

15000000294

(Requestor's Name)

(Address)

(Address)

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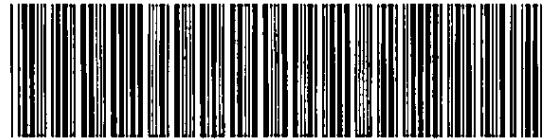
(Business Entity Name)

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S. YOUNG

COVER LETTER

TO: Amendment Section
Division of Corporations

NAME OF CORPORATION: MIDTOWN DORAL MASTER ASSOCIATION, INC.

DOCUMENT NUMBER: N15000000294

The enclosed *Articles of Amendment* and fee are submitted for filing.

Please return all correspondence concerning this matter to the following:

APRIL L. CROY

(Name of Contact Person)

ALBERT E. ACUÑA, P.A.

(Firm/ Company)

782 NW 42 AVE, SUITE 350

(Address)

MIAMI, FL 33126

(City/ State and Zip Code)

COLLECTIONS@AEAPALAW.COM

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

For further information concerning this matter, please call:

APRIL CROY

305

257-8328

at

(Name of Contact Person)

(Area Code)

(Daytime Telephone Number)

Enclosed is a check for the following amount made payable to the Florida Department of State:

☐ \$35 Filing Fee

☐ \$43.75 Filing Fee &
Certificate of Status

☒ \$43.75 Filing Fee &
Certified Copy
(Additional copy is
enclosed)

☐ \$52.50 Filing Fee
Certificate of Status
Certified Copy
(Additional Copy is
Enclosed)

Mailing Address

Amendment Section
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

Street Address

Amendment Section
Division of Corporations
The Centre of Tallahassee
2415 N. Monroe Street, Suite 810
Tallahassee, FL 32303

Articles of Amendment
to
Articles of Incorporation
of

MIDTOWN DORAL MASTER ASSOCIATION, INC.

(Name of Corporation as currently filed with the Florida Dept. of State)

N1500000294

(Document Number of Corporation (if known))

Pursuant to the provisions of section 617.1006, Florida Statutes, this *Florida Not For Profit Corporation* adopts the following amendment(s) to its Articles of Incorporation:

A. If amending name, enter the new name of the corporation:

_____ The new
name must be distinguishable and contain the word "corporation" or "incorporated" or the abbreviation "Corp." or "Inc."
"Company" or "Co." may not be used in the name.

B. Enter new principal office address, if applicable:

(Principal office address MUST BE A STREET ADDRESS)

C. Enter new mailing address, if applicable:

(Mailing address MAY BE A POST OFFICE BOX)

D. If amending the registered agent and/or registered office address in Florida, enter the name of the new registered agent and/or the new registered office address:

Name of New Registered Agent:

782 NW 42 AVENUE, SUITE 350

(Florida street address)

New Registered Office Address:

MIAMI

(City)

Florida 33126

(Zip Code)

New Registered Agent's Signature, if changing Registered Agent:

I hereby accept the appointment as registered agent. I am familiar with and accept the obligations of the position.

Signature of New Registered Agent, if changing

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If amending the Officers and/or Directors, enter the title and name of each officer/director being removed and title, name, and address of each Officer and/or Director being added:

(Attach additional sheets, if necessary)

Please note the officer/director title by the first letter of the office title:

P = President; V= Vice President; T= Treasurer; S= Secretary; D= Director; TR= Trustee; C = Chairman or Clerk; CEO = Chief Executive Officer; CFO = Chief Financial Officer. If an officer/director holds more than one title, list the first letter of each office held. President, Treasurer, Director would be PTD.

Changes should be noted in the following manner. Currently John Doe is listed as the PST and Mike Jones is listed as the V. There is a change, Mike Jones leaves the corporation, Sally Smith is named the V and S. These should be noted as John Doe, PT as a Change, Mike Jones, V as Remove, and Sally Smith, SV as an Add.

Example:

<input checked="" type="checkbox"/> Change	<u>PT</u>	<u>John Doe</u>
<input checked="" type="checkbox"/> Remove	<u>V</u>	<u>Mike Jones</u>
<input checked="" type="checkbox"/> Add	<u>SV</u>	<u>Sally Smith</u>

<u>Type of Action</u> (Check One)	<u>Title</u>	<u>Name</u>	<u>Address</u>
1) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____
2) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____
3) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____
4) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____
5) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____
6) <input type="checkbox"/> Change <input type="checkbox"/> Add <input type="checkbox"/> Remove	_____	_____	_____ _____ _____

E. If amending or adding additional Articles, enter change(s) here:

(attach additional sheets, if necessary). (Be specific)

- ☐ There are no members or members entitled to vote on the amendment(s). The amendment(s) was/were adopted by the board of directors.

Dated

October 23rd, 2020

Signature

(By the chairman or vice chairman of the board, president or other officer-if directors have not been selected, by an incorporator – if in the hands of a receiver, trustee, or other court appointed fiduciary by that fiduciary)

ALBERT E. ACUÑA

(Typed or printed name of person signing)

REGISTERED AGENT

(Title of person signing)

Prepared by:
Albert E. Acuña, P.A.
Albert E. Acuña, Esq.
782 N.W. 42nd Ave., Suite 343
Miami, FL 33126

CFN: 20200566691 BOOK 32130 PAGE 1583
DATE: 10/06/2020 11:00:09 AM
HARVEY RUVIN, CLERK OF COURT, MIA-DADE CTY

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**CERTIFICATE OF AMENDMENT
TO
THE ARTICLES OF INCORPORATION
OF
MIDTOWN DORAL MASTER ASSOCIATION, INC.**

WHEREAS, the Declaration of Condominium of Midtown Doral Master Association, Inc. (hereinafter the "Association") was duly recorded on April 28, 2016 in Official records Book 30055 at Page 1953-2091 of the public Records of Miami-Dade County, Florida; and

WHEREAS, the Association's Articles of Incorporation was attached to the Association's Declaration of Condominium as Exhibit "A";

WHEREAS, a duly called and convened meeting of the Association's membership was held on September 28, 2020, the amendment to the Association's Articles of Incorporation as set out in Exhibit "A" attached hereto and incorporated herein was duly approved by the requisite vote of the Membership of the Association.

NOW, THEREFORE, the undersigned hereby certifies that the amendment to the Association's Articles of Incorporation as set out in Exhibit "A" attached hereto and incorporated herein is a true copy of the amendment as approved by the requisite vote of the Membership of the Association.

WITNESS my signature hereto this 28 day of September 2020 at Miami-Dade County, Miami, Florida.


**MIDTOWN DORAL MASTER
ASSOCIATION, INC.**


Nancy Pastor, Director/President


William Lozano, Director/Secretary

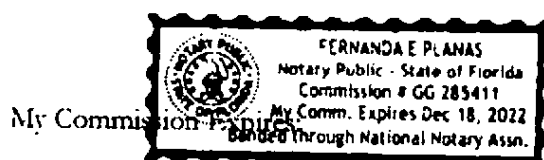
**STATE OF FLORIDA))
COUNTY OF MIAMI-DADE))**

Witnesses (as to both signatures)


Print Name:


Print Name:

The foregoing instrument was acknowledged before me this 28th day of September 2020 by means of physical appearance ☒ or online authorization ☐ by Nancy Pastor, as Director/President, and William Lozano, as Director/Secretary, of Midtown Doral Master Association, Inc., a Florida not-for-profit corporation, on behalf of the corporation who ☒ are personally known to me or ☐ produced identification in the following form: _____



NOTARY PUBLIC

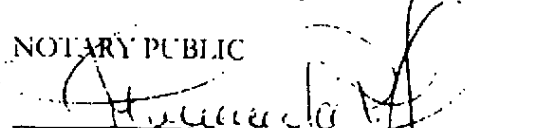

Print Name: Fernand E. Planas
State of Florida at Large (Seal)

EXHIBIT "A"**SECTION 6.3 OF THE ARTICLES OF INCORPORATION**

(Additions are indicated by underline. Deletions are indicated by strikeouts.)

- 6.3 Voting. The Association shall have two (2) classes of voting membership:
- Class A Member shall also be referred to as a "Voting Member(s)" and shall be all those Owners including Condominium Unit Owners, as defined in Section 6.1, with the exception of the "Declarant" (as long as the Class B Membership shall exist, and thereafter, the Declarant shall be a Class A Member to the extent it would otherwise qualify). Each Lot shall have the following number of votes: ~~(and all Members, by virtue of ownership of a Lot shall, in the aggregate cast the number of votes attributable to the Lot by which they derive their membership)~~
- a) Each Condominium Unit within a ~~Residential~~ Condominium Lot submitted to the Properties shall have a total of 1 Vote ~~(and as to a Residential Lot then submitted to the the Properties but which is not a Condominium Lot (i.e., an apartment building), each dwelling unit within a such Residential Lot submitted to the Properties shall have a total of 1 Vote the number of votes equal to the aggregate of all individual dwelling units contained within therein), and~~
 - b) Each Commercial Lot (including, without limitation, the Club) then submitted to the Properties shall have a total of 2 votes per 100 square feet included within such Commercial Lot (provided however that no votes shall be cast or otherwise allowed for any portion of a Commercial Lot which is less than 100 square feet).

~~Notwithstanding the foregoing, Class A Members who are also members of a Condominium Lot shall only vote through a Voting Member and said Class A Members shall be entitled to elect amongst themselves, respectively, one Voting Member for each such respective Condominium Lot, each such Voting Member to have and cast the number of votes equal to the aggregate of the votes entitles to be cast by the Unit Owners within the applicable Condominium Parcel. The first election of such Voting Member for a particular Condominium Lot shall be conducted at or immediately following the meeting at which control of such Neighborhood Association for the Condominium Parcel is turned over to its members other than the developer/declarant (i.e., at which the non-developer/declarant members elect a majority of the board of directors) and prior to such time, the Voting Member for the members within the Neighborhood Association. At such time, and at all times thereafter, the Neighborhood Association shall elect its Voting Member in the same manner as it elects its board of directors, subject to the same rules as those applicable to its directors as to the term of office, removal, replacement and other matters. In the event that the members of a Neighborhood Association do not elect a Voting Member, the President of such association shall perform the duties of the Voting Member.~~

Class B Member. The Class B Voting Member shall be the Declarant, or a representative thereof, who shall have and cast one (1) vote in all Association matters, plus two (2) votes for each vote which may be cast, in the aggregate, by the Class A Members and/or Voting Members. Such Class B Voting Member may be removed and replaced by a Declarant in its sole direction. The Class B membership shall cease and terminate at such time as the Declarant elects, but in no event later than the time period set forth in Section 6.5 below.

All votes shall be exercised or cast in the manner provided by the Master Covenants and By-Laws.