

P0000021841

BENJAMIN T. SHUMAN

611 N. PINE HILLS ROAD  
ORLANDO, FLORIDA  
32808

FILED

00 FEB 25 PM 1:50

TALLAHASSEE, FLORIDA

February 23, 2000

400003147974--0  
-02/25/00--01084--004  
\*\*\*\*\*78.75 \*\*\*\*\*78.75

Corporate Records Bureau  
Division of Corporations  
Department of State  
P. O. Box 6327  
Tallahassee, Florida 32314

Re: J & S PROPERTY LEASING, INC.

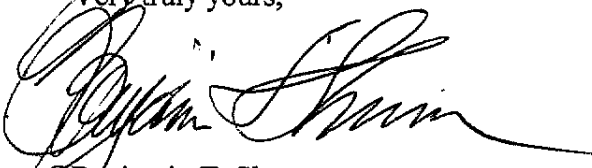
Gentlemen:

I enclose herewith original and copy of Articles of Incorporation for the above-captioned corporation together with my trust account check No. 3053 in the amount of \$78.75 representing payment for the following:

Filing Fee	35.00
Registered Agent Designation (Contained within Articles)	35.00
Certified copy of Charter	8.75

Please furnish me with a certified copy of the Charter. Thank you for your cooperation in this matter.

Very truly yours,



Benjamin T. Shuman  
BTS/lb  
Enclosures

PH 3/2/2000

**ARTICLES OF INCORPORATION**  
**OF**  
**J & S PROPERTY LEASING, INC.**

FILED  
00 FEB 25 PM 1:50  
SECOND JUDICIAL STATE  
TALLAHASSEE, FLORIDA

**ARTICLE I - NAME**

The name of this corporation is J & S PROPERTY LEASING, INC.

**ARTICLE II - DURATION**

This corporation shall exist perpetually.

**ARTICLE III - PURPOSE**

This corporation is organized for the purpose of transacting any and all lawful business. In addition to, and not in limitation of, other powers conferred by the laws of the State of Florida, this corporation shall have authority to engage in business as Owner, Lessee, or Licensee, of real properties, for the purpose of leasing the same as lessor for long term and short term leases and rental agreements, and for that purpose to own, lease, maintain, and operate real and personal property of all kinds and descriptions.

Further, this Corporation shall have the power, but no duty, to enter into contracts of insurance, pension and profit sharing plans, both approved and unapproved, and retirement annuity contracts for its officers, directors, or employees.

**ARTICLE IV - CAPITAL STOCK**

This corporation is authorized to issue 10,000 shares of One Dollar (\$1.00) par value common stock.

**ARTICLE V - PREEMPTIVE RIGHTS**

Every shareholder, upon the sale for cash of any new stock of this corporation of the same kind, class or series as that which he already holds, shall have the right to purchase his pro rata share thereof (as nearly as may be done with out issuance of fractional shares) at the price at which it is offered to others.

## **ARTICLE VI - INITIAL REGISTERED OFFICE AND AGENT**

The street address of the initial registered office, which is also the principal office and mailing address of this corporation, is 880 Carter Road, Winter Garden, Florida, 34787, and the name of the initial registered agent of this corporation at that address is David Edwards

## **ARTICLE VII - INITIAL BOARD OF DIRECTORS**

This corporation shall have one director initially. The number of directors may be either increased or diminished from time to time by the by-laws but shall never be less than one. The names and addresses of the initial directors of this corporation are:

David Edwards	417 Vandergrift Dr. Ocoee, Florida 34761
---------------	---

## **ARTICLE VIII - INCORPORATORS**

The names and addresses of the persons signing these articles are:

David Edwards	417 Vandergrift Dr. Ocoee, Florida 34761
---------------	---

## **ARTICLE IX - BY-LAWS**

The power to adopt by-laws shall be vested initially in the organizers of this corporation. Said by-laws may thereafter be amended by the directors or the shareholders except that the directors shall have no authority to amend a by-law if expressly prohibited by shareholders.

## **ARTICLE X - RESTRICTIONS ON TRANSFER OF STOCK**

Shares of capital stock of this corporation shall be issued initially to the following persons and in the amounts set opposite their names:


David Edwards	500 Shares
---------------	------------

If at any time other persons become shareholders of this corporation, shares of the stock of this corporation may not be sold unless such shares are first offered to the remaining shareholders or to this corporation. The price and terms at which, and the time within which, such shares may be offered and sold shall be specified by written agreement among all of the shareholders and this corporation to be made and entered into at the time that shares are proposed to be issued others than to David Edwards.

**ARTICLE XI - AMENDMENT**

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment hereto, and any right conferred upon the shareholders is subject to this reservation.

IN WITNESS WHEREOF, the undersigned subscribers have executed these Articles of Incorporation this 23<sup>rd</sup> day of February, 2000.

  
\_\_\_\_\_  
David Edwards

STATE OF FLORIDA  
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of February, 2000, by David Edwards who is personally known to me or who produced Florida Driver's License No. M18, as identification.

NOTARIAL  
SEAL

**LORETTA SHUMAN**  
Notary Public, State of Florida  
My Comm. Expires Sept. 3, 2002  
Comm. No. CC 769118

Notary Public-State of Florida:

Sign Name: Loretta Shuman

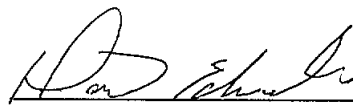
Print Name: Loretta Shuman

My Commission Expires: 9/3/02

Commission No.: CC 769118

Having been named registered agent to accept service of process for the above stated corporation, at the place designated in this certificate, I hereby accept this designation to act in this capacity, and agree to comply with the provision of Section 48.091, Florida Statutes, relative to keeping open said office.

WITNESS MY SIGNATURE this 23<sup>rd</sup> of February, 2000.

  
\_\_\_\_\_  
Registered Agent

FILED  
00 FEB 25 PM 1:51  
TALLAHASSEE, FLORIDA