

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

**PALMETTO MOBILE HOME CLUB Inc.**

**1201 8<sup>th</sup> Avenue West**

**Palmetto, Fl. 34221**

**Articles of Incorporation and  
Amended By-Laws**

**Restated By-Laws Dated March 13, 2013**

**Revised By-Laws to include ten amendments in the body  
of the By-Laws Dated November 23, 2022**

**Added elimination of amendment 1.5 March 10, 2023**

- 
- 
-

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

This page left blank

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

# State of Florida

DEPARTMENT OF STATE • DIVISION OF CORPORATIONS

I certify that the following is a true and correct copy of Articles of Incorporation of PALMETTO MOBILE HOME CLUB, INC., a corporation not for profit organized under the Laws of the State of Florida, filed on May 24, 1978, as shown by the records of this office.

The charter number for this corporation is 743011.

GIVEN under my hand and the Great Seal of the State of Florida, at Tallahassee, the Capital, this the 25th day of May, 1978.



*Gene A. Smathers*  
SECRETARY OF STATE

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

This page left blank

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

APR 24 3 39 PM 1979  
FLORIDA STATE  
CORPORATION DIVISION  
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION OF PALMETTO MOBILE HOME CLUB (A Corporation Not for Profit)

Palmetto Mobile Home Club, Inc.  
(A Corporation Not for Profit)

We, the undersigned, with other persons being desirous of forming a corporation under the provisions of Chapter 617 of the Florida Statutes (1973), do agree to the following:

**ARTICLE I - NAME**

The name of this corporation is PALMETTO MOBILE HOME CLUB, INC.

**ARTICLE II - PURPOSES**

The general nature of the objects and purposes of this corporation shall be:

To acquire by lease, purchase or otherwise lands in Manatee County Florida, now known as the Palmetto Trailer Park, for the purpose of organizing a community club to promote and provide means and facilities for social intercourse for its members; to provide a location upon which the members may locate their mobile homes; and to acquire by lease, purchase or otherwise such personal properties and real estate as may be necessary or convenient for the maintenance and operation of a mobile home park for its members together with those recreational facilities as its members may desire.

**ARTICLE III - POWERS**

The powers of this corporation shall include the following:

(3.1) The corporation shall have all of the common law and eta statutory powers of a corporation not for profit not in conflict with the terms of these Articles of Incorporation.

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

(3.2) All of the powers and duties reasonably necessary to operate a community club and mobile home park including but not limited to the power and authority to levy, charge, assess and collect dues, fees, charges and assessments from the members to the extent authorized and allowed by these Articles and the By-Laws.

(3.3) The corporation shall have no power to declare **dividends** and no part of its net earnings shall inure to the benefit of any member or director of the corporation or to any other private individual.

#### **ARTICLE IV CAPITAL STOCK**

The corporation shall have no capital stock.

#### **Article V - QUALIFICATIONS OF MEMBERS**

The membership of this corporation shall constitute all persons hereinafter named as subscriber and such other persons as from time to time hereafter may become members upon approval by the Board of Directors with initial preference to be given to residents of the Palmetto Trailer Park. Membership in this corporation shall be evidenced by a Certificate of Membership issued by the corporation. The certificates shall be issued either **individually** in the event that member is unmarried and jointly with full rights of survivorship in the event the member is married and both husband and wife anticipate the use of the corporate facilities.

In either event, there shall be one vote for each **certificate** on all matters upon which the members shall be **entitled to** vote and that vote may be exercised or cast in such a manner as may be provided

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

in the By-Laws of the corporation. While the membership certificate may evidence certain rights to corporate assets in the event of dissolution; neither the certificate nor membership can be assigned, hypothecated or transferred in any manner except with approval of the corporation in accordance with these Articles and the By-Laws of the corporation.

**ARTICLE VI - TERM OF EXISTENCE**

This corporation is to exist perpetually.

**ARTICLE VII - SUBSCRIBERS**

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

CURTIS SIMS	1200 8 <sup>th</sup> Avenue West Palmetto, Florida 33561
TYLER OWEN	1200 8 <sup>th</sup> Avenue West Palmetto, Florida 33561
WILBUR SHARP	1200 8 <sup>TH</sup> Avenue West Palmetto Florida 33561
DOROTHY NETTLETON	1200 8 <sup>th</sup> Avenue West Palmetto, Florida 33561
FRED BARNETT	1200 8 <sup>th</sup> Avenue West Palmetto, Florida 33561

**ARTICLE VIII - OFFICERS**

Section 1. The officers of the corporation shall be a President, such number of Vice Presidents as may be necessary, a Secretary, a Treasurer, and such other officers as may be provided in the By-Laws.

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

Section 2. The names of the persons who are to serve as officers of the corporation until the first meeting of the Board of Directors are:

<u>Office</u>	<u>Name</u>
PRESIDENT	CURTIS SIMS
VICE PRESIDENT	WILBUR SHARP
SECRETARY	DOROTHY NETTLETON
TREASURER	DOROTHY NETTLETON

Section 3. The officers shall be elected at the annual meeting of the Board of Directors and as shall be provided in the By-Laws.

#### **ARTICLE IX BOARD OF DIRECTORS**

Section 1. The business affairs of this corporation shall be managed by the Board of Directors. This corporation shall have five (5) directors initially. The number of directors may be increased from time to time by the By-Laws, but shall never be less than five (5).

Section 2. Those persons serving on the Board of Directors shall be members of the corporation.

Section 3. Members of the Board of Directors shall be elected and hold office in accordance with the By-Laws.

Section 4. The names and addresses of the persons who are to serve as directors for the ensuing year, or until the first annual meeting of the corporation, are:

CURTIS SIMS	1200 8th Avenue WeSt Palmetto, Florida 33561
TYLER OWEN	1200 8th Avenue West Palmetto, Florida 33561
WILBUR SHARP	1200 8th Avenue West Palmetto, Florida 33561
DOROTHY NETTLETON	1200 8th Avenue West Palmetto, Florida 33561

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

FRED BARNETT

1200 8th Avenue West  
Palmetto, Florida 33561

**ARTICLE X - INDEMNIFICATION**

Every director and every officer of the club shall be indemnified by the club against all expenses and liabilities including attorneys' fees, reasonably incurred by or imposed upon him in connection with any proceedings or the settlement of any proceeding to which he may be a party, or in which he may become involved by reason of having been a director or officer of the club, whether or not he is a director or officer at the time such expenses are incurred, except when the director or officer is adjudged guilty of willful misfeasance, malfeasance, or nonfeasance, in the performance of his duties. The foregoing right of indemnification shall be in addition to and exclusive of all other rights and remedies to which such director or officer may be entitled.

**ARTICLE XI - BY-LAWS**

Section 1. The Board of Directors of this corporation shall provide such By-Laws for the conduct of its business and the carrying out of its purposes as they may deem necessary from time to time.

Section 2 . Upon proper notice, the By-Laws may be amended, altered or rescinded by not less than seventy-five (75%) of the membership of the Board of Directors and by not less than fifty-one percent (51%) of the votes of the entire membership of the club concurring at any regular directors and members meetings or any special meeting called for that purpose.

**ARTICLE XII - AMENDMENTS**

These Articles of Incorporation may be amended at a special meeting of the membership called for that purpose, or at a regular

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

meeting of the membership upon notice given, as provided by the By-Laws, of intention to submit such amendments by approval of not less than seventy-five percent (75%) of the entire membership of the Board of Directors and by not less than fifty-one percent (51%) of the votes of the entire membership of the club.

**ARTICLE XIII - LOCATION**

The office location of this corporation shall be 1201 8th Avenue West, Palmetto, Florida 33561.

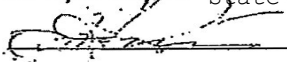
**ARTICLE XIV - REGISTERED AGENT**

The Registered Agent of this corporation for service of process within the State of Florida is TYLER OWEN.

IN WITNESS WHEREOF, we, the undersigned subscribing incorporators, have hereunto set our hands and seals this 16th

16th of May, 1978, for the purpose of forming this corporation ~~not for profit~~ not for profit under the laws of the State of Florida.

the laws of the State of Florida.

  
\_\_\_\_\_  
*Richard L. Sharf*  
*Tyler Owen*  
*Gerard E. Nettleton*  
*Fred Bennett*

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

STATE OF FLORIDA

COUNTY OF MANATEE

BEFORE ME, a Notary Public duly authorized in the State and County named above to take acknowledgments, personally appeared

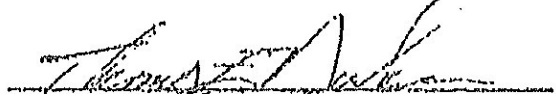
CURTIS SIMMS, WILBUR SHARP, TYLER OWEN, DOROTHY NETTLETON and FRED BARNETT, to me known to be the persons described as subscribers in and who executed the foregoing Articles of Incorporation, and they acknowledged before me that they executed and subscribed to these Articles of Incorporation.

Witness my hand and official seal in the County and State

May, 1978.

named above

day Of



Notary Public

My Commission Expires:

November 15, 1980

CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FOR THIS SERVICE OF PROCESS WITHIN THIS STATE NAMING AGENT UPON WHOM PROCESS MAY BE SERVED.

In pursuance of Chapter 48.091, Florida Statutes, the following is submitted, in compliance with said Act:

First-That PALMETTO MOBILE HOME CLUB, INC.

desiring to organize under the laws of the State \_\_\_\_\_ of Florida with its principal office, as indicated in the articles of incorporation at City of \_\_\_\_\_ Palmetto County

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

of Manatee, State of Florida  
has named TYLER OWEN  
located at 1200 8th Avenue West  
(Street address and number of building,  
Post Office Box address not acceptable)  
City of Palmetto, County of Manatee,

State of Florida, as its agent to accept service of process  
Within this state.

ACKNOWLEDGEMENT:

Having been named to accept service of process for the above  
stated corporation, at place designated in this certificate, I  
hereby accept to act in this capacity, and agree to comply with the  
provision of said Act relative to keeping open said office.

BY Tyler Owen  
(Resident Agent)  
(Resident Agent)

-8-



850-617-6381

3/18/2019 3:48:14 PM PAGE 1/001 Fax Server

March 18, 2013



FLORIDA DEPARTMENT OF STATE  
Division of Corporation  
PALMETTO MOBILE HOME CLUB, INC.

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

1201 8TH AVENUE West

Palmetto FL 34221

Re: Document Number 743011

the Articles of Amendment to the Articles of Incorporation of PALMETTO MOBILE HOME CLUB, INC., a Florida corporation, were filed on March 18, 2013.

This document was electronically received and filed under FAX audit number H13000061666.

Should you have any questions regarding this matter, please telephone (850) 245-6050, the Amendment Filing Section.

Sylvia Gilbert

Regulatory Specialist: 11 .

Division of Corporations

Letter Number : 013100006354

P.o BOX 6327 -Tallahassee, Florida 32314

Audit No. HI 3000061666 3

**ARTICLES OF AMENDMENT TO THE**

**ARTICLES OF INCORPORATION**

**PALMETTO MOBILE HOME CLUB, INC.**

Pursuant to Section 617.10021 Florida Statutes, the Corporation desires to amend Its Articles of Incorporation having been filed with the Department of the State of Florida on May 24, 1978 and assigned Charter Number 743011.

1 .The name of this corporation is PALMETTO MOBILE HOME CLUB, INC.

The Articles of Incorporation are amended to delete the existing Article V in its entirety and insert a new Article V which shall read as follows:

**ARTICLE V-QUALIFICATION OF MEMBERS**

The membership of this corporation shall constitute all persons hereinafter named as subscribers and such other persons as from time to time hereafter may become members upon approval by the Board of Directors with initial preference to be given to residents of Palmetto Trailer Park. Membership in this corporation shall be evidenced by a Certificate of Membership issued by the corporation. The Certificates shall be issued either individually or jointly to co-tenants. In either event, there shall be one vote for each Certificate on all matters upon which the members shall be entitled to vote and that vote may be exercised or cast in such manner as may be provided in the By-Laws of the corporation. While the Certificate of Membership may evidence certain rights to corporate assets in the event of dissolution; neither the Certificate nor membership can be assigned, hypothecated or transferred in any manner except with the approval of the corporation in accordance with these Articles and the By-laws of the corporation.

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

The Articles of Incorporation existing at **Article XIII** are amended as follows: (additions are underlined; deletions are struck through):

The office location of this corporation shall be 1201 8th Avenue West, Palmetto, Florida 33561.

Pursuant to Article XII, of the Articles of Incorporation, the foregoing Amendment was adopted at a duly noticed meeting of the members of the Corporation held on March 13, 2013

Curtis D. Hamlin, Esq.

Fla. Bar No. 0237922

Porges, Hamlin, Knowles & Hawk, P.A.

1205 Manatee Avenue West Bradenton, Florida 34205

(941)748-3770

Audit No. HI 3000061666 3

Audit No. H1300006166@3

and approved by not less than seventy-five percent (75%) of the entire membership of the Board of Directors and by not less than fifty-one percent (51%) of the votes of the entire membership of the corporation.

IN WITNESS WHEREOF, the undersigned authorized officer of the Corporation has signed these Articles of Amendment on

~~undersigned authorized officer of the Corporation~~ March 14, 2013.

By: Earl J. Wattshed  
Earl J. Wattshed, President

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

Curtis D. Hamlin, Esq.  
Fla. Bar No. 0237922  
Porges, Hamlin, Knowles & Hawk, P.A.  
1205 Manatee Avenue West  
Bradenton, Florida 34205  
(941)748-3770  
Division of Corporations

Audit No. 1-413000061666 3  
Page 1 of 1

Florida Department of State  
Division of Corporations  
Electronic Filing Cover Sheet

Note: Please print this page and use it as a cover sheet. Type the audit number (shown below) on the top and bottom of all pages of the document.

(((113000061666 3)))



H130000616663ABC5

Note: DO NOT hit the REFRESH/RELOAD button on your browser from this page.  
Doing so will generate another cover sheet.

Division of Corporations  
Fax Number . (850) 617-6380  
From:  
Account Name ; PORGES, HAMLIN, KNOWLES AND Prouty, PA.  
Account Number : 076077002227  
Phone . (941) 749-3770  
Fax Number (941) 746-4160

**\*\*Enter** the email address for this business entity to be used for future annual report mailings. Enter only one email address please.\*\*

Email Address ; CDH@PHKHLAW.COM

COR AMND/RESTATE/CORRECT OR O/D DESIGN  
PALMETTO MOBILE HOME CLUB, INC.

Certificate of Status	0
Certified Copy	0
Page Count	02
<b>Estimated Charge</b>	\$35.00

**THESE ARTICLES OF INCORPORATION HAVE BEEN PROVIDED AS A SEARCHABLE DOCUMENT FOR REFERENCE ONLY AND ARE NOT THE OFFICIAL ARTICLES OF INCORPORATION FOR PALMETTO MOBILE CLUB, INC. PLEASE REFER TO THE ORIGINAL DOCUMENTS FOR LEGALLY BINDING INFORMATION.**

[Electronic Filing Menu](#)   [Corporate Filing Menu](#)

<https://efile.sunbiz.org/scripts/efilcovr.exe>

3/18/2013