

Amendments to Camellia Oaks Condominium

Articles of Incorporation and By Laws

Pursuant to the Association's power under Chapter 718, Florida Statutes, and the rights under the Declaration of Condominium of Camellia Oaks Condominium, which is recorded at the Official Records Book 5389, Page 819 in the Public Records of Leon County, Florida, the Association hereby amends the Condominium Articles of Incorporation, and the Condominium By-Laws as follows:

The amendments to the Articles of Incorporation and By-Laws read as follows:

Article V, Section 5.1 of the Condominium Articles of Incorporation should be amended to read:

The affairs of the Association shall be managed by a Board of Directors as set out in these Articles of Incorporation shall consist of a minimum of 5 (five) directors. The term for the existing three positions on the board that ends in December 2024 shall be for one year, ending in December 2025. Thereafter, the term shall be for two years. The term for the two new positions on the board shall commence with the election of December 2024 which shall be for two years and shall continue thereafter for two years.

Section 4.3 of the Condominium By-Laws should be amended to read:

Section 4.3 Term of Election and Number of Board of Directors. Members of the board of directors who are elected by Owners other than the Developer at the annual members shall serve for one (1) year until the next annual meeting of the members. Thereafter, the term for the existing three positions on the board that ends in December 2024 shall be for one year, ending in December 2025, the day for which shall be as set by the Board. Thereafter, the term shall be for two years. The term for the two new positions on the board shall commence with the election of December 2024 which shall run for a term of two years, and thereafter, shall continue for two years terms. Commencing at the election of Board Members of December of 2024, the Board shall be increased in number to 5 (Five) members, and shall in the December 2024 election, the positions shall be denoted as two year positions or one year position. Starting with the election of December of 2025, all Directors will be elected for two year positions.

CERTIFICATE OF ASSOCIATION

Pursuant to Florida Statute Section 718.112(j)(1) and the Declaration of Condominium, the Camellia Oaks Condominium Association hereby certifies by execution of this certificate that the foregoing was duly adopted by the Association and was approved by a vote of greater than two-thirds of all unit owners of the Association at a duly noticed meeting of the unit owners in accordance with the aforementioned Florida Statute, the Declaration of Condominium, the Articles of Incorporation of the Condominium Association and the Condominium By-Laws. This Amendment is applicable to the Declaration of Condominium of Camellia Oaks Condominium, which is recorded at Official Records Book 5389, Page 819, in the Public Records of Leon County, Florida.

Witnesses:

James E. Palassis

JAMES E. PALASSIS

417 Tea Blossom PL, Tallahassee, FL 32317

Michael Ryan

Michael Ryan

310 Dehlon Dr., Tallahassee, FL 32317
State of Florida

Camellia Oaks Condominium Association

John R. Linney

John Linney, President

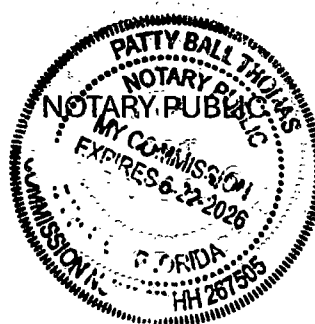
Deborah Sheppard

Deborah Sheppard, Secretary

County of Leon

Before me appeared John Linney, President of the Camellia Oaks Condominium Association, Inc, a non-profit Florida Corporation, and Deborah Sheppard, Secretary of the same Camellia Oaks Condominium Association, Inc., who acknowledged that they executed the foregoing instrument on behalf of the Association pursuant to due authority. The forgoing both produced sufficient identification.

Witness my hand and seal this 6th day of September, 2024



IN WITNESS WHEREOF, John Linney, the President of Camellia Oaks Condominium Association, Inc, a non-profit Florida Corporation, acknowledged that he executed the foregoing instrument on behalf of the Association.

Witnesses

For:

James E Palassis
JAMES PALASSIS
417 Tea Blossom Pl
Tallahassee, FL 32317
Michael Ryan
Michael Ryan
310 Dahlonega Dr.
Tallahassee, FL 32317

Camellia Oaks Condominium Association

A non-profit Florida Corporation

By: *John P. Linney*

John Linney, President

State of Florida

County of Leon

Before me, the undersigned authority, appeared JOHN LINNEY, and he acknowledged that he executed the forgoing instrument on behalf of the company pursuant to due authority. He has produced sufficient identification and made an appropriate acknowledgement.

Witness my hand this 6th day of September, 2024.

