

Division of Corporations

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Florida Department of State

Division of Corporations

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FLORIDA NON-PROFIT CORPORATION

LOXAHATCHEE ESTATES PROPERTY OWNERS ASSOCIATION, INC.

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FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

June 25, 1999

NASON YEAGER GERSON ET AL

SUBJECT: LOXAHATCHEE ESTATES PROPERTY OWNERS ASSOCIATION, INC.
REF: W99000014845

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ARTICLES OF INCORPORATION
OF
LOXAHATCHEE ESTATES PROPERTY OWNERS ASSOCIATION, INC.

(a corporation not-for-profit under the
laws of the State of Florida)

These are the Articles of Incorporation for a not-for-profit corporation organized under Chapter 617 (Part I), Florida Statutes.

ARTICLE I

NAME

The name of the corporation shall be:

LOXAHATCHEE ESTATES PROPERTY OWNERS ASSOCIATION, INC.

ARTICLE II

PRINCIPAL OFFICE

The principal office and mailing address of the corporation are:

140 Intracoastal Pointe Drive
Suite 403
Jupiter, Florida 33477

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ARTICLE III**PURPOSE**

The purpose for which the corporation is organized is to act as a homeowners' association for a residential community in Palm Beach County, Florida, known as "Loxahatchee Estates" (the "Community"). In this regard, the corporation shall exercise all powers and discharge all duties and obligations assigned to it by the Bylaws, these Articles of Incorporation and that certain Declaration of Covenants ("Declaration") which is to be recorded in the Public Records of Palm Beach County, Florida. Defined terms used but not defined in these Articles of Incorporation shall have the meanings ascribed to them in the Declaration.

ARTICLE IV**BOARD OF DIRECTORS**

The Board of Directors shall consist of 3 persons. All powers shall be exercised by or under the authority of, and the affairs of the corporation managed under the direction of, the Board of Directors. The method for the election of directors is provided in the Bylaws.

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>
Gregory J. Fagan	4152 West Blue Heron Boulevard Suite 128 Riviera Beach, Florida 33404
John J. Sousa	140 Intracoastal Pointe Drive Suite 403 Jupiter, Florida 33477
Conrad W. Schaefer	4152 West Blue Heron Boulevard Suite 128 Riviera Beach, Florida 33404

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ARTICLE V**REGISTERED OFFICE AND AGENT**

The initial registered office of the corporation shall be located at:

1645 Palm Beach Lakes Boulevard
Suite 1200
West Palm Beach, Florida 33401

The initial registered agent at said address shall be:

John White II

ARTICLE VI**INCORPORATOR**

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

Name**Address**

John White II

1645 Palm Beach Lakes Boulevard, Suite 1200
West Palm Beach, Florida 33401

ARTICLE VII**MEMBERSHIP**

The corporation shall have 2 classes of membership: (i) the "Class A Membership", which consists solely of the Developer, and (ii) the "Class B Membership", which consists of each person or entity who acquires the fee simple record title to any Parcel.

ARTICLE VIII**INDEMNIFICATION**

The corporation shall indemnify any person who is or was a director, officer, employee or agent of the corporation to the fullest extent permitted by the laws of the State of Florida.

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ARTICLE IXAMENDMENTS

These Articles of Incorporation may be amended or rescinded as provided in Chapter 617 (Part I), Florida Statutes. However, no such amendment shall be made which would adversely affect the rights of any Institutional Mortgagee without the written consent of such Institutional Mortgagee. Further, until such time as the Developer has relinquished control of the corporation, no such amendment shall be effective without the written consent of the Developer. Any attempt to amend or rescind contrary to these prohibitions shall be of no force or effect.

ARTICLE XMISCELLANEOUS

These Articles of Incorporation, the Bylaws and the Declaration shall be read and interpreted consistently. However, in the event of any conflict in the terms thereof, the terms of the Declaration shall prevail over the terms of the Articles of Incorporation and the Bylaws, and the terms of the Articles of Incorporation shall prevail over the terms of the Bylaws.

IN WITNESS WHEREOF, the undersigned incorporator has made and subscribed these Articles of Incorporation at West Palm Beach, Florida, for the uses and purposes aforesaid, this 20 day of June, 1999.



John White II, Incorporator

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ACCEPTANCE BY REGISTERED AGENT

I hereby consent to and accept the appointment to act as registered agent for Loxahatchee Estates Property Owners Association, Inc., a Florida not-for-profit corporation, acknowledge that I am familiar with and accept the obligations of a registered agent and agree to comply with the laws of Florida applicable thereto.


John White II