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FLORIDA NON-PROFIT CORPORATION
CADIZ HOUSE CONDOMINIUM ASSOCIATION, INC.

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ARTICLES OF INCORPORATION

CLERK OF STATE
TALLAHASSEE, FLORIDA

OF

CADIZ HOUSE CONDOMINIUM ASSOCIATION, INC.

In compliance with the requirements of Chapter 617, Florida Statutes, the undersigned, all of whom are residents of the State of Florida, and all of whom are of full age, have this day voluntarily associated themselves together for the purpose of forming a corporation not for profit and do hereby certify:

ARTICLE I
NAME

The name of the corporation is CADIZ HOUSE CONDOMINIUM ASSOCIATION, INC. For convenience, the corporation shall be referred as the "association", these articles of incorporation as the "articles", and the bylaws of the association as the "bylaws" hereafter called the "Association".

ARTICLE II
ADDRESS

The principal office of the Association is located at: 2634 NW 21 Terrace, Miami, Florida 33142.

ARTICLE III
REGISTERED AGENT

Lazaro J. Lopez, whose address is 2600 S Douglas Road, PH-10, Coral Gables, Florida 33134, is hereby appointed the initial registered agent of this Association.

ARTICLE IV
PURPOSES AND POWERS OF THE ASSOCIATION

This Association does not contemplate pecuniary gain of profit to the members thereof, and the specific purposes for which it is formed are provide an entity under the Florida Condominium Act ("The Act") for the operation of a condominium located in Miami-Dade County, Florida, and known as Cadiz House Condominium, a condominium ("the condominium") to be created under the declaration of condominium ("the declaration"); maintenance and preservation of the common areas, entrance, promote the health, safety and welfare of the residents within the property and any additions thereto as may hereafter be brought within the jurisdiction of this Association; exercise all of the powers and privileges and to perform all of the duties and obligations of the Association

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as set forth in that certain Declaration of Condominium recorded in the Public Records of Miami-Dade County, Florida.

ARTICLE V
MEMBERS

Every person or entity who is a record owner of a fee or undivided fee interest in any Condominium Unit shall be a member of the Association. Membership shall be appurtenant to and may not be separated from ownership of any Lot that is subject to assessment by the Association.

ARTICLE VII
TERM OF EXISTENCE

The Association shall have perpetual existence.

ARTICLE VIII
FIRST BOARD OF DIRECTORS

The number of persons constituting the first board of directors shall be three (3) and their names and addresses are as follow:

Miryam Peregrina
900 SW 6 Avenue
Miami, Fl 33130

Maria Molina
900 SW 6 Avenue
Miami, Fl 33130

Cecilia cervera
900 SW 6 Avenue
Miami, Fl 33130

The minimum number of persons constituting the board of directors is three (3) and the maximum number of persons constituting the board of the directors is five (5).

ARTICLE IX
MANNER OF ELECTION

Directors shall be elected at the annual meeting in the manner specified in the By-Laws.

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**ARTICLE X
INCORPORATOR**

The name and address of the incorporator to these articles is as follows:

Miryam Peregrina
900 SW 6 Avenue
Miami, FL 33130

IN WITNESS WHEREOF, the undersigned incorporator has executed these articles of incorporation on April 5, 2005.



MIRYAM PEREGRINA
Incorporator

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me, this 5th day of April, 2005, by Miryam Peregrina, who is personally known to me, and who was sworn and says the foregoing is true.

My Commission Expires:




NOTARY PUBLIC, State of Florida

Personally Known: _____ Produced Identification: _____

Type of Identification Produced: _____

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NOTARY PUBLIC OF STATE
MIAMI-DASSEE, FLORIDA

**ACKNOWLEDGMENT AND ACCEPTANCE OF
APPOINTMENT AS REGISTERED AGENT**

Having been named to accept service of process for the above stated corporation, at the place designed in these Articles, I hereby agree to act in this capacity, and I further agree to comply with provisions of all statutes relative to the proper and complete performance of my duties, and I accept the duties and obligations of Section 607.325 of the Florida General Corporation Act.

Dated this 5th of April, 2005.


Lazaro J. Lopez, Esq.

**STATE OF FLORIDA
COUNTY OF MIAMI-DADE**

I HEREBY CERTIFY that on this day, before me, a Notary Public, duly authorized in the State and County named above to take acknowledgments appeared Lazaro J. Lopez, Esq., who is personally to me to be the person described as incorporator in and who executed the foregoing Articles of Incorporation, and she acknowledged subscribing her name thereto for the purposes therein expressed.

WITNESS my hand and official seal at Miami, Dade County, Florida, this 5th day of April, 2005.


NOTARY PUBLIC

My Commission Expires:

