

**Electronic Articles of Incorporation
For**

N05000004434
FILED
April 29, 2005
Sec. Of State
Ipooe

VICTORIA'S POINT TOWNHOMES HOMEOWNER'S ASSOCIATION,
INC.

The undersigned incorporator, for the purpose of forming a Florida not-for-profit corporation, hereby adopts the following Articles of Incorporation:

Article I

The name of the corporation is:

VICTORIA'S POINT TOWNHOMES HOMEOWNER'S ASSOCIATION,
INC.

Article II

The principal place of business address:

2700 GLADES CIRCLE
SUITE 111
WESTON, FL. US 33327

The mailing address of the corporation is:

2700 GLADES CIRCLE
SUITE 111
WESTON, FL. US 33327

Article III

The specific purpose for which this corporation is organized is:

TO EXECUTE AND RECORD A DECLARATION OF COVENANTS AND
RESTRICTIONS OF VICTORIA'S POINT TOWNHOMES ("THE PROPERTY")
AFFECTING THE PROPERTY AND TO ADMINISTER AND PERFORM THE
DUTIES AND EXERCISE POWERS PURSUANT TO SAID DECLARATION

Article IV

The manner in which directors are elected or appointed is:

APPOINTED BY HOMEOWNERS

Article V

The name and Florida street address of the registered agent is:

RANDY J NATHAN
7805 SW 6TH COURT
PLANTATION, FL. 33324

I certify that I am familiar with and accept the responsibilities of registered agent.

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Registered Agent Signature: RANDY J. NATHAN

Article VI

The name and address of the incorporator is:

EDUARDO FERREIRA
2700 GLADES CIRCLE SUITE 111
WESTON, FL 33327

Incorporator Signature: EDUARDO FERREIRA

Article VII

The initial officer(s) and/or director(s) of the corporation is/are:

Title: P,S
EDUARDO A FERREIRA
2700 GLADES CIRCLE SUITE 111
WESTON, FL. 33327 US

Title: VP
FLAMIA, INC.
520 BRICKELL KEY DRIVE SUITE 0-305
MIAMI, FL. 33131 US

Article VIII

The effective date for this corporation shall be:

04/29/2005