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FLORIDA DIVISION OF CORPORATIONS

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FROM: BLUMBERG/EXCELSIOR CORPORATE SERVICES, INC.
075350000353

ACCT#:

CONTACT: CATHY LEACH

PHONE: (212)431-5000

FAX #:

(212)431-5111

NAME: AVON PARK REALTY, INC.

AUDIT NUMBER.....H98000017667

DOC TYPE.....FLORIDA PROFIT CORPORATION OR P.A.

CERT. OF STATUS..0

PAGES..... 2

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ARTICLES OF INCORPORATION

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

OF

AVON PARK REALTY, INC.


THE UNDERSIGNED sole incorporator, being a natural person competent to contract and desiring to form a corporation under Title XXXV, Chapter 607 of the revised Florida Statutes, herewith submits the following information:

1. The name of the corporation is AVON PARK REALTY, INC.
2. The duration of the corporation shall be perpetual.
3. The general purpose or purposes for which this corporation is being formed are to include the transaction of any or all lawful business for which corporations may be incorporated under this chapter.
4. The aggregate number of shares which the corporation shall have authority to issue is 10 COMMON shares with no par value.
5. The principal address and mailing address of the corporation will be 20 SW 27th Avenue, Pompano Beach, FL 33069 and the name of its initial registered agent at such address is David J. Soldini.
6. The name and address of the sole incorporator is:
RICHARD EWING , c/o BlumbergExcelsior Corporate Services, Inc.,
62 White Street, New York, NY 10013.

IN WITNESS WHEREOF, the undersigned, as sole incorporator of this corporation has executed these Articles of Incorporation.

Dated: 09/21/98

BlumbergExcelsior, Inc.
62 White St.
New York, NY 10013
800-221-2972


RICHARD EWING
Sole Incorporator

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ACCEPTANCE OF APPOINTMENT

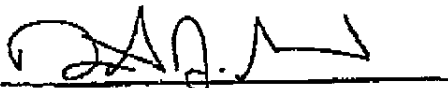
AS

REGISTERED AGENT

I, the undersigned, do hereby accept appointment
as Registered Agent of AVON PARK REALTY, INC., the
within-named corporation.

Dated:

9/21/98


DAVID J. SOLDINI

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