

P04000102006

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

☐

PICK-UP

☐

WAIT

☐

MAIL

(Business Entity Name)

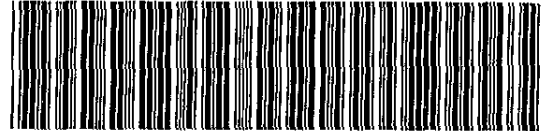
(Document Number)

Certified Copies \_\_\_\_\_

Certificates of Status \_\_\_\_\_

Special Instructions to Filing Officer:

Office Use Only



100038347681

07/07/04--01024--007 \*\*78.75

FILED  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA  
04 JUL -7 PM 3:51

## TRANSMITTAL LETTER

Department of State  
Division of Corporations  
P. O. Box 6327  
Tallahassee, FL 32314

SUBJECT: Cornerstone Properties of Southwest  
(Proposed corporate name - must include suffix) Florida, Inc.

Enclosed is an original and one(1) copy of the articles of incorporation and a check for :

☐ \$70.00  
Filing Fee

☒ \$78.75  
Filing Fee  
& Certificate of Status

☐ \$78.75  
Filing Fee  
& Certified Copy

☐ \$87.50  
Filing Fee,  
Certified Copy  
& Certificate of  
Status

ADDITIONAL COPY REQUIRED

FROM:

James A. Pilon

Name (Printed or typed)

1000 Tamiami Trail N, #201

Address

Naples, FL 34102

City, State & Zip

239-263-8282

Daytime Telephone number

NOTE: Please provide the original and one copy of the articles.

FILED  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

04 JUL -7 PM 3:51

**ARTICLES OF INCORPORATION**  
**OF**  
**CORNERSTONE PROPERTIES OF SOUTHWEST FLORIDA., INC.**

The undersigned subscriber to these Articles of Incorporation, a natural person competent to contract, hereby subscribes to and forms a corporation for profit under the laws of the State of Florida.

ARTICLE I

CORPORATE NAME

The name of the corporation shall be:

Cornerstone Properties of Southwest Florida., Inc.

ARTICLE II

DURATION

This corporation shall have perpetual existence, commencing on the date of the filing of these Articles.

ARTICLE III

INITIAL PRINCIPAL OFFICE

The initial principal office of this corporation shall be located at 20360 Rookery Drive, Estero, Florida 33928.

---

#### ARTICLE IV

##### PURPOSE

The corporation is organized for the purpose of transacting any or all lawful business.

#### ARTICLE V

##### CAPITAL STOCK

The corporation is authorized to issue 5000 shares of \$1.00 par value common stock, which shall be designated "common shares". The stock of this corporation is intended to qualify under the requirements of Section 1244 of the Internal Revenue Code and regulations issued thereunder. Such actions as are necessary will be taken by the officers of this corporation to accomplish this compliance. This corporation is being capitalized and its stock is being issued to comply with the aforementioned section of the Internal Revenue Code.

#### ARTICLE VI

##### PREEMPTIVE RIGHTS

Every shareholder, upon the sale for cash of any new stock of the corporation of the same kind, class, or series as that which he holds, shall have the right to purchase his pro rata share thereof (as nearly as may be done without issuance of fractional shares) at the price at which it is offered to others.

## ARTICLE VII

### INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the corporation is 20360 Rookery Drive, Estero, FL 33928, and the name of the initial registered agent of the corporation at that address is Douglas Morgan. The officers may from time to time select and so communicate by appropriate notice to the Department of State, another registered office or registered agent or both.

## ARTICLE VIII

### INITIAL BOARD OF DIRECTORS

This corporation shall have two (2) directors initially. The number of directors may be increased or diminished from time to time by Bylaws adopted by the shareholders, but shall never be less than one (1). The names and street addresses of the initial directors are:

Douglas Morgan, 20360 Rookery Drive, Estero, FL 33928

Rob Sager, 20220 Rookery Drive, Estero, FL 33928

## ARTICLE IX

### INCORPORATOR

The name and address of the person signing these Articles  
are:

Rob Sager, 20220 Rookery Drive, Estero, FL 33940

## ARTICLE X

### BYLAWS

The power to adopt, alter, amend or repeal bylaws shall be vested in the Board of Directors.

ARTICLE XI

S ELECTION

The Corporation elects to be taxed as a "small business corporation" for income tax purposes under the provisions of Section 1372, Internal Revenue Code, and the proper officers of the corporation are authorized and directed to evidence such election by completing and filing Form 2553 of the United States Treasury Department, Internal Revenue Service.

ARTICLE XII

AMENDMENT

This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment hereto, and any right conferred upon the shareholders, except the Preemptive Rights created in Article VI, is subject to this reservation.

IN WITNESS WHEREOF, the undersigned subscriber has executed these Articles of Incorporation on this 28<sup>th</sup> day of June 2004.

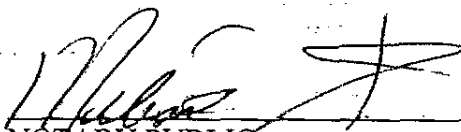
  
\_\_\_\_\_  
Rob Sager,  
Incorporator

STATE OF Michigan  
COUNTY OF Oakland

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of June 2004, by Rob Sager, who is personally known to me or has provided MI DL S260745441745 as identification and who did not take an oath.

(SEAL)

**MELISSA MCCAUGHIN**  
Notary Public Wayne County, MI  
acting in Oakland County  
My commission expires 07-16-07

  
NOTARY PUBLIC  
My Commission Expires: 7-16-07  
Commission No:  
Melissa McCaughin  
Typed or Printed Name of Notary

**CERTIFICATE DESIGNATING PLACE OF BUSINESS OR  
DOMICILE FOR THE SERVICE OF PROCESS WITHIN  
STATE. NAMING AGENT UPON WHICH PROCESS MAY BE SERVED**

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted, in compliance with said Act:

THAT, **CORNERSTONE PROPERTIES OF SOUTHWEST FLORIDA, INC.**, desiring to organize under the laws of the State of Florida with its principal office, as indicated in the Articles of Incorporation in Estero, County of Lee, State of Florida, has named Douglas Morgan, 20360 Rookery Drive, Estero, FL 33928, located at Estero, County of Lee, State of Florida, as its agent to accept service of process within this state.

**ACKNOWLEDGMENT**

Having been named to accept service of process of the above named corporation, at the place designated in this certificate, I hereby accept to act in this capacity, and agree to comply with the provisions of said Act relative to keeping open said office.

By:  6/26/04  
Douglas Morgan

FILED  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA  
04 JUL - 7 PM 3:51