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From:
Account Name : CORPORATE CREATIONS INTERNATIONAL INC.
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Phone : (561)694-8107
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DIVISION OF CORPORATION

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FLORIDA PROFIT/NON PROFIT CORPORATION

Quittner Real Estate Associates Corporation

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J. Shivers MAY 01 2007



April 28, 2008

FLORIDA DEPARTMENT OF STATE
Division of Corporations
CORPORATE CREATIONS INTERNATIONAL INC

SUBJECT: QUITTNER GROUP INC.
REF: W08000021239

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Justin M Shivers
Regulatory Specialist II
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ARTICLES OF INCORPORATION

Article I. Name

The name of this Florida corporation is:
Quittner Real Estate Associates Corporation

Article II. Address

The street and mailing address of the Corporation's initial principal office is:
Quittner Real Estate Associates Corporation
560 Lincoln Road
Suite 204
Miami Beach FL 33139

Article III. Registered Agent

The name and address of the Corporation's registered agent is:
Daniel Villazon, Esq.
832 Spring Park Loop
Celebration FL 34747

Article IV. Board of Directors

The name of each member of the Corporation's Board of Directors is:
Robert M. Quittner

The affairs of the Corporation shall be managed by a Board of Directors consisting of no less than one director. The number of directors may be increased or decreased from time to time in accordance with the Bylaws of the Corporation. The election of directors shall be done in accordance with the Bylaws. The directors shall be protected from personal liability to the fullest extent permitted by applicable law.

Daniel Villazon, Esq. | FL Bar Member
832 Spring Park Loop
Celebration FL 34747
407-566-8251

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Article V. Capital Stock

The Corporation shall have the authority to issue 2000 shares of common stock par value \$.01 per share.

Article VI. Incorporator

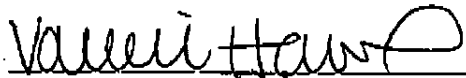
The name and address of the incorporator is:

Daniel Villazon, Esq.
832 Spring Park Loop
Celebration FL 34747

Article VII. Corporate Existence

These Articles of Incorporation shall become effective and the corporate existence will begin on April 25, 2008.

The undersigned incorporator executed these Articles of Incorporation on April 29, 2008 .



DANIEL VILLAZON, ESQ.
by Valerie Hawk as attorney-in-fact

Daniel Villazon, Esq. | FL Bar Member
832 Spring Park Loop
Celebration FL 34747
407-566-8251

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**CERTIFICATE OF DESIGNATION
REGISTERED AGENT/OFFICE**

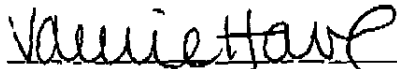
CORPORATION:

Quittner Real Estate Associates Corporation

REGISTERED AGENT/OFFICE:

**Daniel Villazon, Esq.
832 Spring Park Loop
Celebration FL 34747**

I agree to act as registered agent to accept service of process for the corporation named above at the place designated in this Certificate. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.


DANIEL VILLAZON, ESQ.

by Valerie Hawk as attorney-in-fact

Date: 4/29/2008.

Daniel Villazon, Esq. | FL Bar Member
832 Spring Park Loop
Celebration FL 34747
407-566-8251

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