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TRANSMITTAL LETTER

Department of State
Division of Corporations
P. O. Box 6327
Tallahassee, FL 32314

SUBJECT: Swinton Gardens Homeowners Association, Inc.
(PROPOSED CORPORATE NAME - MUST INCLUDE SUFFIX)

Enclosed is an original and one(1) copy of the Articles of Incorporation and a check for :

☐ \$70.00
Filing Fee

☐ \$78.75
Filing Fee &
Certificate of
Status

☐ \$78.75
Filing Fee
& Certified Copy

☒ \$87.50
Filing Fee,
Certified Copy
& Certificate

ADDITIONAL COPY REQUIRED

FROM: Lovett Leonard
Name (Printed or typed)

35 Swinton Gardens Drive
Address

Delray Beach, FL 33444
City, State & Zip

561-272-6233
Daytime Telephone number

NOTE: Please provide the original and one copy of the articles.

ARTICLES OF INCORPORATION
In Compliance with Chapter 617, F.S., (Not for Profit)

ARTICLE I **NAME**

The name of the Corporation is SWINTON GARDENS HOMEOWNERS ASSOCIATION, INC., hereinafter called the "Association."

ARTICLE II **PRINCIPAL OFFICE**

The address of the principal office of the Association shall be 35 Swinton Gardens Drive, Delray Beach, Florida 33444

ARTICLE III **PURPOSE**

This Association does not contemplate any financial gain or profit, direct or indirect to the members thereof, and the specific purposes for which it is formed are to provide for or assure the maintenance and control of the Property within the jurisdiction of the Association, and to promote the health, safety and welfare of the Owners of the Property within the jurisdiction of the Association. For this purpose, the Association shall have the power and authority to exercise all of the powers and privileges and perform all of the duties and obligations of the Association as set forth in the By-Laws applicable to the Property and recorded or to be recorded among the Land Records of Palm Beach County, Florida, being incorporated herein as if set forth in full and made a part hereof.

ARTICLE IV **MANNER OF ELECTION**

- a.) Annually at the April Association meeting each resident shall be given a ballot in which to nominate officers for the upcoming year.
- b.) The officers shall be elected annually at the May meeting of the Association by the majority of the voting members present, or by absentee ballot.
- c.) The term of office shall be one year commencing from the first meeting of the Association in May.
- d.) Vacancies of any office shall be filled by appointment by the remaining Board members, and the appointees will hold office for the remainder of the unexpired term.
- e.) Only one member of a household may serve as an officer for any given term.

ARTICLE V **INITIAL DIRECTORS AND/OR OFFICERS**

The affairs of this Association shall be managed by a Board consisting of four (4) officers. The names and addresses of the persons who are to initially act in the capacity of officers until the selection of their successors are:

Lovett Leonard, President
35 Swinton Gardens Drive
Delray Beach, FL 33444

Toni McMillian, Secretary
19 Swinton Gardens Drive
Delray Beach, FL 33444

Paul Fulton, Vice President
15 Swinton Gardens Drive
Delray Beach, FL 33444

Cindy Zanders, Secretary
22 Swinton Gardens Drive
Delray Beach, FL 33444

ARTICLE VI INITIAL REGISTERED AGENT AND STREET ADDRESS

Lovett Leonard
35 Swinton Gardens Drive
Delray Beach, FL 33444

ARTICLE VII INCORPORATOR

Lovett Leonard
35 Swinton Gardens
Delray Beach, FL 33444

.....
Having been named as registered agent to accept service of process for the above stated corporation at the place designated in this certificate, I am familiar with and accept the appointment as registered agent and agree to act in this capacity.

[Signature]
Signature/Registered Agent

9-29-04
Date

[Signature]
Signature/Incorporator

9-29-04
Date

RECEIVED
SEP 29 2004
CLERK OF COURT
JUDICIAL CIRCUIT IN AND FOR
THE NINTH JUDICIAL CIRCUIT
IN FLORIDA
TALLAHASSEE, FLORIDA