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ACCOUNT NO. : 072100000032

REFERENCE : 244742 4311863

AUTHORIZATION : *Patricia Pizeto*

COST LIMIT : \$ 78.75

FILED
2001 DEC -7 PM 3:10
SECRETARY OF STATE
TALLAHASSEE FLORIDA

ORDER DATE : December 7, 2001

ORDER TIME : 11:43 AM

ORDER NO. : 244742-005

CUSTOMER NO: 4311863

CUSTOMER: Sheldon Bender, Paralegal
Blank Rome Comisky & Mccauley

One Logan Square, 7th Floor
18th And Cherry Street
Philadelphia, PA 19103-6998

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DOMESTIC FILING

NAME: SOUTHLAND OFFICE PARK, INC.

EFFECTIVE DATE:

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XX ARTICLES OF INCORPORATION

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

XX CERTIFIED COPY

CONTACT PERSON: Norma Hull - EXT. 1115
EXAMINER'S INITIALS:

ef
12/7/01

STATE OF FLORIDA
ARTICLES OF INCORPORATION
OF
SOUTHLAND OFFICE PARK, INC.

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TALLAHASSEE FLORIDA

FIRST: THE CORPORATE NAME THAT SATISFIES THE REQUIREMENTS OF SECTION 607.0401 IS: SOUTHLAND OFFICE PARK, INC.

SECOND: THE STREET ADDRESS OF THE INITIAL PRINCIPAL OFFICE AND, IF DIFFERENT, THE MAILING ADDRESS OF THE CORPORATION IS: c/o URDANG & ASSOCIATES REAL ESTATE ADVISORS, INC., 630 WEST GERMANTOWN PIKE, SUITE 321, PLYMOUTH MEETING, PENNSYLVANIA 19462.

THIRD: THE NUMBER OF SHARES THE CORPORATION IS AUTHORIZED TO ISSUE IS: ONE THOUSAND.

FOURTH: (a) IF THE SHARES ARE TO BE DIVIDED INTO CLASSES, THE DESIGNATION OF EACH CLASS IS:

N/A

(b) STATEMENT OF THE PREFERENCES, LIMITATIONS AND RELATIVE RIGHTS IN RESPECT OF THE SHARES OF EACH CLASS:

<u>CLASS</u>	<u>PREFERENCES</u>	<u>LIMITATIONS</u>	<u>RELATIVE RIGHTS</u>
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N/A

FIFTH: (a) IF THE CORPORATION IS TO ISSUE THE SHARES OF ANY PREFERRED OR SPECIAL CLASS IN SERIES, THE DESIGNATION OF EACH SERIES IS:

N/A

(b) STATEMENT OF THE VARIATIONS IN THE RELATIVE RIGHTS AND PREFERENCES AS BETWEEN SERIES INsofar AS THE SAME ARE TO BE FIXED IN THE ARTICLES OF INCORPORATION:

<u>SERIES</u>	<u>RELATIVE RIGHTS</u>	<u>PREFERENCES</u>
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N/A

(c) STATEMENT OF ANY AUTHORITY TO BE VESTED IN THE BOARD OF DIRECTORS TO ESTABLISH SERIES AND FIX AND DETERMINE THE VARIATIONS IN THE RELATIVE RIGHTS AND PREFERENCES BETWEEN SERIES:

N/A

SIXTH: PROVISIONS GRANTING PREEMPTIVE RIGHTS ARE:

N/A

SEVENTH: PROVISIONS FOR THE REGULATION OF THE INTERNAL AFFAIRS OF THE CORPORATION ARE: THE NATURE OF THE BUSINESS OR PURPOSE TO BE CONDUCTED OR PROMOTED IS: THE CORPORATION IS AUTHORIZED TO CONDUCT ANY LAWFUL BUSINESS FOR WHICH A CORPORATION MAY BE FORMED UNDER THE FLORIDA BUSINESS CORPORATION ACT (SECTION 607.0101) INCLUDING, WITHOUT LIMITATION, ACQUIRING AND HOLDING TITLE TO REAL AND PERSONAL PROPERTY AND ALL APPURTENANCES THERETO.

EIGHTH: THE STREET ADDRESS OF THE INITIAL REGISTERED OFFICE OF THE CORPORATION IS C/O CORPORATION SERVICE COMPANY, 1201 HAYS STREET, TALLAHASSEE, FLORIDA 32301, AND THE NAME OF ITS REGISTERED AGENT AT SUCH ADDRESS IS CORPORATION SERVICE COMPANY.

NINTH: THE NUMBER OF DIRECTORS CONSTITUTING THE INITIAL BOARD OF DIRECTORS OF THE CORPORATION IS ONE, AND THE NAME AND ADDRESS OF THE PERSON WHO IS TO SERVE AS DIRECTOR UNTIL THE FIRST ANNUAL MEETING OF SHAREHOLDERS OR UNTIL HIS SUCCESSOR IS ELECTED AND SHALL QUALIFY IS:

E. SCOTT URDANG
C/O URDANG & ASSOCIATES REAL ESTATE ADVISORS, INC.
630 WEST GERMANTOWN PIKE, SUITE 321
PLYMOUTH MEETING, PENNSYLVANIA 19462

TENTH: THE NAME AND ADDRESS OF EACH INCORPORATOR IS:

Sheldon Bender	One Logan Square Third Floor Philadelphia, Pennsylvania 19103-6998
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THE UNDERSIGNED HAS EXECUTED THESE ARTICLES OF INCORPORATION

THIS 6th DAY OF DECEMBER, 2001.



SHELDON BENDER, Incorporator

ACCEPTANCE BY THE REGISTERED AGENT AS REQUIRED IN SECTION
607.0501 (3) F.S.: CORPORATION SERVICE COMPANY IS FAMILIAR WITH
AND ACCEPTS THE OBLICATIONS PROVIDED FOR IN SECTION 6070505.

DATED: December 7, 2001

CORPORATION SERVICE COMPANY

BY


Brian Courtney
as its agent

(TYPE NAME OF OFFICER)

(TITLE OF OFFICER)

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