

Sinstate Research
Requestor's Name

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CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

EFFECTIVE DATE
2/17/99

1. Beacon Tradeport Industrial
(Corporation Name) (Document #)

2. Park Association, Inc
(Corporation Name) (Document #)

3. _____
(Corporation Name) (Document #)

4. _____
(Corporation Name) (Document #)

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Certified Copy
 Certificate of Status

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99 FEB 18 PM 2:06
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

NEW FILINGS	
<input checked="" type="checkbox"/>	Profit
<input checked="" type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R.A., Officer/Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

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OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/ QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

DIVISION OF CORPORATION
99 FEB 18 AM 11:09

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION
OF
BEACON TRADEPORT INDUSTRIAL PARK ASSOCIATION, INC.

The undersigned subscriber, desiring to form a corporation not-for-profit under Chapter 617, Florida Statutes, as amended, hereby adopt the following Articles of Incorporation.

ARTICLE I

NAME

EFFECTIVE DATE
2/17/99

The name of this corporation is Beacon Tradeport Industrial Park Association, Inc., hereinafter referred to as the "Association."

ARTICLE II

PRINCIPAL OFFICE

The mailing address of this corporation's initial principal offices is:

Two Alhambra Plaza
Penthouse II
Coral Gables, FL 33143

ARTICLE III

TERMS

Terms used herein have the meanings ascribed to them in the Declaration referred to below, unless the context indicates otherwise.

ARTICLE IV

PURPOSE

The purpose for which the Association is organized is to maintain, manage and operate Beacon Tradeport Industrial Park in accordance with the terms, provisions and conditions contained in the Declaration of Covenants, Conditions and Restrictions for Beacon Tradeport Industrial Park (the "Declaration") and to carry out the covenants and enforce the provisions relative to the Association as provided in the Declaration, these Articles, and the Bylaws.

ARTICLE V

MEMBERSHIP

Each Owner of Property will be a member of the Association as provided in the Declaration.

ARTICLE VI

BOARD OF DIRECTORS

The affairs of the Association will be managed by a Board of Directors as provided in the By-Laws, consisting of not less than three (3), nor more than nine (9), and which will always be an odd number.

The names and addresses of the members of the first Board of Directors of the Association (which shall be seven), who shall hold office until the first election and thereafter until successors are duly elected and have taken office are as follows:

<u>Name</u>	<u>Address</u>
Richard Bassell	200 S. Park Road, Suite 200 Hollywood, FL 33021
Tom Carey	16 Stoneboat Road Westport, CT 06880
Jeff Williamson	Two Alhambra Plaza Penthouse II Coral Gables, FL 33134
Frank Zohn	200 S. Park Road, Suite 200 Hollywood, FL 33021
Sid Atzmon	200 S. Park Road, Suite 200 Hollywood, FL 33021
Ken Scott	200 S. Park Road, Suite 200 Hollywood, FL 33021
Vince Bonner	200 S. Park Road, Suite 200 Hollywood, FL 33021

Except for the first Board of Directors and unless otherwise provided in the By-Laws, Directors will be elected by the Voting Representatives of the Association at the annual meeting of the Voting Representatives as provided by the By-Laws of the Association, and the

By-Laws may provide for the method of voting in the election and for the removal from office of Directors.

Members elected to the Board of Directors will hold office until the next succeeding annual meeting of Voting Representatives, and thereafter until qualified successors are duly elected and have taken office.

If a Director elected by the Voting Representatives for any reason ceases to be a Director, the remaining Directors so elected may elect a successor to fill the vacancy for the balance of the unexpired term.

ARTICLE VII

SUBSCRIBER

The name and address of the person signing these Articles is H. William Walker, Jr., 4900 First Union Financial Center, 200 South Biscayne Boulevard, Miami, Florida 33131-2352.

ARTICLE VIII

INDEMNIFICATION

The Association will indemnify any officer or Director or any former officer or Director, to the full extent permitted by law.

ARTICLE IX

BYLAWS

The Board of Directors will have the power to adopt, alter, amend or repeal Bylaws, in the manner provided in the Bylaws.

ARTICLE X

AMENDMENTS

Amendments to these Articles may be proposed by a member of the Board of Directors or by the Voting Representatives holding one-third (33-1/3%) of the voting rights. These Articles may be amended at any regular meeting of the Board or at any special meeting of the Board duly called and held for such purpose, on the affirmative vote of two-thirds (2/3rds) of the Directors present at a meeting at which a quorum is present.

ARTICLE XI

ASSOCIATION EXISTENCE

The existence of this Association will be perpetual and shall commence on the date of acknowledgment and subscription of these Articles.

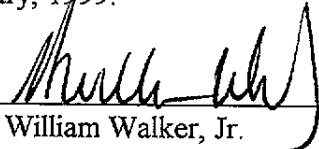
ARTICLE XII

INITIAL REGISTERED OFFICE & AGENT

The name and street address of the initial registered agent and registered office of this corporation is:

H. William Walker, Jr.
4900 First Union Financial Center
200 South Biscayne Boulevard
Miami, Florida 33131-2352

IN WITNESS WHEREOF, the undersigned Incorporator has executed these Articles of Incorporation this day 17th day of February, 1999.

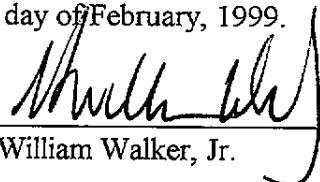


H. William Walker, Jr.

ACCEPTANCE BY REGISTERED AGENT

H. William Walker, Jr., hereby accepts the appointment to serve as resident registered agent upon whom process may be served for Beacon Tradeport Industrial Park Association, Inc., the above named corporation.

This acceptance is dated the 17th day of February, 1999.



H. William Walker, Jr.

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