

CORPORATION INFORMATION
SERVICES, INC.
1201 HAYS STREET
TALLAHASSEE, FL 32314
904-222-9171
904-222-0191

N95000000083

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95 JAN -6 AM 10:31
DIVISION OF REGISTRATION
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

MAIL TO:
P.O. Box 5820
TALLAHASSEE, FL 32314

ACCOUNT NO. : 072100000032

REFERENCE : 521483 5801A

AUTHORIZATION :

COST LIMIT : 9 PREPAID

ORDER DATE : January 6, 1995

ORDER TIME : 9:52 AM

ORDER NO. : 521483

CUSTOMER NO: 5801A

CUSTOMER: Peter J. Gravina, Esq
PAVESE GARNER HAVERFIELD
DALTON HARRISON & JENSEN

1833 Hendry Street
Fort Myers, FL 33901

500001372099
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FILED
95 JAN -6 AM 7:51
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

DOMESTIC FILING

N95000000083

NAME: THE HERON COACH HOUSE VILLAS
CONDOMINIUM ASSOCIATION, INC.

XXXX ARTICLES OF INCORPORATION
 CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XXXXX CERTIFIED COPY
 PLAIN STAMPED COPY
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Debbie Skipper

EXAMINER S INITIALS:

2095-399

DM
1-9-95
02/A



FLORIDA DEPARTMENT OF STATE
Sandra B. Mortham
Secretary of State

95 JAN - 17 10 17
CIVIL SERVICE

January 6, 1995

CIS
1201 HAYS ST.
TALLAHASSEE, FL

SUBJECT: THE HERON COACH HOUSE VILLAS CONDOMINIUM
ASSOCIATION, INC.
Ref. Number: W95000000399

We have received your document for THE HERON COACH HOUSE VILLAS CONDOMINIUM ASSOCIATION, INC. and your check(s) totaling \$122.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

According to section 607.0202(1)(b) or 617.0202(1)(b), Florida Statutes, you must list the corporation's principal office, and if different, a mailing address in the document. If the principal address and the registered office address are the same, please indicate so in your document.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (904) 487-6052.

Nancy Hendricks
Corporate Specialist

Letter Number: 395A00000652

1/6/94
RESUBMIT

FILED

ARTICLES OF INCORPORATION

95 JAN -6 PM 1:07

OF

THE HERON COACH HOUSE VILLAS CONDOMINIUM ASSOCIATION, INC.

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

WE, the undersigned, hereby associate ourselves together for the purpose of forming a non-profit corporation under the laws of the State of Florida, pursuant to Florida Statute 617, and hereby certify as follows:

ARTICLE I

The name of this corporation shall be: THE HERON COACH HOUSE VILLAS CONDOMINIUM ASSOCIATION, INC., and the principal office address of this corporation shall be 6385 Presidential Court Southwest, Suite 104, Ft. Myers, Florida 33919.

ARTICLE II

The general purpose of this non-profit corporation shall be as follows: To be the "Association" (as defined in the Condominium Act of the State of Florida, F.S. 718), for the operation of The Heron Coach House Villas, a Condominium, located at Forest Oak Drive, Fort Myers, Florida, to be created pursuant to the provisions of the Condominium Act, and as such Association, to operate and administer said condominium and carry out the functions and duties of said condominium, as set forth in the Declaration of Condominium establishing said condominium and exhibits annexed thereto.

ARTICLE III

All persons who are owners of condominium parcels within said condominium shall automatically be members of this corporation. Such membership shall automatically terminate when such person is no longer the owner of a condominium parcel. Membership in the corporation shall be limited to such condominium parcel owners.

Admission to and termination of membership shall be governed by the Declaration of Condominium that shall be filed for said condominium among the Public Records of Lee County, Florida.

ARTICLE IV

This corporation shall have perpetual existence.

ARTICLE V

The names and residences of the subscribers to these Articles of Incorporation are as follows:

Peter J. Gravina

1833 Hendry Street
Fort Myers, Florida 33901

ARTICLE VI

Section 1. The affairs of the corporation shall be managed and governed by a Board of Administrators composed of not less than three (3) nor more than the number specified in the bylaws. The administrators, subsequent to the first Board of Administrators, shall be elected at the annual meeting of the membership, for a term of one (1) year, or until their successors shall be elected and shall qualify. Provisions for such election, and provisions respecting the removal, disqualification and resignation of administrators and for filling vacancies shall be established by the bylaws.

Section 2. The principal officers of the corporation shall be:

President
Vice President

Its Board of Administrators or officers.

The corporation is organized and operated solely for administrative and managerial purposes. It is not intended that the corporation show any net earnings, but no part of any net earnings that do occur shall inure to the benefit of any private member. If, in any taxable year, the net income of the corporation from all sources other than casualty insurance proceeds and other nonrecurring items exceed the sum of (1) total common expenses for which payment has been made or liability incurred within the taxable year, and (2) reasonable reserves for common expenses and other liabilities in the next succeeding taxable year, such excess shall be held by the corporation and used to reduce the amount of assessments that would otherwise be required in the following year. For such purposes, each unit owner will be credited with the portion of any excess that is proportionate to his interest in the common elements of the condominium.

This corporation shall issue no shares of stock of any kind or nature whatsoever. Membership in the corporation and the transfer thereof, as well as the number of members, shall be upon such terms and conditions as provided for in the Declaration of Condominium and bylaws. The voting rights of the owners of parcels in said condominium property shall be as set forth in the Declaration of Condominium and bylaws.

ARTICLE XIII

The name and post office address of the incorporator of this corporation is as follows:

David W. Swor
6385 Presidential Court S.W., Ste 104
Fort Myers, Florida 33919

ARTICLE XIV

The street address of the initial registered office of this corporation is 6385 Presidential Court S.W., Suite 104, Fort Myers, Florida 33919, and the name of the initial registered agent of this corporation at that address is DAVID W. SWOR.

IN WITNESS WHEREOF, I the undersigned being the sole incorporator of the corporation do certify the facts stated herein are true and accordingly hereto have hereunto set my hand and seal this 30 day of December, 1994.

Signed, sealed and delivered
in the presence of:

[Signature]
Witness

[Signature]
DAVID W. SWOR

[Signature]
Witness

STATE OF FLORIDA

COUNTY OF LEE

The foregoing instrument was acknowledged before me this 30 day of December, 1994, by DAVID W. SWOR, who is personally known to me or who has produced _____ as

identification and who did not take an oath.

(Notary Seal)



PERI ROBYNS
My Comm Exp. 10-23-96
Bonded By Service Ins
No. CC269841
Notary Public

Peri Robyns
Signature of Notary Public

Peri Robyns
(Print, type or stamp commissioned name of Notary Public)

Commission No: CC 269841

In pursuance of Chapter 48.091, Florida Statutes, the following is submitted, in compliance, with said Act:

First--That THE HERON COACH HOUSE VILLAS CONDOMINIUM ASSOCIATION desiring to organize under the laws of the State of Florida, with its principal office, as indicated in the Articles of Incorporation, at City of Fort Myers, County of Lee, State of Florida, has named David Swor, located at 6385 Presidential Court, S.W., Suite 104, City of Fort Myers, County of Lee, State of Florida, as its agent to accept service of process within this State.

ACKNOWLEDGEMENTS:

Having been named to accept service of process for the above-stated corporation, at place designated in this certificate, I hereby accept to act in this capacity, and agree to comply with the provision of said Act relative to keeping open said office.

By: David W. Swor
David W. Swor
Registered Agent

FILED
95 JAN -5 PM 1:07
SECRETARY OF STATE
TALLAHASSEE, FLORIDA