

767115

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**AFFIDAVIT**

STATE OF FLORIDA

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) ss.

DADE COUNTY

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BEFORE ME, the undersigned authority, personally appeared Alejandra Estevez,  
Juan M. Arboleda, and Hernando Otañara  
(hereinafter "Affiants"), who, being duly sworn, deposed and stated as follows:

**1. Affiant Information**

- a. My name is Alejandra Estevez, and I reside at  
11750 S.W. 18 St #504, Florida.
- b. My name is Juan M. Arboleda, and I reside at  
11780 S.W. 18 St #410, Florida.
- c. My name is HERNANDO OTALVARO, and I reside at  
11780 S.W. 18 St #216, Florida.

**2. Board Membership**

- a. We are three of the five duly elected and serving members of the Board of Directors (the "Board") for International Park Condominium I Association, Inc., a condominium association located in Miami Dade, Florida, with a document number of 767115 (hereinafter referred to as "the Association").
- b. We were properly elected in accordance with the Association's governing documents and Florida law since November, 2022, and we have been continuously serving as board members since our election.

**3. Valid Annual Report Filing**

- a. The valid and authorized Annual Report for the Association was filed on February 1, 2024 with the Division of Corporations through Sunbiz.org. This filing remains valid and in effect until a new board election, which is scheduled for October 16, 2024.
- b. On August 27, 2024, a filing was made by other parties purporting to represent the Board of Directors. This filing was false and in violation of Florida Statute 817.155.

**4. Official Representation**

- a. As current and legitimate members of the Board of Directors, we affirm that the Annual Report filed by Mr. William Lopez, or his agent, does not represent the true and accurate composition of the Board of Directors for the Association.
- b. We hereby affirm that any and all actions taken by Mr. William Lopez, or his agent, in filing the Annual Report are null and void, as he had no authority to make such representations on behalf of the Association.

**5. Amended Annual Report**

- a. On August 28, 2024, the current board, through counsel, filed another amended annual report.
- b. We request this report remain in the records and that the Division does not allow any other report be filed online or otherwise until further legal notice, to avoid further complications in this matter.

Alejandra Este  
Board Member

W. Arboleda  
Board Member

Hernando Talavera  
Board Member

STATE OF FLORIDA

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) ss.

PALM BEACH COUNTY

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Acknowledged and subscribed before me, by means of ☒ physical presence or ☐ online notarization, by the Board members, Alejandra Este, Juan M. Arboleda, and Hernando Talavera, who are personally known to me or who have produced satisfactory photo identification, to wit: Drivers License, and sworn to and subscribed before me, by means of ☒ physical presence or ☐ online notarization, all on this 29<sup>th</sup> day of August, 2024.

[Signature]  
NOTARY PUBLIC

Personally Known ☒ OR Produced Identification ☐

Type of Identification Produced: \_\_\_\_\_

