

State of Florida



Department of State

I certify that the attached is a true and correct copy of the Articles of Incorporation of HICKORY CREEK ASSOCIATION, INC., a corporation organized under the Laws of the State of Florida, filed on December 31, 1987, as shown by the records of this office.

The document number of this corporation is N24180.

Given under my hand and the
Great Seal of the State of Florida,
at Tallahassee, the Capital, this the
31st day of December, 1987.



Jim Smith

Jim Smith
Secretary of State

ARTICLES OF INCORPORATION
OF
HICKORY CREEK ASSOCIATION, INC.

We, the undersigned natural persons of the age of twenty-one years or more, all of whom are citizens of the State of Florida, acting as incorporators under the laws of the State of Florida, Chapter 617, Florida Statutes, applicable to corporations not for profit, do hereby adopt the following Articles of Incorporation for such corporation.

ARTICLE ONE

The name of the corporation shall be HICKORY CREEK ASSOCIATION, INC.

ARTICLE TWO

The corporation is a non-profit corporation.

ARTICLE THREE

The period of its duration is perpetual.

ARTICLE FOUR

This Association is formed to be the corporate entity which is to be responsible for the common areas and for the performance of certain duties and the enforcement of certain rights as provided in the Declaration of Covenants, Conditions and Restrictions recorded in Duval County, Florida, for the subdivision to be known as Hickory Creek.

ARTICLE FIVE

The corporation has no members.

ARTICLE SIX

The street address of the initial principal office of the corporation is 9799 Old St. Augustine Road, Jacksonville, Florida 32217. The name of the initial Registered Agent is: J. HOWARD SHEFFIELD.

ARTICLE SEVEN

This corporation shall never have less than THREE (3) Directors. The number of Directors constituting the initial Board of Directors of the Corporation is THREE (3) and the names and addresses of the persons who are to serve as the initial Direc-

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1997 DEC 31 PM 1:19
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

DUVAL COUNTY
CLERK OF THE
OFFICE OF COVENANTS,
CONDITIONS AND RESTRICTIONS
OFFICIAL RECORD

tors until the first election shall be as follows:

1. KENNETH L. JOHNS, JR.
12062 Cranefoot Drive
Jacksonville, Florida 32223
2. RAYMOND M. O'STEEN
12675 Mandarin Road
Jacksonville, Florida 32223
3. DON HINSON
11255 Spurline Drive
Jacksonville, Florida 32223

ARTICLE EIGHT

The names and addresses of the Subscribers of these Articles of Incorporation are listed in Article Seven above.

ARTICLE NINE

The affairs of the Corporation are to be managed by the Officers of the Corporation who shall be elected at the first meeting in January of each year.

ARTICLE TEN

The names, addresses and offices of the persons who are to serve as officers of the Corporation until the first election are as follows:

1. KENNETH L. JOHNS, JR., President
12062 Cranefoot Drive
Jacksonville, Florida 32223
2. RAYMOND M. O'STEEN, Vice President
12675 Mandarin Road
Jacksonville, Florida 32223
3. DON HINSON, Secretary
11255 Spurline Drive
Jacksonville, Florida 32223

ARTICLE ELEVEN

Amended 2-26-91

The power to alter, amend or repeal the By-Laws or Articles of Incorporation or to adopt new By-Laws shall be vested in the Board of Directors. The By-Laws may contain any provisions for the regulation and management of the affairs of a corporation not inconsistent with the law or with the Articles of Incorporation. These articles may be amended by a majority vote of the Board of Directors.

*by the approval of at least two-thirds
(2/3) vote of the lot owners.*

Florida
recorded at Vol
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IN WITNESS WHEREOF, we have hereunto set our hands and seals
this 15th day of December, 1987.

Kenneth L. Johns Jr.
KENNETH L. JOHNS, JR.

Raymond M. O'Steen V.P.
RAYMOND M. O'STEEN

Don Hinson
DON HINSON

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307 DEC 31 AM 1:19
NOTARY PUBLIC
STATE OF FLORIDA

STATE OF FLORIDA
COUNTY OF DUVAL

On this 15th day of December, 1987, before me personally
appeared KENNETH L. JOHNS, JR., RAYMOND M. O'STEEN and DON
HINSON, to me well known to be the persons described as sub-
scribers in and who executed the foregoing Articles of Incorpora-
tion and acknowledged that they executed same.

Patricia B. De Costa
Notary Public, State of Florida

My commission expires:

NOTARY PUBLIC, STATE OF FLORIDA
My Commission Expires Aug. 21, 1989

307 DEC 31 AM 1:19
NOTARY PUBLIC
STATE OF FLORIDA

Direct
of Dir
address:

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

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1987 DEC 31 PM 1:13
NOTARY PUBLIC

In compliance with Section 48.091, Florida Statutes, the following is submitted:

FIRST, that HICKORY CREEK ASSOCIATION, INC., desiring to organize under the laws of the State of Florida, with its principal place of business at 9799 Old St. Augustine Road, Jacksonville, Florida, 32217, has named J. HOWARD SHEFFIELD, located at 10192 San Jose Boulevard, Jacksonville, Florida, 32217, as its Agent to accept service of process within this state.

Having been named to accept service of process for the above stated corporation at the place designated in this certificate, 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, and I accept the duties and obligations of Section 607.325 of the Florida Statutes.

REGISTERED AGENT

J. Howard Sheffield

J. HOWARD SHEFFIELD

STATE OF FLORIDA
COUNTY OF DUVAL

Sworn to and subscribed before me this 15th day of December, 1987.

Dorothy C. Perdue

Notary Public, State of Florida

NOTARY PUBLIC
STATE OF FLORIDA
MY COMMISSION EXPIRES

State of Florida



Department of State

I certify that the attached is a true and correct copy of the Articles of Amendment, filed on February 28, 1991, to Articles of Incorporation for HICKORY CREEK ASSOCIATION, INC., a Florida corporation, as shown by the records of this office.

The document number of this corporation is N24180.

Given under my hand and the
Great Seal of the State of Florida,
at Tallahassee, the Capital, this the
28th day of February, 1991.



A handwritten signature in cursive script that reads "Jim Smith".

Jim Smith
Secretary of State

AMENDMENT TO ARTICLES OF INCORPORATION
OF
HICKORY CREEK ASSOCIATION, INC.
a Florida corporation not-for-profit

SECRETARY'S OFFICE
TALLAHASSEE, FLORIDA
1991 FEB 28
FILED
1:03

HICKORY CREEK ASSOCIATION, INC., a Florida corporation not-for-profit, pursuant to the provisions of Chapter 617, Florida Statutes (1989), and pursuant to a resolution adopted on February 26, 1991 by the Board of Directors of the corporation, hereby amends its Articles of Incorporation as follows:

FIRST

Article Five of the Articles of Incorporation is hereby amended to provide that every person or entity who is a record owner of any lot in all phases of the subdivision to be known as HICKORY CREEK in Duval County, Florida is entitled to membership and voting rights in the association. Membership shall be appurtenant to and inseparable from ownership of any lot. The association shall have two classes of voting membership as defined in the Declaration of Covenants, Conditions and Restrictions recorded or to be recorded in Duval County, Florida for the subdivision.

SECOND

Article Eleven of the Articles of Incorporation is hereby amended to provide that any future amendments to the Articles of Incorporation shall require the approval of at least two-thirds (2/3) vote of the lot owners.

THIRD

An additional article, being **ARTICLE TWELVE**, is added to the Articles of Incorporation and shall read as follows:

If the association is dissolved, the assets shall be dedicated to a public body, or conveyed to a non-profit organization with similar purposes.

FOURTH

An additional article, being **ARTICLE THIRTEEN**, is added to the Articles of Incorporation and shall read as follows:

So long as there is a Class B membership, as defined in the Declaration of Covenants, Conditions and Restrictions for Hickory Creek

recorded or to be recorded in Duval County, Florida, the following actions require the prior approval of FHA/VA: Annexation of additional properties, mergers and consolidations, mortgaging of common areas, dissolution and amendment of the Articles of Incorporation.

In all other respects, the Articles of Incorporation shall remain unchanged.

IN WITNESS WHEREOF, the corporation has caused this Amendment to Articles of Incorporation to be executed by its President and its Secretary and its corporate seal affixed hereto this 26 day of February, 1991.

HICKORY CREEK ASSOCIATION, INC.

By: [Signature]
Daniel M. Copeland, President

Attest: [Signature]
Michelle Hancock, Secretary

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing was acknowledged before me this 26th day of February, 1991 by Daniel M. Copeland and Michelle Hancock, the President and Secretary, respectively of Hickory Creek Association, Inc. on behalf of the corporation.

Notary Public [Signature]
My Commission Expires: 6/6/92

This instrument prepared by, and
Please return to: Willard E. Getman, Esq.
567 Lazy Meadow Drive East
Jacksonville, FL 32225

Bk: 8887
Pg: 2413 - 2438
Doc# 98065650
Filed & Recorded
03/23/98
11:49:02 A.M.
HENRY W. COOK
CLERK CIRCUIT COURT
DUVAL COUNTY, FL
REC. \$ 118.50

**RESOLUTION BY THE BOARD OF DIRECTORS OF ARTICLES
OF INCORPORATION AND RULES AND REGULATIONS OF
HICKORY CREEK ASSOCIATION, INC.**

On this 10th day of March, 1998, the Board of Directors of **HICKORY CREEK ASSOCIATION, INC.**, a Florida Incorporated Homeowners Association subject to the provisions of Sections 617.301-617.312, Florida Statutes, (hereinafter called the Association) adopt this the following Resolution:

WITNESSETH

WHEREAS, Section 617.303 (1) require that after October 1, 1995 the governing documents, including the Articles of Incorporation and the ByLaws must be recorded in the Public Records of Duval County, Florida;

WHEREAS, there are four (4) different Units that are governed by Covenants and Restrictions and by **HICKORY CREEK ASSOCIATION, INC.**, located and situated in Duval County, Florida and more particularly described as follows:

Unit One: Hickory Creek, Unit One, as recorded in Plat Book 43, Pages 96, 96 A, 96B and 96 C of the current public records of Duval County, Florida. The original **Declaration of Covenants, Conditions and Restrictions** are recorded in Volume 6564 page 1920 of the Official Records of Duval County, Florida, as amended in Volume 7063, page 2236, Official Records of Duval County, Florida;

Unit Two: Hickory Creek, Unit Two, as recorded in Plat Book 43, Pages 71, 71A, 71B & 71C of the current public records of Duval County, Florida. The original **Declaration of Covenants, Conditions, and Restrictions** are recorded at Volume 6436, page 580, Official Records of Duval County, Florida, as amended by Volume 7018, page 1897, Official Records of Duval County, Florida;

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Unit Three: Hickory Creek, Unit Three, as recorded in Plat Book 44, Pages 59, 59A and 59 B, of the current public records of Duval County, Florida. The original **Declaration of Covenants, Conditions and Restrictions** were recorded in Volume 6607, page 1276, Official Records of Duval County, Florida, as amended by Volume 7063, page 2329, Official Records of Duval County, Florida;


Unit Four: Hickory Creek, Unit Four, as recorded in Plat Book 45, Pages 61,61A, 61B, 61C of the current public records of Duval County, Florida. The original **Declaration of Covenants, Conditions and Restrictions** were recorded at Volume 6765, page 0771, Official Records of Duval County, Florida, as amended by Volume 7063, page 2325, Official Records of Duval County, Florida;

NOW, THEREFORE, be it resolved by the Board of Directors of **Hickory Creek Association, Inc.** as follows:

1. The Board hereby acknowledges that the following unrecorded documents are the current Governing Documents of the Association:
 - a. Original Articles of Incorporation as filed with the Florida Secretary of State on December 31, 1987.
 - b. Articles of Amendment to Articles of Incorporation filed with the Florida Secretary of State on February 28, 1991
 - c. The Original ByLaws as attested by Michelle Hancock, Secretary
 - d. The Guidelines as originally adopted by the Association in 1996 and ratified And reaffirmed by the Board on March 10, 1998.

The Attorney for the Association, Willard E. Getman. Esquire is hereby authorized and directed to record this Resolution and the above and foregoing Governing Documents of the Association in the Official Records of Duval County, Florida.

Adopted by the Board of Directors
On March 10, 1998


JAMES G. MOREDOCK, President

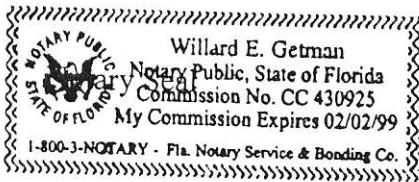

SABRINA WESTERMAN, Secretary

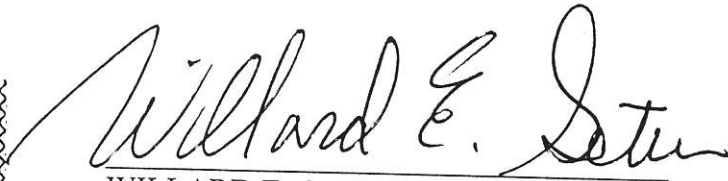


STATE OF FLORIDA
COUNTY OF DUVAL

On this 10th day of March, 1998, personally appeared JAMES G. MOREDOCK, as President and SABRINA WESTERMAN, as Secretary of **HICKORY CREEK ASSOCIATION, INC.**, personally known to me and thus no identification was required, who after by being sworn, depose and say that the above and foregoing was duly adopted by the Board of Directors of Hickory Creek Association, Inc. on March 10, 1998.

SWORN AND SUBSCRIBED before me on this 10th day of March, 1998.




WILLARD E. GETMAN, Notary Public
My Commission Expires: 02/02/99
My Commission Number: CC 430923

THIS INSTRUMENT prepared by:

Willard E. Getman, Esquire
Attorney at Law
567 Lazy Meadow Drive East
Jacksonville, Florida 32225

Telephone: (904) 221-6579
Fax: (904) 221-5200
Florida Bar #173530