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To:

Division of Corporations
Fax Number : (850) 205-0381

From:

Account Name : FRANK H. FEE, III, ESQUIRE
Account Number : I19990000154
Phone : (772) 461-5020
Fax Number : (772) 468-8461

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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FLORIDA NON-PROFIT CORPORATION

Midway Industrial Park-Phase III Property Owners...

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**ARTICLES OF INCORPORATION
OF
MIDWAY INDUSTRIAL PARK - PHASE III
PROPERTY OWNERS ASSOCIATION, INC.**

ARTICLE I

The name of this corporation is:

**MIDWAY INDUSTRIAL PARK - PHASE III PROPERTY
OWNERS ASSOCIATION, INC., a Corporation not for profit
(the "Corporation").**

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ARTICLE II

The purpose for which this Corporation is organized is to provide a legal entity to own, receive and manage and maintain by dedications certain real property and easement areas as delineated and described upon, and dedicated by, Plat(s) of MIDWAY INDUSTRIAL PARK - PHASE III to be recorded among the Public Records of St. Lucie County, Florida, and to otherwise provide common services to all owners of lots to be created by the Plat(s) of MIDWAY INDUSTRIAL PARK - PHASE III. MIDWAY INDUSTRIAL PARK - PHASE III may be created by one plat or the same may be created by two recorded plat, one delineated "Phase III (South), and the other, "Phase III (North).

ARTICLE III

The Corporation shall have the following powers:

- (a) to own and convey property;
- (b) to operate and maintain common property, including the surface water management system permitted in South Florida Water Management District Permit Number 56-01444-P;
- (c) the power to establish rules and regulations;
- (d) to assess members and enforce assessments;
- (e) to sue and be sued; and
- (f) to contract for services; and
- (g) to exercise all further powers granted by F.S. §617.0302 (2001).

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ARTICLE IV

Members of the Corporation shall be the owners of lots in the subdivision created by Plat(s) of MIDWAY INDUSTRIAL PARK - PHASE III, which members shall be admitted to membership automatically and without further action upon title to a lot or lots in a Plat of MIDWAY INDUSTRIAL PARK - PHASE III vesting in them; provided, however, that any member who is delinquent in the payment of any dues or assessments levied by the Corporation shall not be entitled to vote in the affairs of the Corporation until such dues or assessments are paid in full.

ARTICLE V

The Corporation shall have perpetual existence. If the Corporation is dissolved, the surface water management system, property containing the surface water management system, and water management portions of common areas shall be conveyed to an agency of local government determined to be acceptable by the South Florida Water Management District. If the local government declines to accept the conveyance, then the surface water management system, property containing the surface water management system, and water management portions of common areas shall be dedicated to a non-profit corporation similar to this Corporation.

ARTICLE VI

The name, business address and residence address of the incorporator are as follows:

FRANK H. FEE, III	
Business Address:	401 South Indian River Drive Fort Pierce, Florida 34950
Residence Address:	2821 South Indian River Drive Fort Pierce, Florida

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ARTICLE VII

The initial registered agent of the Corporation is **FRANK H. FEE, III**. The registered office and principal office of the Corporation shall be:

401 South Indian River Drive
Fort Pierce, Florida 34950

The Resident Agent shall maintain copies of all permitting actions of the SOUTH FLORIDA WATER MANAGEMENT DISTRICT for the benefit of the Corporation.

ARTICLE VIII

The affairs of the Corporation shall be managed by a Board of Directors consisting of not less than three (3) members and not more than nine (9) members, the exact number of which shall be determined by the Board of Directors of the Corporation. Members of the Board of Directors shall be elected at the annual meeting of the membership and shall serve a term of one (1) year. The Board shall appoint a President, Vice President, Secretary, Treasurer and such other officers as may be provided in the By-Laws, who shall be charged with such day-to-day responsibilities as may be determined by the Board. Officers shall serve at the pleasure of the Board.

ARTICLE IX

The first Board of Directors shall consist of three (3) persons, and until the first election of Directors the following persons shall serve as Directors:

EDWIN C. LUNSFORD, JR.
161 N. Causeway, Suite 8
New Smyrna, Florida 32169

RON THOMAS JONES
350 Limousin Lane
Thomasville, GA 31792

EDWIN S. MERRITT
4838 South U.S. One
Fort Pierce, Florida 34982

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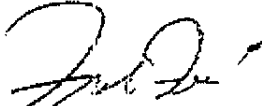
ARTICLE X

The By-Laws of the Corporation are to be made, altered and rescinded by the Board of Directors.

ARTICLE XI

Amendments to these Articles of Incorporation may be proposed by the Board of Directors or by a petition bearing the signature of at least 25% of the members of the Corporation entitled to vote. The adoption of amendments to the Articles of Incorporation shall be by the vote of a majority of the members of the Corporation entitled to vote.

18th IN WITNESS WHEREOF, the incorporator hereof has set his hand and seal on this day of March, 2005.


_____(SEAL)
FRANK H. FEE, III

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I hereby accept my designation as resident agent and agree to serve as the resident agent of MIDWAY INDUSTRIAL PARK - PHASE III PROPERTY OWNERS ASSOCIATION, INC. I hereby state that I am familiar with and accept the duties and responsibilities as registered agent for MIDWAY INDUSTRIAL PARK - PHASE III PROPERTY OWNERS ASSOCIATION, INC.


FRANK H. FEE, III, Registered Agent

STATE OF FLORIDA
COUNTY OF ST. LUCIE

On the 1st day of March, 2005, FRANK H. FEE, III, designated above as the incorporator and as the individual who shall serve as the Corporation's initial registered agent, who is personally known to me, and who personally appeared before me at the time of notarization, and, after being given the oath, acknowledged signing these Articles of Incorporation of MIDWAY INDUSTRIAL PARK - PHASE III PROPERTY OWNERS ASSOCIATION, INC.


Notary Public
My commission expires:



Connie Sue Moore
MY COMMISSION # CC96264 EXPIRES
April 4, 2005
BONDED TROY TOWN INSURANCE, INC.

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