

CORPORATION INFORMATION
SERVICES, INC.
1201 HAYS STREET
TALLAHASSEE, FL 32310
904-222-9174
904-222-0393 FAX

800-342-8086

csc networks

N950000000651

MAIL TO:
P.O. Box 5028
TALLAHASSEE, FL 32314

ACCOUNT NO. : 0721000000032

REFERENCE : 540951 145869A

AUTHORIZATION :

Patricia Pizot

COST LIMIT : \$ 122.50

ORDER DATE : February 9, 1995

ORDER TIME : 10:50 AM

ORDER NO. : 540951

CUSTOMER NO: 145869A

CUSTOMER: Laurence H. Bartlett, Esq
LAURENCE H. BARTLETT, P.A.

P. O. Box 1982

Daytona Beach, FL 32115

DOMESTIC FILING

N950000000651

NAME: THE CYPRESS COVE HOMEOWNER'S
ASSOCIATION, INC.

XXX ARTICLES OF INCORPORATION
CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XXX CERTIFIED COPY
PLAIN STAMPED COPY
CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Debbie Skipper

EXAMINER'S INITIALS:

FILED
95 FEB -9 PM 1:45
TALLAHASSEE, FL 32310
SECRET

pm
2-9-95
C/A

ARTICLES OF INCORPORATION
OF

THE CYPRESS COVE HOMEOWNER'S ASSOCIATION, INC.

Article 1. NAME

The name of this Association shall be THE CYPRESS COVE HOMEOWNER'S ASSOCIATION, INC. (hereinafter the "Association").

Article 2. PRINCIPAL OFFICE OF THE ASSOCIATION

The principal office of the Association is located at 125 N. Ridgewood Avenue, Daytona Beach, Florida 32114

Article 3. REGISTERED OFFICE AND REGISTERED AGENT

Laurence H. Bartlett, Attorney at Law, whose address is 125 N. Ridgewood Avenue, Daytona Beach, Florida 32114 is hereby appointed the initial Registered Agent of the Association.

Article 4. PURPOSE

This Association is formed for the purpose of uniting the interests of the homeowner's of CYPRESS COVE subdivision and to meet the common objectives of the homeowners. It is formed, NOT FOR PROFIT, in compliance with the requirements of Chapter 617 Florida Statutes.

Article 5. OBJECTIVES

The objectives of this Association shall be to:

- (a) Protect and promote the interests of the residents of the CYPRESS COVE subdivision.
- (b) Improve and maintain good communication and understanding among the homeowners, between the homeowners and the City of Port Orange, and between the homeowners and neighboring subdivisions.
- (c) Identify and resolve problems common to homeowners of CYPRESS COVE.
- (d) Provide a medium for homeowners to work together to maintain a high standard of appearance and conduct for the subdivision so as to maintain the value of each individual economic investment, and contribute to a desirable residential neighborhood life style.
- (e) Provide a medium to identify and attain the common goals of the homeowners.

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SEC. 1
TALLAHASSEE

Article 6. MEMBERSHIP

Each homeowner within the CYPRESS COVE subdivision shall be entitled to membership in the Association.

Each member shall be entitled to one vote for each lot owned. When more than one person owns an interest in any lot, all such persons shall be members. The vote for such lot shall be exercised as the owners/members determine, but in no event shall more than one vote be cast with respect to any lot.

Article 7. OFFICERS AND COMMITTEES

The regular officers of the Association shall consist of the President, Vice-President, Secretary, Treasurer and Board of Directors (6), all elected at an annual meeting to serve for a period of one year, except that the immediate past President shall automatically be a member of the Board of Directors and shall serve as Chairperson of the 6 member Board.

Standing Committees will be:

- Block Representative/Membership Committee
- Communication Committee
- Hospitality Committee
- Historical Committee
- Civic Affairs Committee
- Community Youth Committee
- Lakes Control Committee
- Coalition Committee

Other committees may be established by the President with the approval of the Board of Directors.

Article 8. AMENDMENTS

The Constitution and By-Laws may be amended by a simple majority vote of the members attending a scheduled meeting, with a quorum required of 25% of the voting membership providing that the proposed amendment has been made available to the membership at least fifteen (15) days prior to the meeting.

Article 9. DISSOLUTION

The Association may be dissolved with the assent given in writing and signed by not less than two-thirds (2/3) of the members. Upon dissolution of the Association, other than incident to a merger or consolidation, the assets of the Association shall be distributed as the Board of Directors shall decide. This procedure shall be subject to court approval upon dissolution pursuant to Chapter 617, Florida Statutes.

Article 10. DURATION

Existence of the Association shall commence with the filing of these Articles of Incorporation with the Secretary of State, Tallahassee, Florida. The Association shall exist in perpetuity.

Article 11. BYLAWS

The Bylaws of this corporation shall be adopted by the directors at their first meeting. The Bylaws may be amended at a regular or special meeting of the members by a vote of a majority of a quorum of members present in person or by proxy. In the case of any conflict between the Articles of Incorporation and the Bylaws, the Articles shall control.

Article 12. SUBSCRIBERS

The name and address of the incorporator and subscriber to these Articles of Incorporation is Neil F. Dell, 856 Chickadee Drive, Port Orange, Florida 32127

IN WITNESS WHEREOF, for the purpose of forming this corporation under the laws of the State of Florida, I, the undersigned, constituting the incorporator of this Association have executed these Articles of Incorporation this 6th day of Feb., 1995.

Neil F. Dell

STATE OF FLORIDA)
COUNTY OF VOLUSIA)

The foregoing instrument was acknowledged before me this 6th day of February, 1995 by Neil F. Dell, who is personally known to me and who did not take an oath.

Sharon D. Mulder
Sharon D. Mulder
Notary Public, State of Florida

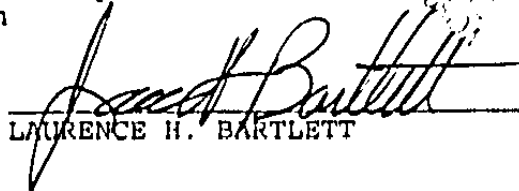
My Commission Expires:



SHARON D. MULDER
MY COMMISSION # 06171642 EXPIRES
December 20, 1995
BONDED THIRD PARTY INSURANCE, INC.

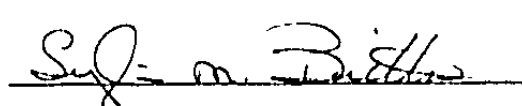
ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT:

Laurence H. Bartlett does hereby accept the foregoing designation as Registered Agent for the corporation and the duties attendant therewith, including the duty to receive service of process as to the above corporation


LAURENCE H. BARTLETT

STATE OF FLORIDA)
COUNTY OF VOLUSIA)

The foregoing instrument was acknowledged before me this 7th day of February, 1995 by LAURENCE H. BARTLETT, who is personally known to me and who did not take an oath.


Notary Public, State of Florida

My Commission Expires:



SYLVIA M. BRITTON
MY COMMISSION # CC320357 EXPIRES
October 25, 1997
BONDED THRU TROY FAIR INSURANCE, INC.