

POS000141724

(Requestor's Name)

(Address)

(Address)

(City/State/Zip/Phone #)

PICK-UP     WAIT     MAIL

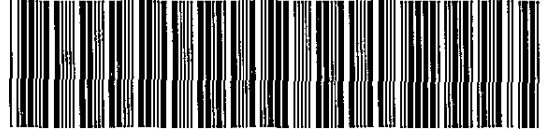
(Business Entity Name)

(Document Number)

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

Special Instructions to Filing Officer:

Office Use Only



600060523066

10/18/05--01002--018 \*\*78.75

RECEIVED  
STATE  
DIVISION OF CORPORATIONS  
TALLAHASSEE, FLORIDA

05 OCT 18 AM 10:02

RECEIVED

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

05 OCT 18 PM 1:21

J. Stivers OCT 19 2005

**LAZARUS  
CORPORATE FILING SERVICE**

**3320 SW 87<sup>TH</sup> AVENUE**

**MIAMI, FL 33165 (305) 552-5973**

Office Use Only

**CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):**

1. 17<sup>TH</sup> REALTY COM, INC.  
(Corporation Name) (Document #)

2. \_\_\_\_\_  
(Corporation Name) (Document #)

3. \_\_\_\_\_  
(Corporation Name) (Document #)

4. \_\_\_\_\_  
(Corporation Name) (Document #)

- Walk in     Pick up time 2.00     Certified Copy  
 Mail out     Will wait     Photocopy     Certificate of Status

**NEW FILINGS**

- Profit  
 Not for Profit  
 Limited Liability  
 Domestication  
 Other

**AMENDMENTS**

- Amendment  
 Resignation of R.A., Officer/Director  
 Change of Registered Agent  
 Dissolution/Withdrawal  
 Merger

**OTHER FILINGS**

- Annual Report  
 Fictitious Name

**REGISTRATION/QUALIFICATION**

- Foreign  
 Limited Partnership  
 Reinstatement  
 Trademark  
 Other

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

05 OCT 18 PM 1:21

Examiner's Initials

**ARTICLES OF INCORPORATION**

**17<sup>TH</sup> REALTY.COM, INC**

This is to certify that we, the undersigned, hereby associate ourselves together for the purpose of becoming a corporation under the laws of the state of Florida, by and under the provisions of the statutes of Florida, providing for the formation, liability, rights, privileges and immunities of a corporation for profit.

**ARTICLE I**

**CORPORATE NAME**

The name of this corporation is:

**17<sup>TH</sup> REALTY.COM, INC**

**ARTICLE II**

**NATURE OF BUSINESS**

The general nature of the business and the objects and purposes proposed to be translated and carried on, are to do any and all of the things herein mentioned, fully and to the same extent as a natural person might or could do, viz :

a) To purchase, acquire, hold, improve, sell, convey, assign, release, mortgage, encumber, lease, hire, construct, equip, operate, manage, and in any other manner deal in real and /or personal property of every name money and to take securities for the payment of all sums due the corporation, and to sell, assign, and release such securities, and to carry on any useful business in connection there with.

b) To engage in and carry on any business or businesses every act or deed pertaining there to, either directly or indirectly, which is not prohibited by the laws of the State of Florida, and to so engage in and carry on said business in Florida or any other State in the United States or in any foreign country.

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

05 OCT 18 PM 1:21

FILED

c) To do any and all things necessary, suitable, useful, proper or admissible for the admissible for the accomplishment of any one of the purposes or for the attainment of any of the objects or further exercise of the power herein set forth, whether herein specified or not, either alone or in connection with other firms, individuals, of corporations, either in the State or throughout the United States, and elsewhere, and to do any other acts or things incidental or pertinent to or connected with the business herein before described or any part or parts thereof, if not inconsistent with the laws under which this corporation is organized.

a. That the main business of the corporation is as follows:

REAL ESTATE BROKER

### ARTICLE III

#### CAPITAL STOCK

The total amount of the authorized capital stock of the corporation shall be 1000 shares of common stock, at \$ 1.00 Par Value

The whole or any part of the capital stock of said Corporation shall be payable in lawful money of the United States of America, or property, labor or services, at a just valuation to be fixed by the Board of Directors, property or labor may also be purchases with the capital stock at such valuation as shall be fixed by the Board of Directors.

### ARTICLE IV

#### AMOUNT OF CAPITAL TO BEGIN BUSINESS

The amount of capital with which the corporation shall begin business shall be no less than ONE THOUSAND DOLLARS (\$1000.00)

### ARTICLE V

#### CORPORATION EXISTENCE

The corporation shall have perpetual existence unless sooner dissolve, according to law.

ARTICLE VI

PRINCIPAL PLACE OF BUSINESS

The principal place of business of said Corporation shall be:

4005 NW 114 AVE SUITE 12 MIAMI, FL 33178

With the privilege, however, of having branch offices or places of business at any other place or places within or without the States of Florida, or in foreign countries.

ARTICLE VII

INITIAL BOARD OF DIRECTORS AND OFFICERS

The Corporation shall have 1 directors initially, whose number may be increased or diminished by the by-laws from time to time but shall never be less than one (1). The name and post office addresses of the members of the first Board of Directors of this corporation, the PRESIDENT, SECRETARY AND TREASURER who subject to the provisions of the Articles of Incorporation and the by-laws and General Corporation laws of the State of Florida, shall hold office for the first year of the corporation's existence, or until their successors are elected and have qualified, are as follows:

<u>NAME</u>	<u>OFFICER</u>	<u>ADDRESS</u>
JUAN CARLOS GARCIA	PRESIDENT	3852 SW 136 AVE
	SECRETARY	MIAMI, FL 33175
	TREASURER	

ARTICLE VII  
INCORPORATIONS

The names and addresses of the persons signing these articles are:

<u>NAME</u>	<u>ADDRESS</u>
JUAN CARLOS GARCIA	3852 SW 136 AVE MIAMI, FL 33175

ARTICLE IX  
BY-LAWS

The power to adopt, alter, amend or repeal by-laws shall be vested in the Board of Directors and the shareholders

ARTICLE X  
NAME AND ADDRESS OF SUSCRIBERS  
AND NUMBER OF SHARES

Shares of the capital stock of this corporation shall be issued initially to the following persons and in the amounts opposite to their names:

JUAN CARLOS GARCIA	3852 SW 136 AVE	1000 SHARES
	MIAMI, FL 33175	

ARTICLE XI  
AMENDMENT

This corporation reserves the right to amend, alter, change, or repeal any provision contained in the articles of incorporation in the manner now or hereafter prescribed by law, and all rights conferred on stockholders herein are granted subject to this reservation:

ARTICLE XII  
REGISTERED OFFICE AND REGISTERED AGENT

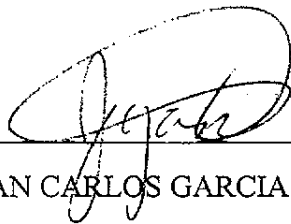
This corporation designates as Registered offices:

4005 NW 114 AVE SUITE 12, MIAMI FL 33178

This corporation designates as Registered agent

JUAN CARLOS GARCIA

IN WITNESS WHEREOF, we, the undersigned, being all the original subscribers to the capital stock here in before named, for the purpose of forming a corporation to do business both within and without the State of Florida, and the United States, to make, subscribe, acknowledge, and file their Articles, hereby declaring and certifying that the facts herein stated are true, and to respectively agree to take the number of share of stock here in before set forth, and accordingly, have hereunto set our hands and seals this 1<sup>ST</sup> day, of OCTOBER 2005



JUAN CARLOS GARCIA

(SEAL)

STATE OF FLORIDA )

: SS

COUNTY OF DADE )

BEFORE ME, the undersigned authority, qualified to take acknowledgments and administer oaths, personally appeared:

JUAN CARLOS GARCIA

to me well know, and know to me to be the individuals described in and who executed the foregoing Articles of Incorporation, and each of them acknowledged before me, according to laws, they made and subscribed the same for the used and purposes therein expressed and set forth.

WITNESS my hand and officials seal a Miami, Dade County, Florida, this 17<sup>TH</sup> day of.

OCTOBER, 2005.



NOTARY PUBLIC, STATE OF FLORIDA





CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE FOR THE SERVICE OF PROCESS WITHIN THIS STATE, NAMING AGENT UPON WHOM PROCESS MAY BE SERVED

In pursuance of Chapter 48,091, Florida Statutes, the following is submitted, in compliance with said Act:

FIRST That 17<sup>TH</sup> REALTY.COM, INC

desiring to organize under the laws of the State of FLORIDA

with its principal office, as indicated in the articles of incorporation at City of MIAMI

County of DADE State of FLORIDA has named JUAN CARLOS GARCIA

Located at 3852 SW 136 AVE MIAMI, FL 33175

(Street address and number of building, Post office not accepted)

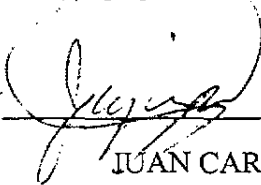
City of MIAMI County of DADE.

State of Florida, as its agent to accept service of process within this state.

ACKNOWLEDGMENT: (MUST BE SIGNED BY DESIGNED BY DESIGNATED AGENT)

Having been named accept service of process for the above stated corporation, at 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



JUAN CARLOS GARCIA

SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

05 OCT 18 PM 1:21

FILED