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John M. Deane, Sr.
(Requestor's Name)
5015 Sunset Drive, Suite 80
(Address)
Jacksonville, FL 32216 (City, State, Zip) (904) 765-6007 (Phone #)

OFFICE USE ONLY

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CORPORATION NAME(S) & DOCUMENT NUMBER(S) (if known):

1. CENTENNIAL RESIDENT MANAGEMENT CORPORATION, INC.
(Corporation Name) (Document #)
2. _____
(Corporation Name) (Document #)
3. _____
(Corporation Name) (Document #)
4. _____
(Corporation Name) (Document #)

☒ Walk in

☐ Pick up time _____

☒ Certified Copy

☐ Mail out

☒ Will wait

☐ Photocopy

☐ Certificate of Status

NEW FILINGS	
<input type="checkbox"/>	Profit
<input checked="" type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

Examiner's Initials

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FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS

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**ARTICLES OF INCORPORATION OF
CENTENNIAL RESIDENT MANAGEMENT CORPORATION, INC.
A FLORIDA NON PROFIT CORPORATION**

We, the undersigned, with other persons being desirous of forming a charitable and philanthropic corporation not for profit, under provisions of Chapter 617 of the Florida Statutes and in accordance with all pertinent laws of the State of Florida, hereby associate ourselves together and make, subscribe and agree to the following:

ARTICLE I.

NAME

The name of this corporation is Centennial Resident Management Corporation, Inc.
230 East 1st Street, #908
Jacksonville, FL 32206

ARTICLE II.

PURPOSES

(a) To organized a corporation not for profit and to associate together persons, associations and corporations in order to operate exclusively for all objectives herein described, permitted and limited in Section 501(c) (3) of the 1986 Internal Revenue Code. For purposes and as set forth in these Articles of Incorporation, references to the controlling provisions of the Code shall be deemed to include Statutes which succeeds such provisions and all appropriate rulings of the Internal Revenue Service pursuant thereto; to enhance the quality of living for the population of the community by offering varied educational courses, social, recreational and self-enrichment activities; and to enter into contracts to acquire, own, sell or manage any rental property in the State of Florida.

(b) To provide assistance to organized residents by enhancing the quality of life through revitalizing, improving and redeveloping strategies in Centennial Towers. This assistance shall entail planning, performing and presenting developmental activities designed to upgrade the residents skills as group members and leaders and to increase the participant's knowledge of specific issues related to the positive preservation, modernization and revitalization of Centennial Towers. This corporation will develop economic development activities designed to enhance the quality of life for the residents who are economically depressed.

ARTICLE III.

POWERS

The corporation shall have all powers provided for corporations not for profit by Chapter 617 of the Florida Statutes of corresponding provisions of any subsequent statute and all powers of any other statute or law which do not in any way adversely affect its corporate status as a corporation not or profit under Chapter 617 of the Florida Statutes.

ARTICLE IV.

MEMBERSHIP

Qualifications for membership and the manner of admission shall be regulated by the By-Laws.

ARTICLE V.

TERM OF EXISTENCE

The term for which this corporation shall exist shall be perpetual.

ARTICLE VI.

SUBSCRIBERS

The name and residence addresses of the subscribers of this corporation are as follows:

Name	Address
John Trotter President	230 East 1st Street, #213 Jacksonville, FL 32208
James McClary Vice President	230 East 1st Street, #1202 Jacksonville, FL 32208
Thomasena Owens Secretary	230 East 1st Street, #908 Jacksonville, FL 32208
Shirley Perry Assistant Secretary	230 East 1st Street, #205 Jacksonville, FL 32208
Birdie McNair Financial Secretary	230 East 1st Street, #1164 Jacksonville, FL 32208
Ruby W. Holmes Treasurer	230 East 1st Street, #1208 Jacksonville, FL 32208
Margaret Baldwin Parliamentarian	230 East 1st Street, #412 Jacksonville, FL 32208
Essie M. Brunson Chaplin	230 East 1st Street, #505 Jacksonville, FL 32208
Daisy Brito At-Large Member	230 East 1st Street, #716 Jacksonville, FL 32208
Idella Woods At-Large Member	230 East 1st Street, #605 Jacksonville, FL 32208
Ruby Lavelly At-Large Member	230 East 1st Street, #415 Jacksonville, FL 32208
Lula Small At-Large Member	230 East 1st Street, #1018 Jacksonville, FL 32208

ARTICLE VII

BOOKS AND RECORDS

Upon dissolution of the corporation, all assets shall be distributed for one or more exempt purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code, or corresponding to the federal government, or to a state or local government for a public purpose. Any such assets not so disposed of shall be disposed of the Court of Common Pleas of the county in which the principal office of the corporation is then located, exclusively for such purposes or to such organization or organizations as said Court shall determine, which are organized and operated exclusively for such purposes.

ARTICLE VIII.

LOCATION OF PRINCIPAL OFFICE AND IDENTIFICATION OF REGISTERED AGENT

- (a) The county of the State of Florida where the principal office for the transaction of the business of this corporation is to be located in the County of Duval.
- (b) The name and address of this corporation's registered agent is Thomasena Owens, 230 East 1st Street, #908, Jacksonville, FL 32208. I am hereby familiar with and accept the duties and responsibilities as registered agent for Centennial Resident Management Corporation, Inc.


Thomasena Owens

ARTICLE IX.

MANAGEMENT OF CORPORATE AFFAIRS

- (a) Board of Directors: The powers of this corporation shall be exercised; its properties controlled and its affairs conducted by a Board of Directors. The number of members of the Board of Directors shall be regulated by the By-Laws. The persons named here as the first Board of Directors shall hold office until the annual meeting of the membership, at which time, an election for the Board of Directors shall be held.
- (b) The Board of Directors elected at the first annual meeting, and at all times thereafter, shall serve for a term of one year or until the second annual meeting of the membership following their elections and until the qualification of their successors.

The names and addresses of the first members of the Board of Directors are:

John Trotter, President
230 East 1st Street, #213
Jacksonville, FL 32208

John Trotter

James McClary, Vice President
230 East 1st Street, #1202
Jacksonville, FL 32208

James McClary

Thomasena Owens, Secretary
230 East 1st Street, #908
Jacksonville, FL 32208

Thomasena Owens

Shirley Perry, Assistant Secretary
230 East 1st Street
Jacksonville, FL 32208

Shirley Perry

Birdie McNair, Financial Secretary
230 East 1st Street, #1104
Jacksonville, FL 32208

Birdie McNair

Ruby W. Holmes, Treasurer
230 East 1st Street, #1208
Jacksonville, FL 32208

Ruby W. Holmes

Margaret Baldwin, Parliamentarian
230 East 1st Street
Jacksonville, FL 32208

Margaret Baldwin

Essie M. Brunson, Chaplin
230 East 1st Street, #505
Jacksonville, FL 32208

Essie M. Brunson

Daisy Brito, At-Large member
230 East 1st Street, #716
Jacksonville, FL 32208

Daisy Brito

Idella Woods, At-Large Member
230 East 1st Street, #605
Jacksonville, FL 32208

Idella Woods

Ruby Lavelly, At-Large Member
230 East 1st Street, #415
Jacksonville, FL 32208

Ruby Lavelly

Lula Small, At-Large member
230 East 1st Street, #1018
Jacksonville, FL 32208

Lula Small

Other directors shall be elected or appointed as stated in the By-Laws.

ARTICLE X.

ANNUAL MEETING

Annual meetings shall be held once per year at the principal office of the corporation, or such other places or places as the Board of Directors may designate from time to time by resolution.

Any action required or permitted to be taken by the Board of Directors under any provision of law may be taken without a meeting of the membership.

ARTICLE XI.

CORPORATE OFFICERS

The Board of Directors shall elect a president, vice president, secretary, assistant secretary, financial secretary, treasurer, parliamentarian, chaplain and such other officers as the by-laws of this corporation may authorize the Board of Directors to elect from time to time. Initially, such officers shall be elected at the first annual meeting of the Board and serve a term of one year or until the next succeeding annual meeting and qualifications of the successors. Until such election is held, the following persons shall serve as the corporate officers:

John Trotter
James McClary
Thomasena Owens
Shirley Perry
Birdie McNair
Ruby W. Holmes
Margaret Baldwin
Essie M. Brunson

President
Vice President
Secretary
Assistant Secretary
Financial Secretary
Treasurer
Parliamentarian
Chaplain

ARTICLE XII.

BY-LAWS

The By-Laws of the corporation are to be made and adopted and may be altered, amended, or rescinded as provided in the By-Laws.

ARTICLE XIII.

DEDICATION OF ASSETS

The property of this corporation is irrevocably dedicated to charitable purposes and no part of the net income or assets of this corporation shall ever inure to the benefit of any director, officer, or member thereof, subject to the limitations set forth in the corporations not for profit laws of the State of Florida.

ARTICLE XIV.

AMENDMENT OF ARTICLES

Amendment of these Articles of Incorporation may be proposed by resolution adopted by the Board of Directors and presented to a quorum of the membership of the corporation as provided for in the By-Laws.

We, the undersigned, being the incorporators of this corporation and including all the persons herein named as the subscribers of this corporation under the laws of Florida have executed these Articles of Incorporation:

John Trotter
John Trotter, President

James McClary
James McClary, Vice President

Thomasena Owens
Thomasena Owens, Secretary

Shirley Perry
Shirley Perry, Assistant Secretary

Birdie McNair
Birdie McNair, Financial Secretary

Ruby W. Holmes
Ruby W. Holmes, Treasurer

Margaret Baldwin
Margaret Baldwin, Parliamentarian

Essie M. Brunson
Essie M. Brunson, Chaplin

Daisy Brito
Daisy Brito, At-Large Member

Idella Woods
Idella Woods, At-Large Member

Ruby Lively
Ruby Lively, At-Large Member

Lula Small
Lula Small, At-Large Member

STATE OF FLORIDA
COUNTY OF DUVAL

I hereby certify that on this 12th day of January, 1994 before me a Notary Public duly authorized in the State and County named above to take acknowledges, personally appeared the above, to me known to be the persons described as subscribers in and who executed the foregoing Articles of Incorporation and acknowledged before me they are competent to contract and that they subscribed to these Articles of Incorporation.

Samuel S. Holman Jr.

Notary Public, State of Florida
My Commission Expires Feb. 16, 1995
Bonded Thru Troy Tain Insurance Co.