

State of Florida



Department of State

I certify the attached is a true and correct copy of the Articles of Incorporation of PALM BEACH TRACE CONDOMINIUM ASSOCIATION, INC., a corporation organized under the laws of the State of Florida, filed on July 12, 1990, as shown by the records of this office.

The document number of this corporation is N39092.

Given under my hand and the
Great Seal of the State of Florida,
at Tallahassee, the Capital, this th:

25th day of July, 1990.



Jim Smith
Secretary of State

ARTICLES OF INCORPORATION
OF
PALM BEACH TRACE CONDOMINIUM ASSOCIATION, INC.
(A NON-PROFIT FLORIDA CORPORATION)

RECORDED
INDEXED
MAR 10 1964
OFFICE OF THE CLERK
STATE OF FLORIDA

ARTICLE I.

The name of this corporation is PALM BEACH TRACE CONDOMINIUM ASSOCIATION, INC.

ARTICLE II.

The purpose for which this corporation is organized is to act as the governing association of PALM BEACH TRACE, A CONDOMINIUM, located in Palm Beach County, Florida.

ARTICLE III.

The qualification of members of this corporation shall be ownership of a condominium unit in PALM BEACH TRACE, A CONDOMINIUM and admission shall be automatic upon securing title to said condominium unit.

ARTICLE IV.

This corporation shall exist perpetually.

ARTICLE V.

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

LAWRENCE POVIA	3434 Cleveland Avenue Fort Myers, Florida 33901
RON KAPELA	3434 Cleveland Avenue Fort Myers, Florida 33901
STEPHEN SLOAN	3434 Cleveland Avenue Fort Myers, Florida 33901

ARTICLE VI.

The affairs of this corporation are to be managed initially by a Board of three (3) Directors who will be elected each year at the annual meeting of the Condominium Association as provided for in the By-Laws. At such time as the Developer has relinquished control of the Association as provided by the Condominium Act, the Board may be composed of any odd number of Directors that they decide (as provided for in the By-Laws).

EXHIBIT "D"



ARTICLE VII.

The names of the Officers and Directors who are to serve until the first election or appointment under the Articles of Incorporation are:

RON KAPELA 3434 Cleveland Avenue Fort Myers, Florida 33901	President
LAWRENCE POVIA 3434 Cleveland Avenue Fort Myers, Florida 33901	Vice President
STEPHEN SLOAN 3434 Cleveland Avenue Fort Myers, Florida 33901	Secretary/Treasurer

ARTICLE VIII.

The By-Laws of this corporation are to be made, altered, amended or rescinded by a majority vote of the members and Directors of this corporation.

ARTICLE IX.

Amendments to the Articles of Incorporation may be proposed and adopted at any regular or specially called meeting of the members of this corporation or any annual meeting of this corporation.

ARTICLE X.

Each unit in the condominium shall have one (1) full vote, which vote shall be cast by a designated owner as provided for in the Declaration of Condominium.

ARTICLE XI.

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation.

ARTICLE XII.

This corporation shall have all the powers permitted by law together with such additional specific powers as are contained in the Declaration and By-Laws.

ARTICLE XIII.

No part of the net earnings of this corporation shall inure to the benefit of any member or individual, except through the acquisition, construction, management, maintenance, or care of this corporation's property or through the rebate of the excess membership dues, fees, or assessments.

ARTICLE XIV.

The initial registered office of this corporation shall be located at 3434 Cleveland Avenue, Fort Myers, Florida 33901 and the initial registered agent at that address is LAWRENCE POVIA.

Having been named to accept service of process for the above stated corporation, at the place designated in these Articles of Incorporation, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes relative to the proper and complete performance of my duties.

[Signature]
LAWRENCE POVIA

IN WITNESS WHEREOF, the undersigned subscribers have executed these Articles of Incorporation this 6th day of July, 1990.

[Signature]
RON KAPELA

[Signature]
LAWRENCE POVIA

[Signature]
STEPHEN SLOAN

STATE OF FLORIDA

COUNTY OF

BEFORE ME, the undersigned, a Notary Public authorized to take acknowledgments in the State and County aforesaid, personally appeared LAWRENCE POVIA, STEPHEN SLOAN and RON KAPELA, known to me to be the persons who executed the foregoing Articles of Incorporation, and they acknowledged before me that they executed those Articles of Incorporation for the purposes therein expressed.

WITNESS my hand and seal this 6th day of July, 1990.

[Signature] (SEAL)
Notary Public

My Commission Expires:
NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXP. MAY 24, 1994
BONDED THRU GENERAL INS. UND.