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November 13, 2000

Corporate Documents
Department of State
Division of Corporations
Corporate Filings
P.O. Box 6327
Tallahassee, Florida 321314

Re: Munser Realty, Inc.
EIN: 65-0641505

Dear Sir or Madam


We are attaching the taxpayer of reference's Articles of Dissolution and Plan of Liquidation.

We are also attaching a check in the amount of \$43.75 which includes the filing fee for the corporate dissolution and the fee for the certified copy of the dissolution. Please mail the certified copy to:

1110 Brickell Avenue, Suite 317
Miami, Florida 33131

If you have any questions please call me at 305-913-2674.

Very truly yours,


Raul Incera, CPA

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TALLAHASSEE, FLORIDA

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*Cert Copy

ARTICLES OF DISSOLUTION

OF


MUNSER REALTY, INC.

Pursuant to the provisions of Section 607.1402 and 607.1403 of the Florida Business Corporation Act (the "Act"), MUNSER REALTY, INC., a Florida corporation (the "Corporation") hereby adopts the following Articles of Dissolution and certifies the following information for the purposes of dissolving the Corporation:

- 1 The name of the Corporation filing these Articles of Dissolution is MUNSER REALTY, INC.
- 2 The Corporation's dissolution was approved by the shareholders. The votes cast for dissolution were sufficient for approval, as of September 25, 2000.
- 3 The dissolution of the Corporation shall be effective as of October 15, 2000. IN WITNESS WHEREOF, the undersigned President of MUNSER REALTY, INC. has executed these Articles of Dissolution on behalf of the Corporation as of September 25, 2000 to be effective as of October 15, 2000.

MUNSER REALTY, INC., a Florida Corporation

By: _____


Luis J. Mundarain, President

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PLAN OF COMPLETE LIQUIDATION

OF

MUNSER REALTY, INC.

- 1 Plan of Liquidation. This Plan of Complete Liquidation and Dissolution (the "Plan") is intended to accomplish the complete liquidation and dissolution of MUNSER REALTY, INC., a Florida Corporation (the "Corporation") through the distribution of all the Corporation's assets to its shareholders proportionately, in complete liquidation of the Corporation in accordance with the Florida Business Corporation Act (the "Act") and the Internal Revenue Code of 1986, as amended (the "Code"). Such liquidation and dissolution shall be accomplished in the manner stated in this Plan.
- 2 Approval. This Plan will be considered adopted by the Corporation when approved by the shareholders of the Corporation.
- 3 Liquidation Period. The "Liquidation Period" shall mean the period in which the Corporation shall liquidate and distribute any and all of its assets of any kind whatsoever to its shareholders in accordance with their respective rights and interest after provision for all outstanding liabilities. The period in which such assets shall be distributed, and the dissolution, shall be completed as soon as practicable, but in no event shall the Liquidation Period extend more than one (1) year after the effective date of the Articles of Dissolution filed with the Florida Secretary of State/
- 4 Abandonment. Upon approval of the Plan by the shareholders of the Corporation, the Directors and Officers of the Corporation may not, without further action by the shareholders, abandon this Plan.
- 5 Winding Up of Business. During the Liquidation Period, the Corporation shall continue its business only to the extent necessary to collect accounts receivable, maintain sufficient reserves to pay liabilities, and otherwise conduct business consistent with the objective of the Corporation to pay all outstanding liabilities and distribute all remaining assets to its shareholders and wind up its affairs.
- 6 Final Distribution of Assets. Not later than the end of the Liquidation Period, all assets of the Corporation not previously distributed shall be distributed to the shareholders of the

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Corporation. In no event shall any amount be retained by the Corporation beyond the end of the Liquidation Period to meet the claims of the shareholders with respect to their stock.

- 7 Cancellation of Outstanding Shares. Each of the foregoing distributions in complete liquidation shall be solely in exchange for, in complete redemption and cancellation of, and in payment for, all of the outstanding shares of the Corporation. The shareholders shall surrender their certificates for such shares for recording the receipt of distributions prior to the final distribution, and shall surrender any remaining certificate(s) representing outstanding charges of the Corporation for cancellation upon receipt of the final distribution herein authorized.
- 8 Filing. Within 30 days from the date of the adoption of this plan, the Officers of the Corporation shall file Form 966 with the appropriate offices of the Internal Revenue Service, together with a certified copy of this Plan and the corporate resolutions adopting this Plan. Upon the final distribution of all the assets of the Corporation, the Officers of the Corporation shall instruct the Corporation's accountants to close the books of the Corporation and to prepare and timely file a federal income tax return and a state income tax return on behalf of the Corporation, and such other forms as are appropriate.
- 9 State Filing Requirements. The Officers of the Corporation shall cause to be filed with the Florida Secretary of State, Division of Corporations, the necessary documents pursuant to the appropriate provisions of Florida Statutes Section 607.1402 and Section 607.1403, as those statutes presently exist or as may be amended, to effect a complete statutory dissolution of the Corporation, and to do such other actions as are required, including filing all necessary documents.
- 10 Authorization of Necessary Acts. The Officers of the Corporation shall have the power to adopt all resolutions, execute all documents, and are authorized, empowered and directed to file all papers and take whatever action as they may deem necessary or desirable for the purpose of effecting the complete liquidation and dissolution of the Corporation, and for carrying out the other purposes and intentions of the Plan, so long as any such actions shall not be inconsistent with the applicable provisions of the Act, the Code and the Treasury Regulations issued thereunder. The Officers shall be held harmless by the Corporation for any action under this Plan taken in good faith, and any expense or liability so incurred.
- 11 Intent. It is intended that this Plan shall be a plan of complete liquidation and dissolution within the terms of the applicable provisions of the Act and the Code. This Plan shall be deemed to authorize such action as, in the opinion of counsel, may be necessary to conform with the applicable provisions of the Act and the Code.

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