

**Lucinda J. Warren**  
ATTORNEY AT LAW

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*N99000001757*

March 11, 1999

Secretary of State  
Corporate Division  
P.O. Box 6327  
Tallahassee, Florida 32314

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 MAR 15 PM 12:35

Re: Plantation Oaks Mobile Homeowners' Association, Inc.

Gentlemen:

Enclosed please find the Articles of Incorporation for Plantation Oaks Mobile Homeowners' Association, Inc. with Acceptance by Registered Agent. My check for the following filing and other fees is enclosed:

Filing of Articles and Acceptance by Registered Agent	\$70.00
Certified Copy of Articles (10 pages)	<u>\$10.75</u>
TOTAL	\$80.75

Please file the Articles of Incorporation and send the certified copy to my office. Please call if you have any questions.

Sincerely,

*Lucinda J. Warren*  
Lucinda J. Warren

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-03/15/99-01108-001  
\*\*\*\*\*80.75 \*\*\*\*\*80.75

*Lucinda J. Warren* GAVE  
AUTHORIZATION BY PHONE TO  
CORRECT *Art. I*  
DATE *3/22/99*  
DOC. EXAM *Doris Brower*

D. BROWN MAR 22 1999

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DIVISION OF CORPORATIONS  
99 MAR 15 PM 12:35

**ARTICLES OF INCORPORATION**  
**OF**  
PLANTATION OAKS MOBILE HOMEOWNERS' ASSOCIATION, INC.

The undersigned, desiring to form a corporation not-for-profit in accordance with the laws of the State of Florida, in compliance with the requirements of Chapters 617 and 723, *Florida Statutes*, does hereby certify the following:

**ARTICLE I**  
**NAME**

The name of this corporation is PLANTATION OAKS MOBILE HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, hereafter call the "Association."

**ARTICLE II**  
**OFFICE**

The initial principal office and mailing address of this Association, which office and/or mailing address may be changed from time to time by action of the Board of Directors, shall be located at:

Sandra Bowman  
315 Abyhara Avenue  
Seffner, Florida 33584

**ARTICLE III**  
**REGISTERED OFFICE AND AGENT**

The name of the Association's initial registered agent and street address of the office of the initial registered agent shall be:

Sandra Bowman  
315 Abyhara Avenue  
Seffner, Florida 33584

**ARTICLE IV**  
**PURPOSE AND POWERS**

The general purpose for which the Association is organized is to engage in, conduct and carry on the business of operation of a mobile homeowners association.

The Association has the power to negotiate for, acquire and operate the mobile home park on behalf of the mobile home owners; to engage in activities which are necessary, suitable or convenient for the accomplishment of that purpose, or which are incidental thereto or connected therewith. Upon completing the purchase of a mobile home park, the Association shall convert the same to a condominium, cooperative or other type of ownership.

The Association shall have the power to transact any or all lawful business for which corporations may be incorporated under Chapters 617 and 723, *Florida Statutes*. The association shall have all of the

powers granted to corporations incorporated pursuant to Chapters 617 and 723 and may make, levy and collect dues/assessments from the members.

#### ARTICLE V MEMBERSHIP

This corporation shall be organized on a nonstock basis.

#### ARTICLE VI BOARD OF DIRECTORS

1. The affairs of the Association will be managed by a Board consisting of five (5) directors or such number of directors as determined by the Bylaws.
2. Directors of the Association, other than the initial directors, shall be elected at the annual meeting of the Members in the manner determined by the Bylaws. Directors may be removed and vacancies on the Board of Directors shall be filled in the manner provided by the Bylaws.
3. The names and addresses of the Members of the initial Board of Directors who shall hold office until their successors are elected and have qualified or until removed are as follows:

<u>NAME</u>	<u>ADDRESS</u>
Henry H. Stalls	415 Alastar Circle Seffner, FL 33584
Joanne A. Pedit	141 Alafara Street Seffner, FL 33584
Dorothea Meisenburg	130 Alafara Street Seffner, FL 33584
Fred R. Kerslake	321 Abyhara Street Seffner, FL 33584
Sandra Bowman	315 Abyhara Street Seffner, FL 33584

#### ARTICLE VII OFFICERS

The affairs of the Association shall be administered by the officers designated by the Bylaws. The officers shall be elected by the Board of Directors at its first meeting following the annual meeting of the members of the Association and shall serve at the pleasure of the Board of Directors.

The names and addresses of the officers who shall serve until their successors are designated by the Board of Directors, unless they sooner die, resign or are removed, are as follows:

<u>NAME/OFFICE</u>	<u>ADDRESS</u>
President	Sandra Bowman
Vice President	Henry H. Stalls
Secretary	Dorothea Meisenburg
Treasurer	Joanne A. Pedit
	315 Abyhara Street Seffner, FL 33584
	415 Alastar Circle Seffner, FL 33584
	103 Alafara Street Seffner, FL 33584
	141 Alafara Street Seffner, FL 33584

ARTICLE VIII  
INCORPORATOR

The name and address of the person signing these Articles of Incorporation is:

NAME

ADDRESS

Sandra Bowman

315 Abyhara Avenue Seffner, FL 33584

ARTICLE IX  
DISSOLUTION

This Association may be dissolved with the assent of not less than two-thirds (2/3) of the votes of the Members entitled to vote.

ARTICLE X  
DURATION

This Association shall have perpetual existence, effective upon filing these Articles of Incorporation.

ARTICLE XI  
BYLAWS

The Bylaws of this Association shall be initially adopted by a majority of the Board of Directors. In the event that the Association shall acquire the mobile home park as set forth in Article IV, then the Board of Directors shall have the authority to prepare and adopt such Bylaws as may be required for the park to operate as a condominium, cooperative or other type of ownership without a vote of the Members. All other amendments to the Bylaws shall be approved by the majority of all Members entitled to vote at any regular or special meeting of the membership duly called and convened.

ARTICLE XII  
AMENDMENT

In the event that the Association shall acquire the mobile home park as set forth in Article IV, then the Board of Directors shall have the authority to prepare and file Restated Articles of Incorporation as may be required to convert the park to a condominium, cooperative or other type of ownership without a vote of the Members. Any other amendment to these Articles shall require the assent of a majority of all Members entitled to vote present at any regular or special meeting of the membership duly called and convened. If there are no Members, any amendment to these Articles shall require the assent of a majority of the Board of Directors.

ARTICLE XIII  
INDEMNIFICATION

Every Director and every officer of the Association shall be indemnified by the Association to the fullest extent of the law against all expenses and liabilities, including counsel fees, reasonably incurred by or imposed on him/her in connection with any proceeding or settlement of any proceeding to which he/she may be a party or in which he/she may become involved by reason of his/her being or having been a Director or officer of the Association, whether or not he/she is a Director or officer at the time such expenses are incurred; provided that in the event of a settlement, the indemnification shall apply only when the Board of Directors approves such settlement and reimbursement as being in the best interests of the Association. The foregoing right of indemnification shall be in addition to and not exclusive of all of the rights to which such Director or officer may be entitled.

ARTICLE XIV  
NOT-FOR-PROFIT STATUS

No part of the income or profit of the Association may be distributed to any individual or member.

ARTICLE XV  
INFORMAL MEMBER ACTION

The members entitled to vote on an action may act by written agreement without a meeting, as provided in *Florida Statutes* 617.0701 and the Bylaws.

ARTICLE XVI  
CONSENT TO BECOME MEMBERS

This Association is formed with two-thirds of the owners of the mobile homes in Plantation Oaks Mobile Home Park consenting in writing to become members therein. The written consents are attached to these Articles of Incorporation and are incorporated by reference herein.

IN WITNESS WHEREOF, for the purpose of forming this corporation under the laws of the State of Florida, the undersigned, constituting the subscriber of the Association, has executed these Articles of Incorporation this 9 day of March, 1999.

  
SANDRA BOWMAN, Incorporator

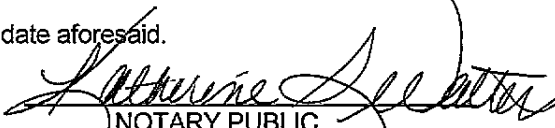
STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH

BEFORE ME, the undersigned officer, duly authorized to administer oaths and take acknowledgments, personally appeared SANDRA BOWMAN, personally known to me, or who produced the following identification FLORIDA DRIVER LICENSE, and who, after being duly cautioned and sworn,

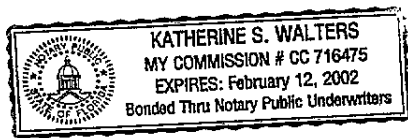
deposes and says that he has affixed his name to the foregoing Articles of Incorporation of PLANTATION OAKS MOBILE HOMEOWNERS' ASSOCIATION, INC. a Florida not for profit corporation, as incorporator of said corporation, for the purposes therein expressed.

WITNESS my hand and official seal the date aforesaid.

My Commission Expires:

  
NOTARY PUBLIC  
KATHERINE S. WALTERS  
Print Name

SEAL



#### ACCEPTANCE AND ACKNOWLEDGEMENT

Pursuant to Section 617.0501, *Florida Statutes*, I hereby accept to act as registered agent of PLANTATION OAKS MOBILE HOMEOWNERS' ASSOCIATION, INC., and agree to comply with the provisions of all statutes relative to the proper and complete performances of my duties and am familiar with and accept the obligations of Section 617.0503, Florida Statutes.

Sandra Bowman

Registered Agent

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SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
99 MAR 15 PM 12:35

Yes, I want a not-for-profit Incorporated Homeowners Association

Name	Address	Phone
Robert W. Worth	215 ALADANA Dr.	685-6039
Kellie		
Hayes Holomon	246 Aladen Dr.	654-5014
James & Day Calender	324 Aladen Ave	684-7726
Charles M. Fritz	256 ALADANA DR.	684-4992
Kenneth E Smart	109 ALAFARA ST	684-1934
Ruby M. Sparger	124 alafara St	685-9493
Bonnie Smith	237 Aladana Dr.	689-4622
ART NOVAK	373 ABHARA	654 8514
Henry H. Stalls	415 Alastar Cir.	653 2020
Marcell H. Bean	415 Alastar Cir	653 2020
Jeanne L. Green	413 ALASTAR CIR.	653-0561
Joseph and Maxine Natto	406 ALASTAR CIR	685-0830
Wm. H. & Dorothea Meisenburg	130 alafara St.	685-7398
Lunice Cobb	316 Abakata	685-3557
Ruby M Sparger	124 alafara	685-9493
Jim & Anna De Angelo	106 Alafara	685-9117
Charles M. Skel	Violet-255 ALADANA DR	685-7691
Dottie Yoder	300 alafara Ave	689-6488
Kenneth E Smart	109 ALAFARA ST	684 1934

Yes, I want a not-for-profit Incorporated Homeowners Association

Name	Address	Phone
Mrs Mrs James DeAngelis	106 Alafara ST	685-9117
Vernon F. Blumhomer	409 Alastar	684-8850
Lillian Thomson	409 Alastar	684-8850
Harriet Deavers	115 Alafara St	681-2035
Christine Hudnell	314 Abyhara Ave.	651-9093
Fred R. Kerelake	321 Abyhara Ave.	653-9106
Marilyn L. Conway	326 Abyhara Ave	654-4709
Kelly & Sandra Bowman	315 Abyhara Ave.	661-6013
Ethel Luce-Gregory	313 Abyhara	650-0943
Alice Wilson	235 Aladena	661-1526
Donna & Terry Dullidge	332 Abyhara	684-0718
Jan and Doug - Virginia	322 Abyhara	643-6286
Paulette Michaels	263 Aladena	643-9168
Linda Chusman	261 Aladena	643-4781
Stephen F. Orloff	251 Aladena	689-3933
Gladys Orloff	251 Aladena	689-3933
Heather Kelly	245 Aladena St.	681-7605
Mildred		



Yes, I want a not-for-profit Incorporated Homeowners Association

Name	Address	Phone
Charlie Simpson	328 ABYHART	654-2052
Bessie Rogers	214 Aladana	685-2176
Dorothy Murrell	235 Aladana Dr.	689-6830
Ann Sticks	135 Alafara St.	654-7171
Harold L. Lurell	248 ALADANA DR.	689-2865
Lelia M. Walters	233 Aladana Dr.	661-5276
Vincent & Lucille Watson	224 Aladana Dr.	685-9666
Rosemary Harderode	215 Aladana	654-0365
Shadyn Lubbins	217 Aladana	
Carline P. Holland	214 Aladana Dr.	685-2507
Annette Mahoney	220 Aladana Dr.	685-2647
RACON PERMENTER	226 Aladana Dr.	689-3338
Joe & Donna McCoy	227 Aladana Dr.	694-4647
Robert L. J. Ann L. Austin	229 Aladana Dr.	661-3706
Marcey L. Setz	310 Alapharaloe	685-5914
Leslie E. Newinger	242 Aladana Dr.	813-681-21
Dohly Smith	253 ALADANA DR	685-4071

Yes, I want a not-for-profit Incorporated Homeowners Association

Name

Address

Phone

Fred & Dolores Herslake	371 Abychara Ave.	653-9106
Eleanor Betts	404 Alastair Ln	684-4474
Joanne Pettit	141 ALAFARA	685-9404
Ferry Pettit	141 ALAFARA	685-9404
Don & Charlotte Lamont	128 ALAFARA	661-0473
Bob & Violet Skol	255 ALADANA DR.	685-7691
Bill & Peggy Love	129 ALAFARA	684-0549
William L Wood	114 ALAFARA	689-4658
Mary Schlosser	116 ALAFARA	684-0574
Marcel Duro	112 Alafara St?	
Arden Stevart	104 Alafara St	684-0945
Charles Brinson	102 Alafara St	684-8351
Betty Huey	103 ALAFARA	654-0728
Charles Helman	119 ALAFARA	653-3784
Bob Majick	117 Alafara	655-8192
Charles Belf	219 Aladana	685-9880
Nancy Gurnin	213 Aladana Hw	685-3916
Gladys & Ehman		

Yes, I want a Not-for-Profit Incorporated Homeowners Association

NAME

ADDRESS

PHONE

Anthony DeMeli	110 Alafar St	681-7410
Donald Johnson	121 Alafara	684-3498
Luis M. Stephens	250 Aladana Dr.	684-6070
James H. Webb	133 Alafara St	
Glenn Lutz	125 Alafara Street	
Howard Taylor	250 Alafara	
Chester E. Skol	255 Aladana Dr.	
James Miller	108 Alafara	
Irvin F. Hoback	234 Aladana Dr.	381-2123
Dorothy & James Murray	238 Aladana	689-0364
Samuel Merrill	400 ALASTAR CIRCLE	681-7180
Corinne Whithead	243 Aladana Dr.	684-1383
Roy Hillman	244 Aladana Dr.	684-0410
George Simphi	127 ALAFARA ST.	651-0133
Brenda D. Cobb	314 Aluhara Ave	655-0354
W. W. Mitchell	252 Aladana Dr.	651-1032