

P-96000103301

**CAPITAL CONNECTION, INC.**

417 E. Virginia St., Suite 1, Tallahassee, FL 32301, (904)224-8870

Mailing Address: Post Office Box 10349, Tallahassee, FL 32302

TOLL FREE No. 1-800-342-8062

FAX (904) 222-1222

NAME \_\_\_\_\_

FIRM \_\_\_\_\_

ADDRESS \_\_\_\_\_

PHONE ( ) \_\_\_\_\_

Service: Top Priority \_\_\_\_\_ Regular \_\_\_\_\_  
One Day Service Two Day Service

To us via \_\_\_\_\_ Return via \_\_\_\_\_

Matter No.: \_\_\_\_\_ Express Mail No. \_\_\_\_\_

State Fee \$ \_\_\_\_\_ Our \$ \_\_\_\_\_

Winnac GAVE

AUTHORIZATION BY PHONE TO

COPIES out 1

DATE 12/26/94

DOC. EXAM. BR

1096-26116

612, F02

REQUEST TAKEN CONFIRMED APPROVED

DATE 12/24

TIME \_\_\_\_\_ CK No. \_\_\_\_\_

BY \_\_\_\_\_

WALK-IN Will Pick Up 10:00 WZ

RE: Allstar Realty Company, Inc.

	C.C. FEE.	DISBURSED
<input checked="" type="checkbox"/> Capital Express™		
<input checked="" type="checkbox"/> Art. of Inc. File		
<input type="checkbox"/> Corp. Record Search		
<input type="checkbox"/> Ltd. Partnership File		
<input type="checkbox"/> Foreign Corp. File		
<input checked="" type="checkbox"/> ( ) <u>Photo</u> Copy(s)		
<input type="checkbox"/> Art. of Amend. File		
<input type="checkbox"/> Dissolution/Withdrawal		
<input type="checkbox"/> C U S-		
<input type="checkbox"/> Fictitious Name File		
<input type="checkbox"/> Name Reservation		
<input type="checkbox"/> Annual Report/Reinstatement		
<input type="checkbox"/> Reg. Agent Service		
<input type="checkbox"/> Document Filing		
<input type="checkbox"/> Corporate Kit		
<input type="checkbox"/> Vehicle Search		
<input type="checkbox"/> Driving Record		
<input type="checkbox"/> Document Retrieval		
<input type="checkbox"/> UCC 1 or 3 File		
<input type="checkbox"/> UCC 11 Search		
<input type="checkbox"/> UCC 11 Retrieval		
<input type="checkbox"/> File No.'s, _____ Copies		
<input type="checkbox"/> Courier Service		
<input type="checkbox"/> Shipping/Handling		
<input type="checkbox"/> Phone ( )		
<input type="checkbox"/> Top Priority		
<input type="checkbox"/> Express Mail Prep.		
<input type="checkbox"/> FAX ( ) pgs.		

SUBTOTALS

FEE.....	\$
DISBURSED.....	\$
SURCHARGE.....	\$
TAX on corporate supplies.....	\$
SUBTOTAL.....	\$
PREPAID.....	\$
BALANCE DUE.....	\$

Please remit invoice number with payment  
TERMS: NET 10 DAYS FROM INVOICE DATE  
1 1/2% per month on Past Due Amounts  
Past 30 Days, 18% per Annum.

THANK YOU  
from  
Your Capital Connection



FLORIDA DEPARTMENT OF STATE  
Sandra B. Mortham  
Secretary of State

December 24, 1996

CAPITAL CONNECTION, INC.  
417 E. VIRGINIA STREET  
SUITE 1  
TALLAHASSEE, FL 32301

SUBJECT: ALLSTAR REALTY COMPANY, INC.  
Ref. Number: W96000026916

We have received your document for ALLSTAR REALTY COMPANY, INC. and check(s) totaling \$70.00. However, the enclosed document has not been filed and is being returned to you for the following reason(s):

The registered agent and registered office listed in your articles of incorporation must be consistent throughout the document.

The name designated in your document is unavailable since it is the same as, or it is not distinguishable from the name of an existing entity. Simply adding "of Florida" or "Florida" to the end of an entity name **DOES NOT** constitute a difference. Please select a new name and make the substitution in all appropriate places. One or more words may be added to make the name distinguishable from the one presently on file.

When the document is resubmitted, please return a copy of this letter to ensure that your document is properly handled.

If you have any questions about the availability of a particular name, please call (904) 488-9000.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (904) 487-6926.

Teresa Brown  
Corporate Specialist

Letter Number: 696A00057121

*Corrected  
Thanks*

**FILED**

96 DEC 24 PM 2:10

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION  
OF  
ALLSTAR REALTY OF BROWARD, INC.

I, THE UNDERSIGNED HEREBY APPLY FOR THE PURPOSE OF BECOMING A CORPORATION, BY AND UNDER THE PROVISIONS OF THE STATUTES OF THE STATE OF FLORIDA, PROVIDING FOR THE FORMATION, LIABILITIES, RIGHTS, PRIVILEGES, AND IMMUNITIES OF A CORPORATION FOR PROFIT.

ARTICLE I

NAME: THE NAME OF THE CORPORATION SHALL BE ALLSTAR REALTY OF BROWARD, INC.

LOCATION: THE CORPORATION'S PRINCIPAL OFFICE IS  
LOCATED AT 7520 NW FIFTH STREET, SUITE 100,  
PLANTATION, FLORIDA, 33317.

ARTICLE II

GENERAL NATURE OF BUSINESS: THE GENERAL NATURE OF THE BUSINESS AND OBJECTS AND PURPOSES TO BE TRANSACTED AND CARRIED ON ARE TO DO ANY AND ALL THINGS HEREIN MENTIONED, AS FULLY AND TO THE SAME EXTENT AS A NATURAL PERSON MIGHT OR COULD DO, VIZ:

A. TO PERFORM ANY AND ALL FUNCTIONS OF A REAL ESTATE BROKER AS EMPOWERED UNDER THE LAWS AND STATUTES OF THE STATE OF FLORIDA.

B. TO MAKE OR CARRY OUT CONTRACTS FOR ITSELF AND AS MANAGING AGENT FOR OTHERS OF WHAT SOEVER KIND AND NATURE AND TO CONDUCT ALL BUSINESS PERTINENT THERETO.

C. GENERALLY, TO EXERCISE ANY AND ALL POWERS THAT A NATURAL PERSON COULD OR WOULD BE ABLE TO EXERCISE UNDER CURRENT AND FUTURE LAWS.

ARTICLE III

CAPITAL STOCK: THIS CORPORATION SHALL BE AUTHORIZED ONE HUNDRED (100) SHARES OF CAPITAL STOCK, ONE DOLLAR PAR VALUE. WHICH SAID STOCK SHALL BE ENTITLED TO ANY AND ALL DIVIDEND PAYMENTS, WHATSOEVER, WHICH MAY BE DECLARED AND PAID BY THE CORPORATION DURING ITS EXISTENCE.

THE FOREGOING CAPITAL STOCK SHALL BE FULLY PAID AND NON ASSESSABLE, AND CONSIDERATION FOR ALL SUCH STOCK SHALL BE PAYABLE IN CASH, PROPERTY, LABOR OR SERVICES AND THE VALUATION OF SUCH PROPERTY, SERVICES OR LABOR SHALL BE PROPERLY FIXED BY THE BOARD OF DIRECTORS AT A MEETING CALLED BY SUCH BOARD OF DIRECTORS.

ARTICLE IV

NUMBER OF DIRECTORS THE NUMBER OF DIRECTORS OF THIS CORPORATION SHALL BE NOT LESS THAN ONE (1), NOR MORE THAN THREE (3),

ARTICLE V

THE AMOUNT OF CAPITAL WITH WHICH TO BEGIN BUSINESS: THE AMOUNT OF CAPITAL WITH WHICH THIS CORPORATION SHALL COMMENCE IS ONE HUNDRED DOLLARS, (\$100),

ARTICLE VI

EXISTENCE. THE CORPORATION SHALL HAVE PERPETUAL EXISTENCE.

ARTICLE VII

OFFICERS AND BOARD OF DIRECTORS: THE NAMES AND ADDRESSES OF THE OFFICERS AND BOARD OF DIRECTORS OF THIS CORPORATION FOR THE FIRST YEAR OR UNTIL SUCCESSORS ARE NAMED SHALL BE:

WILLIAM MC LAREN  
PRESIDENT, SECRETARY, TREASURER  
DIRECTOR

10376 NW 4TH STREET  
PLANTATION, FL 33324

ARTICLE IX

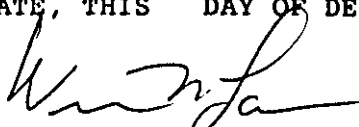
NAMES, ADDRESSES, SUBSCRIPTION AND NUMBER OF SHARES: THE NAME AND POST OFFICES ADDRESSES OF EACH SUBSCRIBER AND NUMBER OF SHARES OF WHICH THEY AGREE TO TAKE ARE:

NAME	SHARES	ADDRESS
WILLIAM MCLAREN	100	10376 NW 4TH STREET PLANTATION, FL 33324

ARTICLE X

STOCKHOLDER'S AGREEMENTS: STOCKHOLDERS OF THIS CORPORATION MAY ENTER SUCH STOCKHOLDER'S AND TRUSTEE'S AGREEMENTS AS THEY SEE FIT WHEREIN AND WHEREBY SUCH STOCKHOLDER'S AGREEMENTS AND PROVISIONS ARE NOT TO BE CONTRARY TO THE LAWS OF THE STATE OF FLORIDA.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND SEAL TO ACKNOWLEDGE THE FOREGOING ARTICLES OF INCORPORATION TO BE FILED IN THE OFFICE OF THE SECRETARY OF STATE, THIS DAY OF DECEMBER, 1996.

  
WILLIAM MCLAREN

STATE OF FLORIDA

COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 19th day of December, 1996,  
by **WILLIAM McLAREN**, who is personally known to me.



DAVID R. THOMPSON, JR.

Notary Public

My Commission Expires: 12/8/97



DAVID R. THOMPSON, JR.

My Commission Expires 12/8/97

Commission No. CC328605

FILED

96 DEC 24 PM 2:10

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

CERTIFICATE OF DESIGNATION  
REGISTERED AGENT/REGISTERED OFFICE

PURSUANT TO THE PROVISIONS OF SECTION 607.0501, FLORIDA STATUTES,  
THE UNDERSIGNED CORPORATION ORGANIZED UNDER THE LAWS OF THE STATE  
OF FLORIDA, SUBMITS THE FOLLOWING STATEMENT DESIGNATING THE  
REGISTERED OFFICE/REGISTERED AGENT IN THE STATE OF FLORIDA.

1. THE NAME OF THE CORPORATION IS ALLSTAR REALTY OF BROWARD, INC.

2. THE NAME AND ADDRESS OF THE REGISTERED AGENT AND OFFICE IS:

WILLIAM MCLAREN 10376 NW 4TH STREET, PLANTATION, FLORIDA 33317

SIGNATURE:

TITLE: INCORPORATOR

DATE:

12/19/96

HAVING BEEN NAMED AS REGISTERED AGENT AND TO ACCEPT SERVICE OF  
PROCESS FOR THE ABOVE STATED CERTIFICATON AT THE PLACE DESIGNATED  
IN THE CERTIFICATE, I HEREBY ACCEPT THE APPOINTMENT AS REGISTERED  
AGENT AND TO AGREE TO ACT IN THIS CAPACITY, I, FURTHER AGREE TO  
COMPLY WITH THE PROVISIONS OF ALL STATUTES RELATING TO THE PROPER  
AND COMPLETE PERFORMANCE OF MY DUTIES AND AM FAMILIAR WITH AND  
ACCEPT THE OBLIGATIONS OF MY POSITION AS REGISTERED AGENT.

WILLIAM MCLAREN

