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FLORIDA PROFIT CORPORATION OR P.A.

PORTSIDE REALTY GROUP, INC.

Certificate of Status	0
Certified Copy	1
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F. GRIFFIN SEP 23

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(4)

**ARTICLES OF INCORPORATION
OF
PORTSIDE REALTY GROUP, INC.**

The undersigned Incorporator hereby forms a corporation under Chapter 621 of the laws of the State of Florida.

ARTICLE I. NAME

The name of the corporation shall be:

PORTSIDE REALTY GROUP, INC.

The address of the principal office of the corporation shall be 7400 Wiles Road, Suite 101 Coral Springs, Florida 33067, and the mailing address shall be the same.

ARTICLE II. NATURE OF BUSINESS

This corporation may engage in every aspect of the business of the retail selling of real estate, related items and all related activities. The corporation may engage in or transact any or all lawful activities or business permitted under the laws of the United States, the State of Florida or any other state, country, territory or nation.

ARTICLE III. CAPITAL STOCK

The maximum number of shares of the stock of this corporation that it is authorized to have outstanding at any time is 1,000 shares of common stock having no par value per share.

ARTICLE IV. ADDRESS

The street address of the initial registered office of the corporation shall be 7400 Wiles Road, Suite 101, Coral Springs, Florida 33067 and the name of the initial registered agent of the corporation at that address is Theodore A. Schwimmer, Esquire.

ARTICLE V. TERM OF EXISTENCE

This corporation is to exist perpetually.

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ARTICLE VI. SPECIAL PROVISIONS

This corporation shall be organized to comply with the provisions of Subchapter S of the Internal Revenue Code, 26 U.S.C. 1361 et. seq., and shall take all actions necessary to obtain and maintain its status as an S Corporation as defined therein.

ARTICLE VII. OFFICERS AND DIRECTORS

This corporation shall have two officers and directors, initially. The name and street address of the initial officers and directors who shall hold office for the first year of the corporation, or until their successors are elected or appointed are:

Matthew Zabelle
Pres./Sec./Dir.

3120 SW 20th Street
Ft. Lauderdale, Florida 33312

Hobert L. Faulkner
V.Pres./Treas./Dir.

4134 NE 24th Avenue
Lighthouse Point, Florida 33064

ARTICLE VIII. INCORPORATOR

The name and street address of the incorporators to these Articles of Incorporation are:

Matthew Zabelle

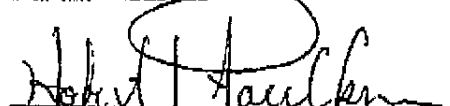
3120 SW 20th Street
Ft. Lauderdale, Florida 33312

Hobert L. Faulkner

4134 NE 24th Avenue
Lighthouse Point, Florida 33064

IN WITNESS WHEREOF, the undersigned incorporators have set their hands and seals this 20th day of September, 2002.

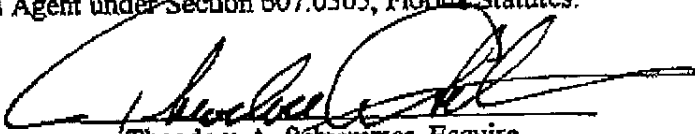

Matthew Zabelle


Hobert L. Faulkner

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ACCEPTANCE OF REGISTERED AGENT DESIGNATED IN
ARTICLES OF INCORPORATION

Theodore A. Schwimmer, Esquire, having been designated as the Registered Agent in the above and foregoing Articles of Incorporation, is familiar with and accepts the obligations of the position of Registered Agent under Section 607.0505, Florida Statutes.


Theodore A. Schwimmer, Esquire

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