

N 99000005335

BiDo COMMUNITY DEVELOPMENT CORPORATION, INC.

August 27, 1999

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

600002976826--8
-09/02/99--01042--016
*****78.75 *****78.75

Subject: New Articles of Incorporation for
BiDo Community Development Corporation, Inc.

Please find enclosed our Articles of Incorporation, for the above named Non-Profit Corporation and a check for \$78.75. Should you have any questions, I can be reached at 305 373-7233 days, 305 819-0679 evenings, 305 373-8915 fax.

Sincerely,

William G. Mauzy
William G. Mauzy

Enclosures: Articles of Incorporation
Check #

FILED
99 SEP - 2 AM 10:09
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

William Mauzy GAVE
AUTHORIZATION BY PHONE TO
CORRECT *K/A Accept*
DATE *9/2/99*
DOC. EXAM *Doris Brown*

D. BROWN SEP - 8 1999

**BiDo Articles of Incorporation
of
BiDo COMMUNITY DEVELOPMENT CORPORATION, INC.
(A Corporation Not-for-Profit)**

99 SEP -2 AM 10:09
FILED
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

We the undersigned, with other persons, being desirous of forming a corporation for charitable and philanthropic purposes under the provision of Chapter 617 of the Florida Statutes, do agree to do the following:

ARTICLE I

NAME

This organization, hereinafter referred to as the Corporation, shall be known as The BiDo Development Corporation, Inc.

ARTICLE II

DURATION

The Corporation shall exist in perpetuity.

ARTICLE III

PURPOSES AND POWERS

The purposes of the Corporation are educational and charitable within the meaning of Section 501 (C) (3) of the United States Internal Revenue Code of 1954, as amended. Without limiting the generality of such purposes, the Corporation intends:

1. To promote the development of adequate, low-cost housing to meet the needs of the poor, and low-income residents of Florida;
2. To engage in the organization of non-profit housing developments with resident ownership, and to engage in the organization or creation of non-profit rental housing for lower income persons;
3. To provide social services to the needy;
4. To assist in obtaining the financial and other support required for the purposes of the Corporation

5. To take and hold by bequest, devise, gift, grant, purchase, lease or otherwise, any property, real, personal, tangible or intangible, without limitation as to the amount or value; to sell convey or otherwise dispose of any such property and to invest, reinvest, or deal with the principal or the income thereof in such manner as, in the judgment of the directors, will best promote the purposes of the Corporation; and to do all such other acts as may be permitted under Florida law.

ARTICLE IV

MEMBERSHIP

The voting membership of this Corporation shall consist of the Board of Directors as elected from time-to-time.

Additional, non-voting classes of membership may be established by the Board of Directors consisting of persons who are desirous of furthering the objectives of the Corporation. Such members shall participate in the affairs of the Corporation as provided for in the Corporation's By-Laws.

ARTICLE V

SUBSCRIBERS

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

<u>Name</u>	<u>Address</u>
William G. Mauzy	4975 Toproyal Lane Jacksonville, FL 32277
Dorothy E. Mauzy	4975 Toproyal Lane Jacksonville, FL 32277
Kip Stone	4975 Toproyal Lane Jacksonville, FL 32277

ARTICLE VI
INITIAL REGISTERED AGENT AND PRINCIPAL OFFICE

The street address of the initial registered/principal office of the Corporation is 4975 Toproyal Lane, Jacksonville, Florida 32277, and the name of the Corporation's initial registered agent at that address is William G. Mauzy.

ARTICLE VII
BOARD OF DIRECTORS

The affairs of the Corporation shall be managed by a Board of Directors consisting of no less than three directors at any time. The number of directors may be increased from time-to-time, in accordance with the Articles of the Incorporation and the By-Laws of the Corporation. In the event of the resignation or death of a board member, the president shall appoint a replacement to serve the remainder of the member's term. The name and addresses of the persons who shall serve as the initial directors of the Corporation are as follows:

<u>Name</u>	<u>Address</u>
William G. Mauzy	4975 Toproyal Lane Jacksonville, FL 32277
Dorothy E. Mauzy	4975 Toproyal Lane Jacksonville, FL 32277
Kip Stone	4975 Toproyal Lane Jacksonville, FL 32277
John F. White	20507 NE 9 th Place Miami, Florida 33179

ARTICLE VIII

The Corporation shall be authorized to endeavor in joint ventures with other non-profit corporations or profit corporations so long as the overall purpose of the joint venture does not negate the non-profit status of the Corporation.

ARTICLE IX

BY - LAWS

The Board of Directors of the Corporation shall make, adopt, alter, amend or repeal such By-Laws of the Corporation for the conduct of the business of the Corporation as the Directors may deem necessary from time-to-time.

ARTICLE X

OFFICERS

The officers of the Corporation shall consist of a President, a Vice President, a Secretary, a Treasurer, and such other officers as may be provided for in the By-Laws. The officers shall be appointed at an annual meeting of the Board of Directors or as otherwise provided in the By-Laws. The initial officers shall be selected by the Board of Directors at its first meeting.

ARTICLE XI

DISSOLUTION

Upon the dissolution or winding up of this Corporation, its assets remaining after payment, or provision for payment of all debts and liabilities of the Corporation, shall be distributed to a not-for-profit corporation which is organized and operated exclusively for charitable purposes and which has established its tax exempt status under Section 501 (C) (3) of the Internal Revenue Code of 1954, as amended, or corresponding provisions of any subsequent federal tax laws.

ARTICLE XII
LIMITATIONS

No part of the net earnings of the Corporation shall inure to the benefit of, or be distributed to, its director, officers, members or other private persons, except that the Corporation shall be authorized and empowered to pay reasonable compensation for services rendered and to make payments and distributions in furtherance of any of its purposes. No substantial part of the activities of the Corporation shall be the carrying on of propaganda, or otherwise attempting, to influence legislation (except as otherwise provided in subsection (h) of Section 501 of the Internal Revenue Code of 1954), and the Corporation shall not participate or intervene in (including the publishing or distributing of statements) any political campaign on behalf of any candidate for public office. Notwithstanding any other provision of these Articles, the Corporation shall not carry on any activities not permitted to be carried on (a) by a corporation exempt from federal income tax under Section 501 (C) (3) of the Internal Revenue Code of 1954 (or the corresponding provision of any future United States Internal Revenue Law), or (b) by a corporation's contributions to which are deductible under Section 170 (C) (2) of the Internal Revenue Code of 1954 (or the corresponding provision of any future United States Revenue Law).

ARTICLE XIII
AMENDMENTS

These Articles of incorporation may be amended by the Board of Directors at a special meeting called for such purpose or at the Annual Meeting of the Board. A two-thirds majority of all members on the board of Directors shall be required.

ARTICLE XIV
DEFENSE AND INDEMNIFICATION
OF OFFICERS AND DIRECTORS

The Corporation shall defend, indemnify and hold harmless, every registered agent, director or officer and his or her heirs, personal representatives and administrators against liability and against expenses reasonably incurred by him or her in connection with any action, suit or proceeding to which he or she may be made a party by reason of his or her having been a director or officer of this corporation, except in relation to matters as to which he or she shall be finally adjudged in such action, suit or proceeding to be liable for willful misconduct. The foregoing rights shall be exclusive of other rights to which he or she may be entitled.

IN WITNESS WHEREOF, we the undersigned, as the incorporators of the above-name Corporation, do hereby subscribe our names and acknowledge the execution of the same on this Aug 12 day of August, 1999.

I HEREBY ACCEPT THE DESIGNATION AS
REGISTERED AGENT

William B. Mang (SEAL)

INCORPORATOR / REGISTERED AGENT

____ (SEAL)

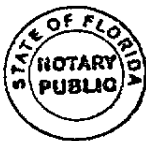
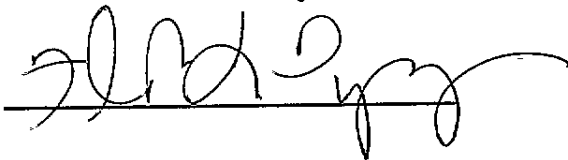
STATE OF FLORIDA
COUNTY OF DADE

FILED
99 SEP -2 AM 10:09
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

Page 7 AOI BiDo Community Development Corporation, Inc.

BEFORE ME, personally appeared William G. Mauzy, known to me to be the person described in and who executed the foregoing ARTICLES OF INCORPORATION, and acknowledge to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this 12 day of August 19 99
in the aforesaid County and State.



FLORIDA L. TYNES
My Comm Exp. 1/22/00
Bonded By Service Ins
No. CC526187
☐ Personally Known ☐ Other I D