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Division of Corporations

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SECRETARY OF STATE  
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From: Account Name : FILINGS, INC.  
Account Number : 072720000101  
Phone : (850)385-6735  
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**FLORIDA PROFIT CORPORATION OR P.A.**

**SANTA CATALINA TOWNHOMES, INC.**

Certificate of Status	0
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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION

OF

SANTA CATALINA TOWNHOMES, INC.

ARTICLE I

NAME

The name of this corporation shall be:

**SANTA CATALINA TOWNHOMES, INC.**

ARTICLE II

PRINCIPAL OFFICE

The initial principal office of this corporation shall be:

7975 N.W. 154<sup>th</sup> Street, Suite #400  
Miami Lakes, Florida 33016

ARTICLE III

CAPITAL STOCK

This corporation is authorized to issue 1,000 shares of common stock,  
which shall be designated "Common Shares".

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#### ARTICLE IV

##### INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of this corporation is One East Broward Boulevard, Suite #1501, Fort Lauderdale, Florida 33301, and the initial registered agent of this corporation at that address is Peter M. Hodkin.

#### ARTICLE V

##### INITIAL BOARD OF DIRECTORS

This corporation shall have two Directors initially. The number of Directors may be increased or decreased from time to time by the By-Laws but there shall never be less than two directors. The names and addresses of the initial Directors of this corporation are:

Anthony Mijares, Jr.	7975 NW 154 <sup>th</sup> Street, Suite #400 Miami Lakes, Florida 33016
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Silvio Cardoso	7975 NW 154 <sup>th</sup> Street, suite #400 Miami Lakes, Florida 33016
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ARTICLE VI

INCORPORATOR

The name and address of the person signing these Articles is Peter M. Hodkin, One East Broward Boulevard, Suite #1501, Fort Lauderdale, Florida 33301.

ARTICLE VII

INDEMNIFICATION

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

IN WITNESS WHEREOF, the undersigned has executed these Articles of Incorporation this 24<sup>th</sup> day of December, 2003.

  
PETER M. HODKIN

ACCEPTANCE OF REGISTERED AGENT

HAVING BEEN NAMED TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE STATED CORPORATION, AT THE PLACE DESIGNATED IN ARTICLE IV OF THESE ARTICLES OF INCORPORATION, THE

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UNDERSIGNED HEREBY AGREES TO ACT IN THIS CAPACITY, AND  
FURTHER AGREES TO COMPLY WITH THE COMPLETE DISCHARGE OF ITS  
DUTIES.

DATED THIS 24<sup>th</sup> DAY OF DECEMBER, 2003


  
PETER M. HODKIN

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

STATE OF FLORIDA            )  
                                  ) SS:  
COUNTY OF BROWARD        )

BEFORE ME, a Notary Public authorized in the county and state set  
forth above, personally appeared PETER M. HODKIN, known to me and known by  
me to be the person who, as Incorporator, executed the foregoing Articles of  
Incorporation of SANTA CATALINA TOWNHOMES, INC. and he acknowledged  
before me that he executed those Articles of Incorporation. He is personally known  
to me.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my  
official seal in the county and state aforesaid this 24th day of December, 2003.

  
NOTARY PUBLIC  
State of Florida at Large

My Commission Expires:

JANET A. ROBELEN  
NOTARY PUBLIC - STATE OF FLORIDA  
COMMISSION # 00243510  
EXPIRES 08/27/2007  
BONDED 75000 F-600-NOTARY1

JANET A. ROBELEN  
NOTARY PUBLIC - STATE OF FLORIDA  
COMMISSION # 00243510  
EXPIRES 08/27/2007  
BONDED 75000 F-600-NOTARY1

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