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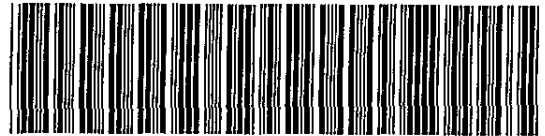
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THE SOTO LAW GROUP, P.A.

GALLERIA PROFESSIONAL BUILDING • 915 MIDDLE RIVER DRIVE, SUITE 304 • FORT LAUDERDALE, FL 33304

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CRAIG I. KARTIGANER*
OF COUNSEL
* ALSO ADMITTED IN NEW YORK

September 25, 2003

Division of Corporations
Post Office Box 6327
Tallahassee, Florida 32314

Re: Coral Townhomes III Condominium Association, Inc.

Dear Sir/Madam:

Enclosed please find a check in the amount of \$78.75 representing the filing fee for the enclosed Articles of Incorporation of Coral Townhomes III Condominium Association, Inc.

If you have any questions, please let me know.

Respectfully Yours,



Felena Talbott, Esquire
For the firm



FLORIDA DEPARTMENT OF STATE
Glenda E. Hood
Secretary of State

October 3, 2003

FELENA TALBOTT, ESQ.
GALLERIA PROFESSIONAL BLDG.
915 MIDDLE RIVER DR., STE 304
FT. LAUDERDALE, FL 33304

SUBJECT: CORAL TOWNHOMES III CONDOMINIUM ASSOCIATION, INC.
Ref. Number: W03000028558

We have received your document for CORAL TOWNHOMES III 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):

The registered agent must sign accepting the designation.

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) 245-6965.

Dorine Martin
Document Specialist
New Filings Section

Letter Number: 003A00054437

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SECRETARY OF STATE
FLORIDA

ARTICLES OF INCORPORATION
OF
CORAL TOWNHOMES III CONDOMINIUM ASSOCIATION, INC.

ARTICLE I. NAME

The name of the corporation is **CORAL TOWNHOMES III
CONDOMINIUM ASSOCIATION, INC.**

ARTICLE II. DURATION AND COMMENCEMENT OF EXISTENCE

The corporation is to have perpetual existence,
commencing at the filing of these articles with the Department
of State.

ARTICLE III. PURPOSE

The corporation is organized for the purpose of transacting
any and all lawful business.

ARTICLE IV. CAPITAL STOCK

The aggregate number of shares of stock which the corporation
shall have authority to issue is one hundred (100) shares of capital
stock at a par value of one dollar (\$1.00) per share.

Shares of stock may be disposed of by the corporation for such
consideration, having a value of not less than par value of the
shares issued therefore, as is determined from time to time by vote of the
majority of the outstanding stock.

Treasury shares may be disposed of by the corporation for such
consideration as may be determined from time to time by vote of the
majority of the outstanding stock.

The consideration for the issuance of shares or for the disposal
of treasury shares may be paid, in whole or in part, in cash or
other property, tangible or intangible, or in labor or services actually
performed for the corporation. Shares may not be issued until the full
amount of consideration for which shares are to be issued shall have
been received by the corporation; such shares shall be deemed fully
paid and nonassessable.

The stock in the corporation shall be issued pursuant to the provisions of Section 1244 of the Internal Revenue Code.

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SECRETARY OF STATE
TALLAHASSEE FLORIDA

ARTICLE V. REGISTERED OFFICE AND REGISTERED AGENT

The street address of the initial registered office of the corporation in the State of Florida is 915 Middle River Drive, Suite 304, Fort Lauderdale, FL 33304 and the initial registered agent of this corporation at such address is Oscar E. Soto.

Having been named as registered agent on whom process may be served for the above-stated corporation, at the place designated herein, I hereby accept said appointment as registered agent.



Oscar E. Soto, Registered Agent

ARTICLE VI. INCORPORATORS

The names and addresses of the subscriber signing these Articles, is set forth below.

NAME	ADDRESS	NO. OF SHARES
JESUS A. ROSAS	1051 NW 82 AVENUE CORAL SPRINGS, FL 33071	100%

ARTICLE VII. PRINCIPAL OFFICE

The principal office of the corporation shall be located at 1051 NW 82 AVENUE, CORAL SPRINGS, FL 33071.

ARTICLE VIII. MANAGEMENT OF THE CORPORATION BY BOARD OF DIRECTORS

.....
All corporate powers shall be exercised or under the authority of, and the business and affairs of this corporation shall be managed under the direction of a Board of Directors.

ARTICLE IX. BY-LAWS

The power to adopt, alter, amend or repeal by-laws shall be vested in the Board of Directors and the shareholders.

ARTICLE X. INITIAL BOARD OF DIRECTORS

This corporation shall have one director initially. The number of directors may be either increased or diminished from time to time by the by-laws. The names and addresses of the initial directors of this corporation are:

<u>NAME</u>	<u>ADDRESS</u>
Jesus A. Rosas	1051 NW 82 AVENUE Coral Springs. FL 33071

ARTICLE XI. AMENDMENT

The corporation reserves the right to amend, alter, change or repeal any or all of the provisions contained in these Articles of Incorporation or any amendment hereto, in the manner now or hereafter prescribed by Statute, and any or all rights conferred upon the Shareholders herein granted as subject to this reservation.

IN WITNESS WHEREOF, the undersigned incorporator has executed these Articles of Incorporation at Coral Springs, Broward County, Florida, for the uses and purposes aforesaid, this 19 day of September 2003.

A handwritten signature in black ink, appearing to be "J. Rosas", written over a horizontal line. To the right of the signature, the letters "BA" are handwritten.

JESUS A. ROSAS,