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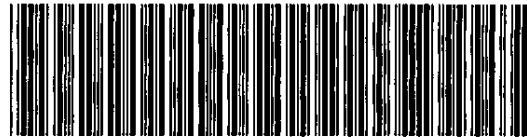
(Business Entity Name)

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COVER LETTER

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

SUBJECT: WATER'S EDGE ESTATES PROPERTY OWNERS'
(PROPOSED CORPORATE NAME - MUST INCLUDE SUFFIX) ASSOCIATION,
INC

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

#4194 3/30/12

☐ \$78.75
Filing Fee
& Certified Copy

☐ \$87.50
Filing Fee,
Certified Copy
& Certificate

ADDITIONAL COPY REQUIRED

FROM:

LORETTA SIUGZDA

Name (Printed or typed)

1454 WEST HILLSBOROUGH BLVD

Address

NORTH PORT FL 34288

City, State & Zip

941-426-7005

Daytime Telephone number

Siu3313@yahoo.com

E-mail address: (to be used for future annual report notification)

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

**ARTICLES OF INCORPORATION
OF
WATER'S EDGE ESTATES PROPERTY OWNERS' ASSOCIATION, INC.**

(A Florida Nonprofit Corporation)

In order to form a nonprofit corporation and in compliance with the provisions of chapter 617, Florida Statutes, the undersigned hereby certifies as follows:

Article I. Name

The name of the corporation is WATER'S EDGE ESTATES PROPERTY OWNERS' ASSOCIATION, INC. (the "Association").

Article II. Address

The principal place of business and mailing address of the corporation is
1454 West Hillsborough Blvd. North Fort LC 34208

Article III. Purpose

The Association is formed for the primary purpose of providing for the maintenance, preservation, and architectural control of the residence lots and common area within Water's Edge Estates, a subdivision of lands lying in Sarasota County, Florida, as described in Plat Book 41, Pages 9 and 9A through 9D of the Public Records of Sarasota County, Florida, and to promote the health, safety, and welfare of the residents within the above-described subdivision and such additions thereto as may hereafter be brought within the jurisdiction of the association for such purpose.

In furtherance of such purposes, the Association will have the power to:

(a) perform all of the duties and obligations of the Association as set forth in a certain Declaration of Covenants, Conditions, and Restrictions (the "Declaration") applicable to the subdivision and recorded in the public records of Sarasota County, Florida;

(b) affix, levy, and collect all charges and assessments pursuant to the terms of the Declaration, and enforce payment thereof by any lawful means; and pay all expenses in connection therewith, and all office and other expenses incident to the conduct of the business of the association, including all licenses, taxes, or governmental charges levied or imposed on the property of the Association;

(c) acquire (by gift, purchase, or otherwise), own, hold, improve, build on, operate, maintain, convey, sell, lease, transfer, dedicate to public use, or otherwise dispose of real and personal property in connection with the affairs of the Association;

(d) borrow money and, subject to the consent by vote or written instrument of two-thirds of the members, mortgage, pledge, convey by deed of trust, or hypothecate any or all of its real

or personal property as security for money borrowed or debts incurred;

(e) dedicate, sell, or transfer all or any part of the common areas to any municipality, public agency, authority, or utility for such purposes and subject to such conditions as may be agreed on by the members. No such dedication or transfer will be effective unless an instrument has been signed by two-thirds of the members, agreeing to such dedication, sale, or transfer;

(f) participate in mergers and consolidations with other nonprofit corporations organized for the same purposes, or annex additional residential property and common areas, provided that any merger, consolidation, or annexation must have the consent by vote or written instrument of two-thirds of the members; and

(g) have and exercise all powers, rights and privileges that a corporation organized under Chapter 617 of the Florida Statutes by law may now or hereafter have or exercise.

The Association is organized and will be operated exclusively for the above purposes. The activities of the Association will be financed by assessments on members as provided in the Declaration, and no part of any net earnings will inure to the benefit of any member.

Article IV. Membership and Voting

Membership shall be as provided in the Declaration. Members will be entitled to one vote for each lot owned. When more than one person holds an interest in any lot, all of those persons will be members. The vote for such lot will be exercised as such members determine among themselves, but in no event will more than one vote be cast with respect to any lot.

Article V. Initial Directors

The number of directors constituting the initial board of directors of the Association is three, and the names and addresses of the persons who are to serve as the initial directors are:

Name

Denis Oyma

Loretta Siugzda

Ronald Harstey

Address

1538 West Hillsborough Blvd. North Port
PRESIDENT FL 34288

1454 West Hillsborough Blvd. North Port
TREASURER/SECRETARY FL 34288

1200 West Hillsborough Blvd. North Port
VICE PRESIDENT FL 34288

The initial directors shall serve until the first Annual Members' meeting. The Directors shall be elected as provided for in the Bylaws.

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Article VI. Registered Agent

The name and Florida street address of the registered agent is:

Name: Loretta Siugzda
Address: 1454 West Hillsborough Blvd
NORTH PORT
FL 34208

Article VII. Dissolution

On dissolution, the assets of the Association will be distributed to an appropriate public agency to be used for purposes similar to those for which the association was created. In the event such distribution is refused acceptance, such assets will be granted, conveyed, and assigned to any nonprofit corporation, association, trust, or other organization organized and operated for such similar purposes.

Article VIII. Incorporator

The name and address of the Incorporator is:

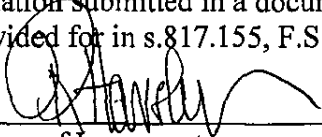
Name: Ronald Harley
Address: 1280 West Hillsborough Blvd
NORTH PORT
FL 34208

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Article IX. Indemnification

Every director and officer of the Association shall be indemnified by the Association against all expenses and liabilities, including attorneys' fees through all trial and appellate levels, reasonably incurred by or imposed upon him or her in connection with any proceeding, arbitration or settlement to which he or she may be a party, or in which he or she may become involved, by reason of being or having been a director or officer of the association, whether or not he or she is a director or officer at the time such expense is incurred, if he or she acted in good faith and in a manner he or she reasonably believed to be in, or not opposed to, the best interest of the Association. Notwithstanding the foregoing, in the event of a settlement, the indemnification provisions herein shall not be automatic and shall only apply if the board of directors approves such settlement. Notwithstanding anything contained herein to the contrary, in instances where the director or officer admits or is adjudged guilty of willful malfeasance in the performance of his or her duties, the indemnification provisions contained herein shall not apply. Otherwise, the foregoing right of indemnification shall be in addition to and not exclusive of any and all indemnification to which a director or officer may be entitled by common law or statute.

I submit this document and affirm that the facts stated herein are true. I am aware that any false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S.



Signature of Incorporator

3/22/12

Date

Having 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 of Registered Agent

3/22/12

Date

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