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TALLAHASSEE, FLORIDA  
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## COVER LETTER

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

SUBJECT: Crossroads 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: Russell K. Dickson, Jr.  
Name (Printed or typed)

20 N. Orange Avenue, Suite 1500  
Address

Orlando, FL 32801  
City, State & Zip

407-843-2111  
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)

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TALLAHASSEE, FLORIDA

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### **ARTICLE I NAME**

The name of the corporation shall be:

Crossroads Homeowners Association, Inc.

### **ARTICLE II PRINCIPAL OFFICE**

The principal place of business and mailing address of this corporation shall be:

1507 E. Concord Street  
Orlando, FL 32803

### **ARTICLE III PURPOSE**

The purpose for which the corporation is organized is:

Homeowners Association, including the attached Exhibit A.

### **ARTICLE IV MANNER OF ELECTION**

The manner in which the directors are elected or appointed:

Pursuant to ByLaws

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

List name(s), address(es) and specific title(s):

Tony M. Bengé, Jr.  
1507 E. Concord Street  
Orlando, FL 32803  
President

Randall L. Knapp  
131 Fifth Street N.W.  
Winter Haven, FL 33881  
Vice President-Treasurer

Christine Sodermark  
1635 E. Hwy 50  
Clermont, FL 34711  
Secretary

### **ARTICLE VI INITIAL REGISTERED AGENT AND STREET ADDRESS**

The name and Florida street address (P.O. Box NOT acceptable) of the registered agent is:

Russell K. Dickson, Jr.  
20 N. Orange Avenue, Suite 1500  
Orlando, FL 32801

### **ARTICLE VII INCORPORATOR**

The name and address of the Incorporator is:

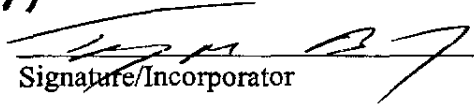
Tony M. Bengé, Jr.  
1507 E. Concord Street  
Orlando, FL 32803

\*\*\*\*\*  
I, Russell K. Dickson, Jr., have 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/Registered Agent

Sept. 26, 2005

\_\_\_\_\_  
Date

  
\_\_\_\_\_  
Signature/Incorporator

Sept. 26, 2005

\_\_\_\_\_  
Date

## EXHIBIT "A"

The Articles of Incorporation for the Crossroads Homeowners Association, Inc. has the power to do the following:

- a. Own and convey property;
- b. Operate and maintain the surface water management system facilities, including all inlets, ditches, swales, culverts, water control structures, retention and detention areas, ponds, lakes, flood plain compensation areas, wetlands and any associated buffer areas, and wetland mitigation area;
- c. Establish rules and regulations;
- d. Assess members and enforce assessments;
- e. Sue and be sued;
- f. Contract for services to provide for operation and maintenance of the surface water management system facilities if the association contemplates employing a maintenance company;
- g. Require all the lot owners, parcel owners, or unit owners to be members;
- h. Exist in perpetuity; however, the articles of incorporation shall provide that if the association is dissolved, the control or right of access to the property containing the surface water management system facilities shall be conveyed or dedicated to an appropriate governmental unit or public utility and that if not accepted, then the surface water management system facilities shall be conveyed to a non-profit corporation similar to the association.
- i. Take any other action necessary for the purposes for which the association is organized.