

Electronic Articles of Incorporation For

N25000000352
FILED
January 07, 2025
Sec. Of State
tscott

BISCAYNE TOWNHOMES AT DAVIS ISLANDS, 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:

BISCAYNE TOWNHOMES AT DAVIS ISLANDS, INC.

Article II

The principal place of business address:

11849 S US HWY 41
GIBSONTON, FL. US 33534

The mailing address of the corporation is:

11849 S US HWY 41
GIBSONTON, FL. US 33534

Article III

The specific purpose for which this corporation is organized is:

TO OPERATE AS A CORPORATION NOT-FOR-PROFIT AND AS A
HOMEOWNERS' ASSOCIATION ORGANIZED UNDER THE LAW OF THE
STATE OF FLORIDA.

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:

APPLETON REISS, PLLC
215 N. HOWARD AVENUE
SUITE 200
TAMPA, FL. 33606

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

Registered Agent Signature: NICKI F. ASMER

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Article VI

The name and address of the incorporator is:

SALVATORE VENTIMIGLIA
11849 S US HWY 41

GIBSONTON, FL 33534

Electronic Signature of Incorporator: SALVATORE VENTIMIGLIA

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
SALVATORE VENTIMIGLIA
11849 S US HWY 41
GIBSONTON, FL. 33534 US

Title: T
SHAWN SEILER
11849 S US HWY 41
GIBSONTON, FL. 33534 US

Title: S
BRIAN ROBINSON
11849 S US HWY 41
GIBSONTON, FL. 33534 US

Article VIII

The effective date for this corporation shall be:

01/07/2025