

**Electronic Articles of Incorporation
For**

N06000000127
FILED
January 05, 2006
Sec. Of State
Ipoole

BISCAYNE PARK TERRACE CONDOMINIUM ASSOCIATION, INC.

The undersigned incorporator, for the purpose of forming a Florida not-for-profit corporation, hereby adopts the following Articles of Incorporation:

Article I

The name of the corporation is:

BISCAYNE PARK TERRACE CONDOMINIUM ASSOCIATION, INC.

Article II

The principal place of business address:

1360 NORTHEAST 119TH STREET
MIAMI-DADE COUNTY, FL. 33161

The mailing address of the corporation is:

1360 NORTHEAST 119TH STREET
MIAMI-DADE COUNTY, FL. 33161

Article III

The specific purpose for which this corporation is organized is:

FOR THE OPERATION OF A CONDOMINIUM, AND ALL LAWFUL PURPOSES
THEREOF.

Article IV

The manner in which directors are elected or appointed is:

IN ACCORDANCE WITH THE BYLAWS

Article V

The name and Florida street address of the registered agent is:

BAKER CRONIG GASSENHEIMER LLP.
3250 MARY STREET
#307
MIAMI, FL. 33133

I certify that I am familiar with and accept the responsibilities of registered agent.

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Registered Agent Signature: JESSE M. KEENAN, ESQ.

Article VI

The name and address of the incorporator is:

JESSE M. KEENAN, ESQ.
3250 MARY STREET
307
MIAMI, FLORIDA 33133

Incorporator Signature: JESSE M. KEENAN

Article VII

The initial officer(s) and/or director(s) of the corporation is/are:

Title: P
DAREN J BERMAN
3250 MARY STREET,, #501
MIAMI, FL. 33133

Title: VP
DAREN A SCHWARTZ
3250 MARY STREET,, #501
MIAMI, FL. 33133

Title: S/T
JOSEPH E GILLIS
3250 MARY STREET,, #501
MIAMI, FL. 33133

Article VIII

The effective date for this corporation shall be:

01/04/2006