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November 25, 1997

Corporate Records Bureau
Division of Corporations
Department of State
409 East Gaines Street
Tallahassee, FL 32399

200002357972-3
-11/26/97-01077-007
****122.50 ****122.50

In re: The Baird Center Association, Inc.

Dear Sir/Madam:

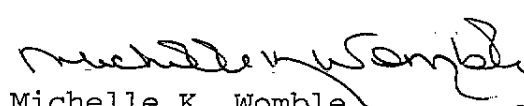
Enclosed please find an original and one (1) copy each of the Articles of Corporation for the above-referenced corporations.

Also enclosed please find this firm's checks in the amount of \$122.50 each for the following:

Filing Fee	\$ 35.00
Registered Agent Designation	35.00
Certified Copy of Articles	52.50
	<u>\$122.50</u>

We appreciate your cooperation in this matter. If you require any further information or have any questions, please advise.

Sincerely yours,


Michelle K. Womble
Legal Assistant to
Melissa Jay Murphy

/mkw
Enclosures

FILED
97 NOV 26 PM 2:25
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

mc 12/1/97

ARTICLES OF INCORPORATION
OF
THE BAIRD CENTER ASSOCIATION, INC.
a Florida not for profit corporation

FILED
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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

THE UNDERSIGNED hereby associate themselves together for the purpose of forming a corporation not for profit under Chapter 617, Florida Statutes, and adopt the following Articles of Incorporation:

ARTICLE I

Name

The name of the corporation shall be THE BAIRD CENTER ASSOCIATION, INC. For convenience this corporation shall be referred to as the "Association".

ARTICLE II

Term of Existence

The Association shall have perpetual existence.

ARTICLE III

Purposes and Powers

This Association is organized for the purpose of providing an entity under the Florida Condominium Act ("the Act") for the operation of a condominium located in Alachua County, Florida, and known as The Baird Center, a condominium ("the condominium"), to be created under the declaration of condominium ("the declaration").

The powers of the Association shall be subject to and shall be exercised in accordance with the provisions of the Declaration.

ARTICLE IV

Members

The qualifications of members and the manner of their admission shall be as regulated by the bylaws.

ARTICLE V

Directors

1. The affairs of the Association will be managed by a board of directors of not less than three (3) nor more than five (5) directors as shall be determined by the Bylaws, and in

the absence of such determination shall consist of three (3) directors.

2. Directors of the Association shall be elected at the annual meeting of the members in the manner determined by the Bylaws.

3. The following persons shall serve as directors until their successors are elected or appointed as provided in the Bylaws:

<u>Name</u>	<u>Address</u>
GLENN A. SHITAMA	619 South Main Street Gainesville, FL 32601
TERRY RUEGGER	619 South Main Street Gainesville, FL 32601
KINNON THOMAS	619 South Main Street Gainesville, FL 32601

ARTICLE VI

Officers

The affairs of the Association shall be administered by a president, a vice-president, a secretary, a treasurer, and as many assistant vice-presidents, assistant secretaries and assistant treasurers as the board of directors shall from time to time determine. Such officers shall be elected by the board of directors at its first meeting following each annual meeting of the members of the Association. Officers shall serve without compensation at the pleasure of the board of directors. The same person may hold two offices, the duties of which are not incompatible; provided, however, that the offices of president and vice president shall not be held by the same person, nor shall the offices of president and secretary or assistant secretary or treasurer or assistant treasurer be held by the same person. The names and addresses of the officers who shall serve until their successors are designated by the board of directors are as follows:

President:	KINNON THOMAS 619 SOUTH MAIN STREET GAINESVILLE, FL 32601
Vice President:	TERRY RUEGGER 619 SOUTH MAIN STREET GAINESVILLE, FL 32601

Secretary/
Treasurer

DAVID SAPP
619 SOUTH MAIN STREET
GAINESVILLE, FL 32601

ARTICLE VII

Amendments of Articles

Amendments must be approved by Members owning units to which at least 75% of the common elements are appurtenant.

Amendments to these Articles of Incorporation must be proposed and adopted in the following manner:

1. Notice of the subject matter of a proposed amendment shall be included in the notice of any meeting at which a proposed amendment is considered.

2. A resolution approving a proposed amendment may be proposed by either the board of directors or by the members of the Association, and after being proposed and approved by one of such bodies, requires the approval of the other body. Except as otherwise provided herein, such approvals must be by not less than two-thirds (2/3) of all the directors and by not less than a three-fourths (3/4) vote of the members of the Association at a duly called meeting of the Association.

3. An amendment when adopted shall be effective when filed with the Secretary of State of the State of Florida and recorded in the Public Records of the county in which the Condominium is situated.

ARTICLE VIII

Incorporator

The name and residence of the incorporator to these Articles of Incorporation is as follows:

Name

Address

MELISSA JAY MURPHY

703 N.E. 1st Street
GAINESVILLE, FL 32601

ARTICLE IX

Registered Agent

The association hereby appoints MELISSA JAY MURPHY as its Registered Agent to accept service of process within this state, with the Registered Office located at 703 N.E. 1st Street, Gainesville, FL 32601.

ARTICLE X

Principal Office

The address of the principal office of the Association is 619 South Main Street, Gainesville, FL 32601.

IN WITNESS WHEREOF, the incorporator has hereto affixed his signature this 24th day of November, 1997.

Melissa Jay Murphy
MELISSA JAY MURPHY

STATE OF FLORIDA
COUNTY OF ALACHUA

BEFORE ME the undersigned authority, personally appeared MELISSA JAY MURPHY who after being duly sworn, deposes and says that she executed the foregoing instrument for the purpose set out therein on this 25 day of November, 1997.

Such person:

- ☒ is personally known to me.
- ☐ produced a current Florida driver's license as identification.
- ☐ produced _____ as identification.
- ☐ did ☐ did not take an oath.

Michelle K. Womble
Notary Public, State of Florida



MICHELLE K. WOMBLE
MY COMMISSION # CC 486451
EXPIRES Aug. 6, 1999

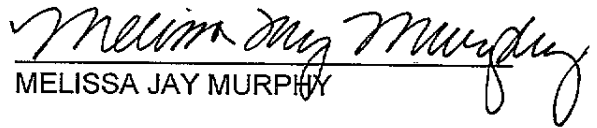
Michelle K. Womble
Print or type name

Serial No.

Commission Expiration

ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

The undersigned hereby accepts the appointment to serve as the initial Registered Agent of THE BAIRD CENTER OWNER'S ASSOCIATION, INC.


MELISSA JAY MURPHY

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA