

NOS0000001974

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐ PICK-UP

☐ WAIT

☐ MAIL

(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

Special Instructions to Filing Officer:

Office Use Only



200273794192

07/13/15--01044--001 **43.75

FILED
JUL 13 11 14 AM
FALLS CHURCH, VA

And

JUL 15 2015

R. WHITE



Rania A. Soliman, Esquire

Board Certified Real Estate Attorney

37 N. Orange Avenue, Suite 500 • Orlando, FL 32801

(407) 488-1813 (T) • (407) 488-1817 (F) • (407) 506-6549 (Cell)

ranias@solimanlaw.com • www.solimanlaw.com

July 9, 2012

Florida Department of State
Division of Corporations
Post Office Box 6327
Tallahassee, Florida 32314

Re: **Articles of Amendment to First Amendment to Articles of Incorporation of
Antigua Bay Owners Association, Inc.**

Dear Sir or Madam:

Please find enclosed herewith an original and one copy of the Articles of Amendment as indicated above ("Articles"), along with a check, made payable to the Florida Department of State, in the amount of \$43.75, representing payment for filing the above referenced Articles with the Secretary of State and for a certified copy of the same. I have enclosed a self-addressed stamped envelope for your convenience in returning the certified copy to this office.

Thank you for your attention to this matter. Please contact me if you have any questions.

Sincerely,

Rania Soliman

Rania A. Soliman, Esq.

**ARTICLES OF AMENDMENT
TO
ARTICLES OF INCORPORATION
OF
ANTIGUA BAY OWNERS ASSOCIATION, INC.**

FILED

15 JUL 13 PM 1:42

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned, being the President of ANTIGUA BAY OWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, hereby executes these Articles of Amendment which shall be filed in the Office of the Florida Department of State.

**ARTICLE I
Amendments**

A copy of the text of the amendments adopted is attached hereto.

**ARTICLE II
Approval**

The members of ANTIGUA BAY OWNERS ASSOCIATION, INC. are entitled to vote on amendments to the Articles of Incorporation. The members voted on the subject amendment at a Special Members' Meeting at which a quorum was present, and the number of votes cast for the amendment was sufficient for approval.

**ARTICLE III
Effective Date**

The attached amendment shall be effective upon the recording of these Articles of Amendment in the Public Records of Seminole County, Florida.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Amendment on July 2, 2015.

ANTIGUA BAY OWNERS ASSOCIATION,
INC.

By: 

Print Name: Michael R. Schultz, President

Address: 353 Coral Beach Cir
Casselberry, FL 32707

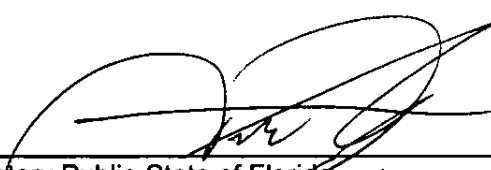
STATE OF FLORIDA
COUNTY OF Seminole

The foregoing instrument was acknowledged before me this 2 day of July, 2015, by Michael R. Schultz, as President of ANTIGUA BAY OWNERS ASSOCIATION, INC., a Florida not for profit corporation, on behalf of the Corporation. He ☒ is personally known to me or ☐ has produced _____ as identification.

WITNESS my hand and official seal in the County and State last aforesaid on this 2 day of July, 2015.



JOSEPH ARROYO
MY COMMISSION # FF 088438
EXPIRES: February 16, 2018
Bonded Thru Budget Notary Services



Notary Public-State of Florida

Print Name: Joseph Arroyo

Commission No.: FF. 088438

My Commission Expires: February 16, 2018



This instrument is prepared by and
should be returned to:

Rania A. Soliman, Esquire
SOLIMAN LAW
37 N. Orange Avenue, Suite 500
Orlando, Florida 32801
(407) 488-1813

MARYANNE MORSE, SEMINOLE COUNTY
CLERK OF CIRCUIT COURT & COMPTROLLER
BK 2494 Pgs 1503-1504 (2Pgs)
CLERK'S # 2015068269
RECORDED 09/24/2019 10:38:42 AM
RECORDING FEES \$18.50
RECORDED BY hdyvora

CERTIFICATE OF
FIRST AMENDMENT TO ARTICLES OF INCORPORATION
OF ANTIGUA BAY OWNERS ASSOCIATION, INC.

THIS IS TO CERTIFY that the following amendments constitute the First Amendment to the Articles of Incorporation of Antigua Bay Owners Association, Inc., which was recorded in Official Records Book 5616, Page 26, of the Public Records of Seminole County, Florida. This First Amendment to the Articles of Incorporation of Antigua Bay Owners Association, Inc. was duly and properly adopted at a Special Members' Meeting pursuant to Article XII of the Articles of Incorporation.

Article VII, VOTING RIGHTS, is hereby amended to read as follows:

The Association shall have ~~two~~ three classes of voting membership:

Class A Members. ~~The~~ Class A Members shall be all Owners with the exception of Declarant and the Builder described in the Declaration, and shall be entitled to one (1) vote for each Lot owned. When more than one person owns an interest in any Lot, all such persons shall be members. The vote for such Lot shall be exercised as they determine, but in no event shall more than one (1) vote be cast with respect to any Lot.

Class B Member. The Class B Member shall be the Declarant, and shall be entitled to five (5) votes for each Lot platted and owned by Declarant. The Class B membership shall cease and terminate (i) at such time as ninety-five percent (95%) of the maximum number of Dwelling Units allowed for both the Property and Additional Property have been conveyed to Class A Members, or (ii) sooner if required by the provisions of Chapter 720, Florida Statutes, or at the election of the Declarant, whereupon the Class A Members shall be obligated to elect the Board of Directors and assume control of the Association. Upon termination of the Class B membership as provided for herein, the Class B membership shall convert to Class A membership with voting strength as set forth above for Class A membership.

Class C Member. The Class C Member shall be the Builder described in the Declaration and shall be entitled to one (1) vote for each Lot owned by the Builder.

Executed at Casselberry (city), Seminole County, Florida, on this the 9
day of June, 2015.

Signed, sealed and delivered
in the presence of:

Karl Schultz
Printed Name: Karl Schultz

ANTIGUA BAY OWNERS ASSOCIATION, INC.

By: [Signature]
Michael R. Schultz, President

Elaine Miller
Printed Name: Elaine Miller

Karl Schultz
Printed Name: Karl Schultz

Attested by: [Signature]
Roxanne Schultz, Secretary

Elaine Miller
Printed Name: Elaine Miller

STATE OF FLORIDA
COUNTY OF Seminole

The foregoing instrument was acknowledged before me this 9 day of June, 2015, by Michael R. Schultz, as President of ANTIGUA BAY OWNERS ASSOCIATION, INC., on behalf of the corporation and by Roxanne Schultz, as Secretary of ANTIGUA BAY OWNERS ASSOCIATION, INC., on behalf of the corporation. They are ☒ personally known to me or ☐ have produced _____ as identification.



JOSEPH ARROYO
MY COMMISSION # FF 088438
EXPIRES: February 16, 2018
Bonded Thru Budget Notary Services

Additions to text indicated by **bold underline**; deletions by ~~strikeout~~.