

1301 HAYS STREET
TALLAHASSEE, FL 32301
904-222-9075
904-222-0941 FAX

800-342-8086



NP500001873

ACCOUNT NO. 21000-003

REFERENCE : 581796 80708A

AUTHORIZATION : *Patricia P. Pitt*

COST LIMIT : \$ 122.50

ORDER DATE : April 19, 1995

ORDER TIME : 10:05 AM

600001460906

ORDER NO. : 581796

CUSTOMER NO: 80708A

CUSTOMER: Nancy E. Conrad, Legal Asst
NEWMAN DEASON & ROLAND, P.A.

P. O. Box 75005

Tampa, FL 33675-0005

DOMESTIC FILING

NAME: LAKESIDE NEIGHBORHOOD
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: Danny G. Smith

EXAMINER'S INITIALS: _____

FILED
95 APR 19 AM 9 05
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

T. BROWN APR 20 1995

ARTICLES OF INCORPORATION
OF

LAKESIDE NEIGHBORHOOD ASSOCIATION, INC.

FILED
95 APR 19 AM 9 05
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

THE UNDERSIGNED, in accordance with the provisions of 617.013, Florida Statutes, hereby make, subscribe and acknowledge these Articles of Incorporation.

ARTICLE I

The name of the corporation is LAKESIDE NEIGHBORHOOD ASSOCIATION, INC. and its principal office is located at 8709 Hunter's Green Drive, Tampa, Florida 33647.

ARTICLE II

The purpose for which the corporation is organized as a non-profit corporation in accordance with the provisions of Chapter 617, Florida Statutes, is:

A. To promote the health, safety and social welfare of the owners of all lots located within Hunter's Green Parcel 24, or any portion thereof (the "Subdivision"), a subdivision within Hunter's Green, a development within Hillsborough County, Florida;

B. To maintain, repair and replace all portions of the Subdivision and improvements thereon for which the obligation to maintain, repair and replace has been delegated to the corporation by the Declaration of Covenants, Conditions and Restrictions ("Declaration") which is to be recorded in the public records of Hillsborough County, Florida;

C. To carry out all of the duties and obligations and exercise all of the powers assigned to it as a Neighborhood Association under the Declaration and the Declaration of Covenants, Conditions and Restrictions of Hunter's Green, the latter Declaration having been recorded in Official Records Book 5243, Page 1979 of the Public Records of Hillsborough County, Florida, together with any amendments to such Declarations.

The foregoing clauses shall be construed both as purposes and powers, and the enumeration of specific purposes and powers shall not be construed to limit or restrict in any way the purposes and powers of the Association that may be granted by applicable laws and any amendments thereto.

ARTICLE III

The term for which the corporation is to exist is perpetual

unless the corporation is dissolved pursuant to any applicable provision of the Florida Statutes. Any dissolution of the corporation shall comply with the Declaration.

ARTICLE IV

The names and address of the subscriber of these Articles are:

Wm. Britton Greene	8709 Hunter's Green Drive
	Tampa, FL 33647

ARTICLE V

The affairs of the corporation are to be managed by a President, a Vice-President, a Secretary, a Treasurer and such other officers as the Bylaws of the corporation may provide for from time to time. All officers shall be elected at the first meeting of the Board of Directors following the annual meeting of the corporation and shall hold office until the next succeeding annual election of officers or until their successors are elected and qualify.

ARTICLE VI

The names of the officers who are to serve until the first election or appointment under the Articles of Incorporation and Bylaws are:

Wm. Britton Greene	President
Nell L. McMurtry	Secretary/Treasurer

The foregoing shall hold office until the first meeting of the elected Board of Directors. Commencing with the first meeting of the elected Board of Directors, such officers will be elected annually to hold office until the next annual meeting of the Board of Directors or until their successors are elected and qualify. In the event of a vacancy in any office prior to the first meeting of the elected Board of Directors, such vacancy shall be filled by a majority, even though less than a quorum of the Board of Directors.

ARTICLE VII

The corporation shall be governed by a Board of Directors consisting of not less than three (3) nor more than twenty (20) persons. The initial Board of Directors shall consist of three (3) members. The names and addresses of the persons who are to serve as the initial Directors are:

Wm. Britton Greene	8709 Hunter's Green Drive Tampa, FL 33647
John C. Blakley	8709 Hunter's Green Drive Tampa, Florida 33647
Nell L. McMurtry	8709 Hunter's Green Drive Tampa, Florida 33647

The above named Directors shall hold office as provided in the Bylaws. Vacancies and the subsequent appointment and election of Directors shall be governed by the Bylaws.

ARTICLE VIII

The Bylaws of said corporation may be amended, altered, rescinded, or added to by resolution adopted by two-thirds (2/3) vote of the Board of Directors of this corporation at any duly called meeting of said board and accepted by a two-thirds (2/3) vote of the members present at any duly convened meeting of the members; provided, however, that no such meeting shall be deemed competent to consider or amend, alter, rescind or add to the Bylaws unless prior written notice of said meeting specifying the proposed change has been given to all directors and members at least (10) days prior to the meeting or said notice is appropriately waived by written waiver. Any member of this corporation, or any member of the Board of this corporation may propose an amendment to the Bylaws to the Board or the membership, as the case may be. Provided further that, prior to turnover as defined in the Declaration, any changes in the Bylaws may be by a two-thirds (2/3) vote of the Board of Directors of the corporation.

ARTICLE IX

The Articles of Incorporation may be amended, altered, rescinded, or added to by resolution adopted by a two-thirds (2/3) vote of the Board of Directors of this corporation at any duly called meeting of said Board and accepted by a two-thirds (2/3) vote of the members present at any duly convened meeting of the members; provided, however, that no such meeting shall be deemed competent to consider or amend, alter, rescind or add to these

Articles of Incorporation unless prior written notice of said meeting specifying the proposed change has been given to all directors and members at least ten (10) days prior to the meeting or said notice is appropriately waived by written waiver. Any member of this corporation may propose an amendment to the Articles of Incorporation to the Board or the membership, as the case may be. Provided further that, prior to turnover as defined in the Declaration, amendments to the Articles of Incorporation may be made by two-thirds (2/3) vote of the Board of Directors of the corporation.

Any amendment which would impair or prejudice the rights or priorities of any Institutional Lender shall not be effective without the prior written consent of an Institutional Lender as defined in the Declaration.

ARTICLE X

Members of the initial Board of Directors (and their successors prior to turnover) need not be members of this corporation. Otherwise, each member of the Board of Directors must be a member of the corporation. Members of the corporation shall be determined in the Bylaws of the corporation.

ARTICLE XI

Each Owner of a Lot within the Subdivision shall be a member of the corporation as is more fully set forth in the Declaration and the Bylaws.

ARTICLE XII

This corporation shall never have or issue shares of stock. No part of the earnings of the corporation shall inure to the private benefit of any member, officer or Director.

ARTICLE XIII

The corporation shall have all the powers set forth and described in Chapter 617, Florida Statutes, as presently existing or as may be amended from time to time, together with those powers conferred by the aforesaid Declaration and these Articles of Incorporation and all lawful Bylaws of the corporation.

ARTICLE XIV

The corporation shall indemnify any and all persons who may serve or who have served at any time as director or officers, and their respective heirs, administrators, successors and assigns against any and all expenses, including amounts paid upon judgments, counsel fees, and amounts paid in settlement (before or after suit is commenced), actually and necessarily incurred by such persons in connection with the defence or settlement of any claim, action suit or proceeding in which they or any of them are made parties, or a party, or which may be asserted against them or any of them, by reason of having been directors or officers or a director or officer of the corporation, except in such cases wherein the director or officer is adjudged guilty of willful misfeasance or malfeasance in the performance of his duties. Such indemnification shall be in addition to any rights to which those indemnified may be entitled under any law, Bylaw, agreement, vote of members or otherwise.

ARTICLE XV

The Board of Directors shall have the power of levy and assessment upon the fee simple interests in Lots which are included within the Subdivision. All unpaid assessments thus levied by the Board of Directors shall be and remain a lien upon and against said Lots until paid, provided such liens shall not be effective against any person, firm or corporation contracting, purchasing, extending credit upon or otherwise dealing with the Lot, unless and until notice of such lien is recorded by the Association among the Public Records of Hillsborough County, Florida.

Designation of Registered Agent

The initial registered agent of this corporation shall be Wm. Britton Greene, 8709 Hunters Green Drive, Tampa, FL 33674.

Acceptance

Having been named registered agent to accept service of process for the above-named corporation, I hereby accept to act in this capacity and agree to comply with the provisions of Chapter 48.091, Florida Statutes.



Wm. Britton Greene
Registered Agent

Incorporator:


Wm. Britton Greene

STATE OF FLORIDA)
)SS
COUNTY OF HILLSBOROUGH)

BEFORE ME, the undersigned authority, this day personally appeared Wm. Britton Greene, who, after being duly sworn, according to law, deposes and says that he is competent to contract and further acknowledges that he did subscribe to the foregoing Articles of Incorporation freely and voluntarily and for the purposes therein expressed. He is personally known to me and did not take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and seal at Hillsborough County, Florida, this 15th day of March, 1995.

(NOTARY SEAL)


NOTARY PUBLIC
My commission expires:

