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Arts

1.

Maurice R. And Corinne P. Greenberg
(CORPORATE NAME AND DOCUMENT #)
JOINT TENANCY CORPORATION, INC.

2.

(CORPORATE NAME AND DOCUMENT #)

3.

(CORPORATE NAME AND DOCUMENT #)

4.

(CORPORATE NAME AND DOCUMENT #)

5.

(CORPORATE NAME AND DOCUMENT #)

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(CORPORATE NAME AND DOCUMENT #)

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**ARTICLES OF INCORPORATION
OF
MAURICE R. AND CORINNE P. GREENBERG
JOINT TENANCY CORPORATION, INC.**

**ARTICLE I
NAME**

The name of the Corporation is **MAURICE R. AND CORINNE P. GREENBERG JOINT TENANCY CORPORATION, INC.** (the "Corporation").

**ARTICLE II
TIME OF EXISTENCE AND DURATION**

The Corporation's existence shall begin on May 11, 2006, and its duration shall be perpetual.

**ARTICLE III
PRINCIPAL OFFICE AND MAILING ADDRESS**

The principal office and mailing address of the Corporation is: 35 Ocean Reef Drive, Key Largo, Florida 33037.

**ARTICLE IV
CAPITAL STOCK**

This Corporation is authorized to issue one thousand (1,000) shares of \$.01 (one cent) par value common stock, which shall be designated "Common Shares."

**ARTICLE V
INITIAL REGISTERED OFFICE AND AGENT**

The street address of the initial Registered Office of this Corporation is 100 S.E. 2nd Street, Suite 2800, Miami, Florida, 33131-2144, and the name of the initial Registered Agent of this Corporation at that address is KTG&S Registered Agent Corporation.

**ARTICLE VI
INCORPORATOR**

The name and address of the incorporator is: Beverly Riedy, Vice President, KTG&S Registered Agent Corporation, 100 S.E. 2nd Street, Suite 2800, Miami, Florida 33131-2144.

ARTICLE VII
MANAGEMENT PROVISIONS

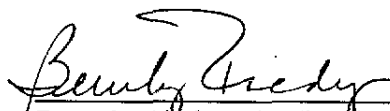
The following provisions are inserted for the management of the business and the conduct of the affairs of the Corporation, and for further definition, limitation and regulation of the powers of the Corporation and of its directors and stockholders:

- 6.01 The business and affairs of the Corporation shall be managed by or under the direction of the Board of Directors.
- 6.02 The directors shall have concurrent power with the stockholders to make, alter, amend, change, add to or repeal the By-Laws of the Corporation.
- 6.03 The number of directors of the Corporation shall be as from time to time fixed by, in the manner provided in, the By-Laws of the Corporation. Election of directors need not be by written ballot unless the By-Laws so provide.
- 6.04 In addition to the powers and authority hereinbefore or by statute expressly conferred upon them, the directors are hereby empowered to exercise all such powers and do all such acts and things as may be exercised or done by the Corporation, subject, nevertheless, to the provisions of the Florida Business Corporation Act, these Articles of Incorporation, and any By-Laws adopted by the stockholders; provided, however, that no By-Laws hereafter adopted by the stockholders shall invalidate any prior act of the directors which would have been valid if such By-Laws had not been adopted.

ARTICLE VIII
AMENDMENT

The Corporation reserves the right to amend, alter, change or repeal any provision contained in these Articles of Incorporation, in the manner now or hereafter prescribed by statute, and all rights conferred upon stockholders herein are granted subject to this reservation.

IN WITNESS WHEREOF, the undersigned Sole Incorporator has executed these Articles of Incorporation on May 11, 2006.



Beverly Riedy, Vice President
KTG&S Registered Agent Corporation

**CERTIFICATE DESIGNATING REGISTERED OFFICE
FOR SERVICE OF PROCESS
WITHIN THE STATE OF FLORIDA, NAMING REGISTERED AGENT
UPON WHOM PROCESS MAY BE SERVED**

IN COMPLIANCE WITH SECTIONS 607.0501 AND 48.091, FLORIDA STATUTES,
THE FOLLOWING IS SUBMITTED:

THAT MAURICE R. AND CORINNE P. GREENBERG JOINT TENANCY CORPORATION, INC., DESIRING TO ORGANIZE OR QUALIFY UNDER THE LAWS OF THE STATE OF FLORIDA, HAS NAMED CORPORATE ACCESS, INC., LOCATED AT 100 S.E. 2nd STREET, SUITE 2800, MIAMI, FLORIDA, 33131-2144, ITS REGISTERED AGENT TO ACCEPT SERVICE OF PROCESS WITHIN THE STATE OF FLORIDA.

KTG&S Registered Agent Corporation

By Beverly Riedy
Beverly Riedy, Vice President

Date: May 11, 2006

HAVING BEEN NAMED TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE STATED CORPORATION AT THE PLACE DESIGNATED IN THIS CERTIFICATE, I HEREBY AGREE TO ACT IN THE CAPACITY OF REGISTERED AGENT, AND I FURTHER AGREE TO COMPLY WITH THE PROVISIONS OF ALL STATUTES RELATIVE TO THE PROPER AND COMPLETE PERFORMANCE OF MY DUTIES.

KTG&S Registered Agent Corporation

By Beverly Riedy
Beverly Riedy, Vice President

Date: May 11, 2006

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