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Florida Department of State
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FLORIDA PROFIT/NON PROFIT CORPORATION
Federation CCRC Property Corp.

Certificate of Status	1
Certified Copy	1
Page Count	05
Estimated Charge	\$87.50

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**ARTICLES OF INCORPORATION
OF
FEDERATION CCRC PROPERTY CORP.**

These Articles of Incorporation have been duly adopted by CCRC Development, LLC, the sole member of Federation CCRC Property Corp. pursuant to and in accordance with Section 6.17.1002, Florida Statutes.

ARTICLE I

NAME

The name of the Corporation shall be Federation CCRC Property Corp.

ARTICLE II

ADDRESS OF THE CORPORATION

The street address and mailing address of this Corporation are:

9901 Donna Klein Blvd.
Boca Raton, Florida 33428

ARTICLE III

PURPOSES

The Corporation is organized exclusively for charitable, educational, and scientific purposes, including, for such purposes, the making of distributions to organizations that qualify as exempt organizations under section 501(c)(3) of the Internal Revenue Code of 1986, as amended, or the corresponding section of any future federal tax code ("IRC").

No part of the net earnings of the Corporation shall inure to the benefit of, or be distributable to its members, directors, officers, or other private persons, except that the Corporation shall be authorized and empowered to pay reasonable compensation for services

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rendered and to make payments and distributions in furtherance of the purposes set forth in this Article. No substantial part of the activities of the Corporation shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and the corporation shall not participate in, or intervene in (including the publishing or distribution of statements) any political campaign on behalf of or in opposition to any candidate for public office. Notwithstanding any other provision of these Articles of Incorporation, the Corporation shall not carry on any other activities not permitted to be carried on (a) by a corporation exempt from federal income tax under IRC section 501(c)(3), or (b) by a corporation, contributions to which are deductible under IRC section 170(c)(2).

Notwithstanding any other provision of these Articles of Incorporation, this Corporation shall not, except to an insubstantial degree, engage in any activities or exercise any powers that are not in furtherance of the purposes described in IRC section 501(c)(3).

ARTICLE IV

MEMBERS

The sole member of the Corporation shall be CCRC Development, LLC, a Florida limited liability company ("Member").

ARTICLE V

BOARD OF DIRECTORS

The Member of the Corporation alone shall have the power to elect, remove (with or without cause) and replace the Directors of the Corporation. The composition of the Board of Directors shall be as established in accordance with the Bylaws of the Corporation. The term of

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office for the Directors of the Corporation shall be as established in accordance with the Bylaws of the Corporation.

ARTICLE VI

POWERS OF MEMBER AND BOARD OF DIRECTORS

Except as expressly set forth herein and in the bylaws of the Corporation, the corporate powers of the Corporation shall be exercised by or under the authority of, and the affairs of the Corporation managed under the direction of, its Board of Directors. Certain powers of the Corporation reserved by or delegated to the Member are set forth in the Corporation's bylaws.

ARTICLE VII

REGISTERED OFFICE AND REGISTERED AGENT

The street address of the Registered Office of the Corporation is:

c/o Proskauer Rose LLP
2255 Glades Road
Boca Raton, Florida 33431

The Registered Agent at that address is:

Andrew Robins

ARTICLE VIII

BYLAWS

The Bylaws of the Corporation may be altered, amended, repealed or restated and new and other Bylaws may be made and adopted only by a resolution passed by a majority of the Board of Directors and the approval of the Member of the Corporation.

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ARTICLE IX

AMENDMENTS

These Articles of Incorporation may be altered, amended, repealed, restated or replaced only by a resolution passed by a majority of the Board of Directors and approved by the Member of the Corporation.

ARTICLE X

DISSOLUTION

In the event of dissolution of the Corporation, any assets of the Corporation remaining after all obligations and liabilities of the Corporation have been paid or discharges or adequate provisions therefore have been made and after all assets held by the Corporation upon a condition requiring return, transfer, or conveyance, which condition occurs by reason of the dissolution, are returned, transferred, or conveyed in accordance with such requirements, the Corporation shall be conveyed or distributed to the Jewish Federation of South Palm Beach County, Inc. (the "Federation") for one or more exempt purposes if, at the time of such conveyance or distribution, the Federation qualifies as an exempt organization under IRC section 501(c)(3) and is engaged in activities substantially similar to those of the Corporation, or, if the Federation does not so qualify, or is not then in existence, then to such organization or organizations created and operated for non-profit purposes and engaged in activities substantially similar to those of the Corporation as shall be designated by the Board of Directors of the Corporation and approved by the Member, so long as such organization or organizations at the time of such conveyance or distribution qualifies as an exempt organization or organizations under IRC section 501(c)(3).

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ARTICLE XI

INITIAL DIRECTORS

The initial directors, who shall serve until their successors are qualified and elected, shall be:

Cindy Nimhauser

Wes Finch

Michael Weinberg

INCORPORATOR

The name and address of the incorporator is:

Marcy Hahn-Saperstein
Proskauer Rose, LLP
2255 Glades Road
Boca Raton, FL 33431

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REGISTERED AGENT ACCEPTANCE

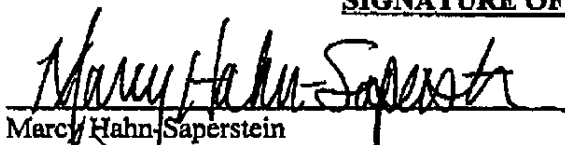
Having been named as the registered agent to accept service of process for the above stated corporation at the place designated in this certificate, I am familiar with and accept the appointment as registered agent and agree to act in this capacity.



Andrew Robins
Registered Agent

Date: 3/25, 2010

SIGNATURE OF INCORPORATOR



Marcy Hahn-Saperstein
Incorporator

Date: 3/25, 2010