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Florida Department of State
Division of Corporations
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To:

Division of Corporations
Fax Number : (850)617-6381

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From:

Account Name : CORPORATE CREATIONS INTERNATIONAL INC.
Account Number : 110432003053
Phone : (561)694-8107
Fax Number : (561)694-1639

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Email Address: _____

FLORIDA PROFIT/NON PROFIT CORPORATION
Sime Realty Corporation

Certificate of Status	1
Certified Copy	0
Page Count	04
Estimated Charge	\$78.75

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION

Article I. Name

The name of this Florida corporation is:
Sime Realty Corporation

Article II. Address

The Corporation's Street address is:
Sime Realty Corporation
6000 RIVIERA AVE.
CORAL GABLES FL 33134

Article III. Mailing Address

The Company's mailing address is:
2140 South Dixie Highway, Suite 301
Miami, FL 33133

Article IV. Registered Agent

The name and address of the Corporation's registered agent is:
Luis Diaz
4627 Ponce De Leon Blvd
Coral Gables FL 33146

Article V. Board of Directors

The name of each member of the Corporation's Board of Directors is:
Scott K. Sime

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.

Corporate Creations International Inc.
11380 Prosperity Farms Road #221E
Palm Beach Gardens FL 33410
(561) 694-8107

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Article VI. Capital Stock

The Corporation shall have the authority to issue 2,000 shares of common stock, par value \$.01 per share.

Article VII. Incorporator

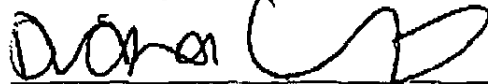
The name and address of the incorporator is:

Corporate Creations International Inc.
11380 Prosperity Farms Road #221E
Palm Beach Gardens FL 33410

Article VIII. Corporate Existence

These Articles of Incorporation shall become effective and the corporate existence will begin on February 7, 2011.

The undersigned incorporator executed these Articles of Incorporation on February 7, 2011.



CORPORATE CREATIONS INTERNATIONAL INC.

Taide Baez Vice President

by Diana Urrego as attorney-in-fact

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**CERTIFICATE OF DESIGNATION
REGISTERED AGENT/OFFICE**

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

CORPORATION:

Sime Realty Corporation

REGISTERED AGENT/OFFICE:

Luis Diaz
4627 Ponce De Leon Blvd
Coral Gables FL 33146

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.


LUIS DIAZ

by Diana Urrego as attorney-in-fact

Date: 2/7/2011.

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