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**FLORIDA PROFIT/NON PROFIT CORPORATION
HORSE PARK LANE OWNERS ASSOCIATION, INC.**

Certificate of Status	0
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**ARTICLES OF INCORPORATION
OF
HORSE PARK LANE OWNERS ASSOCIATION, INC.**

**ARTICLE ONE
NAME**

The name of the corporation is Horse Park Lane Owners Association, Inc.

**ARTICLE TWO
DURATION**

The corporation shall have perpetual duration.

**ARTICLE THREE
PURPOSES AND POWERS**

1. The corporation does not contemplate pecuniary gain or profit, direct or indirect, to its members. In way of explanation and not of limitation, the purposes for which it is formed are:

A. To be and constitute the Association to which reference is made in the Declaration of Covenants for HORSE PARK LANE (hereinafter "Covenants"), as recorded in the Public Records of Marion County, Florida, establishing the shared maintenance of a private easements and other obligations of Lot owners within HORSE PARK LANE. To perform all obligations and duties of the Association and to exercise all rights and powers of the Association, as specified in the Covenants, in the Bylaws, and as provided by law.

B. To provide an entity for the furtherance of the interests of the owners of Lots in the development known as HORSE PARK LANE, as recorded in the "BCC Easements Book" of the Public Records of Marion County, FL (the "Lots").

2. In furtherance of its purpose, the corporation shall have the following powers, which, unless indicated otherwise by the Covenants or Bylaws, may be exercised by the Board of Directors:

A. All of the powers conferred upon corporations not for profit by common law and the statutes of the State of Florida in effect from time to time.

B. All of the powers necessary or desirable to perform the obligations and duties and to exercise the rights and powers set out in these Articles, the Bylaws, or the Declaration of Covenants, including without limitation, the following:

- (1) To fix and to collect assessments or other charges to be levied against the Lots;
- (2) To manage, control, operate, maintain, repair, and improve the common easements established for use and benefit of the Lot owners and any facilities or property subsequently acquired by the corporation, or any property owned by another, for which the

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corporation by rule, regulation, Covenants, or contract has a right or duty to provide such services;

(3) To enforce the Covenants affecting the Lots to the extent the Association may be authorized to do so under the Covenants, these Articles, the Bylaws, and rules and regulations.

(4) To engage in activities which will actively foster, promote, and advance the common interests of all Owners of the Lots;

(5) To buy or otherwise acquire, sell, or otherwise dispose of, mortgage or otherwise encumber, exchange, lease, hold, use, operate, and otherwise deal in and with real, personal, and mixed property of all kinds and any right or interest therein for any purpose of the corporation, including the ability to make capital improvements over and above items of necessary maintenance, repair, and replacement of existing improvements;

(6) To borrow money for any purpose, subject to limitations contained in the Bylaws, including the ability to make capital improvements over and above items of necessary maintenance, repair, and replacement of existing improvements;

(7) To enter into, make, perform, or enforce contracts of every kind and description; and to do all other acts necessary, appropriate, or advisable in carrying out any purpose of the Association with or in association with any corporation or other entity or agency, public or private;

(8) To adopt the initial Bylaws of the corporation as may be necessary or desirable for the proper management of the affairs of the Association; provided, however, that such Bylaws may not be inconsistent with or contrary to any provision of the Covenants;

(9) To provide any and all supplemental municipal services as may be necessary or proper.

3. The foregoing enumeration of purposes and powers shall not limit or restrict in any manner the exercise of other and further rights and powers which may now or hereafter be allowed or permitted by law; and the powers specified in each of the sub-paragraphs of this Article Three are independent powers, not to be restricted by reference to or inference from the terms of any other sub-paragraph or provision of this Article Three.

ARTICLE FOUR MEMBERSHIP

1. The corporation shall be a membership corporation without certificates or shares of stock.

2. The corporation shall have one class of membership, being those owners of Lots as defined in the Covenants. The owner or owners of each Lot within the development known as HORSE PARK LANE shall be entitled to one vote for each said Lot.

ARTICLE FIVE BOARD OF DIRECTORS

1. The business and affairs of the corporation shall be conducted, managed, and controlled by a Board of Directors. The Board shall consist of not less than three, nor more than seven members; the specific number to be set from time to time as provided in the Bylaws.

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Election of the first Board of Directors shall be by meeting of owners of Lots to be held within thirty (30) days following incorporation.

2. At the first annual meeting of the membership, and at each annual meeting of the membership thereafter, all directors shall be elected. The Board may delegate such operating authority to such companies, individuals, or committees as it, in its discretion, may determine.

ARTICLE SIX AMENDMENTS

1. These Articles may be amended as provided by Section 617.1002, Florida Statutes, provided no amendment shall be in conflict with the Covenants and provided further no amendment shall be effective to impair or dilute any rights of members that are governed by such Covenants.

2. The Bylaws may be amended by the members of the Association at any meeting duly called for the purpose, by the affirmative vote of a majority of all members of the Association in attendance.

ARTICLE SEVEN REGISTERED AGENT and OFFICE

The registered agent has signed these Articles of Incorporation to indicate his acceptance and agreement to act in this capacity as contemplated by § 617.0501, Florida Statutes.

ACCEPTANCE

I HEREBY ACCEPT the appointment as Registered Agent of HORSE PARK LANE OWNERS ASSOCIATION, INC. and agree to act in that capacity.


Thomas K. Equels, Registered Agent

The office address of the registered agent is: 11900 South Hwy 475, Ocala, FL 34480-6502.

ARTICLE EIGHT INCORPORATOR

The name and address of the incorporator of the corporation is as follows: Thomas K. Equels, 11900 South Hwy 475, Ocala, FL 34480-6502.

ARTICLE NINE PRINCIPAL OFFICE

The corporation's principal office is located at 11900 South Hwy 475, Ocala, FL 34480-6502, and the corporation's mailing address is 11900 South Hwy 475, Ocala, FL 34480-6502 .

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The foregoing Articles of Incorporation of HORSE PARK LANE OWNERS ASSOCIATION, INC.
have been duly adopted by the Incorporator on the 21st day of Sept., 2017.

INCORPORATOR

By: 

Thomas K. Equels

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