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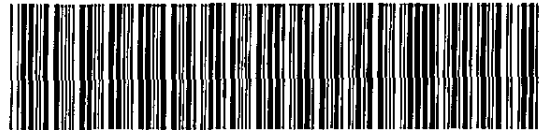
(Business Entity Name)

(Document Number)

Certified Copies _____ Certificates of Status _____

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FILED
SECRETARY OF STATE
TALL
05 NOV 21 PM 12:33

MRS 11/22

COVER LETTER

Department of State
Division of Corporations
P. O. Box 6327
Tallahassee, FL 32314

SUBJECT: Dina's Grooming, Inc.
(PROPOSED CORPORATE NAME - MUST INCLUDE SUFFIX)

Enclosed are an original and one (1) copy of the articles of incorporation and a check for:

☐ \$70.00
Filing Fee

☐ \$78.75
Filing Fee
& Certificate of Status

☒ \$78.75
Filing Fee
& Certified Copy

☐ \$87.50
Filing Fee,
Certified Copy
& Certificate of
Status

ADDITIONAL COPY REQUIRED

FROM: Adams + Associates, PA
Name (Printed or typed)

900 W. 49 Street, Suite 514
Address

Hialeah, FL 33012
City, State & Zip

305-824-9800
Daytime Telephone number

NOTE: Please provide the original and one copy of the articles.

ARTICLES OF INCORPORATION OF
DINA'S GROOMING, INC.

FILED
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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The undersigned incorporator to these Articles of Incorporation, by these articles forms a corporation for profit, pursuant to the Laws of the State of Florida.

FIRST: The name of the corporation is **DINA'S GROOMING, INC.**

SECOND: The period of duration of the corporation is perpetual.

THIRD: The purpose of this business is to engage in pet grooming and sale of pet grooming supplies.

FOURTH: The aggregate number of shares of Capital Stock which the Corporation has authority to issue is 100 (One Hundred), all of which shall be one class of common stock having a par value of \$1.00 per share. Enedina E. Castellanos shall own one hundred percent of the corporation or one hundred percent of the shares of the corporation, and shall be issued 100 shares of common stock representing a one hundred percent ownership of the corporation.

FIFTH: The address of its initial registered office is 10550 NW 77 Court, # S-202, Hialeah Gardens, Florida 33016 and the name of the initial registered agent is Enedina E. Castellanos.

SIXTH: The initial board of directors will consist of one director, whose name and address is Enedina E. Castellanos, 10550 NW 77 Court, # S-202, Hialeah Gardens, Florida 33016.

SEVENTH: The name and address of the incorporator is Enedina E. Castellanos, 10550 NW 77 Court, # S-202, Hialeah Gardens, Florida 33016.

EIGHTH: Preemptive Rights shall be as follows: The shareholder of stock of this Corporation shall be entitled to full preemptive right to purchase unissued or treasury stock of the corporation convertible into or carrying a right to subscribe to acquire shares of any such unissued or treasury stock.

NINTH: The initial street address of the principal office of the Corporation in the State of Florida is 10550 NW 77 Court, # S-202, Hialeah Gardens, Florida 33016.

TENTH: The Corporation shall indemnify Incorporators, Officers and Directors to the full extent permitted by law.

ELEVENTH: a. The Corporation adopts all contracts made on its behalf by the before-mentioned incorporator.

b. The Corporation authorizes its director to reimburse the before-mentioned incorporator for any and all expenses incurred on behalf of the Corporation, prior to its incorporation and for any and all expenses incurred in the organization and formation of the Corporation.

c. The directors of this Corporation shall have the sole discretion to determine the expenses for which the before-mentioned incorporator shall be reimbursed.

TWELFTH: The Corporation reserves the right to amend or repeal any provision contained in these Articles of Incorporation or any amendment to the Articles of Incorporation.

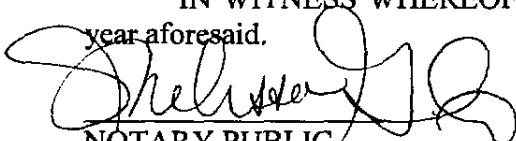
IN WITNESS WHEREOF, the undersigned has executed these Articles of Incorporation of **DINA'S GROOMING, INC.** this 15 day of November 2005.


ENEDINA E. CASTELLANOS
INCORPORATOR

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

ON THIS 15 day of November 2005, before me, a notary public duly authorized in the State of Florida, County of Miami-Dade, personally appeared ENEDINA E. CASTELLANOS known to me to be the person described and who subscribed the above Articles of Incorporation, and who acknowledged that she executed the Articles of Incorporation for the purpose contained herein.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal on the day and year aforesaid.


NOTARY PUBLIC,
STATE OF FLORIDA
COUNTY OF MIAMI-DADE

NOTARY PUBLIC-STATE OF FLORIDA
 **Melissa Garrido**
Commission # DD433811
Expires: MAY 25, 2009
Bonded Thru Atlantic Bonding Co., Inc.

**CERTIFICATE DESIGNATING THE ADDRESS AND AGENT UPON
WHOM PROCESS MAY BE SERVED**

DINA'S GROOMING, INC., desiring to organize as a Corporation for Profit under the laws of the State of Florida, which will have its principal office in Florida, has named ENEDINA E. CASTELLANOS, located at 10550 NW 77 COURT, #S-202, CITY OF HIALEAH GARDENS, COUNTY OF MIAMI-DADE, STATE OF FLORIDA, 33016, as its agent to accept service of process within this state.

ACKNOWLEDGMENT

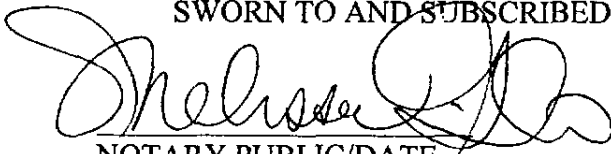
Having been named to accept service of process for the above- described corporation, at the place designated in this certificate, I agree to act in this capacity. I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties, and I specifically accept the duties and obligations prescribed by Section 607.325, Florida Statutes.


ENEDINA E. CASTELLANOS
REGISTERED AGENT

11/15/2005
DATED

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

SWORN TO AND SUBSCRIBED this 15 day of November 2005.


NOTARY PUBLIC/DATE

NOTARY PUBLIC-STATE OF FLORIDA
 **Melissa Garrido**
Commission # DD433811
Expires: MAY 25, 2009
Bonded Thru Atlantic Bonding Co., Inc.

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TALLAHASSEE, FLORIDA
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(Requestor's Name)

(Address)

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(Business Entity Name)

(Document Number)

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11-24-05

BARRY L. MILLER*
CHINA STEEL FENS

CLAUDE C. CRONON of counsel

* *Admitted in Massachusetts & Florida*

**LAW OFFICES OF
BARRY L. MILLER, P.A.**
ATTORNEYS AT LAW
11 North Summerlin Avenue, Ste. 100
Orlando, Florida 32801
www.theclosingagent.com

Telephone (407) 423-1700
Facsimile (407) 425-3753

November 21, 2005

Florida Secretary of State
Division of Corporations
Clifton Building
2661 Executive Center Circle
Tallahassee, FL 32301

**RE: Saratoga Park Phase 4A Homeowners Association, Inc. and Campbell Cove
Homeowners Association, Inc.**

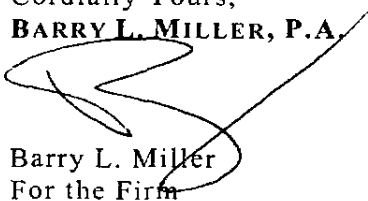
Sear Secretary:

Enclosed are Article of Incorporation with one conformed copy regarding the above-referenced companies. We also enclose our checks in the amount of \$78.75 each for your filing fees.

Please file these documents at your earliest convenience and return a file-stamped copy to our office.

If there are any questions or problems, please do not hesitate in contacting us. Until then, I remain,

Cordially Yours,
BARRY L. MILLER, P.A.



Barry L. Miller
For the Firm

Enclosure(s):/2/

BLm:ms

**ARTICLES OF INCORPORATION
OF
SARATOGA PARK PHASE 4A
HOMEOWNERS ASSOCIATION, INC.
A Florida Not-For-Profit Corporation**

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

In compliance with the requirements of Florida Statutes Chapter 617, the undersigned, a resident of the State of Florida who is of full age, does hereby certify:

**ARTICLE I
Corporate Name**

The name of the Corporation is SARATOGA PARK PHASE 4A HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, hereinafter called the "Association."

**ARTICLE II
Address**

The initial mailing address of the Association shall be 870 Sunshine Lane, Altamonte Springs, Florida, 32714. The principal office of the Association shall be located at the mailing address or at such other place as may be subsequently designated by the Board of Directors of the Association.

**ARTICLE III
Registered Agent**

Derek Sutton, whose address is 870 Sunshine Lane, Altamonte Springs, Florida, 32714, (Seminole County), is hereby appointed the initial registered agent of this Association.

**ARTICLE IV
Purpose and Powers of the Association**

This Association does not contemplate pecuniary gain or profit to the members thereof and shall make no distributions of income to its members, directors, or officers. The specific purposes for which it is formed are to provide for maintenance, preservation and architectural control of the residential lots, common areas and improvements (as defined in the Declaration of Covenants, Conditions and Restrictions and amendments thereto, referred to hereinafter as the "Declaration") according to the provisions of the Declaration, within that certain plat of all phases now existing or hereafter formed, recorded among the public records of Osceola County, Florida, to wit:

SARATOGA PARK PHASE 4A, a residential planned unit development subdivision, according to the plat thereof as recorded in the Public Records of Osceola County, Florida.

To promote the health, safety and welfare of the residents within the above described property and any additions thereto as may hereafter be brought within the jurisdiction of this Association for this purpose.

(a) To exercise all of the common law and statutory powers of a corporation not for profit organized under the laws of the State of Florida that are not in conflict with the terms of the Declaration, these Articles or the By-Laws of the Association;

(b) To exercise all of the powers and privileges and to perform all of the duties and obligations of the Association as set forth in that certain Declaration applicable to the property and recorded in the Public Records of Osceola County, Florida, and as the same may be amended from time to time as therein provided, said Declaration being incorporated herein by reference as if set forth in its entirety;

(c) To fix, levy, collect and enforce payment by any lawful means, all charges or assessments pursuant to the terms of the Declaration; to pay all expenses in connection therewith and all other expenses incident to the conduct of the business of the Association, including but not limited to: all licenses, taxes or governmental charges levied or imposed against the property of the Association;

(d) To maintain, repair and operate the property of the Association;

(e) To purchase insurance upon the property of the Association and insurance for the protection of the Association and its members as Lot Owners;

(f) To reconstruct improvements after casualty and make further improvements upon the property;

(g) To enforce by legal means the provisions of the Declaration, and the Articles of Incorporation and By-Laws of the Association, and the rules and regulations adopted pursuant thereto;

(h) To employ personnel to perform the services required for proper operation of the Association;

(i) To acquire (by gift, purchase, or otherwise), own, hold, improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate for public use or otherwise dispose of real or personal property in connection with the affairs of the Association;

(j) To borrow money, and with the assent of two-thirds (2/3) of each class of members, mortgage, pledge, deed in trust, or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred,

(k) To dedicate, sell or transfer all or any part of the common areas, if any, to any public agency, authority, or utility for such purposes and subject to such conditions as may be

provided in the Declaration. No such dedication or transfer shall be effective unless an instrument has been signed by two-thirds (2/3) of each class of members, agreeing to such dedication, sale or transfer;

(l) To participate in mergers and consolidations with other nonprofit corporations organized for the same purposes or annex additional residential property and common areas, provided that any such merger, consolidation or annexation shall have the assent of two-thirds (2/3) of each class of members unless the annexation involves land the Developer has reserved the right to annex in the Declaration, in which case the Declaration shall control the annexation;

(m) To operate and maintain the Common Area and Common Property, specifically the surface water management system as permitted by the South Florida Water Management District, including all lake, retention areas, culverts and related appurtenances, including, but not limited to, contracting for services to same by a maintenance company;

(n) The Association shall levy and collect adequate assessments against indebtedness of the Association for the costs of maintenance and operation of the surface water or stormwater management system. The assessments shall be used for the maintenance and repair of tire surface water or stormwater management systems, including, but not limited to, work within retention areas, drainage structures and drainage easements.

ARTICLE V **Membership**

Section 1. Membership Generally: No person except an Owner or a Developer, as such terms are defined in the Declaration, is entitled to membership in the Association; and all Owners and Developers, regardless of whether a Developer is also an Owner, shall be either Class A or Class B members of the Association, as provided in this Article.

Section 2. Class A Membership: Until termination of Class B membership, as provided in Section 3 of this Article, every Owner who holds record title to a residential lot that is subject to assessment under the Declaration, except a Developer, shall be a Class A member of the Association. Each Class A membership shall be appurtenant to the residential lot and shall be transferred automatically by a conveyance of record title to such lot. An Owner of more than one lot is entitled to one Class A membership for each residential lot to which such Owner holds record title. If more than one person holds an interest in any residential lot, all such persons shall be members; provided however, that only one vote shall be cast with respect to any one residential lot. No person other than an Owner may be a Class A member of the Association, and a Class A membership may not be transferred except by transfer of record title to the residential lot to which it is appurtenant.

Section 3. Class B Membership: The Developer, as defined in the Declaration shall be a Class B member of the Association. The Class B membership shall terminate and be converted

to Class A membership when seventy-five (75%) percent of the Lots have been sold by Declarant.

ARTICLE VI
Board of Directors

The affairs of the Association shall be managed and governed by a Board of Directors consisting of at least three (3) Directors, who need not be members of the Association, and who shall be elected or appointed as set forth in the Bylaws of the Association. The number of Directors may be changed by amendment of the Bylaws of the Association. The names and address of the persons who are to act in the capacity of Directors until the selection of their successors are:

Name: Anthony J. Nicholson
Address: 870 Sunshine Lane
Altamonte Springs, FL 32714

Name: Derek Sutton
Address: 870 Sunshine Lane
Altamonte Springs, FL 32714

Name: Thomas J. Gray III
Address: 870 Sunshine Lane
Altamonte Springs, FL 32714

ARTICLE VII
Existence and Duration

Existence of the Association shall commence with the filing of these Articles of Incorporation with the Secretary of State, Tallahassee, Florida. The Association shall exist in perpetuity.

ARTICLE VIII
Amendments

Amendments to the Articles of Incorporation shall be proposed and adopted in the following manner:

Section 1. Notice: Notice of the subject matter of a proposed amendment shall be included in the notice of any meeting at which a proposed amendment is to be considered.

Section 2. Vote: A resolution for the adoption of an amendment may be proposed by either the Board of Directors or by the members of the Association. Directors and members not present in person or by proxy at the meeting considering the amendment may express their approval in writing, providing such approval is delivered to the Secretary at or prior to the

meeting. Except as elsewhere provided, such resolutions must be adopted by not less than seventy-five (75%) percent of the votes of the entire membership of the Association. No amendment shall make any changes in the qualifications for membership, nor in the voting rights of members, without approval in writing by all members. A copy of each amendment shall be certified by the Secretary of State.

ARTICLE IX
Incorporator

The name and address of the incorporator of these Articles of Incorporation are as follows:

Derek Sutton
870 Sunshine Lane
Altamonte Springs, Florida 32714

IN WITNESS WHEREOF, for the purpose of forming this corporation under the laws of the State of Florida, I, the undersigned, as the incorporator of this Association, have executed these Articles of Incorporation this 16 day of November, 2005.

Derek Sutton
Derek Sutton, Incorporator

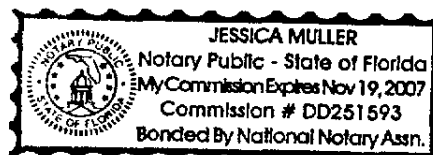
STATE OF FLORIDA
COUNTY OF ORANGE

Before me, the undersigned authority, personally appeared Derek Sutton, who after being duly sworn, acknowledged that he executed the foregoing Articles of Incorporation for the purposes therein expressed this 16th day of Nov., 2005.

[Signature]

NOTARY PUBLIC, State of Florida

My Commission Expires:

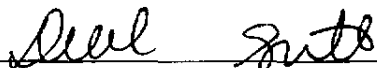


**CERTIFICATION OF DESIGNATION OF
REGISTERED AGENT AND REGISTERED OFFICE**

PURSUANT TO THE PROVISIONS OF SECTION 607.0501 OF 617.0501, FLORIDA STATUTES, THE UNDERSIGNED CORPORATION, ORGANIZED UNDER THE LAWS OF THE STATE OF FLORIDA, SUBNHTS THE FOLLOWING STATEMENT IN DESIGNATING THE REGISTERED OFFICE/REGISTERED AGENT, IN THE STATE OF FLORIDA.

1. The name of the corporation is: **SARATOGA PARK PHASE 4A HOMEOWNERS ASSOCIATION, INC.**
2. The name and address of the registered agent and office is: **DEREK SUTTON, 870 SUNSHINE LANE, ALTAMONTE SPRINGS, FLORIDA, 32714.**

HAVING BEEN NAMED AS REGISTERED AGENT AND TO ACCEPT SERVICE OF PROCESS FOR THE STATED CORPORATION AT THE PLACE DESIGNATED IN THIS CERTIFICATE, I HEREBY ACCEPT THE APPOINTMENT OF 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 AM FAMILIAR WITH AND ACCEPT THE OBLIGATIONS OF MY POSITION AS REGISTERED AGENT.

Signature: 

Printed Name: Derek Sutton

FILED
2005 NOV 22 A 10:22
REC'D BY MAIL
CLERK OF COURT
JANUARY 10, 2006