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FLORIDA PROFIT/NON PROFIT CORPORATION  
Affordable Housing Resources of Northeast Florida, I

Certificate of Status	0
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Page Count	08
Estimated Charge	\$70.00

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**ARTICLES OF INCORPORATION  
OF  
AFFORDABLE HOUSING RESOURCES OF NORTHEAST FLORIDA, INC.  
(A NOT-FOR-PROFIT CORPORATION)**

**ARTICLE I  
NAME**

The name of this corporation is Affordable Housing Resources of Northeast Florida, Inc. (the "*Corporation*")

**ARTICLE II  
PRINCIPAL OFFICE AND MAILING ADDRESS**

The principal office and the mailing address of the Corporation shall be located at 2404 Hubbard Street, Jacksonville, Florida 32206.

**ARTICLE III  
PURPOSES**

The Corporation is organized and shall be operated exclusively for charitable and educational purposes consistent with an organization described in Section 501(c)(3) of the Internal Revenue Code of 1986, as amended, (the "*Code*"), and the Treasury Regulations issued thereunder, or the corresponding provisions of any future United States Internal Revenue Law, and that are described in Sections 170(c), 2055(a), and 2522(a) of the Code. More specifically, the Corporation is organized to provide financial assistance and support to Habitat for Humanity of Jacksonville, Inc., a Florida not-for-profit corporation (the "*Supported Organization*"), which is an exempt organization under Section 501(c)(3) of the Code, and is an organization described in Section 509(a)(1) of the Code. The Corporation shall therefore operate for the benefit of, perform the functions of, or carry out the purposes of, the Supported Organization, and is intended to be a supporting organization within the meaning of Section 509(a)(3) of the Code for the Supported Organization.

Notwithstanding the foregoing, and consistent with Section 1.509(a)-4(b)(2) of the Treasury Regulations, the Corporation may also, by subsequent action of the Corporation hereunder, operate for the benefit of additional organizations described in Section 509(a)(2) of the Code in the class of such organizations having the same or substantially similar charitable purposes as the Supported Organization, in which case the foregoing paragraph (Article III) shall operate for the benefit of any such additional organization as if it were also the Supported Organization.

**ARTICLE IV  
POWERS**

The Corporation shall have the general power to do all lawful acts, as conferred upon corporations not-for-profit by Section 617.0302, Florida Statutes, including all those things necessary or expedient to carry out the purposes and responsibilities of the Corporation.

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Notwithstanding the generality of the foregoing, the powers of the Corporation shall be subject to the following limitations and restrictions:

(a) The Corporation shall have no power to do any act inconsistent with the provisions of Sections 501(c)(3) and 170(c)(2) of the Code, or the corresponding provisions of any future United States Internal Revenue Laws and the Corporation shall not carry on any other activities not permitted to be carried on by (i) a corporation exempt from Federal Income Tax under Section 501(c)(3) of the Code, or the corresponding provision of any future United States Internal Revenue Law, or (ii) a corporation, contributions to which are deductible under Section 170(c)(2) of the Code, or any other corresponding provision of any future United States Internal Revenue Law.

(b) No part of the income, profit or assets of the Corporation shall inure to the benefit of, or be distributable to, directly or indirectly, its directors, officers, or other private persons; provided however, that the Corporation shall be authorized and empowered to pay reasonable compensation for services rendered and to make payments and distributions in furtherance of the purposes set forth in Article III of these Articles of Incorporation; and

(c) No substantial part of the activities of the Corporation shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of any candidate for public office.

#### ARTICLE V MEMBERS

This Corporation shall have no members.

#### ARTICLE VI BOARD OF DIRECTORS

(a) All corporate powers shall be exercised under the authority of the Corporation, and the affairs of the Corporation shall be managed under the direction of the Board of Directors, except as otherwise provided by law or in these Articles of Incorporation or the Bylaws of the Corporation.

(b) The Corporation shall have five (5) directors as of the filing of these Articles of Incorporation. The number of directors may be increased or decreased from time to time according to the Bylaws, but shall never be fewer than three (3) or more than twenty-one (21). The election and succession of members of the Board of Directors shall be in such manner as provided in the Bylaws.

(c) As further set forth in the Bylaws, a majority of the members of the Board of Directors shall at all times be those directors appointed or elected by the Supported Organization.

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(d) The names and addresses of the initial members of the Board of Directors are as follows:

NAME	ADDRESS
Robert Dilts	2404 Hubbard Street Jacksonville, FL 32206
James Branch	2404 Hubbard Street Jacksonville, FL 32206
Christopher Folds	2404 Hubbard Street Jacksonville, FL 32206
Michael Kearney	2404 Hubbard Street Jacksonville, FL 32206
Monte Walker	2404 Hubbard Street Jacksonville, FL 32206

#### ARTICLE VII OFFICERS

(a) The officers of the Corporation shall be a President, a Vice President, a Secretary and a Treasurer, and such other officers as may be provided by the Bylaws.

(b) The officers shall be elected by a majority vote of the members of the Board of Directors at their annual meeting or at such other times as provided in the Bylaws.

(c) The names of the initial officers of the Corporation are as follows:

Robert Dilts	President
James Branch	Vice President
Christopher Folds	Secretary
Michael Kearney	Treasurer

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**ARTICLE VIII**  
**INITIAL REGISTERED OFFICE AND AGENT**

The street address of the initial registered office of the Corporation is 2404 Hubbard Street, Jacksonville, Florida 32206; the name of the initial registered agent of the Corporation at that address is Robert Dilts.

**ARTICLE IX**  
**INCORPORATOR**

The name and address of the subscriber to these Articles of Incorporation are Robert Dilts, 2404 Hubbard Street, Jacksonville, Florida 32206.

**ARTICLE X**  
**DURATION AND COMMENCEMENT**

The Corporation shall exist perpetually. Corporate existence shall commence on the date these Articles of Incorporation are executed, except that if they are not filed by the Department of State of the State of Florida within five (5) business days thereafter, corporate existence shall commence upon filing by the Department of State.

**ARTICLE XI**  
**BYLAWS**

(a) The Board of Directors, by majority vote, may provide such Bylaws for the conduct of the business of the Corporation and the carrying out of its purposes as they may deem necessary from time to time, including, but not limited to, provisions for the quorum and voting requirements for meetings and activities of the Board of Directors; provided, however, that such Bylaws shall not conflict with any of the provisions of these Articles of Incorporation.

(b) Upon proper notice, the Bylaws may be amended, altered or repealed by the majority vote of members of the Board of Directors at any regular meeting, or at a special meeting for such purpose, provided that any change in the Bylaws shall not conflict with any of the provisions of these Articles of Incorporation.

**ARTICLE XII**  
**AMENDMENTS**

Upon proper notice, these Articles of Incorporation may be amended, altered, changed or repealed by majority vote of the members of the Board of Directors. All power and authority conferred hereby upon officers and the Board of Directors of the Corporation are granted subject to the further amendment of these Articles of Incorporation.

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### ARTICLE XIII CORPORATE LIQUIDATION AND DISSOLUTION

No person, firm or corporation other than the Supported Organization shall ever receive any dividends or profits from the undertaking of the Corporation, and upon dissolution, the assets of the Corporation, after all debts and liabilities are paid, shall be distributed:

(a) to the Supported Organization, or one or more organizations qualified under Section 501(c)(3) of the Code, or the corresponding provision of any future United States Internal Revenue Law, that have purposes the same or substantially similar to the charitable purposes of the Supported Organization, subject to Article III hereof;

(b) to the federal government or a state or local government, for public purposes similar to the charitable purposes of the Supported Organization consistent with Section 501(c)(3) of the Code, or the corresponding provision of any future United States Internal Revenue Law, and in accordance with the laws of the State of Florida;

(c) upon order of a court of competent jurisdiction, to another organization to be used in such manner as in the judgment of the court will best accomplish the charitable purposes of the Supported Organization; or

(d) to some combination of the foregoing, all as subject to Article III hereof.

### ARTICLE XIV LIMITATIONS ON CORPORATE POWER

Should the Corporation at any time be considered a "*Private Foundation*" under Section 509(a) of the Code, or the corresponding provision of any future United States Internal Revenue Law, the following limitations will apply:

(a) The Corporation will distribute its income for each tax year at such time and in such manner so that it will not become subject to the tax on undistributed income imposed by Section 4942 of the Code, or the corresponding provision of any future United States Internal Revenue Law;

(b) The Corporation will not engage in any act of self-dealing as defined in Section 4941(d) of the Code, or the corresponding provision of any future United States Internal Revenue Law;

(c) The Corporation will not retain any excess business holdings as defined in Section 4943(e) of the Code, or the corresponding provision of any future United States Internal Revenue Law;

(d) The Corporation will not make any investments in a manner that would subject it to tax under Section 4944 of the Code, or the corresponding provision of any future

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United States Internal Revenue Law; and

(c) The Corporation will not make any taxable expenditures as defined in Section 4945(d) of the Code, or the corresponding provision of any future United States Internal Revenue Law.

#### ARTICLE XV INDEMNIFICATION

The Corporation shall indemnify officers and directors, and with approval of the Board of Directors may indemnify employees and agents, to the full extent permitted by the Florida Not-For-Profit Corporation Act, provided, however that no such indemnification shall be permitted if such indemnification would violate the purposes of the Corporation as specified in Article III of these Articles of Incorporation or would be inconsistent with the provisions of Section 501(c)(3) and Section 170(c)(2) of the Code, or corresponding provisions of any future United States Internal Revenue Laws.

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IN WITNESS WHEREOF, I, the undersigned Incorporator, has made, signed and hereby acknowledge these Articles of Incorporation this 24th day of March, 2023, for the purpose of incorporating as a corporation not-for-profit under the laws of the State of Florida.

DocuSigned by:

Robert Dilts

Robert Dilts, Incorporator

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

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted, in compliance with the Act:

That Affordable Housing Resources of Northeast Florida, Inc., desiring to incorporate under the laws of the State of Florida with its principal office at the location indicated in the Certificate of Incorporation, in Duval County, Florida, has named Robert Dilts, located at 2404 Hubbard Street, Jacksonville, Florida 32206.

**ACKNOWLEDGMENT BY REGISTERED AGENT:**

Having been named to accept service of process for the Corporation at the place designated in this Certificate, I hereby accept to act in this capacity and agree to comply with the provision of the Act relative to keeping open such office

Date: March 24, 2023

DocuSigned by:

*Robert Dilts*

Robert Dilts, Incorporator

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