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Edmund W. Holt, J.D.*

Civil Trial Practice/Personal Injury

Estate Planning/Probate

Real Estate Law

Small Business Law

* Certified Circuit Mediator

R. John Westberry, J.D.

Labor & Employment

Marital & Family

Criminal

Administrative Law

* Also Licensed in Alabama

November 9, 2001

Registration Section

Division of Corporations

P.O. Box 6327

Tallahassee, FL 32314

800004678318--1

-11/14/01--01033--019

*****78.75 *****78.75

Re: Articles of Incorporation of Evers Acres Homeowners' Association, Inc.

To Whom it May Concern:

Enclosed are the following documents necessary to incorporate Evers Acres Homeowners' Association, Inc.

1. Original, signed, and notarized Articles of Incorporation
2. Duplicate photocopy of the Articles.
3. My check in the amount of \$78.75 which represents \$35.00 filing fees, \$35.00 for Registered Agent Designation, and \$8.75 for a certified copy.

Please accept the Articles for filing and have the duplicate copy certified and returned along with the Corporate Charter to my office as soon as possible.

Thank you for your attention to this request.

Respectfully,



Edmund W. Holt

Enclosures

FILED
DEC - 5 PM 12:24
TALLAHASSEE, FL 32314
SECRETARY OF STATE

12-5-01
26344
WCC



FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

November 16, 2001

EDMUND W. HOLT, ESQ.
1108-A NORTH 12TH AVE.
PENSACOLA, FL 32501-3308

SUBJECT: EVERS ACRES HOMEOWNERS' ASSOCIATION, INC.
Ref. Number: W01000026344

We have received your document for EVERS ACRES HOMEOWNERS' ASSOCIATION, INC. and your check(s) totaling \$78.75. However, the enclosed document has not been filed and is being returned for the following correction(s):

You must list the corporation's principal office and/or a mailing address in the document.

The document must contain written acceptance by the registered agent, (i.e. "I hereby am familiar with and accept the duties and responsibilities as Registered Agent.")

Please return the original and one copy of 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) 245-6995.

Wanda Cunningham
Document Specialist
New Filing Section

Letter Number: 701A00061798

**ARTICLES
OF
INCORPORATION
OF**

**EVERS ACRES HOMEOWNERS' ASSOCIATION, INC.
a Florida Not for Profit Corporation**

FILED
01 DEC -5 PM 12:24
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned persons, acting as incorporators of a corporation not for profit under the Florida Not For Profit Corporation Act, as set forth in Chapter 617 of the Florida Statutes, adopt the following Articles of Incorporation for such corporation:

ARTICLE I

Name

The name of the corporation is **EVERS ACRES HOMEOWNERS' ASSOCIATION, INC.**

ARTICLE II

Duration

The corporation shall have perpetual duration.

ARTICLE III

Purpose

The corporation is a not for profit corporation. The purpose for which the corporation is organized is to provide for the use, control, maintenance, improvement, and repair of the common property areas, including private streets and any required storm water retention or drainage ponds or improvements, of that certain unplatted subdivision known as Evers Acres which is located in Escambia County, Florida. Further, this purpose is to comport and comply with the requirements of Florida Statutes, Chapter 720, Homeowners' Associations, as may be amended from time to time and as may apply to said corporation and the

property owners comprising the membership of the association.

ARTICLE IV

Membership

The corporation is organized upon a non-stock basis. The corporation shall have a membership distinct from the Board of Directors, although members of the corporation may serve on the Board of Directors. The membership shall consist of those owners of record of real property encompassed in Evers Acres, an unplatted subdivision in Escambia County, Florida. The authorized number and qualifications of the members of the corporation, the manner of their admission, the different classes of membership, if any, the property, voting, and other rights and privileges of members, and their liability for dues and assessments and the method of collection thereof, shall be as regulated in the Bylaws of the corporation and consistent with Florida Statutes, Chapter 720, Homeowners' Association, as may be amended from time to time.

ARTICLE V

Association Property/Lien Rights

All private streets and drainage improvements of Evers Acres, an unplatted subdivision in Escambia County, Florida, shall be owned by this Association, and all record title landowners of said unplatted subdivision shall be members of the Association. As allowed by law, the Association shall have the right of lien foreclosure against a member's property for non-payment of property assessment which has been properly assessed by the Association's Board of Directors when such assessments are for drainage and/or road maintenance.

ARTICLE VI

Principal Office, Registered Office, and Registered Agent

The street address of the principal office and the initial registered office of

the corporation is 5429 Highway 29 North, Molino, Florida 32577. The name of its initial registered agent at such address is Bobby D. Evers, Sr.

ARTICLE VII

Board of Directors

The powers of this corporation shall be exercised, its property controlled, and its affairs conducted by a Board of Directors. The number of directors of the corporation shall be not less than three (3); provided, however, that such number may be changed by a bylaw duly adopted pursuant to the bylaws of this corporation and consistent with Florida law.

Directors elected at the first annual meeting, and at all times thereafter, shall serve for a term of three (3) years until the annual meeting of members following the election of directors and until the qualification of the successors in office. Annual meetings shall be held during regular business hours, unless otherwise duly noticed, on the first Monday in March of each year at the principal office of the corporation, or at such other place or places as the Board of Directors may designate from time to time by resolution.

Any action required or permitted to be taken by the Board of Directors under any provision of law may be taken without a meeting if all the members of the Board shall individually or collectively consent in writing to such action. Such written consent or consents shall be filed with the minutes of the proceedings of the Board, and any such action by written consent shall have the same force and effect as if taken by unanimous vote of the directors. Any certificate or other document filed under any provision of law that relates to action so taken shall state that the action was taken by unanimous written consent of the Board of Directors without a meeting and that the Articles of Incorporation and Bylaws of this corporation authorize the directors to so act.

Such a statement shall be prima facie evidence of such authority.

The names and residential addresses of the persons who are to serve as the initial directors are:

<u>Name:</u>	<u>Residential Address:</u>
Bobby D. Evers, Sr.	5429 Highway 29 North Molino, FL 32577
Tamesha C. Evers	5429 Highway 29 North Molino, FL 32577
C. Ray Cook	5105 Flamingo Street Pensacola, FL 32507

ARTICLE VIII Incorporators

The name and address of each incorporator are:

<u>Name:</u>	<u>Residential Address:</u>
Bobby D. Evers, Sr.	5429 Highway 29 North Molino, FL 32577
Tamesha C. Evers	5429 Highway 29 North Molino, FL 32577
C. Ray Cook	5105 Flamingo Street Pensacola, FL 32507

ARTICLE IX Officers

The Board of Directors shall elect the following officers: *president, vice president, treasurer, and secretary*, and such other officers as the Bylaws of this corporation may authorize the directors to elect from time to time. Initially, such officers shall be elected at the first annual meeting of the board of directors. Until such election is held, the following persons shall serve as corporate officers:

<u>Name:</u>	<u>Residential Address:</u>	<u>Corporate Title:</u>
Bobby D. Evers, Sr.	5429 Highway 29 North Molino, FL 32577	President & Treasurer
Tamesha C. Evers	5429 Highway 29 North Molino, FL 32577	Vice President & Secretary

ARTICLE X

Bylaws

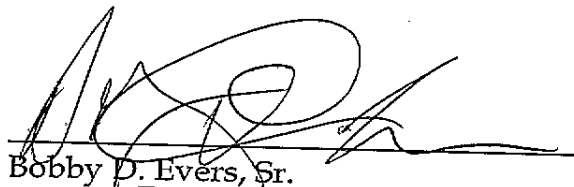
Subject to the limitations contained in the bylaws and any limitations set forth in the Not for Profit Corporation Act of Florida described above concerning corporate action that must be authorized or approved by the members of the corporation, the Bylaws of this corporation may be made, altered, rescinded, added to, or new bylaws may be adopted, either by a resolution of the Board of Directors or by following the procedure set forth therefor in the bylaws.

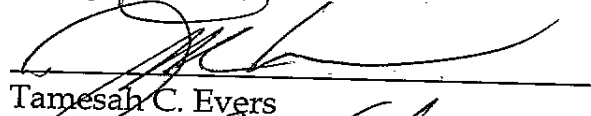
ARTICLE XI

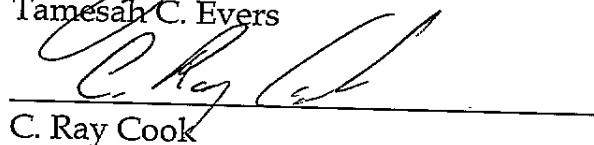
Amendments

Amendments to these Articles of Incorporation may be proposed by a resolution adopted by the Board of Directors and presented to a quorum of members for their vote. Amendments may be adopted by a vote of at least two-thirds (2/3) of a quorum of members of the corporation.

We, the undersigned, being the incorporators of this corporation, for the purpose of forming this not for profit charitable corporation under the Laws of Florida, have executed these Articles of Incorporation on the 9th day of November, 2001.


Bobby D. Evers, Sr.


Tamesah C. Evers


C. Ray Cook

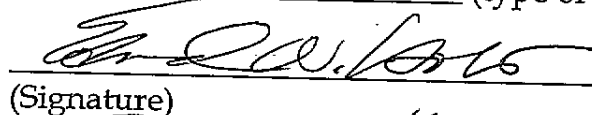
STATE OF FLORIDA
COUNTY OF ESCAMBIA

Sworn to and subscribed before me this 9 day of November, 2001, by
Bobby D. Evers, Sr., who (X) was personally known to me or () produced

identification). (type of



Edmund W. Holt
MY COMMISSION # CC879989 EXPIRES
October 26, 2003
BONDED THRU TROY FAIN INSURANCE, INC.


(Signature)

Edmund W. Holt
(Type or Print Notary's Name)
Notary Public - State of Florida
My Commission Expires: 10-26-03

-Notary Seal-

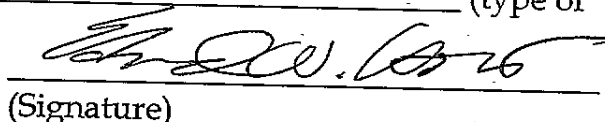
STATE OF FLORIDA
COUNTY OF ESCAMBIA

Sworn to and subscribed before me this 9 day of November, 2001, by
Tamesah C. Evers, who (X) was personally known to me or () produced

identification). (type of



Edmund W. Holt
MY COMMISSION # CC879989 EXPIRES
October 26, 2003
BONDED THRU TROY FAIN INSURANCE, INC.


(Signature)

Edmund W. Holt
(Type or Print Notary's Name)
Notary Public - State of Florida
My Commission Expires: 10-26-03

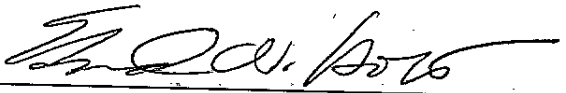
-Notary Seal-

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Sworn to (or affirmed) and subscribed before me this 9 day of
November, 2001, by C. Ray Cook, who (X) was personally known to me or ()
produced _____
(type of identification).



Edmund W. Holt
MY COMMISSION # CC879989 EXPIRES
October 26, 2003
BONDED THRU TROY FAIN INSURANCE, INC.



(Signature)

Edmund W. Holt

(Type or Print Notary's Name)

Notary Public - State of Florida

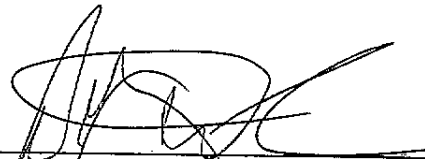
My Commission Expires: 10-26-03

-Notary Seal-

ACCEPTANCE BY REGISTERED AGENT
FOR EVERS ACRES HOMEOWNERS' ASSOCIATION, INC.

I hereby am familiar with and accept the duties and responsibilities as registered agent for Evers Acres Homeowners' Association, Inc., a Florida not for profit corporation.

Dated: 11-30-01


Bobby D. Evers, Sr.,
Registered Agent

FILED
01 DEC -5 PM 12:24
TALLAHASSEE, FL 32301
SECRETARY OF STATE

STATE OF FLORIDA
COUNTY OF ESCAMBIA

Sworn to and subscribed before me this 30th day of November, 2001,
by Bobby D. Evers, Sr., who (☒) was personally known to me or (☐) produced
_____ (type of identification).

Debbie M. Buckley
(Signature)
Debbie M. Buckley
(Type or Print Notary's Name)
Notary Public - State of Florida

-Notary Seal-



Debbie M. Buckley
Commission # CG 857934
Expires Oct. 8, 2003
Bonded Thru
Atlantic Bonding Co., Inc.