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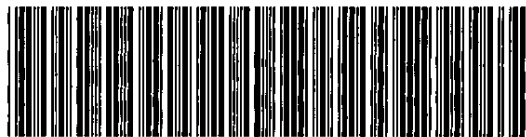
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LEWIS, BRACKIN, FLOWERS & JOHNSON

ATTORNEYS AT LAW
265 WEST MAIN STREET
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C.R. LEWIS (1915-1989)
STEVEN K. BRACKIN*
D. TAYLOR FLOWERS*
DANIEL F. JOHNSON**
HOLLY L. SAWYER***

REPLY TO:
P.O. BOX 1165
DOTHAN, ALABAMA 36302
(334) 792-5157
FAX (334) 671-0977

April 17, 2014

* Licensed in Alabama
** Licensed in Alabama and Tennessee
*** Licensed in Alabama and Florida

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

RE: *Homeowners Association of Arroya Cassa, Inc.*

Dear Sir or Madam:

Enclosed please find the following:

1. Original and one copy of Articles of Incorporation;
2. Original and one copy of Certificate Designating Place of Business of Domicile for the Service of Process within this State Naming Agent upon Whom Process May Be Served;
3. Our check no. 5904 in the amount of \$78.75 payable to the Florida Department of State;
3. A self-addressed postage prepaid envelope.

Should you have any questions, please do not hesitate to contact me.

Very truly yours,

LEWIS, BRACKIN, FLOWERS & JOHNSON


Holly L. Sawyer

HLS/smj
Enclosures



FLORIDA DEPARTMENT OF STATE
Division of Corporations

April 23, 2014

HOLLY L. SAWYER
P.O. BOX 1165
DOTHAN, AL 36302

SUBJECT: HOMEOWNERS ASSOCIATION OF ARROYA CASSA, INC.
Ref. Number: W14000025900

We have received your document for HOMEOWNERS ASSOCIATION OF ARROYA CASSA, INC. and your check(s) totaling \$78.75. However, the enclosed document has not been filed and is being returned for the following correction(s):

The Florida Statutes require an entity to designate a street address for its principal office address. A post office box is not acceptable for the principal office address. The entity may, however, designate a separate mailing address. The mailing address may be a post office box.

Please return the corrected original and one copy of your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 245-6052.

Valerie Herring
Regulatory Specialist II
New Filing Section

Letter Number: 314A00008726

ARTICLES OF INCORPORATION

FOR

HOMEOWNERS ASSOCIATION OF ARROYA CASSA, INC.

In compliance with the requirement of Chapter 617, Florida Statutes, the undersigned has this day voluntarily executed for the purpose of forming a corporation not for profit and does hereby certify:

ARTICLE I
NAME

The name of the corporation is Homeowners Association of Arroya Cassa, Inc. ("the Association").

ARTICLE II
PRINCIPAL OFFICE

The principal place of business and mailing address of the Association shall be: 234 S. Blue Heron Drive, Unit 3, Santa Rosa Beach, FL 32459.

ARTICLE III
REGISTERED AGENT

The street address of the initial registered office of the Association is 234 S. Blue Heron Drive, Unit 3, Santa Rosa Beach, FL 32459, and the name of its initial registered agent at such address is Kurt S. Kleinhuizen.

ARTICLE IV
PURPOSE AND POWERS OF THE ASSOCIATION

This Association does not contemplate pecuniary gain or profit to the members thereof, and the specific purposes for which it is formed are to provide for maintenance, preservation and architectural control of the lots and common area within the residential development known as Arroya Cassa as same becomes subject to the Declaration of Covenants, Conditions and Restrictions recorded in Book 238, Page 433 of the Official Records of Walton County, Florida, and to promote the welfare of the owners within the properties (as that term is defined in the Declaration) and to:

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(a) Exercise all of the powers and privileges and to perform all of the duties and obligations of the Association as set forth in that certain Declaration of Covenants, Conditions and Restrictions hereinafter called the "Declaration", applicable to the property and recorded in Book 238, Page 433 of the Official Records of Walton County, Florida, and as the same may be amended from time to time as therein provided;

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

(c) To sue or be sued;

(d) To enforce covenants, conditions or restrictions affecting any property to the extent authorized under the Declaration of Covenants, Conditions, Restrictions or Bylaws of the Homeowners Association of Arroya Cassa, Inc. as the same may be amended;

(e) To acquire by mortgage, pledge, deed, lease, transfer, dedicate for public use or otherwise dispose of real or personal property in connection with the affairs of the Association;

(f) Borrow money, mortgage, pledge, deed in trust, or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred;

(g) Not dedicate, sell or transfer all or any part of the Common Area between any public agency, authority, or utility for such purposes;

(h) Participate in mergers and consolidations with other nonprofit corporations organized for the same purposes or annex additional residential property and Common Area, according to the terms of the Declaration;

(i) To indemnify any officer or director or former director or officer of the Association, any person who may have served at its request as a director or officer of another corporation, whether for profit or not for profit, against expenses actually and necessarily incurred by him in connection

with the defense of any action, suit or proceeding in which he is made a party by reason of being or having been such director or officer, except in relation to matters as to which he shall be adjudged in such action, suit, or proceeding to be liable for negligence or misconduct in the performance of a duty; but such indemnification shall not be deemed exclusive of any other rights to which such director or officer may be entitled, under any Bylaws, agreement, vote of Board of Directors or members or otherwise;

(j) To have and to exercise any and all powers, rights and privileges which a corporation organized under the laws of the State of Florida by law may now or hereafter have or exercise.

ARTICLE V MEMBERSHIP

(a) The owner of each Lot subject to the Declaration of Covenants, Conditions and Restrictions shall be a member of the Association in accordance with the Declaration of Covenants, Conditions and Restrictions and shall be entitled to vote in accordance with the formulas set forth in the Declaration, except there shall be no votes for any Lot owned by the Association. The manner of exercising voting rights shall be determined by the Bylaws of the Association.

(b) Change of membership of the Association shall be established by recording in the Office of the Clerk of Court of Walton County, a deed or other instrument establishing record title to a Lot subject to the Declaration and written notice to the Association of such change and title. The owner designated by such instrument thereby becomes a member of the Association, and the membership of the prior owner is terminated.

(c) The share of a member in the funds and assets of the Association cannot be assigned, hypothecated, or transferred in any manner, except as an appurtenance of his Lot.

ARTICLE VI TERM

The existence of the corporation shall be perpetual unless the Association is terminated pursuant to the provisions of the Declaration of Covenants, Conditions and Restrictions.

ARTICLE VII
BYLAWS

The Bylaws of the Association shall be adopted by the Board of Directors and may be altered, amended, or rescinded in the manner provided by the Bylaws.

ARTICLE VIII
BOARD OF DIRECTORS

A. The affairs of this Association shall be managed by a Board of Directors of not less than three Directors. The number of Directors may be changed by amendment of the Bylaws of the Association. The names and addresses of the persons who are to act in the capacity of directors until the selection of their successors are:

<u>Name</u> Richard Guest	<u>Address</u> 234 S. Blue Heron Drive, Unit 2 Santa Rosa Beach, FL 32459
<u>Name</u> Alice R. Arnold	<u>Address</u> 234 S. Blue Heron Drive, Unit 4 Santa Rosa Beach, FL 32459
<u>Name</u> Kurt S. Kleinhuizen	<u>Address</u> 234 S. Blue Heron Drive, Unit 3 Santa Rosa Beach, FL 32459
<u>Name</u> Charles Clifton	<u>Address</u> 234 S. Blue Heron Drive, Unit 1 Santa Rosa Beach, FL 32459

B. To the fullest extent that the Florida Not for Profit Corporation Act, as it exists on the date hereof or as it may hereafter be amended, permits the limitation or elimination of the liability of directors, no director of the Association shall be personally liable to the Association or its Members for monetary damages for breach of duty of care or other duty as a director. No amendment to or repeal of this Article shall apply to or have any effect on the liability or alleged liability of any director of the Association for or with respect to any acts or omissions of such director occurring prior to such amendment or repeal.

C. The method of election and the term of office, removal, and filing of vacancy shall be set forth in the Bylaws.

ARTICLE IX OFFICERS

The names and addresses of the persons who are to serve as officers until the selection of their successors are:

<u>Name</u>	<u>Address</u>
Richard Guest President	234 S. Blue Heron Drive, Unit 2 Santa Rosa Beach, FL 32459

<u>Name</u>	<u>Address</u>
Alice R. Arnold Vice President	234 S. Blue Heron Drive, Unit 4 Santa Rosa Beach, FL 32459

<u>Name</u>	<u>Address</u>
Kurt S. Kleinhuizen Secretary/Treasurer	234 S. Blue Heron Drive, Unit 3 Santa Rosa Beach, FL 32459

ARTICLE X

The name and address of the incorporator is:

<u>Name</u>	<u>Address</u>
Richard Guest	234 S. Blue Heron Drive, Unit 2 Santa Rosa Beach, FL 32459

ARTICLE XI DISSOLUTION

The Association may be dissolved with assent given in writing and signed by not less than seventy-five (75%) percent of the membership of the Association (of each class of members of the Association). Upon dissolution of the Association, other than incident to a merger or consolidation, the assets of the Association shall be dedicated to the appropriate public agency to be used for purposes similar to those for which this Association was created. In the event that such dedication is refused acceptance, such assets shall be granted, conveyed and assigned to any nonprofit corporation, association, trust or other organization to be devoted to such similar purposes.

IN WITNESS WHEREOF, for the purpose of forming this corporation under the Laws of Florida, the undersigned, constituting the sole incorporator of this Association, affirms that the facts stated herein are true. The undersigned is aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in §817.155, F.S. The undersigned further understands the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of this corporation and every year thereafter to maintain "active" status.

Dated this 5 day of April, 2014.

Homeowners Association of Arroya Cassa, Inc.

By: 

Richard Guest
Its Incorporator

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

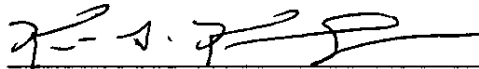
HOMEOWNERS ASSOCIATION ARROYA CASSA, INC.

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted:

That the Homeowners Association of Arroya Cassa, Inc., desiring to organize under the laws of the State of Florida with its principal office, as indicated in the Articles of Incorporation, has named Kurt S. Kleinhuizen, whose address is 234 S. Blue Heron Drive, Unit 3, Santa Rosa Beach, FL 32459 as its agent to accept service of process within this state.

ACKNOWLEDGMENT:

Having been named to accept service of process for the corporation named above, at the place designated in this certificate, I agree to act in that capacity and to comply with the provisions of all statutes relating to the complete performance of my duties including keeping open the registered office.



Kurt S. Kleinhuizen

*State of Florida
Walton County
April 12, 2014
Joan M. Ellis*



JOAN M. ELLIS
MY COMMISSION # EE 189046
EXPIRES: May 11, 2016
Bonded Thru Budget Notary Services

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