

**Electronic Articles of Incorporation
For**

N06000011900
FILED
November 16, 2006
Sec. Of State
clewis

BISCAYNE BEACH CLUB CONDOMINIUM 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:

BISCAYNE BEACH CLUB CONDOMINIUM ASSOCIATION, INC.

Article II

The principal place of business address:

15600 S.W. 104TH STREET
MIAMI, FL. US 33196

The mailing address of the corporation is:

15600 S.W. 104TH STREET
MIAMI, FL. 33196

Article III

The specific purpose for which this corporation is organized is:

THE OPERATION OF THAT CERTAIN CONDOMINIUM KNOWN AS BISCAYNE
BEACH CLUB, A CONDOMINIUM.

Article IV

The manner in which directors are elected or appointed is:

VOTE

Article V

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

DAVID PHILIPS
13790 NW 4TH STREET
109
SUNRISE, FL. 33325

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

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Registered Agent Signature: DAVID PHILIPS, ESQUIRE

Article VI

The name and address of the incorporator is:

DAVID PHILIPS
13790 NW 4TH STREET
109
SUNRISE, FLORIDA 33325

Incorporator Signature: DAVID PHILIPS

Article VII

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

Title: P
SCOTT DEAKTOR
15600 S.W. 104TH STREET
MIAMI, FL. 33196 US

Title: VP
DAVID PHILIPS
15600 S.W. 104TH STREET
MIAMI, FL. 33196 US

Title: TR
MICHAEL RICHTER
15600 S.W. 104TH STREET
MIAMI, FL. 33196 US

Article VIII

The effective date for this corporation shall be:

11/16/2006