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AUTHORIZATION *Patricia P. Pitt*

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CUSTOMER NO: 4355221

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CUSTOMER: Bruce D. Barkett, Esq
COLLINS BROWN CALDWELL BARKETT
ROSSWAY GARAVAGLIA & MOORE
756 Beach Boulevard

Vero Beach, FL 32963

DOMESTIC FILING

NAME: OAK POINT 5 CONDOMINIUM
ASSOCIATION, INC.

EFFECTIVE DATE:

XX ARTICLES OF INCORPORATION
 CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XX CERTIFIED COPY
 PLAIN STAMPED COPY
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Daniel W Leggett

EXAMINER'S INITIALS:

DLW
5/29/98

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**ARTICLES OF INCORPORATION
OF**

OAK POINT 5 CONDOMINIUM ASSOCIATION, INC.

The undersigned incorporator, for the purpose of forming a corporation under the Florida Not for Profit Corporation Act, hereby adopts the following Articles of Incorporation:

**ARTICLE I
NAME**

The name of the corporation shall be OAK POINT 5 CONDOMINIUM ASSOCIATION, INC. For convenience, the corporation will be referred to in this instrument as the "Association".

**ARTICLE II
PRINCIPAL OFFICE**

The principal place of business and mailing address of this corporation shall be 5070 North A1A, Suite 205, Vero Beach, Florida 32963.

**ARTICLE III
PURPOSE**

The specific purposes for which the corporation is organized is to provide an entity pursuant to the Florida Condominium Act, Chapter 718, Florida Statutes, for the operation of a condominium erected upon the following lands in Indian River County, Florida:

Lot 5, Oak Point Subdivision, according to the plat thereof recorded in Plat Book 14, page 34, public records of Indian River County, Florida.

**ARTICLE IV
MANNER OF ELECTION OF DIRECTORS**

The manner in which the directors are elected or appointed shall be by election at the annual meeting of the Association. The names and addresses of the members of the first Board of Directors who shall office until their successors are elected and have qualified are as follows:

<u>Name</u>	<u>Address</u>
Donald C. Proctor	218 Rudder Road Vero Beach, FL 32963
Warren L. Schwerin	890 Seaward Drive Indian River Shores, FL 32963

J.F. Swanson

4857 Newport Island Drive
Vero Beach, FL 32967

ARTICLE V
INITIAL REGISTERED AGENT AND STREET ADDRESS

The name and Florida street address of the initial registered agent are Bruce Barkett, 756 Beachland Boulevard, Vero Beach, Florida 32963.

ARTICLE VI
INCORPORATOR

The name and address of the Incorporator to these Articles of Incorporation are Bruce Barkett, Post Office Box 3686, Vero Beach, Florida 32964.

ARTICLE VII
POWERS

The powers of the Association shall include and be governed by the following provisions:

A. The Association shall have all of the common law and statutory powers of a corporation, not for profit, that are not in conflict with the terms of these Articles.

B. The Association shall have all of the powers and duties set forth in the Condominium Act, Chapter 718, Florida Statutes, except as limited by these Articles and the Declaration of Condominium for Oak Point 5, a Condominium. In addition, the Association shall have all of the powers and duties reasonably necessary to operate said condominium pursuant to its Declaration of Condominium, as it may be amended from time to time, including, but not limited to the following:

1. To make and collect assessments against Condominium Unit Owners to defray the costs, expenses and losses of the Condominium.
2. To use the proceeds of assessment in the exercise of its powers and duties.
3. To maintain, repair, replace and operate the condominium properties.
4. To purchase insurance for the condominium properties; and insurance for the protection of the Association and its members as condominium unit owners.
5. To reconstruct improvements after casualty and to further improve the condominium properties.
6. To make and amend reasonable regulations respecting the use of the condominium properties.

7. To approve or disapprove the transferring, leasing, mortgaging and ownership of condominium units as may be provided by the Declaration of Condominium and the Bylaws of the Association.

8. To enforce by any legal means the provisions of the Condominium Act, the Declaration of Condominium, these Articles, the Bylaws of the Association and the Regulations of the Association for the use of the condominium properties.

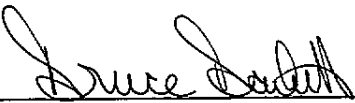
9. To institute, maintain, settle or appeal legal actions or hearings in its name on behalf of all unit owners concerning matters of common interest.

10. To contract for the management and operation of the condominium, including its common elements; and to thereby delegate, as may be allowed by law, all powers and duties of the Association, except such as are specifically required to have approval of the Board of Directors or of the members of the Association.

11. To employ personnel to perform the services required for the proper management and operation of the condominium.

C. All funds, except such portions thereof as are expended for the common expenses of the condominium, and the titles of all properties will be held in trust for the members of the Association, in accordance with their respective interests under the Declaration of Condominium, and in accordance with the provisions of these Articles of Incorporation and the Bylaws of the Association.

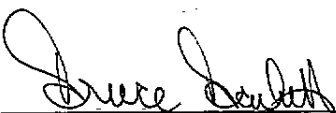
D. The powers of the Association will be subject to and will be exercised in accordance with the provisions of the Declaration of Condominium and the Bylaws of the Association.



Bruce Barkett, Incorporator

5/27/98
Date

Having been named as registered agent and to accept service of process for the above stated corporation at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.



Bruce Barkett, Registered Agent

5/27/98
Date

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