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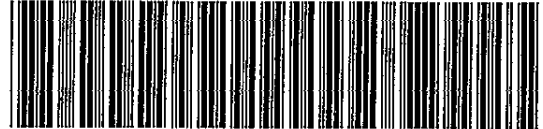
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03 MAY 27 AM 9:01  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

W03-13869

✓

5/28

**DAVID A. SAPP, P.A.**  
ATTORNEY AT LAW

4457 Bayou Boulevard  
Pensacola, Florida 32503

Telephone (850) 475-0500  
Facsimile (850) 475-0551

May 2, 2003

Florida Secretary of State  
Post Office Box 6327  
Tallahassee, Florida 32314

**RE: Articles of Incorporation for: Creekwood Oaks Homeowners' Association of  
Pensacola, Inc.**

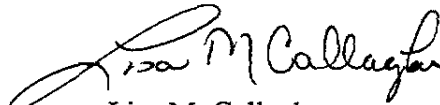
Dear Sir/Madam:

Enclosed, please find the original and one copy of the Articles of Incorporation with reference to the above corporation. Please file the original with your office and return one certified copy to our office at your earliest convenience.

Also included is our firm check in the amount of \$78.75 which includes \$35.00 filing fee for profit corporations; \$35.00 certificate designating resident agent; and \$8.75 for certified copies of the Articles of Incorporation.

Should you have any questions, please do not hesitate to contact our office.

Very truly yours,



Lisa M. Callaghan  
Paralegal to:  
David A. Sapp

:lmc  
Enclosure (s)



FLORIDA DEPARTMENT OF STATE  
Glenda E. Hood  
Secretary of State

May 14, 2003

LISA M. CALLAGHAN  
4457 BAYOU BLVD  
PENSACOLA, FL 32503

SUBJECT: CREEKWOOD OAKS HOMEOWNERS; ASSOCIATION OF  
PENSACOLA, INC.  
Ref. Number: W03000013869

We have received your document for CREEKWOOD OAKS HOMEOWNERS;  
ASSOCIATION OF PENSACOLA, 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):

The effective date is not acceptable since it is not within five working days of the  
date of receipt.

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) 245-6931.

Becky McKnight  
Document Specialist  
New Filings Section

Letter Number: 903A00029788

FILED

03 MAY 27 AM 9:01

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**ARTICLES OF INCORPORATION**  
**OF**  
**CREEKWOOD OAKS HOMEOWNERS'**  
**ASSOCIATION OF PENSACOLA, INC.**

The undersigned action as incorporator of a corporation under the Florida Not for Profit Corporation Act, Chapter 617, Florida Statutes, adopts the following Articles of Incorporation for such corporation;

**ARTICLE I - NAME AND ADDRESS**

The name of this corporation is Creekwood Oaks Homeowners' Association of Pensacola, Inc., a non-profit corporation, and the address of the corporation is 8608 Eight Mile Creek Road, Pensacola, Florida 32526.

**ARTICLE II - DURATION**

This corporation shall exist perpetually.

**ARTICLE III - PURPOSE**

The purpose of this corporation is to form an association of homeowners living within Creekwood Oaks Subdivision, to preserve the residential quality of the land for themselves and for future owners and to provide for the maintenance of common areas in the Creekwood Oaks Subdivision together with any other activity permitted for a not for profit corporation under the laws of the United States and the State of Florida.

**ARTICLE IV - MEMBERSHIP**

Membership in the organization shall be set forth in the By-Laws of the corporation and in the Declaration of Covenants, Conditions and Restrictions of Creekwood Oaks Subdivision, together

with any amendments thereto, duly recorded in the public records of Escambia County, Florida.

Every owner of a lot which is subject to assessment shall be a member of the corporation.

The corporation shall have two classes of voting membership:

**Class A:** Class A members shall be the owners with the exception of the Developer. Each Class A member shall be entitled to one (1) vote for each lot owned in the Creekwood Oaks Subdivision.

**Class B:** Class B members shall be the Developer who shall be entitled to three (3) votes for each lot owned. Class B membership shall cease and be converted to Class A membership when the total votes outstanding in the Class A membership equal the total votes outstanding in the Class B membership or on January 1, 2005, whichever occurs earlier.

#### **ARTICLE V - AMENDMENT OF ARTICLES**

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment hereto, and any right conferred upon the shareholders is subject to this reservation.

#### **ARTICLE VI - INITIAL REGISTERED OFFICE AND AGENT**

The street address of this corporation's initial registered office is 8608 Eight Mile Creek Road, Pensacola, Florida 32526, and the name of this corporation's initial registered agent is Daniel J. Speranzo.

#### **ARTICLE VII - INITIAL BOARD OF DIRECTORS**

Election of the initial Board of Directors shall be as set forth in the By-Laws. The number of directors constituting the initial Board of Directors is three (3), whose names and addresses are

as follows:

Ricky L. Faciane  
8608 Eight Mile Creek Road  
Pensacola, Florida 32526


Connie Faciane  
8608 Eight Mile Creek Road  
Pensacola, Florida 32526

Daniel J. Speranzo  
8608 Eight Mile Creek Road  
Pensacola, Florida 32526

### ARTICLE VIII - INCORPORATORS

The name and address of the incorporators, who shall also be members, are as listed in Article VII above.

IN WITNESS WHEREOF, the undersigned incorporators have executed these Articles of Incorporation this 25<sup>th</sup> day of February, 2003.

  
Ricky L. Faciane


  
Daniel J. Speranzo

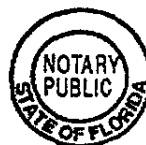
STATE OF FLORIDA

COUNTY OF ESCAMBIA

BEFORE ME, the undersigned authority, authorized to take acknowledgments in the State and County set forth above, personally appeared Ricky L. Faciane and Daniel J. Speranzo, known by me personally to be the persons who executed the foregoing Articles of Incorporation, and acknowledged before me under oath that they executed the foregoing Articles of Incorporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the State and County aforesaid, this 25<sup>th</sup> day of February, 2003.

  
Notary Public - State of Florida

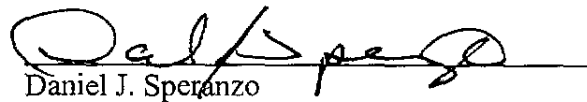


DAVID A. SAPP  
My comm. exp. April 28, 2003  
# CC 831335  
☒ Personally Known ( ) Other

**ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT**

I, Daniel J. Speranzo, hereby accept the appointment as registered agent for **Creekwood Oaks Homeowners' Association of Pensacola, Inc.**, as set forth in its Articles of Incorporation being filed herewith.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal this 25<sup>th</sup> day of February, 2003.

  
Daniel J. Speranzo

FILED  
03 MAY 27 AM 9:01  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA