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FLORIDA PROFIT/NON PROFIT CORPORATION
PATRICE REALTY, INC.

Certificate of Status	0
Certified Copy	0
Page Count	05
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ARTICLES OF INCORPORATION
OF
PATRICE REALTY, INC.

ARTICLE I
Name and Duration

The name of the Corporation is PATRICE REALTY, INC. The duration of the Corporation is perpetual. This Corporation shall begin its corporate existence as of the date that these Articles are filed by the Secretary of State.

ARTICLE II
Principal Office

The address of the principal office and mailing address of the Corporation is 100 Ironwood Drive, Condo #134, Ponte Vedra Beach, Florida 32082.

ARTICLE III
Registered Office and Agent

The street address of the registered office in the State of Florida is 14 East Bay Street, Jacksonville, Florida 32202, in the County of Duval. The name of the registered agent at such address is Milam Howard Nicandri Gillam & Renner, P.A.

ARTICLE IV
Corporate Purposes, Powers and Rights

The nature of the business to be conducted or promoted and the purposes of the Corporation are to engage in any lawful act or activity for which corporations may be organized under the Florida Business Corporation Act.

ARTICLE V
Capital Stock

The total number of shares of capital stock which the Corporation has the authority to issue is one thousand (1,000) shares of Common Stock ("Common Stock") \$.01 par value per share.

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ARTICLE VI
Incorporator

The name and mailing address of the incorporator of this Corporation is as follows:

<u>Name</u>	<u>Address</u>
G. Alan Howard	14 East Bay Street Jacksonville, FL 32202

ARTICLE VII
Board of Directors

The number of members of the Board of Directors may be increased or diminished from time to time by the Bylaws; provided, however, there shall never be less than one. Each director shall serve until the next annual meeting of shareholders. The name and mailing address of the person who shall serve as the sole director of the Corporation until the first annual meeting of the shareholders is as follows:

<u>Name</u>	<u>Address</u>
Patrice Behrenwald	100 Ironwood Drive Condo #134 Ponte Vedra Beach, FL 32082

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 shareholders herein are granted subject to this reservation.

ARTICLE IX
Bylaws

The power to adopt, amend or repeal bylaws for the management of this Corporation shall be vested in the Board of Directors or the shareholders, but the Board of Directors may

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not amend or repeal any bylaw adopted by the shareholders if the shareholders specifically provide that such bylaw is not subject to amendment or repeal by the Board of Directors.

ARTICLE X
Indemnification

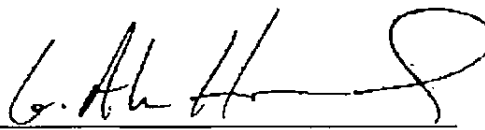
The Corporation shall indemnify any incorporator, officer or director, or any former incorporator, officer or director, to the full extent permitted by law.

ARTICLE XI
Transfer of Shares

If, from time to time, a shareholders' agreement among all of the shareholders of the Corporation is in effect regarding the Subchapter S status of the Corporation pursuant to the Internal Revenue Code of the United States in effect from time to time, then transfers of the Corporation's Common Stock made not in accordance with such agreement, whether by operation of law or otherwise, are null and void ab initio.

The undersigned, for the purpose of forming a corporation under the laws of the State of Florida, does make, file and record these Articles of Incorporation, and does certify that the facts herein stated are true; and I have accordingly hereunto set my hand and seal.

DATED at City of Jacksonville, Duval County, Florida, this 22nd day of July, 2019.

By: 
G. Alan Howard
Incorporator

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REGISTERED AGENT CERTIFICATE


In pursuance of the Florida Business Corporation Act, the following is submitted, in compliance with said statute:

That Patrice Realty, Inc., desiring to organize under the laws of the State of Florida, with its registered office, as indicated in the Articles of Incorporation at the City of Jacksonville, County of Duval, State of Florida, has named Milam Howard Nicandri Gillam & Renner, P.A., located at said registered office, as its registered agent to accept service of process and perform such other duties as are required in the State.

ACKNOWLEDGMENT:

Having been named to accept service of process and serve as registered agent for the above-stated Corporation, at the place designated in this Certificate, the undersigned, by and through its duly elected officer, hereby accepts to act in this capacity, and agrees to comply with the provision of said statute relative in keeping open said office, and further state that I am familiar with § 607.0501, Florida Statutes.

Milam Howard Nicandri Gillam & Renner, P.A.,
a Florida corporation

By: 
G. Alan Howard, President

DATED: July 22, 2019.

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