

P95000039355

May 3, 1995

Secretary of State
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

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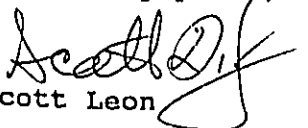
Re: Property Transactions, Inc.

Gentlemen:

Enclosed please find the original and one copy of Articles of Incorporation, together with my check in the amount of \$122.50.

This represents the cost of the Filing Fees, Certified Copy of Articles of Incorporation and Fee for Registered Agent Designation for the above named corporation.

Very truly yours,


Scott Leon

Property Transactions, Inc.
860 NW 108 Avenue
Plantation, FL 33324
305-473-0665

RECEIVED
TALLAHASSEE FLORIDA

95 MAY 18 11:11 AM

600001477766

5/5/18

W95-9867

SCOTT D. LEON
10097 Cleary Blvd., STE 501
Plantation, FL 33324

May 16, 1995

Secretary of State
Division of Corporations
P. O. Box 6327
Tallahassee, FL 32314

ATTN: Sharon Tala
Document Specialist Supervisor

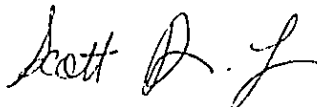
Re: Letter No. 195A00023653

Dear Ms. Tala:

I recently submitted Articles of Incorporation and check for filing fee. You returned the document to me (copy of letter enclosed) because the name was unavailable. I enclose herewith and original and a copy of Articles of Incorporation for **REALISTIC INVESTMENTS, INC.** Please apply the check for the filing fee which was previously sent and return a certified copy to me in the envelope provided.

Thank you for your assistance.

Very truly yours,



SCOTT D. LEON

SDL/kf
Enclosure



FLORIDA DEPARTMENT OF STATE

Sandra B. Mortham
Secretary of State

May 10, 1995

SCOTT LEON
PROPERTY TRANSACTIONS, INC.
860 NW 108 TERRACE
PLANTATION, FL 33324

SUBJECT: PROPERTY TRANSACTIONS, INC.
Ref. Number: W9500009867

We have received your document for PROPERTY TRANSACTIONS, INC. and your check(s) totaling \$122.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

The name designated in your document is unavailable since it is the same as, or it is not distinguishable from the name of an existing entity. Simply adding "of Florida" or "Florida" to the end of an entity name **DOES NOT** constitute a difference. Please select a new name and make the substitution in all appropriate places. One or more words may be added to make the name distinguishable from the one presently on file.

When the document is resubmitted, please return a copy of this letter to ensure that your document is properly handled.

If you have any questions about the availability of a particular name, please call (904) 488-9000.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (904) 487-6924.

Sharon Tala
Document Specialist Supervisor

Letter Number: 195A00023653

**ARTICLES OF INCORPORATION
OF**

REALISTIC INVESTMENTS, INC.

**ARTICLE I
NAME**

The name of the corporation shall be: REALISTIC INVESTMENTS, INC.

The mailing address of the corporation is:

10097 Cleary Blvd., STE 501
Plantation, FL 33324

**ARTICLE II
DURATION**

The corporation shall commence its existence on the date of filing of these Articles of Incorporation and shall exist perpetually unless sooner dissolved according to law.

**ARTICLE III
PURPOSE**

The purpose of this corporation is to perform real estate transactions or to engage in any activity or business permitted under the laws of the United States and the State of Florida.

**ARTICLE IV
STOCK**

This corporation is authorized to issue one thousand (1000) shares of \$1.00 par value common stock.

**ARTICLE V
INITIAL REGISTERED AGENT AND OFFICE**

The street address of the initial registered office of this corporation is 10097 Cleary Blvd., STE 501, Plantation, FL 33324 and the initial registered agent of this corporation at that address is SCOTT D. LEON.

**ARTICLE VI
INCORPORATOR**

The name and address of the person signing these Articles is:

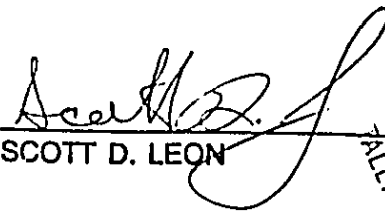
SCOTT D. LEON
10097 Cleary Blvd., STE 501
Plantation, FL 33324

FILED
95 MAY 18 11:11:57
SECRETARY OF STATE
TALLAHASSEE FLORIDA

**ARTICLE VII
INDEMNIFICATION**

The corporation shall indemnify any Officer or Director, or any former Officer or Director, to the full extent permitted by law.

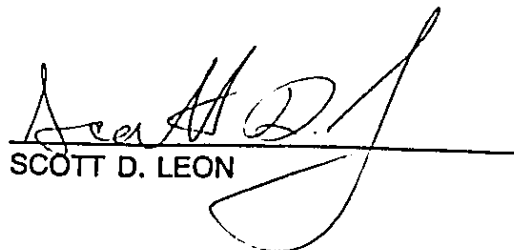
IN WITNESS WHEREOF, the undersigned has executed these Articles of Incorporation this 15 day of May, 1995.


SCOTT D. LEON

ACCEPTANCE OF REGISTERED AGENT

Having been named to accept service of process for the above stated corporation, at the place designated in Article V of these Articles of Incorporation, the undersigned hereby agrees to act in this capacity, and further agrees to comply with the complete discharge of his duties.

DATED this 15 day of May, 1995.


SCOTT D. LEON

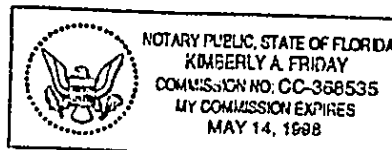
STATE OF FLORIDA :
:
COUNTY OF BROWARD :

BEFORE ME, a Notary Public authorized in the County and State set forth above, personally appeared SCOTT D. LEON who is personally known to me who, as Incorporator and Registered Agent, executed the foregoing Articles of Incorporation of REALISTIC INVESTMENTS, INC. and acknowledged before me that he executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, this 15th day of May, 1995.


Notary Public, State of Florida

My commission expires:



P95000039355

ARTICLES OF MERGER
Merger Sheet

MERGING: -----

REALISTIC INVESTMENTS, INC., a Florida corporation, number P95000039355

INTO

EQUITY VENTURES, INC., a Florida corporation, P95000001728.

File date: January 13, 1997

Corporate Specialist: Carol Mustain