

736753

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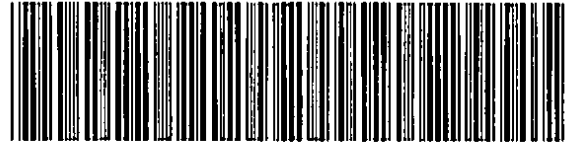
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C. BRUMBLEY
DEC - 8 2021

Najmy Thompson
ATTORNEYS AT LAW

November 12, 2021

Amendment Section
Division of Corporations
P. O. Box 6327
Tallahassee, FL 32314

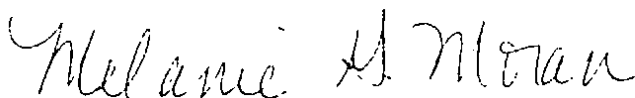
Re: Shadow Brook Condominium Owner's Association, Inc.
Document Number: 736753
FEI/EIN Number: 59-1947686
Date Filed: 09/07/1976

Dear Sirs:

Enclosed please find the Certificate of Amendment for the Articles of Amendment to the Articles of Incorporation for Shadow Brook Condominium Owner's Association, Inc. and a check for \$35.00 for the filing fee. All requested amendments are contained in the enclosed executed Articles of Amendment to the Articles of Incorporation. A self-addressed envelope has been provided for the return of any correspondence regarding this matter.

Thank you for your assistance with this matter. Should you have any questions or need additional information, please do not hesitate to contact me.

Sincerely yours,



Melanie G. Moran, Office Manager
Email: mmoran@najmythompson.com
Enclosures

Experience You Can Trust

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BRADENTON	941.748.
LAKEWOOD RANCH	941.907.
SARASOTA	941.907.
NEW YORK	212.220.

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**ARTICLES OF AMENDMENT TO THE
ARTICLES OF INCORPORATION OF
SHADOW BROOK CONDOMINIUM OWNER'S ASSOCIATION, INC.**

DOCUMENT NUMBER 736753

Pursuant to Section 617.1006, *Florida Statutes*, the Corporation adopts the following amendment to its Articles of Incorporation.

1. The name of this Corporation is Shadow Brook Condominium Owner's Association, Inc.
2. The date of the adoption of the amendment was February 23, 2021.
3. Article 11 of the Articles of Incorporation was amended as follows:

(Words in ~~strike-through~~ type are deletions from existing text; underlined words are additions)

11. AMENDMENT. These Articles of Incorporation shall be amended in the following manner:

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

(11.2) A resolution for the adoption of a proposed amendment may be proposed by the Board of Directors of the Association or by the members of the Association. A member may propose such amendment by instrument in writing directed to any member of the Board of Directors signed by not less than ten (10%) of the membership. Amendments may be proposed by the Board of Directors by action of a majority of the Board at any regularly constituted meeting thereof. Upon an amendment being proposed as herein provided, the President or, in the event of his the President's refusal or failure to act, the Board of Directors, shall call a meeting of the membership to be held not sooner than fourteen (14) ~~fifteen (15)~~ days nor later than sixty (60) days thereafter for the purpose of considering said amendment. Directors and members may express their approval in writing via limited proxy provided such approval is delivered to the Secretary at or prior to the meeting. Except as provided herein, such approval must be either by:

(a) Not less than ~~seventy-five (75%) percent~~ a majority of the entire membership of the Board of Directors and by not less than a super-majority of sixty-six percent (66%) the Unit Owners that are present in person or by proxy at a meeting of the membership at which a quorum is present. ~~fifty-one (51%) percent of the votes of the entire membership of the Association; or~~

(b) Not less than seventy-five (75%) percent of the votes of the entire membership of the Association.

(11.3) Provided, however, that no amendment shall make any changes in the qualifications

for membership nor the voting rights of the members, nor any change in Section (3.3), without approval in writing by all members and the joinder of all record Owners of mortgages on the Condominium Units. No amendment shall be made that is in conflict with the Condominium Act or the Declaration of Condominium. ~~No amendment shall be made without the consent and approval of the Developer so long as it shall own any Units in the Condominium.~~

(11.4) A copy of each amendment shall be filed with the Secretary of State, pursuant to the provisions of the applicable Florida Statutes, and a copy certified by the Secretary of State shall be recorded in the Public Records of Manatee County, Florida.

4. This amendment was approved by not less than a majority of the membership at the above-referenced meeting, as required by Article 11 of the Articles of Incorporation.

IN WITNESS WHEREOF, the undersigned authorized officer of the Association signed this certificate adopting the attached amendment on this 18th day of October, 2021.

Shadow Brook Condominium Owner's Association, Inc.
a Florida not-for-profit corporation

By: Connie Jewett
Print Name Connie Jewett, As its President