

N99000003604

WEAN & MALCHOW, P.A.

ATTORNEYS AT LAW

PAUL LEONARD WEAN, JD*

HELENA GUTIERREZ MALCHOW, JD

JAMES E. OLSEN, JD
*(MEMBER OF MASSACHUSETTS BAR)

1305 EAST ROBINSON STREET
ORLANDO, FLORIDA 32801

SABRINA MILLER†
CHRISTINE A. OWEIS†
†(PARALEGAL)

(407) 894-0040
(800) 895-WEAN
FAX (407) 894-5677
W-M@IX.NETCOM.COM

December 26, 2001

State of Florida
Secretary of State
Division of Corporations
New Corporate Filings
P.O. Box 6327
Tallahassee, Florida 32314

RE: Articles of Amendment of Perle du Lac Condominium Association, Inc.

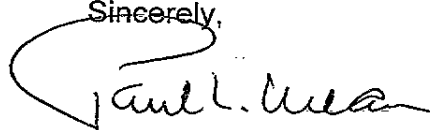
Dear Sir or Madam:

Enclosed for filing please find a certified copy of Articles of Amendment for "PERLE DU LAC CONDOMINIUM ASSOCIATION, INC" the original of which has been previously recorded with the Orange County Public Records. Also enclosed is my check in the amount of \$35.00 to cover the filing fees for same.

If you have any questions, please contact the undersigned at the number shown above.

Thank you for your attention to this matter.

Sincerely,



PAUL L. WEAN,
For the Firm

PLW/fms
Enclosure

000004743230--7
-12/28/01--01083--001
*****35.00 *****35.00

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
2002 MAR 11 AM 9:44

Amendment
LFT
3-12-2002



FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

February 26, 2002

Paul L. Wean, Esquire
% Wean & Malchow, P.A.
1305 E. Robinson Street
Orlando, FL 32801

SUBJECT: PERLE DU LAC CONDOMINIUM ASSOCIATION, INC.
Ref. Number: N99000003604

We have received your document for PERLE DU LAC CONDOMINIUM ASSOCIATION, INC. and your check(s) totaling \$35.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

Please correct your document to reflect that it is filed pursuant to the correct statute number.

If there are MEMBERS ENTITLED TO VOTE on a proposed amendment, the document must contain: (1) the date of adoption of the amendment by the members and (2) a statement that the number of votes cast for the amendment was sufficient for approval.

If there are NO MEMBERS OR MEMBERS ENTITLED TO VOTE on a proposed amendment, the document must contain: (1) a statement that there are no members or members entitled to vote on the amendment and (2) the date of adoption of the amendment by the board of directors.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6910.

Louise Flemming-Jackson
Corporate Specialist Supervisor

Letter Number: 902A00011806



FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

January 9, 2002

WEAN & MALCHOW, P.A.
1305 EAST ROBINSON STREET
ORLANDO, FL 32801

SUBJECT: PERLE DU LAC CONDOMINIUM ASSOCIATION, INC.
Ref. Number: N99000003604

We have received your document for PERLE DU LAC CONDOMINIUM ASSOCIATION, INC. and your check(s) totaling \$35.00. However, the enclosed document has not been filed and is being returned for the following correction(s):

The application/form submitted does not meet the requirements of this office; please complete the attached application/form.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6957.

Doug Spittler
Document Specialist

Letter Number: 302A00001124

RECEIVED
02 FEB 22 PM 3:06
DIVISION OF CORPORATIONS

WEAN & MALCHOW, P.A.

ATTORNEYS AT LAW

PAUL LEONARD WEAN, JD*

HELENA GUTIERREZ MALCHOW, JD

JAMES E. OLSEN, JD
*(MEMBER OF MASSACHUSETTS BAR)

1305 EAST ROBINSON STREET
ORLANDO, FLORIDA 32801

SABRINA MILLER†
CHRISTINE A. OWEIS†
†(PARALEGAL)

(407) 894-0040
(800) 895-WEAN
FAX (407) 894-5677
W-M@IX.NETCOM.COM

February 19, 2002

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

**RE: Articles of Amendment to Articles of Incorporation of Perle Du Lac
Condominium Association, Inc.**

Dear Sir or Madam:

Enclosed please find a corrected version of the above document to be recorded. Please call our office if there should be any questions regarding the enclosed.

Thank you.

Sincerely,

Christine A. Oweis

CHRISTINE A. OWEIS,
Paralegal

CAO/fms
Enclosure

ARTICLES OF AMENDMENT TO THE
ARTICLES OF INCORPORATION
OF
PERLE DU LAC CONDOMINIUM ASSOCIATION, INC.

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

2002 MAR 11 AM 9:44

Additions shown in **bold underlining**
Deletions shown in ~~strikeouts~~
Omitted but unaffected provisions are represented by * * *

Pursuant to the provisions of section 617.1006, Florida Statutes, this Florida for profit corporation adopts the following articles of amendment to its articles of incorporation:

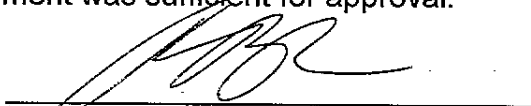
FIRST: The Amendment adopted is as follows:

SEE ATTACHED EXHIBIT "A"

SECOND: The foregoing amendment was adopted on November 14, 2001.

THIRD: The amendment was approved by all of the members and by the Board of Directors. The number of votes cast for the amendment was sufficient for approval.

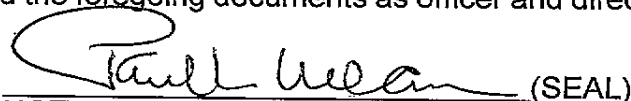
Dated: February 19, 2002

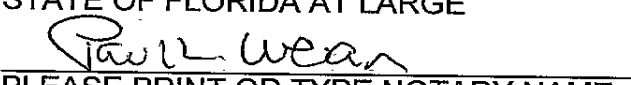


Ron Stocknopf Ben-Zeev, President

STATE OF FLORIDA)
) ss:
COUNTY OF ORANGE)

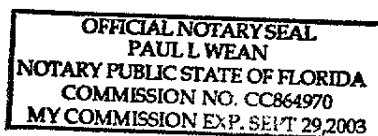
This instrument was acknowledged before me by Ron Stocknopf Ben-Zeev. He is personally known to me or produced Florida Drivers' Licenses as identification, this 19th day of February, 2002 and acknowledged that he executed the foregoing documents as officer and director Perle Du lac Condominium Association, Inc.

 (SEAL)

NOTARY PUBLIC
STATE OF FLORIDA AT LARGE


PLEASE PRINT OR TYPE NOTARY NAME

My Commission Expires:



**ARTICLES OF AMENDMENT TO
THE ARTICLES OF INCORPORATION OF
PERLE DU LAC CONDOMINIUM ASSOCIATION, INC.**

WHEREAS, Perle du Lac Condominium Association, Inc. ("the Association") was created pursuant to Chapter 718, Florida Statutes, for the purpose of operating, administering and maintaining Perle du Lac, a Condominium (the "Condominium") created by the recording of Declaration of Condominium dated on or about August 5, 1999 and recorded at O.R. Book 5843, Page 4848 et seq. of the Public Records of Orange County, Florida (the "Declaration"), and

WHEREAS, Article 9 of the Articles of Incorporation permit the Articles of Incorporation to be amended by not less than eight (8) of the votes cast by the voting members of the Association, and

WHEREAS pursuant to Article 21.4 of the Declaration of Perle du Lac, a Condominium, permits Perle du Lac Condominiums, LLC, the Developer of the Condominium, to exercise so many of the fourteen (14) votes total votes available in the Condominium as have not become appurtenant to the units by conveyance of such units, and

WHEREAS, no units have yet been conveyed by the Developer and the Developer is entitled to exercise all votes available in the Condominium, and

WHEREAS, the Developer has sufficient votes to amend the Articles of Incorporation for all purposes, and

WHEREAS, the Developer desires to specifically provide for the maintenance and upkeep of a certain surface water and stormwater management system serving the Condominium, to restrict the right of the residents to alter the surface water and stormwater management system and to assign and delegate authority and responsibility to the Association to operate, maintain and restrict alteration of the surface water and stormwater management system.

NOW THEREFORE, in consideration of the premises, the Developer by and on behalf of the Association does hereby amend the Articles of Incorporation of Perle du Lac Condominium Association, Inc.

Additions to the Articles of Incorporation are shown in **bold underlined** text.

Deletions are shown in ~~stricken-through~~ text.

Omitted but unaffected provisions are represented by * * *.

STATE OF FLORIDA - COUNTY OF ORANGE
I HEREBY CERTIFY that this is a copy of
this document as recorded in this office.
MARTHA O. HAYNIE, COUNTY COMPTROLLER
Page 14 of 17
By: [Signature], D.C.
DATED: 12-17-01



ARTICLE 3
POWERS

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

* * *

3.2 Enumeration. The Association shall have all of the powers and duties set forth in Chapter 718, Florida Statutes (the Condominium Act) as it exists on the date of the recording of the Declaration, and all of the powers and duties reasonably necessary to operate the Condominium pursuant to the Declaration, as the Declaration may be amended from time to time, including those powers and duties set forth in these Articles and the Bylaws and those set forth in the Declaration of Condominium, if not inconsistent with the Condominium Act, and including but not limited to the following:

* * *

(m) To levy and collect adequate assessments against members of the Association for the costs of maintenance and operation of the surface water or stormwater management system.

(n) The Association shall operate, maintain and manage the surface water or stormwater management system(s) in a manner consistent with the St. John's River Water Management District permit number requirements and applicable District rules, and shall assist in the enforcement of the Declaration of Condominium which relate to the surface water or stormwater management system.

ARTICLE 9
AMENDMENTS

Amendments to these Articles of Incorporation shall be proposed and adopted in the following manner.

* * *

9.2 Adoption. A resolution for the adoption of a proposed amendment may be proposed either by the board of directors or by the members of the Association. Directors and members not present in person or by proxy at any meeting considering the amendment may express their approval in writing, providing the approval is delivered to the secretary at or prior to the meeting. The approvals must be by not less than eight (8) of the votes cast by the voting members of the Association. The forgoing shall not be construed to prevent such amendments to be considered and approved by a written consent without a meeting, if conducted according to applicable law.

STATE OF FLORIDA - COUNTY OF ORANGE
HEREBY CERTIFY that this is a copy of
the document as recorded in this office.
Page 15 of 17
By: Artha O. Haynie, D.C.
DATED: 12-17-01



* * *

ARTICLE 10
TERM

The term of the Association shall be perpetual. In the event of termination, dissolution or final liquidation of the Association, the responsibility for the operation and maintenance of the surface water or stormwater management system must be transferred to and accepted by an entity which would comply with Section 40C-42.027, F.A.C. and be approved by the St. John's River Water Management District prior to such termination, dissolution or liquidation.

WITNESS our hands and official seal this 16 day of July, 2001.

"ASSOCIATION"

PERLE DU LAC CONDOMINIUM
ASSOCIATION, INC.

By: [Signature]
Ron Ben-Zeev President

Attest: _____, Secretary

"Developer"

PERLE DU LAC CONDOMINIUMS,
L.L.C., a Florida Limited Liability
Company

By: [Signature]
AAA Development, L.L.C.,
A Florida Limited Liability
Company, Manager,
Ron Stocknopf Ben-Zeev, its
Manager

STATE OF FLORIDA - COUNTY OF ORANGE
I HEREBY CERTIFY that this is a copy of
the document as recorded in this office.
ARTHUR O. HAYNIE, COUNTY COMPTROLLER
By: [Signature], D.C.

DATED: 12-17-01



