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June 17, 2002

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Florida Department of State
Division of Corporations
409 East Gaines Street
Tallahassee, Florida 32399

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-06/25/02--01081--005
****122.50 *****78.75

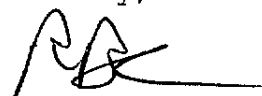
Re: PENINSULA PROPERTIES OF SOUTH FLORIDA, INC.

Dear Sir: ---

I enclose herewith the original and one copy of the Articles of Incorporation with referenced to the above-referenced proposed corporation, to wit: PENINSULA PROPERTIES OF SOUTH FLORIDA, INC. Accordingly, please file this corporation and return one conformed copy of the Articles of Incorporation to my office in the envelope provided. I enclose my client's check for \$122.50 which represents the filing fees incurred herein.

Should you have any questions in this matter, please do not hesitate to contact my office.

Sincerely,


R. BRUCE CRANMER

RBC/mab

Enclosures

FILED
02 JUN 25 AM 8:05
SECRETARY OF STATE
TALLAHASSEE, FLORIDA



SE
7/2/02

ARTICLES OF INCORPORATION

OF

PENINSULA PROPERTIES OF SOUTH FLORIDA, INC.

FILED
02 JUN 25 AM 8:05
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

THE UNDERSIGNED Incorporator(s), for the purpose of forming a corporation under the Florida Business Corporation Act, hereby adopt(s) the following Articles of Incorporation.

ARTICLE I - NAME

The name of this corporation shall be:

PENINSULA PROPERTIES OF SOUTH FLORIDA, INC.

The corporation shall have perpetual existence commencing on the date of the filing of these Articles of Incorporation with the Department of State.

ARTICLE II - PRINCIPAL OFFICE

The principal place of business and mailing address of this corporation shall be: 2541 N. W. 112th Avenue, Coral Springs, Florida 33065.

ARTICLE III - CAPITAL STOCK

The numbers of shares of stock that this corporation is authorized to have outstanding at any one time is 1,000 shares.

ARTICLE IV - INITIAL REGISTERED AGENT AND ADDRESS

The name and street address of the initial Registered Agent at the initial Registered Office are: JAMES SEBEST, 2541 N. W. 112th Avenue, Coral Springs, Florida 33065.

ARTICLE V - INCORPORATOR AND ADDRESS

The name(s) and street address(es) of the Incorporator(s) to these Articles of Incorporation is(are): JAMES SEBEST, 2541 N. W. 112th Avenue, Coral Springs, Florida 33065.

ARTICLE VI - PRE-EMPTIVE RIGHTS

Every shareholder, upon the sale for cash of any new stock of this corporation shall have the right to purchase her prorata share thereof (as nearly as may be done without issuance of fractional shares) at the price at which it is offered to others.

ARTICLE VII - INITIAL BOARD OF DIRECTORS

This corporation shall have ~~two~~ (2) Director constituting the initial Board of Directors. The number of Directors may be either increased or decreased from time to time by the By-Laws. The names and addresses of the initial Board of Directors of this corporation are:

<u>Name</u>	<u>Address</u>
JAMES SEBEST	2541 N. W. 112 th Avenue Coral Springs, FL 33065
JOHN SEBEST	2541 N. W. 112th Ave., Coral Springs, FL

ARTICLE VIII - INDEMNIFICATION


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

ARTICLE IX - AMENDMENT

This corporation reserves the right to amend or repeal any provision 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 incorporator(s) has executed these Articles of Incorporation this 19th day of June, 2002.


JAMES SEBEST

STATE OF FLORIDA)
COUNTY OF Broward

I HEREBY CERTIFY that on this day in the above-named State and County, before me, an officer duly authorized and acting, personally appeared JAMES SEBEST to me known to be the individual described in and who executed the foregoing and acknowledged then and there before me that he executed said instrument for the purposes and reasons set out therein.

WITNESS my hand and official seal this 19th day of June, 2002.


Notary Public

My Commission Expires:



Matthew Weidinger
My Commission DD065911
Expires October 18, 2005



Matthew Weidinger
My Commission DD065911
Expires October 18, 2005

CERTIFICATE OF DESIGNATION

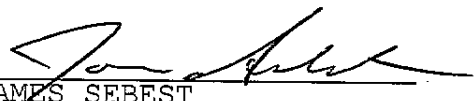
REGISTERED AGENT/REGISTERED OFFICE

Pursuant to the provisions of Section 607.0501, Florida Statutes, the undersigned corporation, organized under the laws of the State of Florida, submits the following statement in designating the Registered Office/Registered Agent, in the State of Florida.

1. The name of the corporation is:

PENINSULA PROPERTIES OF SOUTH FLORIDA, INC.

2. The name and address of the Registered Agent and Office is: JAMES SEBEST, 2541 N. W. 112th Avenue, Coral Springs, Florida 33065.


JAMES SEBEST

Having been named as Registered Agent and to accept service of process for the above-stated corporation at the place designated in this Certificate, I hereby accept the appointment as Registered Agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as Registered Agent.


JAMES SEBEST