

P9500040612

BROOKS & SIPOS
A PARTNERSHIP OF PROFESSIONAL ASSOCIATIONS
ATTORNEYS AT LAW
SUITE 302
250 BIRD ROAD
CORAL GABLES, FLORIDA 33146

PHILLIP H. BROOKS, P.A.
ANDREW L. SIPOS, JR., P.A.

TELEPHONE (305) 446-7333
FAX (305) 446-3882

April 28, 1995

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-05/08/95--01133--007
****122.50 ****122.50

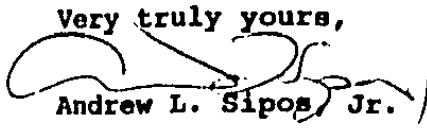
FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS
P.O. BOX 6327
TALLAHASSEE, FL 32314

Re: VIRGINIA KEY ECO-CAMPING, INC.

Gentlemen:

Enclosed for filing is the articles of incorporation for the above named corporation together with our check in the amount of \$122.50 for the filing, registered agent designation and a certified copy.

Very truly yours,


Andrew L. Sipos, Jr.

ALS/la
enclosures

SECRETARY OF STATE
TALLAHASSEE, FLORIDA

95 MAY 15 PM 3:08

FILED

789
625
671
File 5-15-95

SDS
1095-990



FLORIDA DEPARTMENT OF STATE
Sandra B. Morthum
Secretary of State

May 10, 1995

ANDREW L. SIPOS, JR., ESQ.
250 BIRD RD.
SUITE 302
CORAL GABLES, FL 33146

SUBJECT: VIRGINIA KEY ECO-CAMPING, INC.
Ref. Number: W9500009901

We have received your document for VIRGINIA KEY ECO-CAMPING, 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 effective date is not acceptable since it is not within five working days of the date of receipt.

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) 487-6931.

Steven Godfrey
Corporate Specialist

Letter Number: 795A00023701

ARTICLES OF INCORPORATION
OF
VIRGINIA KEY ECO-CAMPING, INC.

I, the undersigned, being of legal age, do hereby associate for the purpose of becoming a corporation under the laws of the State of Florida authorizing the formation of corporations.

ARTICLE I
NAME

The name of this corporation shall be:

VIRGINIA KEY ECO-CAMPING, INC.

ARTICLE II
NATURE OF BUSINESS

The general nature of the business and the object and purpose proposed to be transacted and carried on are to engage and do any and all activities or businesses permitted under the laws of the United States and the State of Florida.

ARTICLE III
CAPITAL STOCK

The capital stock authorized, the par value thereof, and the characteristics of each stock shall be as follows:

1. One Thousand (1,000) shares of common stock with a nominal or par value of ONE (\$1.00) DOLLAR per share.

2. The Board of Directors of this corporation, is hereby authorized within its exclusive discretion by majority vote to establish such limitations or restrictions on or divisions of the aforesaid stock, as it deems appropriate and is otherwise permissible by law without having to amend these Articles.

ARTICLE IV
INITIAL CAPITAL

The amount of capital with which this corporation shall commence business shall be not less than FIVE HUNDRED (\$500.00) DOLLARS.

ARTICLE V
COMMENCEMENT AND EXISTENCE

This corporation shall exist perpetually unless sooner dissolved according to law and said corporation's existence shall commence on the date of subscription and acknowledgment of these Articles of Incorporation.

ARTICLE VI
ADDRESS

The initial street address of said corporation shall be: 250 Bird Road, Coral Gables, Florida 33146, with the privilege of having its office and branch offices at other places within or without the State of Florida.

ARTICLE VII
NUMBER OF DIRECTORS

The number of Directors of this Corporation shall be not less than one (1), nor more than ten (10). The Corporation shall initially have one (1) Directors.

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55 MAY 15 PM 3:08
SECRETARY OF STATE
TALLAHASSEE FLORIDA

ARTICLE VIII
MANAGEMENT

The Corporation shall be managed by a Board of Directors unless the stockholders shall by a majority vote hereafter determine that the corporation shall be managed by the stockholders. If the Corporation is managed by Directors, the exact number of Directors shall be determined by the stockholders from time to time, but at no time shall there be less than one (1) Director. At no time shall the Corporation otherwise be managed by the stockholders unless there is only one (1) stockholder.

ARTICLE IX
INITIAL DIRECTOR

The name and address of the first Board of Directors of this Corporation, who shall hold office for the first year or until his successors are elected shall be:

<u>NAMES</u>	<u>ADDRESSES</u>
ANDREW L. SIPOS, JR.	13005 ZAMBRANA STRET CORAL GABLES, FL 33156

ARTICLE X
SUBSCRIBER

The name and post office address of the subscriber and incorporator is:

<u>NAME</u>	<u>ADDRESS</u>
ANDREW L.SIPOS, JR.	13005 ZAMBRANA STREET CORAL GABLES, FL 33156

The proceeds of the stock subscribed for will be at least as much as the amount necessary to begin business.

ARTICLE XI
AMENDMENT AND INDEMNIFICATION

These Articles may be amended, provided every Amendment is approved by a majority of the Board of Directors and Stockholders.

The Corporation shall indemnify as Directors or officers, or subscribers, or who, at the request of the Board of Directors or Stockholders of the corporation in which the Corporation at such time may own shares of stock or of which it was or may be a creditor, and their respective heirs, administrators, successors, and assigns, against any and all expenses, including amounts paid in settlement (before or after suit is commenced), actually and necessarily incurred by such persons in connection with the defense or settlement of any claim, action, suit or proceeding in which they, or any of them, by reason of being or having been Directors or officers of the Corporation, or of such other Corporation, except in relation to matters as to which any such Directors or officers shall be adjudged in any action, suit, or proceeding to be liable for his own gross negligence or willful misconduct in the performance of duty. Such indemnification shall be in addition to any other rights, to which the indemnification may be entitled under any law or bylaw, agreement, vote of stockholders or otherwise.

The private property of the Stockholders shall not be subject to the payment of the corporate debts in any extent whatever. The Corporation shall have a first lien on the shares of its members, and upon the dividends due them for any indebtedness to the Corporation for such members of the Corporation.

ARTICLE XII
ADDITIONAL POWERS

The Corporation shall have the further right and power to from time to time determine whether and to what extent and at what times and places, and under what conditions and regulations, the accounts and books of this Corporation (other than the stock book) or any of them shall be open to inspection of stockholders; and no stockholder shall have any right of inspecting any account book or document of this Corporation, except as conferred by Statute, unless authorized by a resolution of the stockholders or Board of Directors.

The Corporation may in its bylaws confer powers upon its Board of Directors or officers, in addition to the foregoing and in addition to the powers authorized and expressly conferred by statute.

Both Stockholders and Directors shall have power, if the bylaws so provide, to hold their respective meetings, and to have one or more offices within or without the State of Florida, at such places as may from time to time be designated by the Board of Directors.

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 Stockholders herein are granted subject to this reservation.

ARTICLE XIII
REGISTERED AGENT

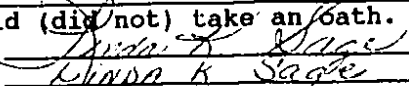
The Registered Agent to accept service of process within this State for said corporation shall be ANDREW L. SIPOS, JR. The registered office is located at 250 Bird Road, Coral Gables, Florida 33146.

IN WITNESS WHEREOF, I, the undersigned, being the original subscriber to the capital stock hereinabove named and the Incorporator, for the purposes of forming a Corporation to do business both within and without the State of Florida, under the laws of the State of Florida, do make and file these Articles, hereby declaring and certifying that the facts herein stated are true, and do respectively agree to take the number of shares hereinabove set forth, and hereunto set my hand and seal this May 15, 1995.


ANDREW L. SIPOS, JR.

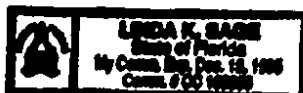
STATE OF FLORIDA)
) SS
COUNTY OF DADE)

THE FOREGOING instrument was acknowledged before me this May 15, 1995 by ANDREW L. SIPOS, JR., who is personally known to me or who has produced _____ as identification and who did (did not) take an oath.


(printed name)

NOTARY PUBLIC

Serial No. 10164306



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

IN COMPLIANCE WITH SECTION 48.091, FLORIDA STATUTES, THE
FOLLOWING IS SUBMITTED:

FIRST--THAT VIRGINIA KEY ECO-CAMPING, INC., DESIRING TO
ORGANIZE OR QUALIFY UNDER THE LAWS OF THE STATE OF FLORIDA, WITH
ITS PRINCIPAL PLACE OF BUSINESS AT CITY OF MIAMI, STATE OF FLORIDA,
HAS NAMED ANDREW L. SIPOS, JR., LOCATED AT 250 BIRD ROAD, SUITE
302, CORAL GABLES, FLORIDA 33146 AS ITS AGENT TO ACCEPT SERVICE OF
PROCESS WITHIN FLORIDA.

SIGNATURE

ANDREW L. SIPOS, JR.

TITLE SUBSCRIBER

DATE: May 15, 1995

HAVING BEEN NAMED TO ACCEPT SERVICE OF PROCESS FOR THE ABOVE
STATED CORPORATION, AT THE PLACE DESIGNATED IN THESE ARTICLES, I
HEREBY AGREE TO ACT IN THIS CAPACITY, AND I FURTHER AGREE TO COMPLY
WITH THE PROVISIONS OF ALL STATUTES RELATIVE TO THE PROPER AND
COMPLETE PERFORMANCE OF MY DUTIES.

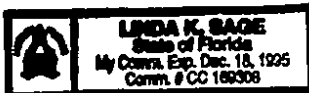
SIGNATURE

ANDREW L. SIPOS, JR.

DATE: May 15, 1995

STATE OF FLORIDA)
COUNTY OF DADE) SS

THE FOREGOING instrument was sworn to and subscribed before me
this May 15, 1995 by ANDREW L. SIPOS, JR., who is personally known
to me or who has produced
as identification and who did (did not) take an oath.



(printed name)

NOTARY PUBLIC

Serial No. CC 169308

FILED
95 MAY 15 PM 3:08
SECRETARY OF STATE
TALLAHASSEE FLORIDA

P95000040612

BROOKS & SIPOS

A PARTNERSHIP OF PROFESSIONAL ASSOCIATIONS

ATTORNEYS AT LAW

SUITE 302

250 BIRD ROAD

CONAL GABLES, FLORIDA 331

PHILLIP R. BROOKS, P.A.
ANDREW L. SIPOS, JR., P.A.

TELEPHONE (305) 446-7333
FAX (305) 446-3552

January 4, 1996

FLORIDA DEPARTMENT OF STATE
DIVISION OF CORPORATIONS
P.O. BOX 6327
TALLAHASSEE, FL 32314

Re: VIRGINIA KEY ECO-CAMPING, INC.
Document No. P95000040612

Gentlemen:

Enclosed for filing is amendment to the articles of incorporation for the above named corporation together with our check in the amount of \$87.50 for the filing and a certified copy.

Very truly yours,


Andrew L. Sipos, Jr.

ALS/la
enclosures

NC

SH $\frac{3}{13}$

56 MAR - 7 AM 12:23

60 MAR 1996

Articles of Amendment

1. The following provisions of the Articles of Incorporation of VIRGINIA KEY ECO-CAMPING, INC., a Florida corporation, filed in Tallahassee on May 23, 1995, as document number P95000040612, hereby are amended in the following particulars:

ARTICLE I, NAME, be and it is hereby amended to read as follows:

"The name of this corporation shall be:

ECO-CAMPING OF FLORIDA, INC."

2. The foregoing amendments were adopted by the Stockholders and Directors of the corporation on January 4, 1996.

3. The number of votes cast for the Amendment by the shareholders was sufficient for approval.

IN WITNESS WHEREOF, the undersigned President and Secretary of this corporation has executed these Articles of Amendment this March 5, 1996.

ECO-CAMPING OF FLORIDA, INC.

By:

[Signature]
Andrew L. Sipos, Jr.
President and Secretary

95 H&R - 7 AM 10:23

STATE OF FLORIDA)
COUNTY OF DADE) SS

THE FOREGOING instrument was acknowledged before me this March 5, 1996 by ANDREW L. SIPOS, JR., who is personally known to me or who has produced personally known to me as identification and who did (did not) take an oath.

[Signature]
Magaly's de Armas
(printed name)

NOTARY PUBLIC

Serial No. 10237067

