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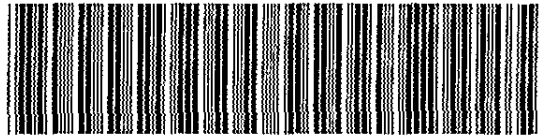
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**LARRY L. DILLAHUNTY, P.A.**  
- ATTORNEY AT LAW -

March 5, 2003

248 FIRST AVENUE NORTH  
ST. PETERSBURG, FL 33701

PH: 727.822.1156  
FAX: 727.822.1499  
e-mail: LarryDLaw@aol.com

Secretary of State  
Division of Corporations  
409 E. Gaines Street  
Tallahassee, FL 32399

Re: Corporate Filing - **JANNUS-DETROIT PROPERTY, INC.**  
A Florida Corporation

Dear Sir or Madam:

Enclosed please find the Articles of Incorporation for **JANNUS-DETROIT PROPERTY, INC.**, a Florida Corporation, together with my trust account check in the amount of \$78.75 payable to the Secretary of State for the filing fee and for a certified copy of the Articles. I would appreciate your filing these papers as soon as possible and returning the certified copy to my office address as shown above at your very earliest convenience. I would also request that you fax to my office at 727/822-1499 a note showing that the Corporation has been filed.

Thank you for your courtesy and attention in this matter. Should you have any questions or concerns, please do not hesitate to give me a call.

Sincerely yours,

**LARRY L. DILLAHUNTY, P.A.**

  
Larry L. Dillahunty, Esquire

LLD/chd  
Enclosure(s)

Sent Via Federal Express

**ARTICLES OF INCORPORATION**  
**OF**  
**JANNUS-DETROIT PROPERTY, INC.**

The undersigned, for the purpose of forming a corporation under the laws of the State of Florida, hereby adopt the following Articles of Incorporation:

**ARTICLE I**

**NAME**

The name of the Corporation is **JANNUS-DETROIT PROPERTY, INC.**

**ARTICLE II**

**DURATION**

The term of existence of the corporation is perpetual.

**ARTICLE III**

**PURPOSE**

The purpose of the Corporation is to transact any lawful business for which corporations may be incorporated under the Florida General Corporation Act.

**ARTICLE IV**

**CAPITAL STOCK**

The aggregate number of shares that the corporation is authorized to issue is Ten Thousand Thousand (10,000) shares, all of which shall be common shares having a par value of One Dollar (\$1.00) per share.

**ARTICLE V**

**PREEMPTIVE RIGHTS**

Each shareholder of the corporation shall have the right to purchase, subscribe, or receive a right or rights to purchase or subscribe for, at fair market value thereof, a pro-rata share (as nearly as can be done without issuance of fractional shares) of:

1. Any stock that the corporation may issue or sell, whether or not of un-issued shares

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authorized by the Articles of Incorporation as originally filed or by amendment thereof or out of shares of stock of the corporation acquired by it after the issuance thereof, and whether issued for cash, labor performed, personal property, or real property, or leases thereof; or

2. Any obligation that the corporation may issue or sell which is convertible into or exchangeable for any stock of the corporation, or which is attached or pertinent to any warrant or other instrument or instruments conferring on the holder the right to subscribe for or purchase from the corporation any shares of its stock.

## **ARTICLE VI**

### **TRANSFER RESTRICTIONS**

Before there can be a valid sale or transfer of any of the shares of the corporation by any holder thereof, such holder shall first offer said shares to the corporation and then to the other holders of shares in the following manner:

1. Such offering shareholder shall deliver a notice in writing by mail or otherwise to the secretary of the corporation stating the price, terms, and conditions of such proposed sale or transfer, the number of shares to be sold or transferred, and his intention to sell or transfer such shares. Within twenty (20) days thereafter, the corporation shall have the prior right to purchase such shares so offered at the price and on the terms and conditions stated in the notice; provided, however, that the corporation shall not at any time be permitted to purchase all of its outstanding voting shares. Should the corporation fail to purchase all of the shares so offered at the expiration of the twenty day period, or prior thereto decline to purchase the shares, the Secretary of the corporation shall, within five (5) days thereafter, mail or deliver to each of the other shareholders of record a copy of the notice given by the shareholder to the secretary. Such notice may be mailed to them at their last known address as such address may appear on the books of the corporation. Within ten (10) days after the mailing or delivering of the copies of the orders to the shareholders, any such shareholder or shareholders desiring to acquire any part or all of the shares referred to in the notice shall deliver by mail, or otherwise, to the Secretary of the corporation a written offer or offers, expressed to be acceptable immediately, to purchase a specified number of such shares at the price and on the terms and conditions stated in the notice. Each such offer shall be accompanied by the purchase price therefore with authorization to pay such price against delivery of the shares.

2. If the total number of shares specified in the offers to purchase exceeds the number of shares to be sold or transferred, each offering shareholder shall be entitled to purchase such proportion of such shares as the number of shares of the corporation which he holds bears to the total number of shares held by all shareholders desiring to purchase the shares.

3. If all the shares to be sold or transferred are not disposed of under such apportionment, each shareholder desiring to purchase shares in a number in excess of his proportionate share as provided above, shall be entitled to purchase such proportion of those shares which remain thus undisposed of, as the total number of shares which he holds bears to the total number of shares held by all the shareholders desiring to purchase in excess of those to which they are entitled under such apportionment.

4. If within said twenty (20) day period, the offer or offers to purchase aggregate less than the number of shares to be sold or transferred, the shareholder desiring to sell or transfer such shares shall not be obligated to accept any such offer or offers and may dispose of all of the shares referred to in his notice to any person or persons whomsoever; provided, however, that he shall not sell or transfer such shares at a lower price or on terms more favorable to the purchaser or transferee than those specified in his notice to the secretary of the corporation.

5. Nothing contained in this Article shall restrict the shareholder from transferring shares to immediate family members (spouses, parents, and children only), or to any corporation in which the shareholder or shareholders immediate family members own and maintain a majority interest.

Each share certificate issued shall bear the following legend:

**"These shares are held subject to certain transfer restrictions imposed by the Articles of Incorporation, which copy of said Articles may be obtained from the corporation's office."**

#### **ARTICLE VII**

##### **PRINCIPAL OFFICE AND REGISTERED AGENT**

The street address of the initial principal office of the corporation is 215 Central Avenue, #2G, St. Petersburg, Florida, 33701. The name of the initial Registered Agent of the corporation is **JOHN CLAUDE BOZIAK** located at 215 Central Avenue, #2G, St. Petersburg, Florida, 33701.

#### **ARTICLE VIII**

##### **DIRECTORS**

The business of the Corporation shall be managed by the shareholders of the Corporation rather than by a Board of Directors; provided, however, the shareholders may, by majority vote based on the shares outstanding, create a Board of Directors, with a Board of not less than three (3) and no more than seven (7) members.

**ARTICLE IX**

**INCORPORATORS**

The name and address of the incorporator is:

**NAME**

**ADDRESS**

**JOHN CLAUDE BOZIAK**

215 Central Avenue, #2G  
St. Petersburg, FL 33701

**ARTICLE X**

**BY-LAWS**

The power to adopt, alter, amend, or repeal By-Laws shall be vested in the Shareholders.

**ARTICLE XI**

**AMENDMENT**


These Articles of Incorporation may be amended in the manner provided by law.

IN WITNESS WHEREOF, I have subscribed my name this 03 day of **March**, 2003.

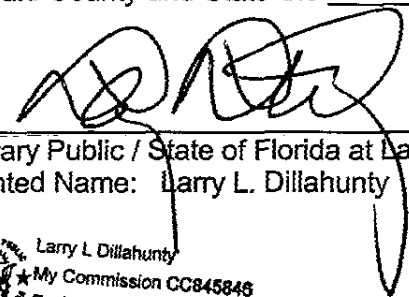
  
\_\_\_\_\_  
**JOHN CLAUDE BOZIAK - Incorporator**

STATE OF FLORIDA

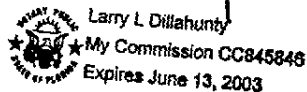
COUNTY OF PINELLAS

BEFORE ME, the undersigned authority, personally appeared **JOHN CLAUDE BOZIAK**, at the time of notarization, who did take an oath and who is personally known to me, or who produced  as identification, executed the foregoing for the purposes therein contained.

WITNESS my hand and official seal in said County and State the \_\_\_\_\_ day of **March**, 2003.

  
\_\_\_\_\_  
Notary Public / State of Florida at Large  
Printed Name: **Larry L. Dillahunt**

My Commission Expires:  
My Commission Number:



**STATE OF FLORIDA**

**DEPARTMENT OF STATE**

CERTIFICATE DESIGNATING PLACE OF BUSINESS FOR THE SERVICE OF PROCESS  
WITHIN THIS STATE, NAMING AGENT UPON WHOM PROCESS MAY BE SERVED AND  
NAMES AND ADDRESSES OF THE CORPORATION.

\_\_\_\_\_

The following is submitted in compliance  
with Chapter 48.091, Florida Statutes

**JANNUS-DETROIT PROPERTY, INC.**, a Corporation, organized under the laws of the  
State of Florida, with its principal office at 215 Central Avenue, #2G, St. Petersburg, Florida,  
33701, and its mailing address being the same, has named **JOHN CLAUDE BOZIAK**, located at  
215 Central Avenue, #2G, St. Petersburg, Florida, 33701, with his residence being the same, as  
its agent to accept service of process within the State.

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**OFFICERS:**

<b><u>NAME</u></b>	<b><u>ADDRESS</u></b>	<b><u>OFFICE</u></b>
<b>JOHN CLAUDE BOZIAK</b>	215 Central Avenue, #2G St. Petersburg, FL 33701	President
<b>ANTHONY AMICO</b>	215 Central Avenue, #2G St. Petersburg, FL 33701	Vice-President
<b>JAMES RONALD KELLEY</b>	215 Central Avenue, #2G St. Petersburg, FL 33701	Secretary/ Treasurer

**ACCEPTANCE:**

I agree, as Resident Agent, to accept service of process, to keep the office open during  
prescribed hours, to post my name in some conspicuous place in the office, as required by law.

  
\_\_\_\_\_  
**JOHN CLAUDE BOZIAK**