

P99000003472

BARRETT & PELHAM
Requestor's Name

111 S. MONROE ST
Address

TALL FL 222 9000
City/State/Zip Phone #

Office Use Only

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

1. EVERGREEN REAL ESTATE MANAGEMENT CO.
(Corporation Name) (Document #)

2. _____
(Corporation Name) (Document #)

3. _____
(Corporation Name) (Document #)

4. _____
(Corporation Name) (Document #)

☐ Walk in

☐ Pick up time _____

☒ Certified Copy

☐ Mail out

☐ Will wait

☐ Photocopy

☐ Certificate of Status

NEW FILINGS	
☐	Profit
☐	NonProfit
☐	Limited Liability
☐	Domestication
☐	Other

AMENDMENTS	
☐	Amendment
☐	Resignation of R.A., Officer/ Director
☐	Change of Registered Agent
☐	Dissolution/Withdrawal
☐	Merger

OTHER FILINGS	
☐	Annual Report
☐	Fictitious Name
☐	Name Reservation

REGISTRATION/ QUALIFICATION	
☐	Foreign
☐	Limited Partnership
☐	Reinstatement
☐	Trademark
☐	Other

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RECEIVED
99 JAN 12
DEPARTMENT OF REVENUE
DIVISION OF CORPORATE AFFAIRS
TALLAHASSEE
T. Smith
Examiner's Initials JAN 3 1999

ARTICLES OF INCORPORATION
OF
EVERGREEN REAL ESTATE MANAGEMENT COMPANY

I, the undersigned subscriber to these Articles of Incorporation, being a natural person competent to contract, hereby execute this document for the purpose of becoming a corporation under the laws of the State of Florida.

ARTICLE I

The name of this corporation shall be:

EVERGREEN REAL ESTATE MANAGEMENT COMPANY

ARTICLE II

The general nature of the business to be transacted and carried on by this corporation and its objects and purposes are to conduct any and all lawful business consistent with the provisions hereinafter set out or provided, and it shall have all the powers conferred by the laws of the State of Florida upon business corporations as fully and to the same extent as natural persons might or could do in all parts of the world, including, but not limited to:

To establish, carry on, conduct, maintain and otherwise operate a business relating to the purchase, sale and operation of real property, real property investments and all things otherwise legal for owners or others with

interests in real estate and to do such and everything necessary, convenient, suitable or proper for the accomplishment of any of the purposes or for the attainment of any one or more of the objects herein enumerated, or which shall at any time appear conducive to or expedient for the protection or the benefit of this corporation.

The foregoing and following provisions shall be construed as objects and powers in furtherance and not in limitation of the general powers conferred by the laws of the State of Florida, and the enumeration in these Articles of specific powers and objects shall not be held to limit or restrict in any manner the powers of this corporation, but this corporation may do all and everything necessary, suitable or proper for the accomplishment of any purpose or object, either along or in association with other corporations, firms or individuals, to the same extent and as fully as individuals might or could do as principals, agents, contractors or otherwise.

ARTICLE III

The maximum number of shares of stock that the corporation is authorized to have outstanding at any one time is One Thousand (1,000) shares of One Dollar (\$1.00) par value.

The consideration to be paid for each share shall be fixed by the Board of Directors.

No shareholder shall have the preemptive right to purchase stock of this Corporation whether authorized but unissued, newly authorized or otherwise, the Board of Directors shall be solely and exclusively vested with the power to determine the amount, necessity, price, terms and purchaser of any stock of the corporation including the sale or other transfer of any issued stock which stock shall be void unless approved in advance by the Board of Directors in its sole discretion.

ARTICLE IV

At each meeting of the shareholders of this corporation, the presence in person or by proxy of the holders of a majority in number of the issued and outstanding shares of stock shall be necessary to constitute a quorum for the transaction of any business. The affirmative vote of a majority represented at the meeting shall be necessary to adopt any resolution, carry any motion, or take any corporate action which requires the vote of the shareholders. As to the election of the Board of Directors, voting rights shall be cumulative.

ARTICLE V

This corporation shall have perpetual existence, unless sooner voluntarily dissolved according to law.

ARTICLE VI

The principal place of business of this corporation shall be 247 E. 7th Avenue, Tallahassee, Florida 32303, but it shall have the power to transact

business in any other place or places both within and without the State of Florida and throughout the world. The annual meeting of stockholders shall be held at the place designated by the Board of Directors.

ARTICLE VII

The number of directors of this corporation shall be not less than one (1), to be fixed from time to time by resolution of the stockholders of this corporation at their annual meeting prior to the election of directors, none of whom need to be stockholders of the corporation. They shall be elected by a majority of the stockholders present and participating at the annual meetings of the corporation to be held as prescribed by By-Laws and shall hold office after their election until their respective successors are duly elected and qualified.

The original By-Laws of this corporation shall be made, prepared and adopted by the Board of Directors of the corporation by a majority vote thereof. Thereafter, the said By-Laws may be amended by the Board of Directors at any regular meeting of said Board of Directors or at any special meeting for which said meeting is called by majority of the directors present. The Board of Directors shall have full power to specify the rules and conditions under which stock certificates shall be issued, reissued, restricted or replaced. The Board of Directors shall also have the power, from time to time, to direct and determine the use and disposition of any net profit or earned surplus of the corporation (in excess of the capital stock paid in); and the corporation may, by and through its

Board of Directors, purchase, sell and trade in the bonds or other obligations of this corporation or in the shares of its capital stock; but if shares of the corporation's capital stock have been purchased and subsequently there is a reduction in the manner provided by law of the corporation's capital stock, then, to the extent that such shares are not reissued at the time of the reduction, they shall be deemed retired in an amount not exceeding the amount of the reduction and shall not be reissued, except as provided by law.

The Board of Directors shall elect the officers of this corporation, who shall consist of the President, who shall be a director, and may include a Vice President, and a Treasurer, and such other and further officers as may be provided by resolution of the Board of Directors. None of these officers are required to be a stockholder of the corporation. All officers, unless elected to fill a vacancy, shall hold office after their election and until their respective successors are duly elected and qualified, unless it is provided by the By-Laws that they shall hold office at the pleasure of the Board of Directors. The duties of all officers elected by the Board of Directors shall be prescribed by the By-Laws or resolution of the Board of Directors.

No contract or other transaction between the corporation and any other corporation shall be affected or invalidated by the fact that any one or more of the directors of this corporation is or are interested in or is a director or officer or are directors or officers of such other corporation and may be a party or parties to or may be interested in any contract or transaction of this

corporation or in which the corporation is interested; and no contract, act or transaction of this corporation with any person or persons, firms or corporations shall be affected or invalidated by the fact that any director or directors of this corporation is a party, or are parties to or interested in such contract, act or transaction, or in any way connected with such person or persons, firms or associations, and each and every person who may become a director of this corporation is hereby relieved from any liability that might otherwise exist from contracting with the corporation for the benefit of himself or the firm or corporation to which he may be in anywise indebted.

ARTICLE VIII

The corporation shall have the power to include in its By-Laws any regulatory or restrictive provisions relating to the proposed sale, transfer or other disposition of any of its outstanding stock by any of its stockholders or in the event of the death of any of its stockholders. The manner and form, as well as all relevant terms, conditions and details hereof shall affect the rights of third parties without actual knowledge thereof, unless such provision shall be plainly written upon the certificate evidencing the ownership of said stock.

ARTICLE IX

The corporation shall have the power to include in its By-Laws any regulatory or restrictive provisions relating to the proposed sale, transfer or

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ARTICLE X

The name and post office address of the subscriber who shall serve as the first Director of the Board and Officer of the corporation, who shall hold office until the successors are elected or appointed and have qualified, is as follows:

David A. Barrett

111 South Monroe, Suite 3000
Tallahassee, Florida 32301

ARTICLE XI

R. Kevin Lynn is designated as the corporation's agent to accept service of process within Florida at 247 E. 7th Avenue, Tallahassee, Florida 32303. The street address of the initial registered office for this corporation shall be 247 E. 7th Avenue, Tallahassee, Florida 32303, and the Registered Agent at such address is R. Kevin Lynn.

ARTICLE XII

The amount of capital with which the corporation shall begin business is One Hundred Dollars (\$100.00).

IN WITNESS WHEREOF, I, the undersigned subscriber, above-named
as the incorporator of EVERGREEN REAL ESTATE MANAGEMENT COMPANY, has
hereunto set my hand and seal this 4th day of January, 1999.

David A. Barrett
DAVID A. BARRETT

STATE OF FLORIDA
COUNTY OF LEON

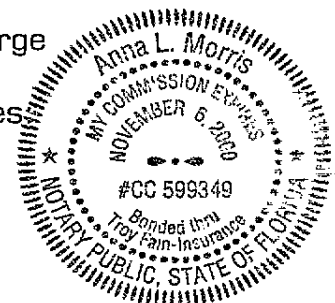
BEFORE ME this day appeared **DAVID A. BARRETT**, who is personally
known to me or has produced _____ as identification as
identification and who did or did not take an oath, who executed the foregoing
Articles of Incorporation, and acknowledged to and before me that said instrument
was executed for the purposes therein expressed.

WITNESS my hand and official seal on this 4th day of
January, 1999.

Anna L. Morris

NOTARY PUBLIC
State of Florida at Large

My Commission Expires



ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

STATE OF FLORIDA
OFFICE OF THE SECRETARY OF STATE

The undersigned, **R. KEVIN LYNN**, having been designated as Agent for the service of process within the State of Florida, upon **EVERGREEN REAL ESTATE MANAGEMENT COMPANY**, a corporation, organized under the laws of the State of Florida, does hereby accept the appointment as such agent for the above-named corporation.

IN WITNESS WHEREOF, the name of said Registered Agent is hereunto affixed at Tallahassee, Leon County, Florida, this 4th day of January 1999, 1999.



R. KEVIN LYNN