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Florida Department of State
Division of Corporations
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FLORIDA PROFIT CORPORATION OR P.A.

peninsula unit 1703, inc.

Certificate of Status	0
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**ARTICLES OF INCORPORATION OF
PENINSULA UNIT 1703, INC**

The undersigned incorporator, for the purpose of forming a *Profit Corporation* under Chapter 607 of the Florida Statutes, hereby adopt the following Articles of Incorporation.

ARTICLE I

The name of the corporation shall be: PENINSULA UNIT 1703, INC.

ARTICLE II

This corporation shall commence existence upon the date of filing with the Division of Corporations, state of Florida, and shall have perpetual existence.

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ARTICLE III

The principal place of business and the mailing address of this corporation shall be:

Street Address: 1804 NW 78 WAY, Pembroke Pines, Florida 33024.

Mailing address: 1804 NW 78 WAY, Pembroke Pines, Florida 33024.

ARTICLE IV

The purpose for which the corporation is formed, and the business and the objects to be carried on and promoted by it, are as follows:

1. To engage in the real estate business;

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2. To engage in any other trade or business which can, in the opinion of the board of directors of the corporation, be advantageously carried on in connection with or auxiliary to the foregoing business;

3. To engage in such other lawful acts or activities for which corporations may be formed under the chapter 607 of the Statutes of the State of Florida.

ARTICLE V

The aggregate number of shares which this corporation shall have authority to issue are one hundred (100) shares having an individual par value of US\$ one (1).

Unless otherwise stated in these articles, or in an amendment to these articles, there shall be only one (1) class of stock of this corporation.

ARTICLE VI

The name and street address of the initial registered agent shall be:

ALEXANDER J. ALFANO

Residing at: 2655 Le Jeune Rd. Suite 403. Coral Gables, Fl 33134

ARTICLE VII

The number of directors constituting the initial board of directors of the corporation four (4). The name and address of each person who is to serve as a member of the initial board of directors is:

Name: LILIAN C. RUIZ (President)

Address: 1804 NW 78 Way, Pembroke Pines, Florida 33024.

Name: JOHANN CHACON (Vice-President)
Address: 1804 NW 78 Way, Pembroke Pines, Florida 33024.

ARTICLE IX

The name and address of the incorporator executing these Articles of Incorporation is:

LILIAN C. RUIZ

1804 NW 78 Way, Pembroke Pines, Florida 33024.

The undersigned incorporator has executed these Articles of incorporation this 19 day of
January 19th, 2004.



LILIAN C. RUIZ
INCORPORATOR

TOTAL P.05

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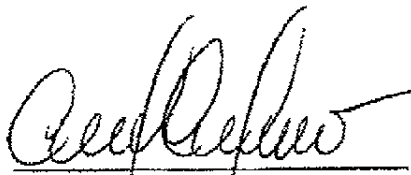
DESIGNATION AND ACCEPTANCE OF REGISTERED AGENT

Pursuant to the provisions of 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 UNIT 1703, INC.
2. The name of the registered agent is ALEXANDER J. ALFANO, ESQ.
3. The address of the registered agent/principal office is 2655 Le Jeune Rd. Suite 403.
Coral Gables, FL 33134.

Acceptance

HAVING BEEN NAME AS REGISTERED AGENT AND TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE STATED CORPORATION AT THE PLACE DESIGNATED IN THE ARTICLES OF INCORPORATION, 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


ALEXANDER J. ALFANO, ESQ.
REGISTERED AGENT

Date: January 19th, 2004

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