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Division of Corporations

WEAVER MCCLENDON & PENROD, LLP

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FLORIDA PROFIT/NON PROFIT CORPORATION
TERRA PROPERTY INVESTMENTS, INC.

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ARTICLES OF INCORPORATION
OF
TERRA PROPERTY INVESTMENTS, INC.

FILED
2011 JUN 17 PM 4:50
CLERK OF STATE
TALLAHASSEE, FLORIDA

The undersigned, being a natural person *sui juris* and a subscriber to the shares of the Corporation to be organized hereunder, for the purpose of forming a corporation under *F.S. Ch. 607*, as amended, does hereby adopt the following Articles of Incorporation.

ARTICLE I

The name of the Corporation is **TERRA PROPERTY INVESTMENTS, INC.**

ARTICLE II

The mailing address of the corporation shall be 15-21 Fisherman's Road, Post Office Box 161, Witless Bay, NL A0A 4K0, and the principal address of the Corporation shall be 710 New Providence Promenade, Davenport, FL 33897.

ARTICLE III

The name of the initial registered agent shall be **MATTHEW L. BELL**, of **BELL & VAN GRONDELLE CPA FIRM**, and the initial registered office of the Corporation shall be 109 Ambersweet Way, Suite 401, Davenport, FL 33897.

ARTICLE IV

The capital stock of the Corporation will consist of 1,000 shares of common stock, par value \$1.00 per share.

ARTICLE V

The name and address of the incorporator is as follows:

<u>NAME</u>	<u>ADDRESS</u>
JOAN M. TOBIN	15-21 Fisherman's Road Post Office Box 161 Witless Bay, NL A0A 4K0

Prepared By & Return To:
James M. Weaver, FBN 212792
WEAVER, McCLENDON & PENROD, LLP
240 East Park Avenue
Post Office Box 466
Lake Wales, FL 33859-0466
863.676.8000

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ARTICLE VI

The Board of Directors of the Corporation shall consist of not less than one (1) and not more than five (5) persons who shall be elected at the first meeting of the stockholders, but the directors need not be stockholders. The property and business of the Corporation shall be managed and controlled by the Board of Directors. The name and address of the members of the first Board of Directors who shall hold office until their successors are elected or appointed and have qualified are:

<u>NAME</u>	<u>ADDRESS</u>
JOAN M. TOBIN	15-21 Fisherman's Road Post Office Box 161 Witless Bay, NL A0A 4K0
RANDELL M. TOBIN	15-21 Fisherman's Road Post Office Box 161 Witless Bay, NL A0A 4K0

ARTICLE VII

The Officers of the Corporation who shall hold office until their successors are elected or appointed, their names and addresses shall be:

<u>NAME / OFFICE</u>	<u>ADDRESS</u>
JOAN M. TOBIN President / Treasurer / Director	15-21 Fisherman's Road Post Office Box 161 Witless Bay, NL A0A 4K0
RANDELL M. TOBIN Vice President / Secretary / Director	15-21 Fisherman's Road Post Office Box 161 Witless Bay, NL A0A 4K0

ARTICLE VIII

The nature of the business and the objects and purposes for which the Corporation is formed and which may be transacted, promoted, and carried on by the Corporation are to do any and all business permitted under the laws of the State of Florida.

ARTICLE IX

Corporation Bylaws may be amended, altered, or repealed by the Board of Directors.

ARTICLE X

The private property of the shareholders of this Corporation shall not be subject to the payment of corporate debts, except to the extent of any unpaid balance of subscription of shares.

ARTICLE XI

Any person, upon becoming the owner or holder of any shares of stock or other securities issued by this Corporation, does hereby consent and agree that all rights, powers, privileges, obligations, or restrictions pertaining to such person or such securities in any way may be altered,

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amended, restricted, enlarged, or repealed by legislative enactments of the State of Florida, or of the United States which have reference to or affect corporations, such securities, or such person if any; and that the Corporation reserves the right to transact any business of the Corporation, to alter, amend, or repeal these Articles of Incorporation, or to do any other acts or things as authorized, permitted, or allowed by such legislative enactments.

ARTICLE XII

Each director or officer, or former director or officer, of this Corporation and his legal representatives shall be indemnified by the Corporation against liabilities, expenses, counsel fees, and costs reasonably incurred by him as a result of any action, suit, proceeding, or claim in which he is made a part by reason of his being or having been such director or officer; and any person who, at the request of this Corporation, served as director or officer of another corporation in which this Corporation owned corporate stock, and his legal representative, shall in like manner be indemnified by this Corporation; provided that in neither case shall the Corporation indemnify such director or officer with respect to any matters in which he shall be finally adjudged in any such action, suit, or proceeding to have been liable for negligence or misconduct in the performance of his duties as such director or officer.

The indemnification herein provided for, however, shall apply also in respect to any amount paid in compromise of any such action, suit, or proceeding or claim asserted against such director or officer (including expenses, counsel fees, and costs reasonably incurred in connection therewith), provided the Board of Directors shall have first approved such proposed compromise settlement and determined that the officer or director involved was not guilty of negligence or misconduct; but, in taking such action, any director involved shall not be qualified to vote thereon, and if for this reason a quorum of the Board cannot be obtained to vote on such matter, it shall be determined by a committee of three (3) persons appointed by the shareholders at a duly called special meeting or a regular meeting.

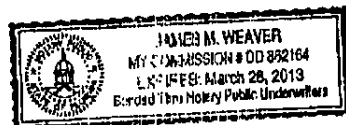
In determining whether a director or officer was guilty of negligence or misconduct in relation to any such matter, the Board of Directors or committee appointed by the shareholders, as the case may be, may rely conclusively upon an opinion of independent counsel selected by such Board or committee. The right of indemnification herein provided shall not be exclusive of any other rights to which such director or officer may be lawfully entitled.

IN WITNESS WHEREOF, I have hereunto set my hand on June 6, 2011

Joan M. Tobin
JOAN M. TOBIN, Incorporator

ACKNOWLEDGMENT

This instrument was acknowledged before me in Polk County, Florida, on June 6, 2011, by JOAN M. TOBIN ☒ personally known to me, or ☐ driver's license verified identity (indicate by "X").



[Signature]
Notary Public

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REGISTERED AGENT CERTIFICATE

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

TERRA PROPERTY INVESTMENTS, INC., desiring to organize and incorporate under
Florida law with its principal office and its registered office as indicated in the Articles of Incorporation,
has named **MATTHEW L. BELL**, of **BELL & VAN GRONDELLE CPA FIRM**, as its agent to accept
service of process within this State in compliance with F.S. §48.091.

ACKNOWLEDGMENT

Having been named to accept service of process for the above Corporation at the place
designated in this certificate, I hereby agree to act in this capacity and agree to keep the office open
in compliance with F.S. §48.091.



MATTHEW L. BELL
Registered Agent

STATE OF FLORIDA
CLERK OF THE SUPREME COURT
TALLAHASSEE, FLORIDA

2011 JUN 17 PM 4:50

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