

State of Florida



Department of State


I certify the attached is a true and correct copy of the Articles of Amendment, filed on March 11, 2021, to Articles of Incorporation for PEBBLE BEACH VILLAS, INC., a Florida corporation, as shown by the records of this office.

The document number of this corporation is 732091.

Given under my hand and the
Great Seal of the State of Florida
at Tallahassee, the Capital, this the
Third day of May, 2021



CR2E022 (01-11)


Laurel M. Lee
Secretary of State

This Instrument Prepared by and Return to:
 Charles W. McKinnon, Esq.
 McKinnon & Hamilton, PLLC
 3055 Cardinal Drive, Suite 302
 Vero Beach, FL 32963
 Courthouse Box #79

**ARTICLES OF AMENDMENT
 TO
 ARTICLES OF INCORPORATION
 OF
 PEBBLE BEACH VILLAS, INC.**

THE UNDERSIGNED, being the President and Secretary of **PEBBLE BEACH VILLAS, INC.** a Florida not for profit corporation, hereby certify that after the adoption of a Resolution proposing said amendments at a duly called meeting of the Board of Directors, by the affirmative vote of not less than seventy-five percent (75%) of the entire membership of the Board of Directors, not less than seventy-five percent (75%) of the entire membership of the Association, at a duly called meeting of all of the owners of condominium units in the above-named condominium, held on the 11th day of January, 2021, in accordance with the requirements of Florida law, and of the Articles of Incorporation of **PEBBLE BEACH VILLAS**, affirmatively voted to amend the Articles of Incorporation as hereinafter set out.

NOW, THEREFORE, in consideration of the foregoing, the Articles of Incorporation, shall be amended as follows:

- I. Article III, Section 3.2 F.** of the above referenced Articles of Incorporation shall be amended to read as follows:

To make and amend reasonable regulations respecting the use of the property in the condominium; provided, however, that all such regulations and their amendments shall be approved by not less than an affirmative vote of at least a majority of the members voting in person, electronically or by Proxy, at a meeting at which a quorum has been established before such shall become effective.

- II. Article V, Section 5.1** of the above referenced Articles of Incorporation shall be amended to read as follows:

The affairs of the Corporation will be managed by a board consisting of the number of directors determined by the By-Laws but not less than three directors, and in the absence of such determination shall consist of three directors.

- III. Article IX, Section 9.2 A.** of the above referenced Articles of Incorporation shall be amended to read as follows:

A. Such approvals must be by not less than an affirmative vote of at least two thirds (2/3) of the members voting in person, electronically or by Proxy, at a meeting at which a quorum has been established.

- IV. Article IX, Section 9.2 B.** of the above referenced Articles of Incorporation shall be deleted in its entirety.

IN WITNESS WHEREOF, the undersigned President and Secretary of the Association have executed this Certificate of Amendments to the Articles of Incorporation, this 5th day of February, 2021.

PEBBLE BEACH VILLAS, INC.

By: Kevin M. Kelly
President

Print Name: Kevin M. Kelly

(CORPORATE SEAL)

ATTEST:

By: Bette J. Tsoutsouras
Secretary

Print Name: Bette J. Tsoutsouras

STATE OF FLORIDA
COUNTY OF INDIAN RIVER

I HEREBY CERTIFY that before me, a Notary Public, personally appeared, in physical presence, Kevin M. Kelly and Bette J. Tsoutsouras, respectively the President and Secretary of Pebble Beach Villas, Inc., who ☒ have produced FL Drivers' License as identification or who ☐ are personally known to me to be the persons described in the foregoing instrument and who have acknowledged before me that they executed the same for the purposes therein set forth for and on behalf of said corporation.

WITNESS my hand and official seal in the state and county last aforesaid this 5th day of February, 2021.

Sheila R. Jensen
Notary Public, State of Florida (Affix Seal)

