directors of the Association shall be elected at the annual meeting of the members in the manner determined by the Bylaws.

3. The following persons shall serve as directors until their successors are elected or appointed as provided in the Bylaws:

<u>Name</u>	<u>Address</u>
B. J. Wilder	4410 West Newberry Road, Suite A-1 Gainesville, FL 32607
Buna J. Wilder	4410 West Newberry Road, Suite A-1 Gainesville, FL 32607
Melissa Jay Murphy	703 N.E. 1 <sup>st</sup> Street Gainesville, FL 32601

## **ARTICLE VI**

### **Officers**

The affairs of the Association shall be administered by a president, a vice-president, a secretary, a treasurer, and as many assistant vice-presidents, assistant secretaries and assistant treasurers as the board of directors shall from time to time determine. Such officers shall be elected by the board of directors at its first meeting following each annual meeting of the members of the Association. Officers shall serve without compensation at the pleasure of the board of directors. The same person may hold two offices, the duties of which are not incompatible; provided, however, that the offices of president and vice president shall not be held by the same person, nor shall the offices of president and secretary or assistant secretary or treasurer or assistant treasurer be held by the same person. The names and addresses of the officers who shall serve until their successors are designated by the board of directors are as follows:

President:	B. J. Wilder 4410 West Newberry Road, Suite A-2 Gainesville, FL 32607
Vice President:	Melissa Jay Murphy 703 N.E. 1st Street Gainesville, FL 32601
Secretary/	Buna J. Wilder

Treasurer

4410 West Newberry Road, Suite A-1  
Gainesville, FL 32607

## ARTICLE VII

### Amendments of Articles

Amendments must be approved by Members owning units to which at least 75% of the common elements are appurtenant.

Amendments to these Articles of Incorporation must be proposed and adopted in the following manner:

1. Notice of the subject matter of a proposed amendment shall be included in the notice of any meeting at which a proposed amendment is considered.

2. A resolution approving a proposed amendment may be proposed by either the board of directors or by the members of the Association, and after being proposed and approved by one of such bodies, requires the approval of the other body. Except as otherwise provided herein, such approvals must be by not less than two-thirds (2/3) of all the directors and by not less than a three-fourths (3/4) vote of the members of the Association at a duly called meeting of the Association.

3. An amendment when adopted shall be effective when filed with the Secretary of State of the State of Florida and recorded in the Public Records of the county in which the Condominium is situated.

## ARTICLE VIII

### Incorporator

The name and residence of the incorporator to these Articles of Incorporation is as follows:

Name

Address

MELISSA JAY MURPHY

703 N.E. 1st Street  
Gainesville, FL 32601

**ARTICLE IX**

**Registered Agent**

The association hereby appoints MELISSA JAY MURPHY as its Registered Agent to accept service of process within this state, with the Registered Office located at 703 N.E. 1st Street, Gainesville, FL 32601.

**ARTICLE X**

**Principal Office**

The address of the principal office of the Association is 4410 West Newberry Road, Suite A-1, Gainesville, FL 32607.

IN WITNESS WHEREOF, the incorporator has hereto affixed his signature this 18<sup>th</sup> day of June, 1998.

*Melissa Jay Murphy*  
MELISSA JAY MURPHY

STATE OF FLORIDA  
COUNTY OF ALACHUA

BEFORE ME the undersigned authority, personally appeared MELISSA JAY MURPHY who after being duly sworn, deposes and says that she executed the foregoing instrument for the purpose set out therein on this 18<sup>th</sup> day of June, 1998.

Such person:

- is personally known to me.
- produced a current Florida driver's license as identification.
- produced \_\_\_\_\_ as identification.
- did  did not take an oath.

*Michelle Lynn Rocha*  
Notary Public, State of Florida

**MICHELLE LYNN ROCHA**  
Notary Public - State of Florida  
My Commission Expires Jan. 1, 2002  
Commission # CC 706075

\_\_\_\_\_  
Print or type name

\_\_\_\_\_  
Serial No.

\_\_\_\_\_  
Commission Expiration

ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

The undersigned hereby accepts the appointment to serve as the initial Registered Agent of NEWBERRY CREST COMDOMINIUM ASSOCIATION, INC.

  
MELISSA JAY MURPHY

FILED  
98 JUN 23 AM 8:03  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA