

# **Electronic Articles of Incorporation For**

**N24000012984  
FILED  
November 06, 2024  
Sec. Of State  
mkanderson**

SPEEDWAY COMMERCE PARK 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:

SPEEDWAY COMMERCE PARK PROPERTY OWNERS' ASSOCIATION,  
INC.

## **Article II**

The principal place of business address:

300 SEVILLA AVENUE  
SUITE 300  
CORAL GABLES, FL. 33134

The mailing address of the corporation is:

300 SEVILLA AVENUE  
SUITE 300  
CORAL GABLES, FL. 33134

## **Article III**

The specific purpose for which this corporation is organized is:

TO OPERATE AS A COPORATION NOT-FOR-PROFIT. ENFORCE &  
EXERCISE THE DUTIES OF THE ASSOC AS PROVIDED IN THE  
DECLARATION. PROMOTE THE HEALTH SAFETY WELFARE COMFORT  
SOCIAL ECONOMIC BENEFIT OF MEMBERS ASSOC

## **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:

RONIT CANET  
300 SEVILLA AVENUE  
SUITE 300  
CORAL GABLES, FL. 33134

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

Registered Agent Signature: RONIT CANET

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## **Article VI**

The name and address of the incorporator is:

JAMES EAGLETON  
300 SEVILLA AVENUE  
SUITE 300  
CORAL GABLES, FL 33134

Electronic Signature of Incorporator: JAMES EAGLETON

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: P  
GUY KATHE  
300 SEVILLA AVE., SUITE 300  
CORAL GABLES, FL. 33134

Title: VP  
RONIT CANET  
300 SEVILLA AVE., SUITE 300  
CORAL GABLES, FL. 33134

Title: SEC  
JAMES EAGLETON  
300 SEVILLA AVE., SUITE 300  
CORAL GABLES, FL. 33134

## **Article VIII**

The effective date for this corporation shall be:

11/06/2024