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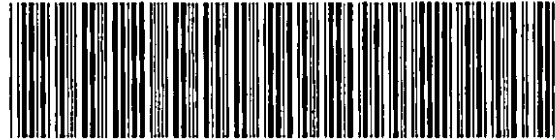
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GERALD E. COWEN

ATTORNEY AND COUNSELOR AT LAW
2200 HOLLYWOOD BOULEVARD
HOLLYWOOD, FLORIDA 33020

(954) 921-5110
FAX (954) 921-1713

October 18, 2017

via fedex overnight

Secretary of State
Division of Corporations
2661 Executive Center Circle
Tallahassee, FL 32301

Re: **Articles of Incorporation of
4000 N. Surf Road, Inc.**

To whom it may concern:

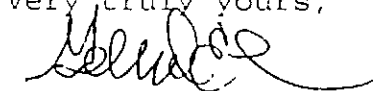
Please find enclosed the following documents in connection with the above-captioned matter.

1. Original and one copy of Articles of Incorporation.
2. My office account check in the amount of \$78.75; representing the following: filing fee & Resident agent designation: \$ 70.00; & certificate of status fee: \$8.75.

Please return to the undersigned the original and one (1) copy of the filed Articles of Incorporation, at your earliest convenience.

Thank you for your attention and cooperation in this matter.

Very truly yours,



GERALD E. COWEN
GEC/kh
Enclosures-check

ARTICLES OF INCORPORATION
OF
4000 N. SURF ROAD, INC.

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I, **RICHARD PERLEN**, a natural person, competent to contract, do hereby make, acknowledge and file in the Office of the Secretary of the State of Florida, for the purpose of forming a corporation for profit in accordance with the laws of the State of Florida and pursuant to the Florida General Corporate Act, these Articles of Incorporation.

ARTICLE I

NAME AND ADDRESS

The name of the Corporation shall be **4000 N. Surf Road, Inc.** The principal office and mailing address of the Corporation is **4000 N. Surf Road, Hollywood, FL 33019.**

ARTICLE II

GENERAL PURPOSES

The general purposes for which this Corporation is organized are:

A) For the purpose of engaging in the acquisition, ownership and management of real property and related activity in connection with said business, in every kind or character;

and to do any and all things necessary and proper to effect such purpose.

B) To carry on business at any place or places within the jurisdiction of the United States, and in any and all foreign countries, and to undertake, contract for or carry on any lawful business incidental to or in aid of, or advantageous in pursuance of, any of the objects or purposes of the Corporation, and employ personnel for the purpose of or in connection with said business in every kind or character and to do any and all things necessary and proper to effect the Corporation's purposes.

ARTICLE III

AUTHORIZED CAPITAL STOCK

The maximum number of shares that this Corporation is authorized to have outstanding at any time shall be One Thousand (1,000) shares of common stock, all of a single classes- 500 voting shares and 500 non voting shares; such shares to be of One Dollar (\$1.00) par value each, all of which shares shall be issued fully paid and non-assessable. Each of said shares of voting stock shall entitle the holder thereof to One (1) vote at any meeting of the stockholders. The capital stock of this Corporation may be paid for in lawful money of the United States of America, or in property, labor or services at a fair and just

valuation to be fixed by the stockholders, at any regular or special meeting of this Corporation.

ARTICLE IV

PRE-EMPTIVE RIGHTS

The Corporation elects to have pre-emptive rights, pursuant to Section 607.0630 Florida Statutes, as amended from time to time.

ARTICLE V

INITIAL REGISTERED AGENT AND OFFICE

The name of the initial Registered Agent of this Corporation is **Gerald E. Cowen, Esq.**, and the street address of the initial Registered Agent is **2200 Hollywood Blvd, Hollywood, FL 33020**. This Corporation shall have the power to move the registered office or to change the name of the registered agent to any other person or location in the State of Florida that may be deemed expedient.

ARTICLE VI

INITIAL BOARD OF DIRECTORS AND OFFICERS

The number of initial Directors of this Corporation shall be two (2). The number of Directors may be increased or decreased

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from time to time, in accordance with the By-Laws, but shall never be less than one (1) nor more than five (5). The names and street addresses of the members of the first Board of Directors and officers who, unless otherwise provided by the By-Laws or removed as provided herein, shall hold office for the first year of

existence of this Corporation, or until their successors are elected or appointed and have qualified, shall be:

<u>DIRECTOR</u>	<u>ADDRESS</u>	<u>OFFICE</u>
RICHARD PERLEN	4000 N. Surf Road Hollywood, FL 33019	President/Director
ADELA DEMI LEE President/Director	4000 N. Surf Road Hollywood, FL 33019	Vice

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ARTICLE VII

INCORPORATOR AND SUBSCRIBER

The name and street address of the Incorporator and Subscriber to these Articles of Incorporation is:

<u>NAME</u>	<u>ADDRESS</u>
RICHARD PERLEN	4000 N. Surf Road Hollywood, FL 33019

ARTICLE VIII

INDEMNIFICATION

This Corporation shall indemnify any officer, incorporator or director, including former officers, incorporators and directors, to the full extent permitted by law, including, but not limited to, Florida Statutes, Section 607.0850, as amended from time to time.

Nothing contained herein shall prevent the stockholders from purchasing such insurance policies or other manner of indemnification as they may deem proper. The foregoing Right of Indemnification shall be in addition to, and not exclusive of, all

other rights to which any director or officer or stockholder may be entitled to as a matter of law or otherwise.

ARTICLE IX

BY-LAWS

The power to adopt, alter, amend or repeal the By-Laws of this Corporation shall be vested in the Board of Directors and the stockholders. However, the stockholders may repeal or change any By-Law adopted by the Board of Directors, and the stockholders may prescribe in any By-Laws made by them that such

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By-Law not be altered, amended or repealed by the Board of Directors.

ARTICLE X

AMENDMENT

This Corporation reserves the right to amend or repeal any provision contained in these Articles of Incorporation, or any amendment thereto, in the manner provided by law, and any and all rights conferred upon the stockholders of the Corporation are subject to this reservation. Every amendment shall be approved by the Board of Directors, proposed by them to the stockholders, and approved at a stockholders' meeting by at least a majority of the stock entitled to vote thereon, unless all the directors and all the stockholders sign a written statement manifesting their intention that a certain amendment to these Articles of Incorporation be made.

IN WITNESS WHEREOF, I, the undersigned, as Incorporator and Subscriber, have executed these Articles of Incorporation this _____ day of October, 2017.



RICHARD PERLEN


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STATE OF NEW JERSEY)
: ss
COUNTY OF Essex)

BEFORE ME, the undersigned authority, appeared RICHARD PERLEN, described in and who executed the above and foregoing Articles of Incorporation of 4000 N. Surf Road, Inc.; who is personally known to me (or who produced a driver's license identification), and acknowledged before me that he executed the same for the purposes therein expressed, and who did take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal this 17th day of October, 2017, in the County and State aforesaid.


NOTARY PUBLIC -
STATE OF NEW JERSEY
My Commission Expires:

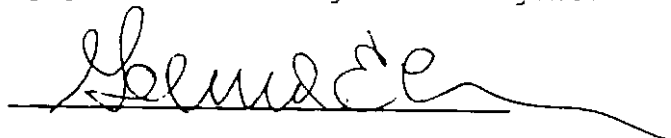
BEN J. SLAVITT
An Attorney at Law
of New Jersey

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**ACCEPTANCE OF DESIGNATION
REGISTERED AGENT/REGISTERED OFFICE**

I, the undersigned person, having been named as Registered Agent, and to accept service of process for the above-stated Corporation at the place designated in this statement, hereby accept the appointment as Registered Agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as Registered Agent.



Gerald E. Cowen, Esq.

DATED: October 18, 2017.