

P04000062566

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

☐

MAIL

(Business Entity Name)

(Document Number)

Certified Copies \_\_\_\_\_ Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer:

Office Use Only



300032075673

04/09/04--01053--004 \*\*78.50

FILED  
04 APR -9 PM 5:44  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

DB 4/14

**TO WHOM IT MAY CONCERN:**

**PLEASE FORWARD ME ALL INFORMATION CONCERNING  
VALENTINE REALTY, INC.**

**TO:**

**MARK J. HOLLANDER  
11410 NORTH KENDALL DRIVE, SUITE 207  
MIAMI, FLORIDA 33176**

**TELEPHONE NUMBER 305-275-2557  
FAX NUMBER 305-275-2588**

FILED  
04 APR -9 PM 5:44  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

**ARTICLES OF INCORPORATION  
OF  
VALENTINE REALTY, INC.**

The undersigned natural person, acting to form a corporation under the laws of the State of Florida that provide for the formation of a corporation for profit, with the powers, rights, privileges and immunities hereinafter mentioned, do hereby make, subscribe, acknowledge and file with the Secretary of State of the State of Florida these Articles of Incorporation; and to that end set forth:

**ARTICLE I**

The name of the corporation shall be:

**VALENTINE REALTY, INC.**

**ARTICLE II**

The initial post office address of the principle office of the corporation in Florida will be:

**252 189<sup>TH</sup> STREET  
Sunny Isles Beach, Fl 33160**

**ARTICLE III**

This corporation will engage and is empowered to engage in real estate activities permitted under the laws of the United States of America and of the State of Florida.

#### **ARTICLE IV**

The Total number of shares of stock which this Corporation is authorized to have outstanding is defined as follows:

<u>Class</u>	<u>No. Shares</u>	<u>Par Value</u>
Common	1,000	\$ 1.00

#### **ARTICLE V**

The amount of capital this corporation will begin business with is:

Ten Dollars                      (\$10.00)

#### **ARTICLE VI**

This corporation shall have perpetual existence.

#### **ARTICLE VII**

This corporation shall have one director initially. The number of Directors may be increased or diminished from time to time, as provided by the by-laws adopted by the stockholders.

#### **ARTICLE VIII**

The name and post office address of the member of the first Board of Directors of this corporation, and who shall hold office for the first year, or until their successor is chosen shall be:

Luz H. Villa Vallentine  
252 189<sup>th</sup> Street  
Sunny Isles Beach, Fl 33160

## **ARTICLE IX**

The name and address of the officers of the Corporation, who shall hold office until their successor is chosen, shall be:

Luz H. Villa Vallentine  
252 189<sup>th</sup> Street  
Sunny Isles Beach, Fl 33160

President

## **ARTICLE X**

The initial registered agent and registered office of the corporation shall be:

Mark Hollander  
11410 North Kendall Drive, Suite 207  
Miami, Florida 33176

## **ARTICLE XI**

These articles of incorporation may be amended in the manner provided by law. Every amendment shall be approved by the Board of Directors, proposed by it to the stockholders, and approved at a stockholders' meeting by a majority of the stock entitled to vote thereon, unless all of the directors and all the shareholders sign a written statement manifesting their intention that a certain amendment of these articles of incorporation be made.

**ACCEPTANCE OF REGISTERED AGENT APPOINTMENT**

I, Mark J Hollander, a natural person with an address of 11410 North Kendall Drive, Suite 207, Miami, FL 33176, do hereby accept the appointment of Registered Agent of VALENTINE REALTY, INC. on this 6rd day of April.



Mark J Hollander- Incorporator  
11410 N. Kendall Drive, Suite 207  
Miami, FL 33176

COUNTY OF DADE     )  
                          ) SS :  
STATE OF FLORIDA    )

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

04 APR -9 PM 5:44

FILED