

PA7000017361

BEATRIZ M. CAPOTE, P.A.

Requestor's Name
ATTN: KRISTINE NAPOLES 1101 BRICKELL AVENUE 17TH FLOOR
Address
MIAMI, FLORIDA 33131
City/State/Zip Phone #

Office Use Only

CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

- _____ (Corporation Name) _____ (Document #) **300002093233--8**
-02/20/97--01058--008
*****122.50 *****122.50
- _____ (Corporation Name) _____ (Document #)
- _____ (Corporation Name) _____ (Document #)
- _____ (Corporation Name) _____ (Document #)

- Walk in Pick up time _____ Certified Copy
 Mail out Will wait Photocopy Certificate of Status

NEW FILINGS	
<input type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/ Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

FILED
SECRETARY OF STATE
CORPORATIONS
97 FEB 20 PM 12:00

Examiner's Initials *gpa*
2/25/97

ARTICLES OF INCORPORATION OF
AVENTURA BAY TOWNHOMES CORPORATION

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
97 FEB 20 PM 12:00

ARTICLE I
NAME

The name of the Corporation is **AVENTURA BAY TOWNHOMES CORPORATION.**

ARTICLE II
DURATION

This Corporation shall commence its existence upon the filing of these Articles of Incorporation and shall continue perpetually thereafter.

ARTICLE III
PURPOSE

This Corporation is organized for the purpose of transacting any and all lawful business under the laws of the State of Florida.

ARTICLE IV
PRINCIPAL OFFICE

The principal office of the corporation is: **c/o Beatriz M. Capote, 1101 Brickell Avenue, 17th Floor, Miami, FL 33131.**

ARTICLE V
MAILING ADDRESS

The mailing address of the corporation is: **c/o Beatriz M. Capote, 1101 Brickell Avenue, 17th Floor, Miami, FL 33131.**

ARTICLE VI
CAPITAL STOCK

This Corporation is authorized to issue 100 shares of \$1.00 par value common stock, which shall be designated "Common Shares."

ARTICLE VII
INITIAL REGISTERED OFFICE AND AGENT

ARTICLE VII
INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial Registered Office of this Corporation is **1101 Brickell Avenue, 17th Floor, Miami, FL 33131**, and the name of the initial Registered Agent of this Corporation at that address is **BEATRIZ M. CAPOTE**.

ARTICLE VIII
INCORPORATOR

The name and address of the person signing these Articles is:

<u>Name</u>	<u>Address</u>
BEATRIZ M. CAPOTE	1101 Brickell Ave., 17th Floor Miami, FL 33131

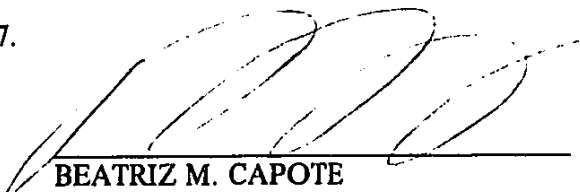
ARTICLE IX
POWERS

This corporation shall have all of the corporate powers enumerated in the Florida Business Corporation Act.

ARTICLE X
AMENDMENT

This Corporation reserves the right to amend or repeal any provision contained in these Articles of Incorporation, or any amendment to them, and any rights conferred upon the shareholders are subject to this reservation.

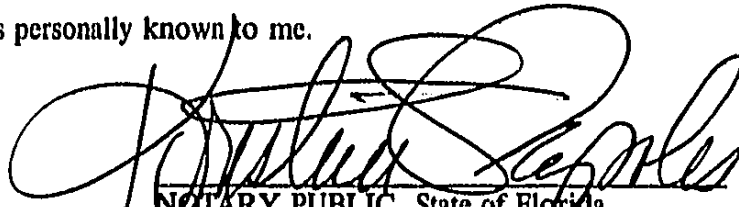
IN WITNESS WHEREOF, the undersigned Incorporator has executed these Articles of Incorporation this 18 day of February, 1997.



BEATRIZ M. CAPOTE

STATE OF FLORIDA:
COUNTY OF DADE :

I HEREBY CERTIFY that on this 18 day of February, 1997, personally
appeared before me, an officer duly authorized to administer oaths and take acknowledgements,
BEATRIZ M. CAPOTE, who is personally known to me.


NOTARY PUBLIC, State of Florida
Print Name: KRISTINE NAPOLES

My Commission Expires:



KRISTINE NAPOLES
My Commission 00400548
Expires Dec. 08, 1998

CERTIFICATE DESIGNATING REGISTERED OFFICE
FOR SERVICE OF PROCESS
WITHIN THE STATE OF FLORIDA, NAMING REGISTERED AGENT
UPON WHOM PROCESS MAY BE SERVED

FILED
SECRETARY OF STATE
DIVISION OF CORPORATION
97 FEB 20 PM 12:00

IN COMPLIANCE WITH SECTIONS 607.0501 AND 48.091, FLORIDA STATUTES,
THE FOLLOWING IS SUBMITTED:

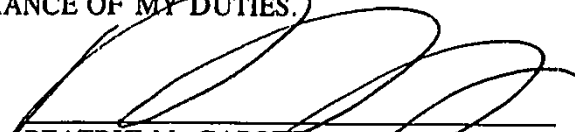
THAT AVENTURA BAY TOWNHOMES CORPORATION DESIRING TO
ORGANIZE OR QUALIFY UNDER THE LAWS OF THE STATE OF FLORIDA, HAS
NAMED BEATRIZ M. CAPOTE, LOCATED AT 1101 BRICKELL AVENUE, 17TH
FLOOR, MIAMI, FLORIDA, 33131, ITS REGISTERED AGENT TO ACCEPT SERVICE
OF PROCESS WITHIN THE STATE OF FLORIDA.



BEATRIZ M. CAPOTE, Incorporator

DATE: 2-18-97

HAVING BEEN NAMED TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE STATED
CORPORATION AT THE PLACE DESIGNATED IN THIS CERTIFICATE, I HEREBY
AGREE TO ACT IN THE CAPACITY OF REGISTERED AGENT, AND I FURTHER
AGREE TO COMPLY WITH THE PROVISIONS OF ALL STATUTES RELATIVE TO THE
PROPER AND COMPLETE PERFORMANCE OF MY DUTIES.



BEATRIZ M. CAPOTE

KRISTINE\MARTINS\FINVEST\ARTICLES.INC