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Requester's Name

Timothy G. Sander, P.A.
One Datan Center
9100 S. Dadeland Blvd Suite 1009
Miami, Florida 33156-7866

Office Use Only

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

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****122.50 *****78.75

1. _____
(Corporation Name) (Document #)

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(Corporation Name) (Document #)

4. _____
(Corporation Name) (Document #)

- ☐ Walk in ☐ Pick up time _____ ☐ Certified Copy
☐ Mail out ☐ Will wait _____ ☐ Photocopy ☐ Certificate of Status

01 FEB 12 PM 3:12
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

FILED

NEW FILINGS

- ☐ Profit
☐ Not for Profit
☐ Limited Liability
☐ Domestication
☐ Other

AMENDMENTS

- ☐ Amendment
☐ Resignation of R.A., Officer/Director
☐ Change of Registered Agent
☐ Dissolution/Withdrawal
☐ Merger

OTHER FILINGS

- ☐ Annual Report
☐ Fictitious Name

REGISTRATION/QUALIFICATION

- ☐ Foreign
☐ Limited Partnership
☐ Reinstatement
☐ Trademark
☐ Other

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gj

Examiner's Initials



FLORIDA DEPARTMENT OF STATE
Katherine Harris
Secretary of State

January 24, 2001

TIMOTHY G. SANDER, P.A.
ONE DATRAN CENTER
9100 S. DADELAND BLVD., STE. 1009
MIAMI, FL 33156-7866

SUBJECT: PRESTON & ASSOCIATES, P.A.
Ref. Number: W01000001806

We have received your document for PRESTON & ASSOCIATES, P.A. and your check(s) totaling \$122.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

The name designated in your document is unavailable since it is the same as, or it is not distinguishable from the name of an existing entity.

Please select a new name and make the correction in all appropriate places. One or more major words may be added to make the name distinguishable from the one presently on file.

Adding "of Florida" or "Florida" to the end of a name is not acceptable.

Please return the original and one copy of your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (850) 487-6878.

Alan Crum
Document Specialist

Letter Number: 301A00003903

FILED

01 FEB 12 PM 3:12

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

**ARTICLES OF INCORPORATION OF
JOHN PRESTON, P.A.**

The undersigned natural person, competent and licensed to practice real estate brokerage in the State of Florida, acting hereby as Incorporator for the purpose of forming a Professional Service Corporation for profit under the provisions of Chapter 607, Florida Business Corporation Act, and Chapter 621, Professional Service Corporation and Limited Liability Company Act, of the Florida Statutes, does hereby adopt the following Articles of Incorporation:

I

Name of Corporation, Principal Office and Mailing Address

The name of this corporation shall be JOHN PRESTON, P.A.

The principal office of this corporation shall be 7415 S.W. 53rd Avenue, Miami, Florida 33143.

The mailing address of this corporation shall be 7415 S.W. 53rd Avenue, Miami, Florida 33143.

II

Purposes

The general nature and purposes of business to be transacted, promoted and carried on by the corporation are as follows:

a. To engage in the practice of real estate brokerage and to render such services as may be ancillary to the foregoing. This professional corporation shall exist and function in compliance with the "Professional Service Corporation and Limited Liability Company Act" (F.S.A. Chapter 621) and in order to properly prosecute the objects and purposes set forth, the Corporation shall have full power and authority to purchase, lease and otherwise acquire, hold, mortgage, convey, and otherwise dispose of all kinds of property, both real and personal, necessary for the rendering of real estate brokerage services.

b. To engage and render the professional services involved only through its officers, agents and employees who shall be real estate brokers in good standing and duly licensed or otherwise legally authorized within the State of Florida to render the same professional service as this corporation.

c. To invest its funds in real estate, mortgages, stocks, bonds and any other type of investments permitted by law.

d. To engage in no other business other than the rendition of the professional services specified herein.

e. To do everything necessary and proper in accomplishing the purposes herein set forth and to do anything incidental thereto which is not forbidden under the laws of the State of Florida.

III

Capital Stock

a. The maximum number of shares of stock that the corporation is authorized to have outstanding at any time shall be five hundred shares of common stock at one dollar (\$1.00) per share par value.

b. The consideration to be paid for each share shall be payable in lawful money or property, labor or services.

c. Shares of the corporation's stock and certificates shall be issued only to real estate brokers in good standing and duly licensed or otherwise legally authorized within the State of Florida to render the same professional services as this corporation.

IV

Duration

The corporation shall have perpetual existence.

V

Registered Agent

The address of this corporation's initial registered office is 7415 S.W. 53rd Avenue, Miami, Florida 33143 and the name of its initial registered agent at said address is John Preston.

VI

Incorporator

The name and address of the Incorporator is as follows:

John Preston, 7415 S.W. 53rd Avenue, Miami, Florida 33143.

VII

Board of Directors

The corporation shall have a Board of Directors consisting of one person. The number of Directors may be increased or decreased from time to time by a resolution of the majority of the Stockholders but shall never be less than one. The names and addresses of the initial Directors of this corporation are:

John Preston, 7415 S.W. 53rd Avenue, Miami, Florida 33143.

VIII

Informal Shareholder Action

Any action of the Shareholders may be taken without a meeting if consent in writing setting forth the action so taken shall be signed by all the Shareholders entitled to vote upon such action at a meeting and filed with the Secretary of the corporation as part of the corporate records.

IX

Severance and Termination of Employment

If any officer, director, stockholder, agent or employee of this corporation becomes legally disqualified to render the professional services for which the corporation is organized, or accepts employment that places restrictions or limitations on his continued rendering of such professional services, he shall forthwith sever all employment with the corporation, and shall not thereafter participate or share, directly or indirectly, in any earnings or profits realized by the corporation on account of professional services. The corporation shall forthwith, upon such disqualification of any shareholder, purchase such shareholder's shares and pay him all amounts owing and lawfully due to him by the corporation, except that such shares shall not be entitled to dividends.

X

Informal Director Action

If all of the Directors severally or collectively consent in writing to any action taken or to be taken by the corporation, and the writings evidencing their consent are filed with the Secretary of the corporation, the action shall be as valid as though it had been authorized at a meeting of the Board of Directors.

XI

Indemnification

The corporation shall indemnify any officer or director, or any former officer or director, to the full extent permitted by law.

XII

Bylaw Amendment

The power to adopt, alter, amend or repeal the bylaws of this corporation shall be vested in the Board of Directors and Stockholders provided that such amendment be in compliance with the laws of Florida governing a Professional Service Corporation.

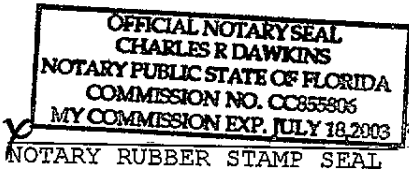
IN WITNESS WHEREOF, the undersigned Incorporator has executed these Articles of Incorporation in State of Florida, this X 5 day of February, 2001.

X [Signature]
JOHN PRESTON
Incorporator

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

BEFORE ME, the undersigned authority, personally appeared JOHN PRESTON who is to me well known to be the person described in and who executed the foregoing Articles of Incorporation as the Incorporator, and he acknowledged to and before me that he executed the same for the uses and purposes therein mentioned and set forth. I relied upon the following form of identification: X PERSONALLY KNOWN

IN WITNESS WHEREOF, I have hereunto set my hand and seal at X Miami in the said County and State, this X 5 day of February, 2001.



X [Signature]
Notary Signature

X CHARLES R. DAWKINS
Printed Notary Signature

ACKNOWLEDGMENT BY REGISTERED AGENT

Having been named to accept services of process for the above stated corporation, at place designated in the Articles, I hereby accept to act in this capacity, and agree to comply with the provision of said Act relative to keeping open said office.

BY: X [Signature]
JOHN PRESTON
REGISTERED AGENT