

Division of Corporations

Page 1 of 1

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FLORIDA PROFIT/NON PROFIT CORPORATION

Parcel No. 19 Community Association, Inc.

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ARTICLES OF INCORPORATION

OF

PARCEL NO. 19 COMMUNITY ASSOCIATION, INC.

The undersigned subscriber, desiring to form a corporation not-for-profit under Chapter 617, Florida Statutes, as amended, hereby adopt the following Articles of Incorporation.

ARTICLE I

NAME

The name of this corporation is Parcel No. 19 Community Association, Inc., hereinafter referred to as the "Association."

ARTICLE II

PRINCIPAL OFFICE

The mailing address of this corporation's initial principal offices is:

c/o WCI Communities, Inc.
24301 Walden Center Drive
Bonita Springs, FL 34134

ARTICLE III

TERMS

Terms used herein have the meanings ascribed to them in the Declaration of Covenants, Conditions and Restrictions for Parcel No. 19 Community (the "Declaration"), unless the context indicates otherwise.

ARTICLE IV

PURPOSE

The purpose for which the Association is organized is to maintain, manage and operate Parcel No. 19 Community in accordance with the terms, provisions and conditions contained in the Declaration and to carry out the covenants and enforce the provisions relative to the Association as provided in the Declaration, these Articles, and the Bylaws.

ARTICLE V

MEMBERSHIP

Each Owner of Property will be a member of the Association as provided in the Declaration.

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ARTICLE VI

BOARD OF DIRECTORS

The affairs of the Association will be managed by a Board of Directors as provided in the Bylaws, consisting of, (i) for so long as either Declarant is a Class B Member, four (4) Members provided, that Directors appointed by Declarants need not be Members and (ii) at such time as neither Declarant is a Class B Member, three (3) Members.

The names and addresses of the members of the first Board of Directors of the Association, who will hold office until the first election and thereafter until successors are duly elected and have taken office are as follows:

<u>Name</u>	<u>Address</u>
Paul Angelo	24301 Walden Center Drive Bonita Springs, FL 34134
Scott Thourot	24301 Walden Center Drive Bonita Springs, FL 34134
Clay Cameron	250 Gibraltar Road Horsham, PA 19044
Lawrence Buck	250 Gibraltar Road Horsham, PA 19044

Except for the first Board of Directors and unless otherwise provided in the Bylaws, Directors will be elected by the Voting Representatives of the Association at the annual meeting of the Voting Representatives as provided by the Bylaws of the Association, and the Bylaws may provide for the method of voting in the election and for the removal from office of Directors.

Members elected to the Board of Directors will hold office until the next succeeding annual meeting of Voting Representatives, and thereafter until qualified successors are duly elected and have taken office.

If a Director elected by the Voting Representatives for any reason ceases to be a Director, the remaining Directors so elected may elect a successor to fill the vacancy for the balance of the unexpired term.

ARTICLE VII

SUBSCRIBER

The name and address of the person signing these Articles is H. William Walker, Jr., 4900 Wachovia Financial Center, 200 South Biscayne Boulevard, Miami, Florida 33131-2352.

ARTICLE VIII

INDEMNIFICATION

The Association will indemnify any officer or Director or any former officer or Director, to the full extent permitted by law.

ARTICLE IX

BYLAWS

The Board of Directors will have the power to adopt, alter, amend or repeal Bylaws, in the manner provided in the Bylaws.

ARTICLE X

AMENDMENTS

Amendments to these Articles may be proposed by a member of the Board of Directors or by the Voting Representatives holding one-third (33-1/3%) of the voting rights. These Articles may be amended at any regular meeting of the Board or at any special meeting of the Board duly called and held for such purpose, on the affirmative vote of two-thirds (2/3rds) of the Directors present at a meeting at which a quorum is present.

ARTICLE XI

ASSOCIATION EXISTENCE

The existence of this Association will be perpetual and will commence on the date of acknowledgment and subscription of these Articles.

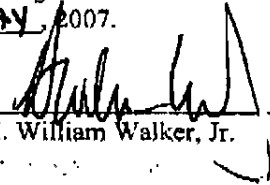
ARTICLE XII

INITIAL REGISTERED OFFICE & AGENT

The name and street address of the initial registered agent and registered office of this corporation is:

Vivien N. Hastings
24301 Walden Center Drive
Bonita Springs, Florida 34134

IN WITNESS WHEREOF, the undersigned subscriber has executed these Articles of Incorporation this day 31 day of MAY, 2007.

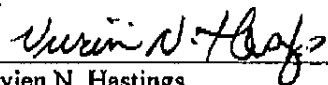


H. William Walker, Jr.

ACCEPTANCE BY REGISTERED AGENT

Vivien N. Hastings, hereby accepts the appointment to serve as resident registered agent upon whom process may be served for Parcel No. 19 Community Association, Inc., the above named corporation.

This acceptance is dated the 31st day of May, 2007



Vivien N. Hastings

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