

NO9000006294

JOHN KNAP

(Requestor's Name)

3548 GARDENVIEW WAY

(Address)

(Address)

TALLAHASSEE, FL. 32309

(City/State/Zip/Phone #)

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DEPT. OF REVENUE
DIVISION OF CORPORATIONS
TALLAHASSEE, FLORIDA

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09 JUN 26 PM 4:06

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

EP 6/26/09

**ARTICLES OF INCORPORATION FOR
SHAKEY POND HOMEOWNERS' ASSOCIATION, INC.**

The undersigned incorporator hereby incorporates this not-for profit corporation under Chapters 617 and 720 of the laws of the state of Florida, for the purposes contained herein.

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TALLAHASSEE, FLORIDA

I

NAME: The name of this corporation shall be the "SHAKEY POND HOMEOWNERS' ASSOCIATION, INC."

II

ADDRESSES: The street address of the initial principal office of the corporation and the mailing address for the corporation is 2799 A J Henry Park Drive, Tallahassee, FL 32309.

III

PURPOSE: The corporation is organized for all purposes authorized under Chapter 720, Florida Statutes (2005), including but not limited to the following purposes: to provide a homeowners' association for all lot owners whose lots abut with the body of water known as SHAKEY POND in Tallahassee, Leon County, Florida, within the Killearn Estates Subdivision, Gardens of Killearn area; to collect assessments for upkeep and maintenance of the pond and any land deemed part of the common area which is included within the legal description of the pond; to take legal title to and maintain all common areas and the pond; to be the responsible party for purposes of all environmental and water use, collection, and storm water permits as may be necessary for the pond; to be the taxable entity responsible for the ad valorem taxes on the property owned by the Association; to enforce the applicable covenants and restrictions applicable to members of the Association; and to take any and all other actions authorized or permitted under Chapter 720, Florida Statutes, other applicable laws of the State of Florida and the United States of America.

IV

ELECTION OF DIRECTORS: The directors of the corporation shall be elected as set forth in the By-Laws and the Declaration of Covenants, Conditions, and Restrictions for SHAKEY POND.

V

LIMITATION ON CORPORATE POWERS: The corporation shall not be authorized to conduct any activity or take any action that will result in the corporation losing its status as a not-for-profit corporation under the laws of the state of Florida or any exemptions or special tax

treatments under the laws of the United States of America, including but not limited to the United States Internal Revenue Code, if and when exempt status is applied for and granted.

VI

REGISTERED OFFICE AND AGENT: The initial registered office of the corporation shall be 2799 A J Henry Park Drive, Tallahassee, FL 32309, and the initial registered agent of the corporation shall be Allen Nobles, 2799 A J Henry Park Drive, Tallahassee, FL 32309.

VI

INCORPORATOR: The name and address of the incorporator of the corporation is: Allen Nobles, 2799 A J Henry Park Drive, Tallahassee, FL 32309.

VII

MEMBERSHIP. Each Lot Owner, other than the City of Tallahassee, who owns a lot along the shore of Shakey Pond shall be deemed a voting member of the Association as more particularly set forth in the Declaration of Covenants, Conditions, and Restrictions for the Association. Membership in the Association shall not be documented by issuance of any certificates or statements of registration. Membership in the future shall be obtained upon receipt of a deed or other instrument conveying a lot along the shore of Shakey Pond to a lot owner. All original members of the Association have voluntarily assumed membership as owners of lots along the shores of the pond.

VIII

INITIAL DIRECTORS: The initial directors of the Association shall be Allen Nobles, 2799 A J Henry Park Drive, Tallahassee, FL 32309, Rebecca Rust of 2803 A J Henry Park Drive, Tallahassee, FL 32309; and Richard Bell of 2807 A J Henry Park Drive, Tallahassee, FL 32309.

IX

ELECTION OF OFFICERS AND DIRECTORS: Other than the initial directors as set out herein, all officers and directors shall be elected in the future in accordance with the provisions set out in the By-Laws of the Association and in the Declaration of Covenants, Conditions and Restrictions for the Association.

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TALLAHASSEE, FLORIDA

Incorporator:/Registered Agent

I accept my position as ~~registered~~ agent.


ALLEN NOBLES

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