

P96000011431

TRANSMITTAL LETTER

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

60000170-1076  
-02/01/96--01073--008  
\*\*\*\*\*78.75 \*\*\*\*\*79.75

SUBJECT:

IDEALLY REALTY INC.  
(Proposed corporate name - must include suffix)

Enclosed is an original and one (1) copy of the articles of incorporation and a check for :

☐ \$70.00  
Filing Fee

☒ \$78.75  
Filing Fee  
& Certificate

☐ \$122.50  
Filing Fee  
& Certified Copy

☐ \$131.25  
Filing Fee,  
Certified Copy  
& Certificate

FROM:

ELISHA DEALLY  
Name (printed or typed)

3107 BLAKELY DR.  
Address

ORLANDO FL. 32835  
City, State & Zip

(407) 296-7455  
Daytime Telephone number

STATE OF FLORIDA  
TALLAHASSEE

26 FEB - 1 PM 1:08

FILED

FEB 6 1996 BSB

NOTE: Please provide the original and one copy of the articles.

**ARTICLES OF INCORPORATION  
OF  
IDEALLY REALTY INC.**

**FILED**

**96 FEB -1 PM 1:08**

**SECRETARY OF STATE  
TALLAHASSEE FLORIDA**

**ARTICLE I.  
NAME**

- The name of this corporation is Ideally Realty Inc.

**ARTICLE II.  
PURPOSE**

This corporation is organized for the following purpose(s):

- To engage in any or all lawful business for which corporation may be incorporated under the laws of Florida.

**ARTICLE III.  
POWERS**

The corporation shall have the following powers:

- To have a corporate seal, which may be altered at pleasure, and to be the same by causing it, or a facsimile thereof, to be impressed, affixed, or in any other manner reproduced.
- To purchase, take, receive, lease, or otherwise acquire, own, hold, improve, use and otherwise deal in and with real or personal property to any interest therein, wherever situated.
- To sell, convey, mortgage, pledge, create a security interest in, lease, exchange, transfer, and otherwise dispose of all or any part of its property and assets.
- To lend money to, and use its credit to assist its officers and employees in accordance with law.
- To purchase, take, receive, subscribe for, or otherwise acquire own, hold, vote, use, employ, sell, mortgage, lend, pledge, or otherwise dispose of, and otherwise use and deal in and with shares or other interests in, or obligations of, other domestic or foreign corporations, associations, partnerships, or individuals, or direct or indirect obligations of the United States or of any other government, state, territory, governmental district, or municipality or of any instrumentality thereof.
- To make contracts and guarantees and incur liabilities, borrow money at such rates of interest as the corporation may determine, issue its notes, bonds, and other obligations, and secure any of its obligations by mortgage or pledge of all or any of its property, franchises, and income.
- To lend money for its corporate purposes, invest and reinvest its funds, and take and hold real and personal property as security for the payment of funds so loaned or invested.
- To conduct its business, carry on its operations, and have offices and exercise the powers granted by law within or without this state.
- To elect or appoint officers and agents of the corporation and define their duties and fix their compensation.

- To make and alter By-Laws, not inconsistent with its Articles of Incorporation or with the laws of this state, for the administration and regulation of the affairs of the corporation.
- To make donations for the public welfare and for charitable, scientific, or educational purposes.
- To transact any lawful business which the board of directors shall find will be in aid of governmental policy.
- To pay pensions and establish pension plans, profit sharing plans, stock bonus plans, stock option plans, and other incentive plans for any or all of its directors, officers, and employees and for any or all of the directors, officers, and employees of its subsidiaries.
- To be a promoter, incorporator, partner, member, associate, or manager of any corporation, partnership, joint venture, trust, or other enterprise.
- To have and exercise all powers necessary or convenient to effects its purposes.

**ARTICLE IV.**  
**COMMENCEMENT OF CORPORATE EXISTENCE**

- This corporation shall commence existence upon filing of these Articles, and shall have perpetual existence.

**ARTICLE V.**  
**CAPITAL STOCK**

- This corporation is authorized to issue 8,000 shares of common stock having a par value of \$1.00 per share.

**ARTICLE VI.**  
**INITIAL REGISTERED OFFICE AND AGENT**

- The street address of the initial registered office of this corporation, and the name of the initial registered agent of this corporation at that address is:

Elisha Deally, President  
7310 Hunterdon Dr., Orlando, FL 32835

**ARTICLE VII.**  
**INITIAL BOARD OF DIRECTORS**

- This corporation shall have one director initially. The number of directors may be either increased or diminished from time to time as set forth in the By-Laws. The names and addresses of the directors of this corporation is:

Elisha Deally, President  
7310 Hunterdon Dr., Orlando, FL 32835

**ARTICLE VIII.**  
**INCORPORATION**

- The names and addresses of the persons signing these Articles of Incorporation is:

Elisha Deally, President  
7310 Hunterdon Dr., Orlando, FL 32835

**ARTICLE IX.  
BYLAWS**

- The power to adopt, alter, amend or repeal By-Laws shall be vested in the Board of Directors and the Shareholders.

**ARTICLE X.  
RESTRICTIONS ON TRANSFER OF STOCK**

- Transfer of shares of capital stock of this corporation may be restricted by the By-Laws or by agreement among the shareholders.

**ARTICLE XI.  
AMENDMENT**

- This corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation or any amendment hereto and any right conferred upon the shareholders is subject to this reservation.

**ARTICLE XII.  
PRINCIPAL OFFICE**

- The principal office address is 7310 Hunterdon Dr., Orlando, FL 32835.

IN WITNESS WHEREOF, the undersigned Incorporator has executed these Articles of Incorporation this 30th day of August, 1995.  
*January, 1996.*

Elisha Deally  
ELISHA DEALLY

**STATE OF FLORIDA  
COUNTY OF ORANGE**

BEFORE ME, a Notary Public authorized to take acknowledgements in the state and county set forth above, personally appeared Elisha Deally, who produced FLDL D400 214 50 405 0 as identification and to me known to be the person who executed the foregoing Articles of Incorporation, and who swore to and acknowledged before me that he executed those Articles of Incorporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the state and county aforesaid, this 30 day of August, 1995.  
*JAN 1996*

Inez A. Solan  
Notary Public  
My Commission Expires:

INEZ A. SOLAN  
Notary Public, State of Florida  
My Comm. expires Aug. 2, 1996  
Comm. No. CC219248


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

In pursuance of Chapter 48-091, Florida Statutes, the following is submitted, in compliance with said Act:

First -- that Idouly Realty Inc., desiring to organize under the laws of the State of Florida, with its principal office, as indicated in the Articles of Incorporation, at City of Orlando, County of Orange, State of Florida, has named Elisha Deally of 7310 Hunterdon Dr., Orlando, FL 32835, as its agent to accept service of process within this state.

**ACKNOWLEDGEMENT**

Having been named to accept service of process for the above stated corporation, at the place designated in this certificate, I hereby accept to act in this capacity, and agree to comply with the provisions of said act relative to keeping open said offices.

  
\_\_\_\_\_  
Elisha Deally  
Registered Agent

FILED  
56 FEB -1 PM 1:08  
TALLAHASSEE, FLORIDA