

PO10000041403

Requester's Name

Address

**PUBLIX MORTGAGE CORPORATION**

7221 CORAL WAY • SUITE #205 • MIAMI, FL 33155

600003994396--8

-04/12/01--01070--005

\*\*\*\*\*78.75 \*\*\*\*\*78.75

Office Use Only

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

1. \_\_\_\_\_  
(Corporation Name) (Document #)
2. \_\_\_\_\_  
(Corporation Name) (Document #)
3. \_\_\_\_\_  
(Corporation Name) (Document #)
4. \_\_\_\_\_  
(Corporation Name) (Document #)

FILED  
01 APR 23 PM 3:39  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

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

**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

Examiner's Initials

CR2E031(7/97)

G. BULLOCK APR 24 2001

W01-8528



FLORIDA DEPARTMENT OF STATE  
Katherine Harris  
Secretary of State

April 16, 2001

PUBLIX MORTGAGE CORPORATION  
7221 CORAL WAY  
STE 205  
MIAMI, FL 33155

SUBJECT: GOOD NEWS REALTY, CORPORATION  
Ref. Number: W01000008528

We have received your document for GOOD NEWS REALTY, CORPORATION and your check(s) totaling \$78.75. 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) 487-6926.

Gina Bullock  
Document Specialist  
New Filing Section

Letter Number: 901A00022436

**ARTICLES OF INCORPORATION  
OF  
TALLY HO! GOOD NEWS REALTY, CORPORATION**

FILED  
01 APR 23 PM 3:39  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

The undersigned Incorporator, for the purpose of forming a corporation under the laws of the State of Florida, adopts the following articles of Incorporation.

**ARTICLE I – NAME**

The name of the corporation is **TALLY HO! GOOD NEWS REALTY, CORPORATION**

**ARTICLE II – NATURE OF BUSINESS**

The corporation may engage in trade and any activity or business permitted under the laws of the United States and this State.

**ARTICLE III - CAPITAL STOCK**

The maximum number of shares of stock that this corporation is authorized to have outstanding at any time is one thousand (1000) shares of common stock, each share having the par value of one dollar (\$1.00).

**ARTICLE IV – PRE-EMPTIVE RIGHTS**

In the event that any authorized, but unissued stock, is to be issued, or any new class of stock shall be created, or the authorized number of shares of any class shall be increased, or any bonds, notes, debentures, or other securities, convertible into stock, are to be issued, the holders of shares of the corporation, outstanding at the time such authorized but unissued stock, such new class of stock or such increase in offered for subscription of such bonds, notes, debentures, or other securities convertibles into stock, before the same is offered for public subscription or sales, in proportion to the number of public subscription or sales. In proportion to the number of shares owned respectively by each of the holders of such stock.

## **ARTICLE V – TERM OF EXISTENCE**

**This corporation shall be perpetual existence.**

## **Article VI – DIRECTORS**

**The corporation shall have four directors initially. The number of directors may be increased or diminished from time to time by the By-laws, but the number of director shall never be less than one (1).**

## **ARTICLE VII – INITIAL DIRECTORS**

**The names and street address of the first Board of Directors, who shall office until their successors are elected and have qualified, are as follows:**

<b>Name</b>	<b>Address</b>	<b>Office</b>
<b>ROLANDO SANCHEZ</b>	<b>7221 SW 24 STREET STE.205 Miami, Florida 33155</b>	<b>PRESIDENT</b>

## **ARTICLE VIII – CONFLICT OF INTEREST**

**No contract between this corporation and other corporations or another individual shall be invalidated solely by reason of the fact that one or more of the officers or directors of this corporation are officers may be the other individual of individuals contracting with this corporation.**

## **ARTICLE IX – INCORPORATOR**

**The name and street address of the incorporator of these articles of incorporation is:**

**Name**

**Address**

**ROLANDO SANCHEZ**

**7221 SW 24 STREET #205  
MIAMI FLORIDA 33155**

## **ARTICLE X – AMENDMENT**

**These Articles of Incorporation may be amended in the manner provided by law. The Board of Directors shall approve every amendment. Proposed by them to the stock holder, and approved at the stockholders meeting by the majority of the stock entitled to vote thereon, unless all the directors and all the stockholders sign a written statement manifesting their intention that a certain amendment of these Articles of Incorporation be made.**

## **ARTICLE XI – ADDRESS OF PRINCIPAL OFFICE**

**The Initial Street and address of the principal office of this corporation is to be at 7221SW 24 STREET STE. 205 Miami, Florida 33155 The Board of Director may from time to time, designate such other address and place for the principal office of this corporation as it may see fit.**

## **ARTICLE XII - SERVICE OF PROCESS**


**All legal service shall be made upon ROLANDO SANCHEZ the Registered Agent at 7221 SW 24 STREET STE. 205 Miami, Florida 33155**

## **ARTICLE XIII – INDEMNIFICATION OF OFFICERS AND DIRECTORS**

**Each director and officer of the corporation now or hereafter serving as such, shall be indemnified and be held harmless by the corporation against any and all claims and/or liabilities to which he has or shall become subject by reason of serving or having served as such director or officer, or by reason of any or any action alleged to have been taken, omitted, or neglected by him as such director or officer; and the corporation shall reimburse each such person for all legal expenses including legal expenses on appeal matter.**

**The right of indemnification hereinabove provided for shall not be exclusive of any rights to which any director or officer of the corporation may otherwise be entitled by law.**

Rolando Sánchez  
ROLANDO SANCHEZ

 MARIO A. PRADO  
My Comm Exp. 7/12/2002  
No CC 758036  
☒ Personally Known ☐ Other I.D.

**CERTIFICATE DESIGNATING PLACE OF BUSINESS OR  
DOMICILE FOR THE SERVICE OF PROCESS WITHIN THIS  
STATE, NAMING AGENT UPON WHOM PROCESS MAY BE  
SERVED**

In pursuance of Chapter 48,091, Florida Statutes, the following  
Statutes, the following is submitted in compliance with said Act.

First—That **GOOD NEWS REALTY, CORPORATION**, desiring to  
organize under the laws of the state of Florida with its principal office,  
as indicated in the articles of incorporation at the city of Miami County  
of Dade, State of Florida. Has named **GOOD NEWS REALTY,  
CORPORATION**. Located at 7221 S.W. 24 Street Suite 205 City of  
Miami, county of Dade State of Florida, as its agent to accept service or  
process within this state.

**ACKNOWLEDGEMENT:**

**(MUST BE SIGNED BY DESIGNATED AGENT)**

Having been named to accept service for process for the above stated  
corporation, at place designated in the certificate, 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:   
(ROLANDO SANCHEZ /Resident Agent)

FILED  
01 APR 23 PM 3:39  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA