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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

Requester's Name

RAUL DELGADO, ESQUIRE
10235 SW 8TH TERRACE
MIAMI, FLORIDA 33174

City/State/Zip

Phone #

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CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

1. _____
(Corporation Name) (Document #)

2. _____
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NEW FILINGS

- ☐ Profit
- ☐ Not for Profit
- ☐ Limited Liability
- ☐ Domestication
- ☐ Other

AMENDMENTS

- ☐ Amendment
- ☐ Resignation of R.A., Officer/Director
- ☐ Change of Registered Agent
- ☐ Dissolution/Withdrawal
- ☐ Merger

OTHER FILINGS

- ☐ Annual Report
- ☐ Fictitious Name

REGISTRATION/QUALIFICATION

- ☐ Foreign
- ☐ Limited Partnership
- ☐ Reinstatement
- ☐ Trademark
- ☐ Other

Examiner's Initials

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ARTICLES OF INCORPORATION
OF
CAROLINA CONDOMINIUM ASSOCIATION INC.

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

We, the undersigning hereby associate ourselves together for the purpose of forming a non-profit corporation under the laws of the State of Florida pursuant to Florida Statute 617, et seq., and hereby certify as follows:

ARTICLE I

The name of the corporation shall be CAROLINA CONDOMINIUM ASSOCIATION INC.

ARTICLE II

The purpose of this non-profit corporation is to be the Association as defined in the Condominium Act of the State of Florida, F.S. 718, et seq., for the operation of that certain condominium locate in Dade County, Florida.

ARTICLE III

All persons that are owners of the condominium parcel within said condominium shall automatically be member of this corporation. Such membership shall automatically terminate when such person is no longer the owner of a condominium. Membership of this corporation shall be to such condominium parcel owners.

Admission to and termination of membership shall be governed by the Declaration of Condominium that shall be filed for said condominium among the Public Records of Miami-Dade County, Florida.

ARTICLE IV

This corporation shall have perpetual existence.

ARTICLE V

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

ADELA QUINTANA
YORDANIS GUZMAN
ALAIN GUZMAN

325 SW 25th Avenue, Miami, Florida 33135
same address as above
same address as above

ARTICLE VI

The affairs of the corporation shall be managed, governed by a Board of Directors, composed of three (3) members. The directors subsequent to the first Board of Directors shall be elected at the annual meeting of the membership for a term of one (1) year , or until their successor(s) shall be elected and shall qualify . provisions such election, and provisions for the removal, disqualification, and resignation of Directors and for filling vacancies on the Directorate shall be established by the By-Laws of the corporation.

ARTICLE VII

The names of the officers who are to serve until the first election of officers, pursuant to the terms of the Declaration of Condominium and the By-Laws, are as follows:

<u>ADELA QUINTANA</u>	<u>President</u>	same address as in Article V here above
<u>YORDANIS GUZMAN</u>	<u>Secretary</u>	" " " " " " " "
<u>ALAIN GUZMAN</u>	<u>Treasurer</u>	" " " " " " " "

(The last two(2) officers may be combined to hold the offices of Secretary and Treasurer)

These officers shall be elected from time to time in the manner set forth in the By-Laws adopted by the corporation.

The above persons shall constitute the first Board of Directors and shall serve until the first election of the Board f Directors at the first election of the Board of Directors at the first regular meeting of the membership.

ARTICLE VIII

The by-Laws of the corporation shall be initially be made and adopted b y the first Board of Directors.

Prior to the time the property upon which the Condominium is to be located has been submitted to Condominium ownership by the filing of the Declaration of Condominium, said first Board of Directors shall have full power to amend, alter or rescind said By-Laws by a majority vote.

After said property has been submitted to condominium ownership by the filing of the Declaration of Condominium, the By-Laws may be amended, altered or modified by the membership at the annual by vote of the majority of the attended membership as follows:

a.- if the proposed change has been approved by the unanimous approval of the Board of Directors, then it shall require only a majority of votes of the membership to be adopted.

b.- if the proposed change has not been approved by the unanimous vote of the Board of Directors, the proposed change must be approved by three- fourth (3/4) of the total vote of the membership.

ARTICLE IX

Amendments to this Articles of Incorporation may be proposed by any member of Director and shall be adopted in the same manner as is provided by the amendment of the By-Laws set forth in Article VIII above. Said amendment(s) shall be effective when a copy thereof, with attached certificate of its approval by the membership sealed with the corporate seal, signed by the Secretary/Treasurer, or an Assistant Secretary and executed and acknowledged by the President or Vice-President, has been filed with the Secretary of State and all filing fees paid

ARTICLE X

This corporation shall have all the powers set forth in Florida Statutes 617.021, all of the powers set forth in the Condominium Act of the State of Florida and all powers granted to it by the Declaration of Condominium and exhibits annexed thereto, including the power to contract for the management of the condominium and any recreational facilities which may at any future time leased by the Association.

ARTICLE XI

There shall not be dividends pay to any of the members nor shall any part of the income of the corporation be distributed to its Board of Directors or offices. In the event that there are excess receipts over disbursements as a result of performing services, such excess shall either be refunded to the unit owners or kept by the Association and applied against the Association;s expenses for the following year as shall be determined by a vote of the Unit owners, subject to approval by the Board of Directors of the Association. The corporation may pay compensation in a reasonable amount to its members, Directors and officers for services rendered, may confer benefits upon its members in conformity with its purposes, and upon dissolution or final liquidation, may make distribution to its members as is permitted by the Court having jurisdiction thereof, and no such payment, benefit or distribution shall be deemed to be dividend or distribution of income.

This corporation shall issue no shares of stock of any kind or nature whatsoever. Number of members, and membership in the corporation and transfer there shall be upon such terms and conditions as provide for in the Declaration of Condominium and the By-Laws.

ARTICLE XII

The principal office of the corporation shall be located at 310 SW 25TH., Avenue Miami-Dade County, Florida, but if the corporation may maintain offices and transact business in such other places in or out of the State of Florida if so designated by the Board of Directors;

IN WITNESS WHEREOF, the subscribers thereto have hereunto set their hands and seals
this 28 day of August 2001.

In the presence of

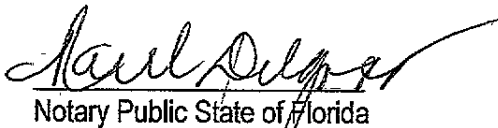
Maell Dwyer
Mina Dwyer
AS TO ALL PARTIES

Adela Quintana
ADELA QUINTANA
YORDANIS GUZMAN
ALAIN GUZMAN

STATE OF FLORIDA
MIAMI-DADE COUNTY

BEFORE ME, the undersigned authority, personally appeared ADELA QUINTANA and after being duly acknowledged that she executed the foregoing Articles of Incorporation of CAROLINA CONDOMINIUM ASSOCIATION INC., A Non Profit Florida corporation. for the purposes therein expressed

WITNESS, my hand and official seal this 28 day of November 2001


Notary Public State of Florida



Raul Delgado
Commission # CC 934371
Expires May 8, 2004
Bonded Thru
Atlantic Bonding Co., Inc.

CERTIFICATE OF ADDRESS FOR SERVICE OF PROCESS

Pursuant to Chapter 48.091, Florida Statutes the following is submitted accordingly:

That CAROLINA CONDOMINIUM ASSOCIATION INC., organized as indicated in the Article of Incorporation has named ADELA QUINTANA the Resident Agent to accept service of process within the State of Florida, located at 310 SW 25th., Avenue Miami, Florida.

ACKNOWLEDGMENT

I HEREBY AGREE. to accept to be the resident agent for service of process as stated above and to act to such capacity and to comply with the provisions to keep open said office


ADELA QUINTANA