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FLORIDA PROFIT/NON PROFIT CORPORATION

Lupin Beach Homeowners' Association, Inc.

Certificate of Status	0
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ARTICLES OF INCORPORATION
OF
LUPIN BEACH HOMEOWNERS' ASSOCIATION, INC.
A Florida corporation not for profit

The undersigned incorporator, Tess Howard, a natural person competent to contract, hereby presents these Articles of Incorporation as the Articles of Incorporation of Lupin Beach Homeowners' Association, Inc. (the "Articles") for formation of a corporation not for profit under the provisions of Chapter 617, *Florida Statutes*.

ARTICLE I – NAME AND PRINCIPAL OFFICE

The name of the not for profit corporation is Lupin Beach Homeowners' Association, Inc. (the "Association"), and the initial principal office and mailing address of the Association is 9581 East County Highway 30A, Alys Beach, Florida 32461.

ARTICLE II – CORPORATE PURPOSE

The Association does not contemplate pecuniary gain or profit to the members thereof, and specific purposes for which it is formed are to carry out its obligations and duties pursuant to the terms of the Declaration of Master Covenants, Conditions and Restrictions for Lupin Beach, recorded or to be recorded in Walton County, Florida, as amended from time to time (the "Declaration"), including, but not limited to, owning, operating and maintaining various common areas and community improvements; exercising all rights and power of the Association, as set forth in the Declaration, these Articles and the Bylaws; executing, performing, administering and enforcing all of the terms and conditions of the Declaration; and performing those functions reserved by the Association in the Declaration.

ARTICLE IV – MEMBERSHIP

The qualification of members and the manner of their admission shall be as regulated by the Declaration and the Bylaws.

ARTICLE V – TERM OF EXISTENCE

The term of existence of the Association shall be perpetual until terminated pursuant to these Articles, the Bylaws of the Association, and applicable law.

ARTICLE VI – INCORPORATOR

The name of the incorporator is Tess Howard, whose address is 9581 East County Highway 30A, Alys Beach, Florida 32461.

ARTICLE VII – OFFICERS

The Association shall have such officers consisting of a President, Vice President, Secretary, Treasurer, and such other officers as the Board of Directors of the Association shall in its discretion determine necessary or appropriate for accomplishing the objectives of the Association. The officers shall be elected by the Board of Directors at the annual meeting of the Board of Directors or as otherwise provided in the Association's Bylaws.

The names of the officers who are to manage all affairs of the Association until the next election are:

President:	Tess Howard
Vice President:	Shane Campbell
Secretary:	Claire Wright
Treasurer:	Claire Wright

ARTICLE VIII – BOARD OF DIRECTORS

The affairs of the Association shall be managed by a Board of Directors. The directors shall be elected, removed and/or reelected as provided in the Bylaws of the Association. The Association shall initially have three (3) directors. The number of directors may be either increased or diminished from time to time as provided in the Bylaws of the Association, but there shall never be less than three (3) directors. The names and addresses of the initial directors of the Association are as follows:

Tess Howard:	9581 East County Highway 30A, Alys Beach, Florida 32461
Shane Campbell:	9581 East County Highway 30A, Alys Beach, Florida 32461
Claire Wright:	9581 East County Highway 30A, Alys Beach, Florida 32461

ARTICLE IX – AMENDMENT

The Association reserves the right to amend or repeal any provisions contained in these Articles or any amendment to them and all rights and privileges conferred upon the Board of Directors and officers of the Association are subject to this reservation.

ARTICLE X – BYLAWS

The Bylaws of the Association are to be made, altered, amended, or repealed by the affirmative vote of two-thirds of all directors then in office at a regular or special meeting of the Board of Directors called for that purpose.

ARTICLE XI – DISTRIBUTION ON DISSOLUTION

No director or officer of the Association, nor any private individual, shall be entitled to share in the distribution of any of the corporate assets on dissolution of the Association.

ARTICLE XII – REGISTERED OFFICE AND AGENT

The address of the registered office of the Association is 1201 Hays Street, Tallahassee, Florida 32301, and the name of the registered agent at that address is Corporation Service Company.

ARTICLE XIII – EFFECTIVE DATE

The effective date of these Articles shall be the date these Articles are filed with the Florida Department of State.

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The undersigned incorporator has executed these Articles on the date set forth below.

INCORPORATOR:

Signature of Inc.

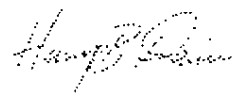
TESS HOWARD

Date: 5/12/2022

REGISTERED AGENT ACCEPTANCE

I do hereby accept the foregoing designation as registered agent of Lupin Beach Homeowners' Association, Inc. Further, I am familiar with and accept the duties and obligations of such designation.

CORPORATION SERVICE COMPANY

By: 
Name: _____
Title: Harry B Davis
Date: Asst VP
5/12/22

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