

# N07000003219

\_\_\_\_\_  
(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



900094186759

03/28/07--01012--001 \*\*78.75

RECEIVED  
07 MAR 28 AM 9:45  
BUREAU OF CORPORATIONS  
DIVISION OF REVENUE  
TALLAHASSEE, FLORIDA

FILED  
2007 MAR 28 PM 1:02  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

CS. 3-29

## COVER LETTER

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

SUBJECT: River Walk at Chahachee  
(PROPOSED CORPORATE NAME - MUST INCLUDE SUFFIX)

Enclosed are 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 of  
Status

**ADDITIONAL COPY REQUIRED**

FROM: Ann Black  
Name (Printed or typed)

Smith, Thompson, Shaw & Manausa, P.A.  
3520 Thomasville Road  
Address  
Fourth Floor  
Tallahassee, Florida 32309

City, State & Zip

241-0123  
Daytime Telephone number

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

**ARTICLES OF INCORPORATION OF  
RIVER WALK AT CHATTAHOOCHEE HOMEOWNERS ASSOCIATION, INC.**

**I**

The Name of the corporation shall be **RIVER WALK AT CHATTAHOOCHEE HOMEOWNERS ASSOCIATION, INC.**

**II**

The duration of the corporation shall be perpetual.

**III**

The purpose for which the corporation is organized is to provide for the preservation of the values, amenities, attractiveness and desirability of real property known as **RIVER WALK AT CHATTAHOOCHEE** located in Gadsden County Florida.

**IV**

The principal office of the corporation shall be located at 6863 Proctor Road, Tallahassee, Florida 32308.

**V**

The initial board of directors shall be three in number. Their names and addresses are as follows:

Lex C. Thompson

6863 Proctor Road  
Tallahassee, Florida 32309

Marvin Steffen

14 East Washington  
Quincy, Florida 32351

Gay Steffen

14 East Washington  
Quincy, Florida 32351

**FILED**  
2001 MAR 28 PM 1:02  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

## **VI**

The manner of election of directors is referred to in the Bylaws.

## **VIII**

The name and address of the incorporator is Daniel E. Manausa, 3520 Thomasville Road, 4<sup>th</sup> Florida, Tallahassee, Florida 32309.

## **IX**

The name of the initial registered agent of the corporation is Daniel E. Manausa, 3520 Thomasville Road, 4<sup>th</sup> Florida, Tallahassee, Florida 32309.

## **X**

Every person that is a record owner of a lot in **RIVER WALK AT CHATTAHOOCHEE** shall be a member of the Association. Membership is appurtenant to and may not be separated from ownership of any lot.

## **XI**

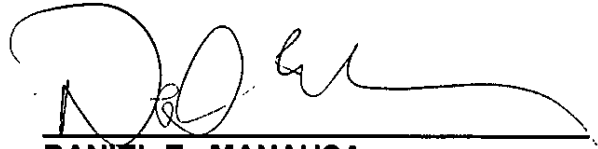
In the event of dissolution of the corporation, the assets shall be dedicated to a public body or conveyed to a non profit organization with similar purposes.

## **XII**

As long as there is Class B membership, the following actions will require the prior approval of FHA or VA: annexation of additional properties, mergers and consolidations, mortgaging of common area, dedication of common area, dissolution and amendment of these articles.

**XIII**

The Articles may be amended by the vote of at least 2/3 of the members.

A handwritten signature in black ink, appearing to read 'D. E. Manausa', is written over a solid horizontal line.

**DANIEL E. MANAUSA**

**CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FOR THE SERVICE OF PROCESS WITHIN THIS STATE, NAMING AGENT WITH WHOM PROCESS MAY BE SERVED.**

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted in compliance with said Act:

First--that **RIVER WALK AT CHATTAHOOCHEE HOMEOWNERS ASSOCIATION, INC.** desiring to organize under the laws of the State of Florida with its principal office indicated in the articles of incorporation in the City of Tallahassee, County of Leon, State of Florida, has named **DANIEL E. MANAUSA, 3520 Thomasville Road, 4<sup>th</sup> Floor, Tallahassee, Florida 32309**, as its agent to accept service of process within this state.

**ACKNOWLEDGEMENT**

Having been named to accept service of process for the above corporation, at the place designated in this certificate, I hereby accept to act in this capacity and agree to comply with the provision of said Act relative to being available at said location.



**DANIEL E. MANAUSA**

**FILED**  
2007 MAR 28 PM 1:02  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA