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FLORIDA PROFIT/NON PROFIT CORPORATION

Casa Breeze Condominium Association, Inc.

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**ARTICLES OF INCORPORATION  
CASA BREEZE CONDOMINIUM ASSOCIATION, INC.**

The undersigned incorporator, forms this corporation not for profit pursuant to the laws of the State of Florida, and adopts the following articles of incorporation:

**ARTICLE 1. NAME.** The name of this corporation is CASA BREEZE CONDOMINIUM ASSOCIATION, INC. For convenience, the corporation shall be referred to in this instrument as the "Association," these articles of incorporation as the "Articles," and the bylaws of the Association as the "Bylaws."

**ARTICLE 2. TERM OF EXISTENCE.** The Association shall have perpetual existence.

**ARTICLE 3. PURPOSE.** This Association is organized for the purpose of providing an entity under the Florida Condominium Act (the "Act") for the operation of a condominium located in Walton County, Florida and known as Casa Breeze, a Condominium (the "Condominium"), created pursuant to the Declaration of Condominium (the "Declaration").

**ARTICLE 4. MEMBERS.** The qualification of members shall be contained in the Bylaws.

**ARTICLE 5. INITIAL PRINCIPAL OFFICE AND REGISTERED AGENT.** The street address of the initial principal office, registered office, and mailing address of this corporation is 1740 S. County Highway 393, Unit #C2, Santa Rosa Beach, Florida 32459. The name of the initial registered agent is Clark, Partington, Hart, Larry, Bond & Stackhouse, P.A. located at 4100 Legendary Drive, Suite 200, Destin, FL 32541.

**ARTICLE 6. BOARD OF ADMINISTRATION.** The day-to-day affairs of the corporation shall be managed by the Board of Administration and the manner in which the members of the Board of Administration shall be elected or appointed shall be contained in the Bylaws. The number of persons constituting the first board of administration shall be three and their names and addresses are:

Kenny Smith, President, 1740 S. County Highway 393, Unit #C2, Santa Rosa Beach, Florida 32459.

Katie Jepsky, Secretary/Treasurer, 1740 S. County Highway 393, Unit #C2, Santa Rosa Beach, Florida 32459.

Luke Andrews, Vice President, 1740 S. County Highway 393, Unit #C2, Santa Rosa Beach, Florida 32459.

**ARTICLE 7. INCORPORATOR.** The incorporator is Clark, Partington, Hart, Larry, Bond & Stackhouse, P.A., 4100 Legendary Drive, Suite 200, Destin, Florida 32541.

IN WITNESS WHEREOF, the undersigned incorporator has executed these Articles of Incorporation on this 1<sup>st</sup> day of November, 2023.

Clark, Partington, Hart, Larry, Bond & Stackhouse,  
P.A.,

By: 

Scott M. Campbell, Vice President

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ACCEPTANCE OF REGISTERED AGENT

Having been named as Registered Agent to accept service of process for Casa Breeze Condominium Association, Inc. at the place designated in these Articles, I agree to act in this capacity. I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

**Clark, Partington, Hart, Larry, Bond & Stackhouse, P.A.**

By:   
Scott M. Campbell, Vice-President  
Date: 11-1-23

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