

State of Florida



Department of State

I certify the attached is a true and correct copy of Articles of Amendment, filed on May 5, 2025, to the Articles of Organization for VALLEY WOOD HOMEOWNERS ASSOCIATION, INC., a Florida limited liability company, as shown by the records of this office.

The document number of this limited liability company is N09804.

Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this the
Twentieth day of May, 2025



Cord Byrd
Secretary of State

REPAIRED BY AND RETURN TO:
Greenberg Nikoloff, P.A.
1964 Bayshore Blvd., Suite A
Dunedin, FL 34698

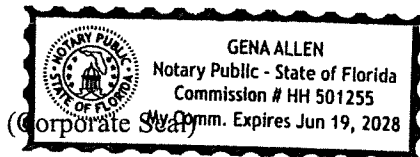
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2025 MAY -5 AM 8:19
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

**CERTIFICATE OF AMENDMENT
TO THE
ARTICLES OF INCORPORATION
OF
VALLEY WOOD HOMEOWNERS ASSOCIATION, INC.**

NOTICE IS HEREBY GIVEN that at a duly called meeting of the members on December 17, 2024, by a majority of the entire membership, the Articles of Incorporation of Valley Wood Homeowners Association, Inc., as filed with the State of Florida on June 19, 1985, as amended, is hereby amended as follows:

The Articles of Incorporation are hereby amended in accordance with Exhibit "A" attached hereto and entitled "Schedule of Amendments to the Articles of Incorporation of Valley Wood Homeowners Association, Inc."

IN WITNESS WHEREOF, VALLEY WOOD HOMEOWNERS ASSOCIATION, INC. has caused this Certificate of Amendment to be executed in accordance with the authority hereinabove expressed this 7th day of February, 2025.



VALLEY WOOD HOMEOWNERS ASSOCIATION,
INC.

By: Jill M. Bell
Jill M. Bell, President
Printed Name

ATTEST:

Elizabeth Mayeux
Elizabeth Mayeux, Secretary
Printed Name

STATE OF FLORIDA
COUNTY OF PASCO

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 7th day of February, 2025, by Jill M. Bell, as President and Elizabeth Mayeux, as Secretary, of VALLEY WOOD HOMEOWNERS ASSOCIATION, INC., and are personally known to me or have produced (Both Parties) FDL as identification.

[Signature]
NOTARY PUBLIC
State of Florida at Large

EXHIBIT "A"
SCHEDULE OF AMENDMENTS
TO THE
ARTICLES OF INCORPORATION
OF
VALLEY WOOD HOMEOWNERS ASSOCIATION, INC.

ADDITIONS INDICATED BY UNDERLINE
 DELETIONS INDICATED BY ~~STRIKETHROUGH~~
 SUBSTANTIAL RE-WORDING

1. Article VI of Articles of Incorporation of Valley Wood, is amended to read as follows:

ARTICLE VI
VOTING RIGHTS

~~Class A. Class A members shall be all owners, with the exception of the Declarant. All Owners shall be members~~ and shall be entitled to one (1) vote for each Lot owned. When more than one (1) person holds an interest in any Lot, all such persons may be members. The vote for such Lot shall be exercised as they determine, but in no event shall more than one (1) vote be cast with respect to any Lot.

Substantial rewording. See governing documents for current text. Class B (a) – (c) will be deleted in its entirety.

2. Article VII of Articles of Incorporation of Valley Wood, is amended to read as follows:

The affairs of this Association shall be managed by a Board of Directors ~~initially composed of four (4) Directors, who need not must~~ be members of the Association, but shall never be less than three (3) nor more than (9). ~~The Directors shall be divided into three (3) classes: Class A, Class B, and Class C.~~ The term of office for all Directors shall be three (3) years, except that the term of office of the ~~initial Class A Director~~ one-third (1/3) of the Directors shall expire at the first annual meeting of the members, the term office of the ~~initial Class B Director~~ another one third (1/3) of the Directors shall expire at the annual meeting one (1) year thereafter, and the term of office of the ~~initial Class C Directors~~ remaining one third (1/3) of the Directors shall expire at the annual meeting two (2) years thereafter. At no point shall a majority of the Board of Directors be up for election in one year. ~~The names and addresses of the persons who are to act in the capacity of Directors until their successors are elected and qualify unless they sooner shall die, resign, or are removed are:~~

<u>Names</u>	<u>Addresses</u>
<u>CLASS A DIRECTOR</u>	
<u>Billy R Barnes</u>	<u>2320 U.S. Highway 19, North</u>
	<u>Palm Harbor, Florida 33563</u>
<u>CLASS B. DIRECTOR</u>	
<u>William E. Crenshaw</u>	<u>2230 U S. Highway 19, North</u>
	<u>Palm Harbor, Florida 33563</u>
<u>John M. Fromme</u>	<u>2230 U S. Highway 19, North</u>
	<u>Palm Harbor, Florida 33563</u>

 Scott Spoerl 2230 U S. Highway 19, North

 Palm Harbor, Florida 33563

3. Article VIII of the Articles of Incorporation of Valley Wood, is amended to read as follows:

ARTICLE VIII OFFICERS

The affairs of the Association shall be administrated by the officers designated by the By-Laws. The officers shall be elected by the Board of Directors at its first meeting following the annual meeting of the members of the Association and shall serve at the pleasure of the members of the Board of Directors.

~~The names and addresses of the officers who shall serve until their successors are designated by the Board of Directors are as follows:~~

<u>Names</u>	<u>Address</u>
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_____ William E. Crenshaw	2230 U S. Highway 19, North
_____ President	Palm Harbor, Florida 33563

_____ Billy R Barnes	2320 U.S. Highway 19, North
_____ V.P., Secretary & Treasurer	Palm Harbor, Florida 33563

4. Article XI of the Articles of Incorporation of Valley Wood, is amended to read as follows:

ARTICLE XI DISSOLUTION

The Association may be dissolved with the assent given in writing and signed by not less than two-thirds (2/3) of ~~each class of member~~ the members. Upon dissolution of the Association, other than incident to a merger or consolidation, the assets of the Association shall be dedicated to an appropriate public agency to be used for purposes similar to those for which this Association was created. On the event that such dedication is effused acceptance, such assets shall be granted, conveyed and assigned to any non-profit corporation, association, trust or other organization to be devoted to such similar purposes.

5. Article XIII of the Articles of Incorporation of Valley Wood, is amended to read as follows:

Amendment of these Articles shall require the assent of ~~a majority of fifty one (51%)~~ of the entire membership.

2025 MAY -5 AM 8:19
 ECONOMIC DEVELOPMENT
 FLORIDA

FILED