

**Electronic Articles of Incorporation  
For**

N23000011298  
FILED  
September 18, 2023  
Sec. Of State  
klovelace

2900 SOUTH DELANEY STREET PROPERTY OWNERS ASSOCIATION,  
INC.

The undersigned incorporator, for the purpose of forming a Florida not-for-profit corporation, hereby adopts the following Articles of Incorporation:

**Article I**

The name of the corporation is:

2900 SOUTH DELANEY STREET PROPERTY OWNERS ASSOCIATION,  
INC.

**Article II**

The principal place of business address:

1921 MAGUIRE ROAD  
SUITE 104  
WINDERMERE, FL. 34786

The mailing address of the corporation is:

1921 MAGUIRE ROAD  
SUITE 104  
WINDERMERE, FL. 34786

**Article III**

The specific purpose for which this corporation is organized is:

THE PURPOSE FOR WHICH THE ASSOCIATION IS ORGANIZED IS TO  
PROVIDE AN ENTITY FOR THE MAINTENANCE AND PRESERVATION OF  
THE UNITS, LOTS, COMMON AREAS, AND SUCH OTHER AREAS  
LOCATED WITHIN 2900 SOUTH DELANEY STREET CONDOMINIUM.

**Article IV**

The manner in which directors are elected or appointed is:

AS PROVIDED FOR IN THE BYLAWS.

**Article V**

The name and Florida street address of the registered agent is:

PHILIP LOGAS  
1525 INTERNATIONAL PARKWAY  
SUITE 4021  
LAKE MARY, FL. 32746

I certify that I am familiar with and accept the responsibilities of  
registered agent.

Registered Agent Signature: PHILIP LOGAS

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## **Article VI**

The name and address of the incorporator is:

STEVE HEALY  
1921 MAGUIRE ROAD  
SUITE 104  
WINDERMERE, FL 34786

Electronic Signature of Incorporator: STEVE HEALY

I am the incorporator submitting these Articles of Incorporation and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand 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.

## **Article VII**

The initial officer(s) and/or director(s) of the corporation is/are:

Title: PD  
MATTHEW TOMASZEWSKI  
1921 MAGUIRE ROAD, SUITE 104  
WINDERMERE, FL. 34786

Title: TSD  
LINDSEY TOMASZEWSKI  
1921 MAGUIRE ROAD, SUITE 104  
WINDERMERE, FL. 34786

Title: D  
STEVE HEALY  
1921 MAGUIRE ROAD, SUITE 104  
WINDERMERE, FL. 34786