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70 S. E. FOURTH AVENUE  
DELRAY BEACH, FLORIDA 33483

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*N/99000006636*

October 27, 1999

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-10/29/99--01038--015  
\*\*\*\*\*78.75 \*\*\*\*\*78.75

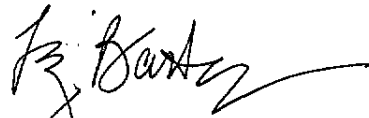
Division of Corporations  
Corporate Records Bureau  
P O Box 6327  
Tallahassee, FL 32314

Re: Mirage at Crystal Lake Condominium Association, Inc.

Gentlemen:

Enclosed please find Articles of Incorporation, original and one copy, together with a check in the amount of \$78.75 (\$70.00 for incorporation and \$8.75 for certified copy of same). Thank you for your attention to this matter at your earliest convenience.

Sincerely yours,



Liz Barta  
Legal Assistant

Encls.

FILED  
99 NOV -9 PM 2:31  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA



FLORIDA DEPARTMENT OF STATE  
Katherine Harris  
Secretary of State

November 2, 1999

DOAK S. CAMPBELL, III  
70 S.E. 4TH AVE.  
DELRAY BEACH, FL 33483

SUBJECT: MIRAGE AT CRYSTAL LAKE CONDOMINIUM ASSOCIATION, INC.  
Ref. Number: W99000025188

We have received your document for MIRAGE AT CRYSTAL LAKE CONDOMINIUM ASSOCIATION, INC. and your check(s) totaling \$78.75. However, the enclosed document has not been filed and is being returned for the following correction(s):

Section 617.0202(d), Florida Statutes, requires the manner in which directors are elected or appointed be contained in the articles of incorporation or a statement that the method of election of directors is as stated in the bylaws.

Section 617.0803, Florida Statutes, requires that the board of directors never have fewer than three directors.

Please return the original and one copy of your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 487-6927.

Tracy Smith  
Document Specialist

Letter Number: 199A00052431

ARTICLES OF INCORPORATION  
OF  
MIRAGE AT CRYSTAL LAKE CONDOMINIUM ASSOCIATION, INC.

FILED  
-9 PM 2:31  
CLERK OF STATE  
OFFICE  
TALLAHASSEE, FLORIDA

We, the undersigned, hereby associate ourselves together for the purpose of forming a non-profit corporation under the laws of the State of Florida, and certify as follows:

ARTICLE I

NAME

The name of the corporation is MIRAGE AT CRYSTAL LAKE CONDOMINIUM ASSOCIATION, INC.

ARTICLE II

ADDRESS

The principal office and mailing address of the corporation is 10282 Buena Ventura Drive, Boca Raton, FL 33498-6766.

ARTICLE III

INCORPORATORS

The names and addresses of the persons signing these Articles are:

Name	Address
Gilles Courchene	10282 Buena Ventura Drive Boca Raton, FL 33498-6766

ARTICLE IV

PURPOSE

The corporation is a non-profit corporation formed for the purpose of engaging in activities within or without the State of Florida or the United States, as follows:

1. To own, manage and operate properties at Mirage of Crystal Lake Condominium, Pompano Beach, Florida.
2. The purpose for which the corporation is organized is to provide a convenient means of administering the Condominium Project by the Owners thereof.

ARTICLE V

In furtherance of the foregoing purposes of this corporation, the corporation shall have the following rights and privileges:

1. To enter into, make, perform and execute contracts,

deeds, leases and agreements of every kind and nature, with any person, firm, association, corporation, municipality, county, state body politic or government, or colony or dependency thereof.

2. To borrow or raise money for any of the purposes of the corporation, and from time to time, without limit as to amount, to draw, make accept, endorse execute and issue promissory notes, drafts, bills of exchange, warrants, bonds, debentures and other negotiable or non-negotiable instruments and evidences of indebtedness, and to secure the payment of any thereof and of the interest thereon by mortgage or deed of trust upon pledge, conveyance or assignment in trust, of the whole or any part of the property of the corporation, whether at that time owned or thereafter acquired; and to sell, pledge or otherwise dispose of such bonds or other obligations of the corporation for its corporate purposes.

3. The corporation shall be authorized to exercise and enjoy all of the other powers, rights and privileges granted to or conferred upon corporations as set forth in the Statutes of the State of Florida.

4. Notwithstanding any other provision of these Articles, this organization shall not carry on any activities not permitted to be carried on by an organization except from Federal income tax under section 501(c)(3) of the Internal Revenue Code of 1986 or the corresponding provision of any future United States Internal Revenue law.

#### ARTICLE VI

##### INCOME AND LIQUIDATION

This corporation shall be organized without capital stocks, and no dividends shall be paid, and no part of the income of the corporation shall be distributable to its members, directors or officers. The corporation may, however, pay compensation in a reasonable amount to its members, directors and officers for services rendered, and may confer benefits upon its members in conformity with its purposes. In the event of the dissolution or liquidation of the corporation, whether voluntary or involuntary,

all assets of the corporation, after the payment of all debts and obligations of the corporation, shall be distributed to one or more organizations which are exempt organizations as defined in Section 501(c)(3) and Section 170 (c)(2) of the Internal Revenue Code of 1986, as amended or any corresponding sections of any prior or future Internal Revenue Code or to the federal, state or local governments for exclusive public purposes.

Notwithstanding any other provisions herein to the contrary, this corporation shall not carry on any other activities not permitted to be carried on by a corporation exempt from federal income tax laws under Section 501(c) of the Internal Revenue Code of 1986, as amended and the Treasury Regulations thereunder as the same now exists, or they may be hereafter amended from time to time, or by a corporation to which contributions are deductible under Section 170(c)(2) of the Internal Revenue Code of 1986, as amended and the Treasury Regulations thereunder as the same now exists, or they may be hereafter amended from time to time.

This corporation shall not operate in any manner which will discriminate against any person on the basis of race, creed, color or national origin.

#### ARTICLE VII

##### DURATION

This corporation shall commence its corporate existence on the date of filing of these Articles of Incorporation with the Secretary of State and shall exist perpetually thereafter until sooner dissolved according to law.

#### ARTICLE VIII

##### QUALIFICATIONS OF MEMBERS

The membership of this corporation shall be as is set forth in the Bylaws of the corporation.

#### ARTICLE IX

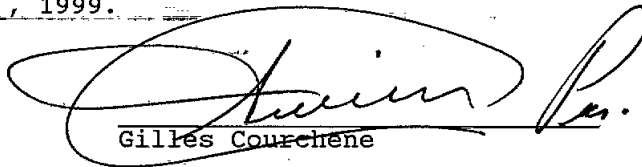
##### INITIAL BUSINESS OFFICE AND REGISTERED AGENT

The street address of the initial business office of this corporation is 10282 Buena Ventura Drive, Boca Raton, Florida 33498-6766 and the initial registered agent of the corporation is Gilles Courchene, 10282 Buena Ventura Drive, Boca Raton, Florida 33496-6766.



vote of the members present at an annual business meeting after a proposed amendment has been presented in writing to each voting member not less than fifteen (15) business days prior to said annual business meeting. The amendment shall be effective when a copy thereof, together with a certificate of its approval by the membership, sealed with the corporate seal, signed by the Secretary or Assistant Secretary and executed and acknowledged by the President or Vice President has been filed with the Secretary of State and all filing fees paid.


IN WITNESS WHEREOF, I have hereunto affixed my hand and seal at Delray Beach, County of Palm Beach, State of Florida, this 26 day of Oct., 1999.

  
Gilles Courchene

STATE OF FLORIDA

COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 26th day of October, 1999 by GILLES COURCHENE, who personally appeared before me, and who is personally known to me.

  
Notary Public



Doak S. Campbell, III  
MY COMMISSION # CC655375 EXPIRES  
June 12, 2001  
BONDED THRU TROY FAIR INSURANCE, INC.

CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE  
FOR THE SERVICE OF PROCESS WITHIN FLORIDA,  
NAMING AGENT UPON WHOM PROCESS MAY BE SERVED

IN COMPLIANCE WITH SECTION 48.091, FLORIDA STATUTES, THE  
FOLLOWING IS SUBMITTED:

FIRST, that MIRAGE AT CRYSTAL LAKE CONDOMINIUM ASSOCIATION,  
INC., desiring to organize or qualify under the laws of the State  
of Florida, with its principal place of business as 10282 Buena  
Ventura Drive, Boca Raton, Florida 33498-6766, State of Florida,  
named Gilles Courchene, located at 10282 Buena Ventura Drive, Boca  
Raton, Florida 33498-6766, as its agent to accept service of  
process within Florida.


MIRAGE OF CRYSTAL LAKE  
CONDOMINIUM ASSOCIATION, INC.

By: 

Its: \_\_\_\_\_

Date: Oct 26, 1999

HAVING BEEN NAMED TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE  
STATED CORPORATION, AT THE PLACE DESIGNATED IN THIS CERTIFICATE, I  
HEREBY AGREE TO ACT IN THIS CAPACITY AND I FURTHER AGREE TO COMPLY  
WITH PROVISIONS OF ALL STATUTES RELATIVE TO THE PROPER AND COMPLETE  
PERFORMANCE OF MY DUTIES.

 *agg.*  
GILLES COURCHENE  
Registered Agent

Date: Oct 26, 1999

FILED  
99 NOV -9 PM 2:31  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA