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Feb 14 1997 8:00am
Secretary of State

PROFIT CORPORATION ANNUAL REPORT 1997



FLORIDA DEPARTMENT OF STATE
Sandra B. Mortham
Secretary of State
DIVISION OF CORPORATIONS

DOCUMENT # J85743 (9)
1. Corporation Name
31.991 ACRES, INC.



Principal Place of Business: % MAX M. HAGEN, 3990 SHERIDAN ST. #104, HOLLYWOOD FL 33021 US
Mailing Address: % MAX M. HAGEN, 3990 SHERIDAN ST. #104, HOLLYWOOD FL 33021-3655 US

3. Date Incorporated or Qualified: 07/29/1987
3a. Date of Last Report: 01/31/1996
4. FEI Number: 65-0095658
5. Certificate of Status Desired: \$8.75 Additional Fee Required
6. Election Campaign Financing Trust Fund Contribution: \$5.00 May Be Added to Fees
8. This corporation has liability for intangible tax under s. 199.032, Florida Statutes: Yes No

2. Principal Place of Business (21-24)
2a. Mailing Address (25-30)
22. Suite, Apt #, etc.
27. Suite, Apt #, etc.
23. City & State
28. City & State
24. Zip, 25. Country
29. Zip, 30. Country

9. Name and Address of Current Registered Agent
HAGEN, MAX M.
3990 SHERIDAN STREET
#104
HOLLYWOOD FL 33021

10. Name and Address of New Registered Agent
81. Name
82. Street Address (P.O. Box Number is Not Acceptable)
83.
84. City
85. Zip Code (FL)

11. Pursuant to the provisions of Sections 607.0502 and 607.1508, Florida Statutes, the above-named corporation submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida. Such change was authorized by the corporation's board of directors. I hereby accept the appointment as registered agent. I am familiar with, and accept the obligations of, Section 607.0505, Florida Statutes.

SIGNATURE: _____ (NOTE: Registered Agent signature required when reinstating) DATE: _____

12. OFFICERS AND DIRECTORS
TITLE: PD, NAME: BETORET, FRATERNO VILA, STREET ADDRESS: 3990 SHERIDAN ST #104, CITY-ST-ZIP: HOLLYWOOD FL
TITLE: S, NAME: HAGEN, MAX M., STREET ADDRESS: 3990 SHERIDAN ST #104, CITY-ST-ZIP: HOLLYWOOD FL
[Additional officer entries with DELETED checkboxes]

13. ADDITIONS/CHANGES TO OFFICERS AND DIRECTORS IN 12
1.1 TITLE, 1.2 NAME, 1.3 STREET ADDRESS, 1.4 CITY-ST-ZIP
2.1 TITLE, 2.2 NAME, 2.3 STREET ADDRESS, 2.4 CITY-ST-ZIP
3.1 TITLE, 3.2 NAME, 3.3 STREET ADDRESS, 3.4 CITY-ST-ZIP
4.1 TITLE, 4.2 NAME, 4.3 STREET ADDRESS, 4.4 CITY-ST-ZIP
5.1 TITLE, 5.2 NAME, 5.3 STREET ADDRESS, 5.4 CITY-ST-ZIP
6.1 TITLE, 6.2 NAME, 6.3 STREET ADDRESS, 6.4 CITY-ST-ZIP

14. I do hereby certify that the information supplied with this filing does not qualify for the exemption stated in Section 119.07(3)(i), Florida Statutes. I further certify that the information indicated on this annual report or supplemental annual report is true and accurate and that my signature shall have the same legal effect as if made under oath; that I am an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 607, Florida Statutes; and that my name appears in Block 12 or Block 13, changed, or on an attachment with an address.

SIGNATURE: [Handwritten Signature] DATE: 1/25/97 DAYTIME PHONE #: (954) 987-0515

CR2E034 (9/96)