

# State of Florida



## Department of State

I certify the attached is a true and correct copy of the complete file of HOMEOWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, INC., a corporation organized under the laws of the State of Florida, as shown by the records of this office.

The document number of this corporation is N39058.

Given under my hand and the  
Great Seal of the State of Florida,  
at Tallahassee, the Capital, this the  
Twentieth day of December, 1993.



CR2EO22 (2-91)

A handwritten signature in cursive script, reading "Jim Smith".

Jim Smith  
Secretary of State

# BAKER & HOSTETLER

COUNSELLORS AT LAW

IN CLEVELAND, OHIO  
3200 NATIONAL CITY CENTER  
CLEVELAND, OHIO 44114  
(216) 621-0208

IN WASHINGTON, D.C.  
WASHINGTON SQUARE, SUITE 1100  
1050 CONNECTICUT AVE., N.W.  
WASHINGTON, D.C. 20036  
(202) 691-1800

8800 SUN BANK CENTER  
POST OFFICE BOX 118  
ORLANDO, FLORIDA 32802

(407) 649-4000

RCA TELEX 218-008

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IN COLUMBUS, OHIO  
CAPITOL SQUARE  
65 EAST STATE STREET  
COLUMBUS, OHIO 43218  
(614) 228-1541

IN DENVER, COLORADO  
SUITE 1100  
303 EAST 17TH AVENUE  
DENVER, COLORADO 80203  
(303) 691-0800

**N39058**

Jul 5, 1990

Domestic Charter Service  
Bureau of Corporate Records  
Post Office Box 6327  
Tallahassee, FL 32314

DOMESTIC CHARTER \$122.50  
REGISTERED AGENT \$35.00  
CERTIFIED COPIES \$35.00  
TOTAL \$192.50

Re: Articles of Incorporation

Dear Sir or Madam:

**NP**

Enclosed are three original and duplicate copies of Articles of Incorporation for the following:

1. Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc.;
2. Property Owners Association of Sky Lake South Units Six and Seven, Phase 3A, Inc.;
3. Property Owners Association of Sky Lake South Units Six and Seven, Phase 3B, Inc.

Also enclosed is a firm check in the amount of \$367.50 to cover the filing fees, certified copies and registered agent designations.

Please file the Articles as soon as possible and return the certified copies to me at our Orlando address.

Thank you for your assistance in this matter. If there are any problems with the formation of these corporations, please contact me immediately at (407) 649-4000.

Sincerely,

Name	SP 7/12
Availability	SP 7/12
Document Examiner	SP 7/12
Updater	SP 7/12
Verifier	✓
Acknowledgement	✓
W P Verifier	✓

Karen L. DiDea  
Legal Assistant

\2908  
Enclosures  
cc: Rosemary O'Shea, Esq. (encl.)  
C:\DATA\SECSTA.SKY  
20953\89-001.ROS

FILED  
1990 JUL -9 PM 1:40  
TALLAHASSEE, FLORIDA



N39058

FILED

1990 JUL -9 PM 1:40

ARTICLES OF INCORPORATION  
OF

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH  
UNITS SIX AND SEVEN, PHASE II, INC.

ARTICLE I

Name

The name of the Corporation shall be Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc., sometimes hereinafter referred to as the "Association."

*Homeowners Association of Sky Lake South Units Six & Seven, Inc. (see pg 3 merge)*

ARTICLE II

PURPOSES

This Association is a "not-for-profit" corporation and does not contemplate pecuniary gain or profit to the members thereof. The general purposes for which the Association is formed are to provide for maintenance, preservation and architectural control of the residence lots and Common Areas within that certain tract of property described in Article IV, Section C below. The Association has a specific nature, object and purpose as follows:

A. To promote the health, safety and social welfare of the Owners of Property within that area referred to as Sky Lake South Units Six and Seven, Phase II in the Declaration for Sky Lake South Units Six and Seven, Phase II as recorded in O.R. Book 3882, Page 1762, Public Records of Orange County, Florida (the "Declaration").

*see merge pg 3, 4*

B. To own and maintain, repair and replace the Common Areas, parks, sidewalks and/or access paths, streets and other Common Areas, any lakes, Club House, structures, landscaping and other improvements in and/or benefiting Sky Lake South Units Six and Seven, Phase II, for which the obligation to maintain and repair has been delegated and accepted.

C. To control the specifications, architecture, design, appearance, elevation and location of landscaping around all buildings and improvements of any type, including walls, fences, swimming pools, antennae, sewers, drains, disposal systems, or other structures constructed, placed or permitted to remain in Sky Lake South Units Six and Seven, Phase II, as well as the alteration, improvement, addition and/or change thereto.



D. To provide for private security, fire protection and such other services the responsibility for which has been or may be accepted by the Association, and the capital improvements and equipment related thereto, in Sky Lake South Units Six and Seven, Phase II.

E. To provide, purchase, acquire, replace, improve, maintain and/or repair such real property, buildings, structures, street lights and other structures, landscaping, paving and equipment, both real and personal, related to the health, safety and social welfare of the members of the Association as the Board of Directors in its discretion determines necessary, appropriate and/or convenient.

F. To operate and maintain in particular the surface water management system as permitted by the appropriate Water Management District including all lakes, retention areas, culverts and related appurtenances.

G. To perform all of the functions contemplated of the Association, and undertaken by the Board of Directors of the Association, as set forth in the Declaration.

### ARTICLE III

#### General Powers

The general powers that the Association shall have are as follows:

A. To hold funds solely and exclusively for the benefit of the members for purposes set forth in these Articles of Incorporation.

B. To promulgate and enforce rules, regulations, bylaws, covenants, restrictions and agreements to effectuate the purposes for which the Association is organized.

C. To delegate power or powers where such is deemed in the interest of the Association.

D. To purchase, lease, hold, sell, or otherwise acquire or dispose of interests in, real or personal property, except to the extent restricted hereby; to enter into, make, perform or carry



out contracts of every kind with any person, firm, corporation, association or other entity; to do any and all acts necessary or expedient for carrying on any and all of the activities and pursuing any and all of the objects and purposes set forth in these Incorporation and not forbidden by the laws of the State of Florida.

E. To borrow money, and with the assent of two-third (2/3) of the 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.

F. To fix assessments to be levied against Property to defray expenses and the cost of effectuating the objects and purposes of the Association, and to create reasonable reserves for such expenditures, and to authorize its Board of Directors, in its discretion, to enter into agreements with mortgage companies and other organizations for the collection of such assessments.

G. To charge recipients for services rendered by the Association and the user for the Association Property when such is deemed appropriate by the Board of Directors of the Association.

H. To pay taxes and other charges, if any, on or against property owned or accepted by the Association.

I. To participate in mergers and consolidations with other not-for-profit corporations organized for the same purposes or annex additional residential property and Common Area, provided that any such merger or consolidation or annexation shall have the assent of two-third (2/3) of the votes of members present at a meeting duly called for the purpose of merger or consolidation.

J. In general, to have all powers conferred upon a not-for-profit corporation by the laws of the State of Florida, except as prohibited herein.

#### ARTICLE IV

##### Members

A. Every person or entity who is a record fee simple owner of a Lot which is subject under covenants of record to assessment by the Association shall be members of the Association. The foregoing is not intended to include persons or entities who



hold an interest merely as security for the performance of an obligation. Membership shall be appurtenant to and may not be separated from ownership of any Lot which is subject to assessment by the Association.

B. "Owner," "Lot," and any other defined terms used herein, and elsewhere in these Articles of Incorporation, are used with the definition given those terms in the aforesaid Declaration.

C. (1) Sky Lake South Units Six and Seven, Phase II consists of that certain real property situated in Orange County, Florida, described as follows:

All lots in Sky Lake South Units Six and Seven, Phase II according to the Plat thereof as recorded in Plat Book 19, Page 86, Public Records of Orange County, Florida.

(2) The Association retains the right in its discretion to submit to these Articles of Incorporation additional property which is adjacent to the above-described property (the "Additional Property"). The additions authorized under this article shall be made in accordance with and by the filing of Articles of Merger which shall extend the scheme of the Articles of Incorporation to such Additional Property. Any Additional Property may include but not be limited to the following:

All lots in Sky Lake South Units Six and Seven, according to the Plat thereof as recorded in Plat Book 16, Pages 7 and 8 (Phase I); Plat Book 21, Pages 1 and 2 (Phase 3A); and Plat Book 22, Pages 34, 35 and 36 (Phase 3B) all in the Public Records of Orange County, Florida.

## ARTICLE V

### Voting and Assessments

A. Subject to the restrictions and limitations herein-after set forth, each member shall be entitled to one (1) vote for each Lot in which he holds the interest required for membership. When one or more persons holds such interest or interests in any Lot, all such persons shall be members, and the vote for such Lot shall be exercised as they among themselves determine, but in no



event shall more than one vote be cast with respect to any Lot. Except where otherwise required under the provisions of these Articles of Incorporation, the Declaration or by law, the affirmative vote of the Owners of a majority of Lots represented at any meeting of the members duly called and at which a quorum is present, shall be binding upon the members.

B. The Association will obtain funds with which to operate by assessment of its members in accordance with the provisions of the Declaration, as supplemented by the provisions of these Articles of Incorporation and Bylaws of the Association relating thereto.

#### ARTICLE VI

##### Board of Directors

A. The affairs of the Association shall be managed by a Board of Directors consisting of at least three (3) Directors who need not be members of the Association. The number of Directors may be changed by amendment of the Bylaws of the Association. Elections shall be by plurality vote. At the first annual election to the Board of Directors, the term of office of the two elected Directors receiving the highest plurality of votes shall be established at one (1) year. In addition, one (1) Director shall be elected to serve for a term of two (2) years. Thereafter, as many directors shall be elected and appointed, as the case may be, as there are regular terms of office of Directors expiring at such time, and the term of each such director so elected or appointed at such annual election shall be for two (2) years expiring at the second annual election following their election, and thereafter until their successors are duly elected and qualified, or until removed from office with or without cause by affirmative vote of a majority of the members.

B. The names and addresses of the members of the first Board of Directors who shall hold office until the first annual meeting of the members and until their successors are elected or appointed and have qualified, are as follows:



<u>Name</u>	<u>Address</u>
Jim Cunningham	3433 Burlington Drive Orlando, Florida 32821
Bruce Bonner	3422 Burlington Drive Orlando, Florida 32821
Craig Castille	3437 Burlington Drive Orlando, Florida 32821

#### ARTICLE VII

##### Officers

The officers of the Association shall be a President, a Vice President, a Secretary and a Treasurer, and such other officers as the Board may from time to time by resolution create. Any two (2) or more offices may be held by the same person except the offices of President and Secretary. Officers shall be elected for one (1) year terms in accordance with the procedures set forth in the Bylaws. The names of the officers who are to manage the affairs of the Association until the first annual meeting of the Board of Directors and until their successors are duly elected and qualified are:

President:	Bruce Bonner
Treasurer:	Craig Castille
Secretary:	Jim Cunningham

#### ARTICLE VIII

##### Corporate Existence

The Association shall have perpetual existence.

#### ARTICLE IX

##### Bylaws

The Board of Directors shall adopt Bylaws consistent with these Articles of Incorporation and may be altered, amended or rescinded in the manner provided by the Bylaws.



## ARTICLE X

### Amendment to Articles of Incorporation

These Articles of Incorporation may be altered, amended or repealed by resolution of the Board of Directors with the consent and approval of seventy-five percent (75%) of the entire membership. 25/

## ARTICLE XI

### Incorporators

The names and residence addresses of the incorporators are as follows:

<u>Name</u>	<u>Address</u>
Jim Cunningham	3433 Burlington Drive Orlando, Florida 32821
Bruce Bonner	3422 Burlington Drive Orlando, Florida 32821
Craig Castille	3437 Burlington Drive Orlando, Florida 32821

## ARTICLE XII

### Indemnification of Officers and Directors

A. The Association hereby indemnifies any Director or Officer made a party or threatened to be made a party to any threatened, pending or completed action, suit or proceeding:

1. Whether civil, criminal, administrative, or investigative, other than by one or in the right of the Association to procure a judgment in its favor, brought to impose a liability or penalty on such person for an act alleged to have been committed by such person in his capacity of Director or Officer of the Association, or in his capacity as Director, officer, employee or agent of any other corporation, partnership, joint venture, trust



or other enterprise which he served at the request of the Association, against judgments, fines, amounts paid in settlement and reasonable expenses, including attorneys' fees, actually and necessarily incurred as a result of such action, suit or proceeding or any appeal therein, if such person acted in good faith in the reasonable belief that such action was in the best interests of the Association, and in criminal actions or proceedings, without reasonable ground for belief that such action was unlawful. The termination of any such action, suit or proceeding by judgment, order, settlement, conviction or upon a plea of nolo contendere or its equivalent shall not itself create a presumption that any such Director or Officer did not act in good faith in the reasonable belief that such action was in the best interests of the Association or that he had reasonable grounds for belief that such action was unlawful.

2. By or in the right of the Association to procure a judgment in its favor by reason of his being or having been a Director or Officer of the Association, or by reason of his being or having been a director, officer, employee or agent of any other corporation, partnership, joint venture, trust or other enterprise which he served at the request of the Association, against the reasonable expenses, including attorneys' fees, actually and necessarily incurred by him in connection with the defense or settlement of such action, or in connection with an appeal therein if such person acted in good faith in the reasonable belief that such action was in the best interests of the Association. Such person shall not be entitled to indemnification in relations to matters to which such person has been adjudged to have been guilty of negligence or misconduct in the performance of his duty to the Association unless, and only to the extent that, the court, administrative agency, or investigative body before which such action, suit or proceeding is held shall determine upon application that, despite the adjudication of liability but in view of all circumstances of the case, such person in fairly and reasonably entitled to indemnification for such expenses which such tribunal shall deem proper.

B. The Board of Directors shall determine whether amounts for which a Director or Officer seeks indemnification were properly incurred and whether such Director or Officer acted in good faith and in a manner he reasonably believed to be in the best interest of the Association, and whether, with respect to any criminal action or proceeding, he had no reasonable ground for belief that such action was unlawful. Such determination shall be made by the Board of Directors by a majority vote of a quorum

consisting of Directors who were not parties to such action, suit or proceeding.

C. The foregoing rights of indemnification shall not be deemed to limit in any way the powers of the Association to indemnify under applicable law.

#### ARTICLE XIII

##### Transaction in Which Directors or Officers are Interested

A. No contract or transaction between the Association and one or more of its Directors or Officers, or between the Association and any other corporation, partnership, association, or other organization in which one or more of its directors or officers are Directors or Officers, have a financial interest, shall be invalid, void or voidable solely for this reason, or solely because the Director or Officer is present at or participates in the meeting of the Board or committee thereof which authorized the contract or transaction. However, the interested Director or Officer must make full disclosure to the Association of his financial interest in any contract or transaction between the Director or Officer and the Association. Furthermore, the interested Director or Officer shall not vote on the contract or transaction. No Director or Officer of the Association shall incur liability by reason of the fact that he is or may be interested in any such contract or transaction.

B. Interested Directors may be counted in determining the presence of a quorum at a meeting of the Board of Directors or of a committee which authorized the contract or transaction.

#### ARTICLE XIV

##### Dissolution of the Association

A. Upon dissolution of the Association, other than incident to a merger or consolidation, all of its assets remaining after provision for creditors and payment of all costs and expenses of such dissolution shall be distributed and dedicated to a public body, or conveyed to a non-profit organization with a purpose similar to this corporation.





STATE OF FLORIDA       )  
                              ) SS.  
COUNTY OF ORANGE     )

I HEREBY CERTIFY, that on this 20th day of June, 1990, personally appeared before me, the undersigned officer duly authorized to administer oaths and take acknowledgments, Bruce Bonner, Jim Cunningham and Craig Castille, known to me to be the persons who executed the foregoing Articles of Incorporation, and acknowledged that the execution of such instrument for the uses and purposes therein expressed.

WITNESS my hand and official seal the day and year aforesaid.

  
\_\_\_\_\_  
Notary Public  
My Commission Expires:

Notary Public  
State of Florida at Large  
My Commission Expires:  
September 4, 1993

WP-20953/89001-3.GTB-KPG  
04/19/90.sd



FILED

REGISTERED AGENT CERTIFICATE

1990 JUL -9 PM 1:40

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

In pursuance of the Florida General Corporation Act, the following is submitted, in compliance with said statute:

That Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc. desiring to organize under the laws of the State of Florida, with its registered office, as indicated in the Articles of Incorporation at the City of Orlando, County of Orange, State of Florida, has named A. Wayne Rich, located at said registered office, as its registered agent to accept service of process and perform such other duties as are required in the State.

ACKNOWLEDGMENT:

Having been named to accept service of process and serve as registered agent for the above-stated Corporation, at the place designated in this Certificate, I hereby accept to act in this capacity, and agree to comply with the provision of said statute relative to keeping open said office, and further state that I am familiar with §607.325, Florida Statutes.

  
A. Wayne Rich

DATED: 6/21/90, 1990

FILE NOW! AMOUNT DUE \$61.25 OR CORPORATION WILL BE  
DISSOLVED ON OR AFTER OCTOBER 9, 1991.

CORPORATION  
ANNUAL REPORT  
1991



FLORIDA DEPARTMENT OF STATE  
Jim Smith  
Secretary of State  
DIVISION OF CORPORATIONS

FILED

1991 OCT 10 PM 7:57

FILING FEE OF \$61.25 REQUIRED

1 Name and Mailing Address of Corporation DOCUMENT # N39058 (5)

PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UN  
ITS SIX AND SEVEN, PHASE II, INC.  
912 N HIGHLAND AVE  
ORLANDO, FL 32801

2 If Address in Block 1 is different from the address through the  
mail, enter the correct address below. P.O.  
Box is acceptable. The NAME of the corporation can be changed  
without filing an amendment.

21 Street Address  
-10/17/91--00108--008  
22 P.O. Box  
ANNUAL REPORT  
ANNUAL REPORT  
23 City and State  
TOTAL  
24 Zip Code

If above address is incorrect in any way, line through the incorrect information and enter correct address in Block 2

3 Date Incorporated or Qualified  
To Do Business in Florida

07/09/1990

4 FEI Number

FEI Number Applied For

FEI Number Not Applicable

5 CERTIFICATE OF STATUS DESIRED

6 Names and Street Addresses of Each Officer and Director (Do not use any correction tape or fluid to cover over incorrect information)

Title	Names of Officers and Directors	Street Address of Each Officer and Director (Do NOT Use Post Office Box Numbers)	City and State
P/D	BONNER, BRUCE	3422 BURLINGTON DR	ORLANDO, FL
X/D	CASTILLE, CRAIG	3437 BURLINGTON DR	ORLANDO, FL
S/D	CUNNINGHAM, JIM	3433 BURLINGTON DR	ORLANDO, FL

10/11/91  
CRE

REGISTERED AGENT INFORMATION

7 Name and Address of Current Registered Agent

RICH, A. WAYNE  
912 N HIGHLAND AVE  
ORLANDO, FL 32801

81 Name

James J. Valentine

82 Street Address 1 (Do NOT Use P.O. Box Number)

3087 Woolridge Dr

83 Street Address 2 (Do NOT Use P.O. Box Number)

84 City

Orlando

FL

85 Zip Code

32837

9 Pursuant to the provisions of Sections 607.0502 and 607.1506 or Sections 617.0502 and 617.1506 Florida Statutes, the above named corporation submits this statement for the purpose of changing its registered office or registered agent or both in the State of Florida. Such change was authorized by the corporation's board of directors. I hereby accept the appointment as registered agent and accept the obligations of Section 607.1505 Florida Statutes.

SIGNATURE

James J. Valentine

DATE

8/10/91

10 I hereby certify that the information indicated on this annual report or supplemental annual report is true and correct, and that my signature shall have the same legal effect as if made under oath. I am an officer or director of the corporation, or a trustee, partner, or sole proprietor, and I am not a resident of the State of Florida. If I am not a resident of the State of Florida, I am not a resident of the State of Florida.

SIGNATURE

James J. Valentine

DATE

8/10/91

Typed Name of Officer or Director

James J. Valentine

Title

Treasurer

Telephone Number (Daytime)

(407) 857-3719

FILING FEE OF \$61.25 REQUIRED — Make Checks Payable To: Secretary of State \$8.75 Additional Fee required for a Certificate of Status



# N39058

## ARTICLES OF MERGER

NAMES OF MERGED CORPORATION(S)	STATE OF INC.	DOCUMENT # IF APP.
Property Owners Association of Sky Lake South Units Six and Seven, Phase 3B, Inc.	Florida	N39061
Property Owners Association of Sky Lake Units Six and Seven, Inc.	Florida	N12608
Property Owners Association of Sky Lake South Units Six and Seven, Phase 3A, Inc.	Florida	N39060
_____ MERGING INTO _____		
NAME OF SURVIVING CORPORATION	STATE OF INC.	DOCUMENT # IF APP.
Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc.	Florida	N39058

IF NAME OF THE SURVIVING CORPORATION WAS CHANGED IN THE MERGER, THE NAME THAT THE SURVIVING CORPORATION CHANGED TO:

Homeowners Association of Sky Lake South Units Six and Seven, Inc.

File Date: January 16, 1992

Effective Date, if applicable: \_\_\_\_\_

Document Examiner: Linda Stitt

# N39058

January 15, 1992

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

FILED  
1992 JAN 16 PM 1:07  
TALLAHASSEE, FLORIDA

Dear Sir or Madam:

Enclosed please find the following: 1) the Articles of Merger for the Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc.; 2) a check in the amount of \$140.00 to cover the filing fees for the Merger of the four phases; and 3) FHA written approval of the Merger.

Please send all correspondence regarding this matter to:

Keith Napier, President  
Skylake South Homeowners Association, Units 6 & 7, Inc.  
P.O. Box 690714  
Orlando, FL 32869-0714

Thank you for your assistance in this matter. If you should have any questions, please feel free to call me at (407) 857-3719.

Yours truly,

*James J. Valentine*  
James J. Valentine

Enclosures

-01/16/92--00147--001  
MERGERS  
MERGER-----\*\*\*140.00  
TOTAL-----\*\*\*140.00

*map*

Name	
Availability	
Document	
Examiner	
<i>James J. Valentine</i>	35
Updator	
Verity	
Acknowledgment	
W. P. Verity	

003,046 278, 196  
2nd  
Plan A  
map  
M. Valentine GAVE  
AUTHOR . TYPED BY PHONE TO  
COR. Add offices & districts  
DATE 1/25/92  
DOC. EX. *James J. Valentine*



ARTICLES OF MERGER

FILED  
1992 JAN 16 PM 1:07

SEC. 617.053, FLORIDA  
TALCORPORATIONS, INC.

1. The undersigned not-for-profit corporations, being validly and legally formed under the laws of the State of Florida, have adopted a Plan of Merger.

2. The Surviving Corporation is the Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc.

3. The Plan of Merger of the undersigned corporation was adopted pursuant to the terms of the respective articles and bylaws of each undersigned corporation and pursuant to Section 617.053, Florida Statutes.

4. The Plan of Merger will become effective upon the filing of these Articles of Merger with the Secretary of State.

5. Certain changes to the Articles of Incorporation and the Bylaws of the Surviving Corporation were made as set forth in the Plan of Merger attached hereto as Exhibit "A."

6. The Plan of Merger was adopted by the members of the Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc. on March 11, 1991, by a two-thirds (2/3rds) majority of a quorum of all members entitled to vote.

7. The Plan of Merger was adopted by the members of the Property Owners Association of Sky Lake Units Six and Seven, Inc. on March 11, 1991, by a two-thirds (2/3rds) majority of a quorum of all members entitled to vote.

8. The Plan of Merger was adopted by the members of the Property Owners Association of Sky Lake South Units Six and Seven, Phase 3A, Inc. on March 11, 1991, by a two-thirds (2/3rds) majority of a quorum of all members entitled to vote.

9. The Plan of Merger was adopted by the members of the Property Owners Association of Sky Lake South Units Six and Seven, Phase 3B, Inc. on Sept. 9, 1991, by a two-thirds (2/3rds) majority of a quorum of all members entitled to vote.

10. The Plan of Merger calls for no change in the classification of membership of either the Surviving Corporation or the Absorbed Corporations.

PROPERTY OWNERS ASSOCIATION OF  
SKYLAKE SOUTH UNITS SIX AND  
SEVEN, PHASE 3A, INC.

By: Mark Hamm  
Mark Hamm

As its: President

Attest:

Joseph Lehmann  
Joseph Lehmann, Secretary

PROPERTY OWNERS ASSOCIATION OF  
SKYLAKE SOUTH UNITS SIX AND  
SEVEN, PHASE 3B, INC.

By: David Forehand  
David Forehand

As its: President

Attest:

Terri Riedly  
Terri Riedly, Secretary



11. The Plan of Merger calls for the Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc. to be hereafter known as the Homeowners Association of Sky Lake South Units Six and Seven, Inc.

12. The Plan of Merger calls for the directors and officers of the Property Owners Association of Sky Lake Units Six and Seven, Inc. to serve out the remaining terms of the officers and directors of the Surviving Corporation.

PROPERTY OWNERS ASSOCIATION OF  
SKYLAKE SOUTH UNITS SIX AND  
SEVEN, PHASE II, INC.

By: Bruce Bonner

Bruce Bonner

As its: President

Attest:

Jim Cunningham  
Jim Cunningham, Secretary

PROPERTY OWNERS ASSOCIATION OF  
SKYLAKE UNITS SIX AND SEVEN,  
INC.

By: Stephen Zollman

Stephen Zollman

As its: President

Attest:

Cynthia A. Altepoulos  
Cynthia A. Altepoulos, Secretary

PLAN OF MERGER

FILED  
1992 JAN 16 PM 1:07  
SECRET  
TALLAHASSEE

THIS PLAN OF MERGER dated Nov. 4, 1991, is by and between the PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, PHASE II, INC. (hereinafter referred to as the "Surviving Corporation") and the PROPERTY OWNERS ASSOCIATION OF SKY LAKE UNITS SIX AND SEVEN, INC., the PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, PHASE 3A, INC., and the PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, PHASE 3B, INC. (hereinafter referred to as the "Absorbed Corporations").

**W I T N E S S E T H:**

WHEREAS, the Surviving Corporation is a not-for-profit corporation organized and existing under the laws of the State of Florida, for the purpose of serving as a homeowners association for the residential subdivision known as Sky Lake South Units Six and Seven, Phase II;

WHEREAS, the Absorbed Corporations are not-for-profit corporations organized and existing under the laws of the State of Florida, for the purpose of serving as a homeowners association for the residential subdivisions known as Sky Lake South Units Six and Seven, Phases I, 3A and 3B;

WHEREAS, Article III, Section I and Article IV, Section C(2) of the Surviving Corporation permits the Surviving Corporation to participate in a merger with other not-for-profit corporations organized for the same purposes;

WHEREAS, the Articles of Incorporation of the PROPERTY OWNERS ASSOCIATION OF SKY LAKE UNITS SIX AND SEVEN, INC. do not provide for the merger of the corporation into other not-for-profit corporations but Section 617.051, Florida Statutes, clearly permits such a merger;

WHEREAS, Article III, Section I and Article IV, Section C(2) of both Articles of Incorporation of the PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNIT SIX AND SEVEN, PHASE 3A, INC. and the PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNIT SIX AND SEVEN, PHASE 3B, INC. permit the respective corporations to participate in mergers with other not-for-profit corporations organized for the same purpose; and

WHEREAS, the Board of Directors of the constituent corporations deem it desirable and in the best interest of their respective corporation and members that the Absorbed Corporations



be merged into the Surviving Corporation pursuant to the provisions of their respective Articles of Incorporation and pursuant to the provisions of the Florida Not-For-Profit Corporation Act and/or the provisions of the Florida General Corporation Act in order that the members shall have one homeowners association with the purpose of governing the entire Sky Lake South Units Six and Seven Subdivision in accordance with the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase I recorded at Official Records Book 3688, Page 1274; the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase II recorded at Official Records Book 3882, Page 1762; the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase 3A recorded at Official Records Book 3948, Page 2583; and the Declaration of Covenants, Conditions and Restrictions of Sky Lake South Units Six and Seven, Phase 3B recorded at Official Records Book 4014, Page 0518, all of the Public Records of Orange County, Florida.

NOW, THEREFORE, in consideration of the mutual covenants and subject to the terms and conditions hereinafter set forth, the constituent corporations agree as follows:

1. Merger. The Property Owners Association of Sky Lake Units Six and Seven, Inc., the Property Owners Association of Sky Lake South, Units Six and Seven, Phase 3A, Inc., and the Property Owners Association of Sky Lake South Units Six and Seven, Phase 3B, Inc. shall merge with and into the Property Owners Association of Sky Lake South Units Six and Seven, Phase II, Inc. which shall be the Surviving Corporation.

2. Terms and Conditions. On the effective date of the merger, the separate existence of the Absorbed Corporation shall cease, and the Surviving Corporation shall succeed to all of the rights, privileges and immunities and franchises in all the property, real, personal and mixed of the Absorbed Corporations, without the necessity for any separate transfer. The Surviving Corporation shall thereafter be responsible and liable for all liabilities and obligations of the Absorbed Corporations, neither the rights of creditors nor any liens on the property of the Absorbed Corporations shall be impaired by the merger.

3. Changes in Articles of Incorporation. The Articles of Incorporation of the Surviving Corporation shall continue to be its Articles of Incorporation following the effective date of the merger; provided, however, that the following changes in the



Articles of Incorporation of the Surviving Corporation shall be effective:

a. Article I shall be amended in its entirety to read as follows:

The name of the Corporation shall be the Homeowners Association of Sky Lake South Units Six and Seven, Inc., sometimes hereinafter referred to as the "Association."

b. Article II, Section A is amended in its entirety to read as follows:

To promote the health, safety and social welfare of the Owners of Property within that area referred to as Sky Lake South Units Six and Seven, Phase I as set forth in the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase I as recorded in Official Records Book 3688, Page 1274, Public Records of Orange County, Florida; Sky Lake South Units Six and Seven, Phase II as set forth in the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase II as recorded in Official Records Book 3882, Page 1762, Public Records of Orange County, Florida; Sky Lake South Units Six and Seven, Phase 3A as set forth in the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase 3A as recorded in Official Records Book 3948, Page 2583, Public Records of Orange County, Florida; Sky Lake South Units Six and Seven, Phase 3B as set forth in the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase 3B as recorded in Official Records Book 4014, Page 0518, Public Records of Orange County, Florida (the "Declaration"). All references to the Declaration contained in these Articles shall be deemed to include a reference to each Declaration of Covenants, Conditions and Restrictions for each phase as set forth above, and the Association shall



govern the entire Sky Lake South Units Six and Seven Subdivision in accordance with the terms and conditions of each declaration.

c. All other references to Sky Lake South Units Six and Seven, Phase II set forth in Article II shall be deemed to include and shall extend to Sky Lake South Units Six and Seven, Phase I, Sky Lake South Units Six and Seven, Phase 3A, and Sky Lake South Units Six and Seven, Phase 3B.

4. Changes in Bylaws. The bylaws of the Surviving Corporation shall continue to be its bylaws following the effective date of the merger; provided, however, that the following changes to the bylaws of the Surviving Corporation shall be effective:

a. Article I is amended in its entirety to read as follows:

All terms used herein shall be used with the same meanings as are defined in the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase I as recorded in Official Records Book 3688, Page 1762; the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase II as recorded in Official Records Book 3882, Page 1782; the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase 3A as recorded in Official Records Book 3948, Page 2583; and the Declaration of Covenants, Conditions and Restrictions for Sky Lake South Units Six and Seven, Phase 3B as recorded in Official Records Book 4014, Page 0518 all of the Public Records of Orange County, Florida (hereinafter collectively referred to as the "Declaration"). All references to the Declaration contained in these Bylaws shall be deemed to include a reference to each Declaration of Covenants, Conditions and Restrictions for each phase as set forth above, and the Association shall govern the entire Sky Lake South Units Six and Seven Subdivision in accordance

with the terms and conditions of each declaration.

b. Article IX, Section 3 is amended in its entirety to read as follows:

The Maintenance Committee shall advise the Board of Directors on all matters pertaining to the maintenance, repair or improvement of property in Sky Lake South Units Six and Seven, Phase I, Phase II, Phase 3A and Phase 3B, and shall perform or seek performance of such other functions as the Board, in its discretion, determines.

c. Article XI is amended in its entirety to read as follows:

The Association shall have a seal in circular form having its circumference the words: Homeowners Association of Sky Lake South Units Six and Seven, Inc., a corporation not-for-profit, 1990.

5. Directors and Officers. The terms of office of directors and officers of the Surviving Corporation on the effective date of the merger shall continue for the full unexpired current terms of office and until successors have been elected or appointed and qualified. The new directors and officers shall be as follows:

P/D	Keith Napier	2910 Woolridge Dr. Orlando, FL
S/T/D	Cindy Alexopoulos	3044 Woodruff Dr. Orlando, FL
D	James J. Valentine	3087 woolridge Dr. Orlando, FL

6. Approval by Membership. This Plan of Merger has been submitted for the approval of the members of the constituent corporations in the manner provided by the applicable laws of the



State of Florida and the respective Articles of Incorporation of the Surviving Corporation and the Absorbed Corporations and have been approved by a 2/3 vote of a quorum of each class of members of each constituent corporation at a legally called and constituted meeting.

7. Effective Date of Merger. The effective date of this merger shall be the date when Articles of Merger are filed with the Florida Department of State.

8. Execution of Agreement. This Plan of Merger may be executed in any number of counterparts and each such counterpart shall constitute an original instrument.

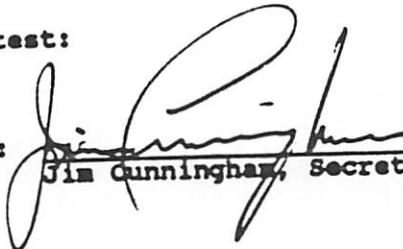
EXECUTED on behalf of the constituent corporations by their officers, and attested by their respective secretaries pursuant to the authorization of the respective boards of directors on the date first above written.

"Surviving Corporation"

PROPERTY OWNERS ASSOCIATION OF  
SKY LAKE SOUTH UNITS SIX AND  
SEVEN, PHASE II, INC.

Attest:

By:

  
Jim Cunningham, Secretary

By:

  
Bruce Bonner

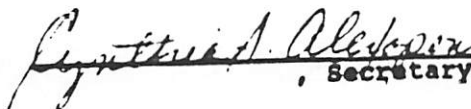
As its: President

"Absorbed Corporations"


PROPERTY OWNERS ASSOCIATION OF  
SKY LAKE UNITS SIX AND SEVEN,  
INC.

Attest:

By:

  
Cynthia A. Alexander, Secretary

By:

  
Keith Napier

As its: President

Notary Public  
Commission Expires:  
Notary Public, State of Florida  
My Commission Expires Aug. 6, 1998  
Bonded This Day For - Insurance Inc.

BEFORE ME, the undersigned authority, this day personally appeared Bruce Bonner, as President, and Jim Cunningham, as Secretary, of PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, PHASE II, INC., who, after being first duly sworn, acknowledged that they executed the foregoing instrument in the capacity stated for the uses and purposes therein expressed, this day of November, 1998.

STATE OF FLORIDA )  
COUNTY OF ORANGE )  
SS. )

PROPERTY OWNERS ASSOCIATION OF  
SKY LAKE SOUTH UNITS SIX AND  
SEVEN, PHASE II, INC.  
By: David Forehand  
As its: President

Attest:  
By: Terri Riedly, Secretary

PROPERTY OWNERS ASSOCIATION OF  
SKY LAKE SOUTH UNITS SIX AND  
SEVEN, PHASE II, INC.  
By: Mark Hahn  
As its: President

Attest:  
By: Joseph Lehmann, Secretary



STATE OF FLORIDA       )  
                                  ) SS.  
COUNTY OF ORANGE       )


BEFORE ME, the undersigned authority, this day personally appeared Steven Zollman, as President, and \_\_\_\_\_, as Secretary, of PROPERTY OWNERS ASSOCIATION OF SKY LAKE UNITS SIX AND SEVEN, INC., who, after being first duly sworn, acknowledged that they executed the foregoing instrument in the capacity stated for the uses and purposes therein expressed, this 9th day of November, 1992.

  
Notary Public  
My Commission Expires:

Notary Public, State of Florida  
My Commission Expires Aug. 6, 1993  
Bonded Three Thousand Dollars - Insurance Inc.

STATE OF FLORIDA       )  
                                  ) SS.  
COUNTY OF ORANGE       )

BEFORE ME, the undersigned authority, this day personally appeared Mark Hamm, as President, and Joseph Lehmann, as Secretary, of PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS SIX AND SEVEN, PHASE 3A, INC., who, after being first duly sworn, acknowledged that they executed the foregoing instrument in the capacity stated for the uses and purposes therein expressed, this 9th day of November, 1992.


  
Notary Public  
My Commission Expires:

Notary Public, State of Florida  
My Commission Expires Aug. 6, 1993  
Bonded Three Thousand Dollars - Insurance Inc.

STATE OF FLORIDA       )  
                                  ) SS.  
COUNTY OF ORANGE       )

BEFORE ME, the undersigned authority, this day personally appeared David Forehand, as President, and Terri Riedly, as

Secretary, of PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UNITS  
SIX AND SEVEN, PHASE 3B, INC., who, after being first duly sworn,  
acknowledged that they executed the foregoing instrument in the  
capacity stated for the uses and purposes therein expressed, this  
4th day of November, 1999.

  
\_\_\_\_\_  
Notary Public  
My Commission Expires:

Notary Public, State of Florida  
My Commission Expires Aug. 6, 1999  
Bonded Three Thousand Dollars - Insurance Inc.

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12/07/90.dah



FILE NOW! CORPORATE STATUS WILL BE  
DELINQUENT AFTER JULY 1ST.

CORPORATION  
ANNUAL REPORT  
1992



FLORIDA DEPARTMENT OF STATE  
Jim Smith  
Secretary of State  
DIVISION OF CORPORATIONS

MAY 10 '93

APPROVED  
SEC. OF STATE  
CORPORATIONS DIV.  
TALLAHASSEE, FLA.  
FILED

FILING FEE \$61.25 Make Payable To: Secretary of State

1. Name and Mailing Address of Corporation **DOCUMENT # N39058 (5)**  
**PROPERTY OWNERS ASSOCIATION OF SKY LAKE SOUTH UN**  
**ITS SIX AND SEVEN, PHASE II, INC.**  
**912 N HIGHLAND AVE**  
**ORLANDO FL 32803-3208**

2. If a corporation in Block 1 has changed its name, please provide the new name and the date of change. (If the corporation has changed its name, please provide the new name and the date of change.)

21 Mailing Address

22 P.O. Box No.

P.O. Box 670114

23 City and State

Orlando FL

24 Zip Code

32867-0114

3. Date Incorporated or Quashed  
T. No Business in Florida

07/09/1980

If above address is incorrect in any way, line through the incorrect information and enter correct address in Block 2

3a. Date of Last Report

10/11/1991

4. FEI Number

APPLIED FOR 91-2137141

FEI Number Applied For

B. 301

FEI Number Not Applicable

CERTIFICATE OF STATUS DESIRED ☐

5. Names and Street Addresses of Each Officer and Director (Do not use any correction tape or fluid to cover over incorrect information)

1 Title	2 Names of Officers and Directors	3 Street Address of Each Officer and Director (Do NOT Use Post Office Box Numbers)	4 City and State
1 P/D	BONNER, BRUCE	3422 BURLINGTON DR	ORLANDO, FL
2 F/D	CASTILLE, CRAIG	3437 BURLINGTON DR	ORLANDO, FL
3 S/D	CUNNINGHAM, JIM	3439 BURLINGTON DR	ORLANDO, FL
4 P/D	Keith C. Napier	3439 Woodridge Drive	Orlando, FL
5 V/D	Dave Forehand	3432 Royal Court	Orlando, FL
6 S/D	John Miles	2726 Woodridge Drive	Orlando, FL
7 T/D	Kelly Fowler	11111 Galtway Drive	Orlando, FL
8 D	Rudy Montalbano	3231 Woodcroft Drive	Orlando, FL

REGISTERED AGENT INFORMATION

7. Name and Address of Current Registered Agent

VALENTINE, JAMES J.  
3087 W. BRIDGE DRIVE  
ORLANDO, FL 32837

81 Name

Keith C. Napier

82 Street Address

3439 Woodridge Drive

83 City and State

Orlando, FL

84 Zip Code

32831

9. Pursuant to the provisions of Chapter 607, Part 1, Florida Statutes, I, the undersigned, do hereby certify that the above information is true and correct to the best of my knowledge and belief, and that the corporation is in compliance with the provisions of Chapter 607, Part 1, Florida Statutes. I hereby declare under penalty of perjury that the above information is true and correct to the best of my knowledge and belief, and that the corporation is in compliance with the provisions of Chapter 607, Part 1, Florida Statutes.

SIGNATURE

(Reg. Agent Accepting Appointment)

DATE 3-13-92

10. This corporation has liability for intangible tax under S. 199.012, Florida Statutes.

No. 1 (See other side for information on intangible tax)

11. I hereby certify that the information provided in this annual report is true and correct to the best of my knowledge and belief, and that the corporation is in compliance with the provisions of Chapter 607, Part 1, Florida Statutes. I hereby declare under penalty of perjury that the above information is true and correct to the best of my knowledge and belief, and that the corporation is in compliance with the provisions of Chapter 607, Part 1, Florida Statutes.

SIGNATURE

(Reg. Agent Accepting Appointment)

DATE 3-13-92

Typed Name of Signer

Keith C. Napier

Title

President

Telephone Number (Home)

(407) 851-1515

12. Should you wish to contribute to the Election Campaign Financing Trust Fund, check the box and include an additional \$5.00 to the filing fee.