

GULL AIRE VILLAGE

ARTICLES OF INCORPORATION

766911

ARTICLES OF INCORPORATION

OF

GULL AIRE VILLAGE ASSOCIATION, INC.

A FLORIDA CORPORATION NOT FOR PROFIT

FEB 5 12 37 PM '83

CLERK OF DISTRICT COURT
TALLAHASSEE, FLORIDA

ARTICLE I

The name of this corporation shall be Gull Aire Village Association, Inc.

ARTICLE II

This Corporation is organized pursuant to the Corporations Not For Profit law of the State of Florida, set forth in Chapter 617 in the Florida Statutes. Any assets or income of the Corporation shall not be distributed to, or inure to, the benefit of the members, directors or officers of the corporation.

ARTICLE III

The initial place of its operation and office shall be 3000 West Curlew Road, Oldsmar, Florida 33557.

ARTICLE IV

The purpose of this corporation is to act as a governing association for the maintenance of certain properties located in the City of Oldsmar, Pinellas County, Florida, and commonly known as Gull Aire Village, or as the same may be known in the future, in accordance with "Amended Covenants and Restrictions Gull Aire Village," recorded in the Office of the Clerk of Pinellas County in O.R. Book 5233, Page 773 through Page 780, as the same may be amended from time to time.

ARTICLE V

This Corporation shall have a perpetual existence.

ARTICLE VI

The names and addresses of the subscribers to these Articles of Incorporation are as follows:

Rouben E. Halprin	8730 49th Street North Pinellas Park, Florida 33565
Irving H. Halprin	8730 49th Street North Pinellas Park, Florida 33565
Sharon Segredo	8730 49th Street North Pinellas Park, Florida 33565

COPY

ARTICLE VII

A. Board of Directors. This Corporation shall have a Board of Directors of five (5) persons. Directors shall be elected annually by majority vote of the membership. The names and addresses of the persons constituting the first Board of Directors, who are to act in that capacity until the selection of their successors are:

Rouben E. Halprin	8730 49th Street North Pinellas Park, Florida 33565
Irving H. Halprin	8730 49th Street North Pinellas Park, Florida 33565
Sharon Segredo	8730 49th Street North Pinellas Park, Florida 33565
Gary K. Porter	8730 49th Street North Pinellas Park, Florida 33565
Charles J. Birmingham	8730 49th Street North Pinellas Park, Florida 33565

B. Elected Officers. The officers of this Corporation shall be a president, vice-president, secretary and treasurer. Other officers may be established or appointed by members of this Corporation at any regular annual meeting. The qualifications, the time and manner of electing or appointing, the duties of, the terms of office, and the manner of removing officers shall be as set forth in the bylaws. The officers who are to serve until the first election of officers under the Articles of Incorporation are:

<u>Name</u>	<u>Address</u>	<u>Office</u>
Rouben E. Halprin	8730 49th Street North Pinellas Park, Florida 33565	President
Irving H. Halprin	8730 49th Street North Pinellas Park, Florida 33565	Vice-President
Sharon Segredo	8730 49th Street North Pinellas Park, Florida 33565	Secretary- Treasurer

ARTICLE VIII

Bylaws will be hereinafter adopted. Such bylaws may be amended or repealed in whole or in part in the manner provided herein. Any amendments to the bylaws shall be binding on all members of the Corporation.

ARTICLE IX

The registered office of said corporation shall be at 8730 49th Street North, Pinellas Park, Florida 33565. The registered agent shall be Rouben E. Halprin, who hereby accepts designation as registered agent.


Rouben E. Halprin

ARTICLE X

Amendments to these Articles of Incorporation may be adopted by a vote of a majority of a quorum of the Board of Directors of the Corporation.

ARTICLE XI

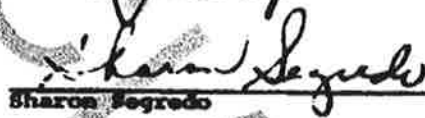
The undersigned constituting the subscribers of this Corporation for the purpose of forming this Corporation Not For Profit under the laws of the State of Florida, have executed these Articles of Incorporation this 20th day of January, 1983.



Rouben E. Malprin



Irving S. Malprin



Sharon Segredo

COPIED COPY

**ARTICLES OF AMENDMENT TO
ARTICLES OF INCORPORATION OF
GULL AIRE VILLAGE ASSOCIATION, INC.**

The undersigned officers of GULL AIRE VILLAGE ASSOCIATION, INC., a Florida corporation not-for-profit, do hereby make subscribed, acknowledge and file with the Secretary of State these Articles of Amendment in accordance with the unanimous vote of the Board of Directors and unanimous approval of all voting rights of the ASSOCIATION as follows: The date of adoption of this amendment is January 13, 1996.

- 1) The Articles of Incorporation shall be amended to ARTICLE XII which shall read as follows:

ARTICLE XII

This corporation shall have the power to:

- a) own and convey property;
- b) operate and maintain common property, specifically the surface water management systems as permitted by the Southwest Florida Management District including all lakes, retention areas, culverts and related appurtenances;
- c) establish rules and regulations;
- d) assess members and enforce said assessments;
- e) sue and be sued;
- f) contract for services to provide for operation and maintenance of the ASSOCIATION contemplating employing a maintenance company;
- g) require all homeowners, lot owners, property owners or unit owners to be members;
- h) exist in perpetuity, however, if the ASSOCIATION is dissolved, the property consisting of the surface water management system shall be conveyed to an appropriate agency of local government, and that if not accepted, then the surface water management system shall be dedicated to a similar non-profit corporation;
- i) take any other action necessary for the purposes for which the ASSOCIATION is organized.

FILED
JAN 17 AM 9:40
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

IN WITNESS WHEREOF, GULL AIRE VILLAGE ASSOCIATION, INC. has caused these Articles of Amendment to be executed by its President and Secretary respectively in accordance with the authority hereinabove expressed this 11th day of January, 1988

ATTEST

GULL AIRE VILLAGE ASSOCIATION, INC.

BY [Signature]
Secretary

BY [Signature]
President

COPIES AVAILABLE COPY