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

WATERWAY CONDOMINIUMS, INC.

Certificate of Status	0
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ARTICLES OF INCORPORATION
OF
WATERWAY CONDOMINIUMS, INC.

ARTICLE I - NAME

The name of this corporation is WATERWAY CONDOMINIUMS, INC.

ARTICLE II - PRINCIPAL OFFICE

The principal place of business is 2918 Jog Road, Greenacres, Florida, 33467, and the mailing address of this corporation is Post Office Box 211595, Royal Palm Beach, Florida, 33421.

ARTICLE III - CAPITAL STOCK

This corporation is authorized to issue 100 shares of One Dollar (\$1.00) par value common stock which shall be designated as Common Shares.

ARTICLE IV - PRE-EMPTIVE RIGHTS

Every shareholder, upon the sale for cash of any new stock of this corporation, 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 V - INITIAL REGISTERED OFFICE AND AGENT

The street address of this initial registered office of this corporation is 2918 Jog Road, Greenacres, Florida, 33467, and the name of the initial registered agent of this corporation at that address is DIMAS A. DIAZ.

ARTICLE VI - INITIAL BOARD OF DIRECTORS

This corporation shall have one constituting the initial Board of Directors. The number of directors may be either increased or decreased from time to time by the bylaws, however, there shall never be less than one Director nor more than five.

The names and addresses of the initial Board of Directors of the corporation are:

DIMAS A. DIAZ
2918 Jog Road
Greenacres, FL 33467

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ARTICLE VII - INCORPORATOR

The name and address of the Incorporator signing these articles is: DIMAS A. DIAZ,
2918 Jog Road, Greenacres, Florida, 33467.

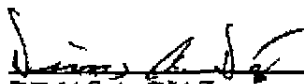
ARTICLE VIII - INDEMNIFICATION

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

ARTICLE IX - AMENDMENT

This corporation reserves the right to amend or repeal any provision contained in these
Articles of Incorporation, or any amendment hereto, by a majority vote of the Board of Directors,
and any right conferred upon the shareholders is subject to this reservation.

IN WITNESS WHEREOF, the undersigned Incorporator has executed these Articles of
Incorporation on this 2 day of March, 2005.



DIMAS A. DIAZ

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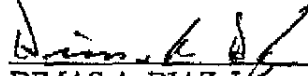
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**CERTIFICATE OF DESIGNATION
REGISTERED AGENT/REGISTERED OFFICE**

Pursuant to the provisions of Section 607.0501, 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 WATERWAY CONDOMINIUMS, INC.
2. The name and address of the registered agent and office is:

DIMAS A. DIAZ
2918 Jog Road
Greenacres, FL 33467



DIMAS A. DIAZ, Incorporator

Dated: March 2 2005

Having been named to accept service of process for the above named corporation, at the place designated in this certificate, 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 relative to the proper performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.



DIMAS A. DIAZ, Registered Agent

Dated: March 2, 2005

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