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DIVISION OF CORPORATIONS  
**P96000028923**

ACCOUNT NO. : 072100000032

REFERENCE : 902718 168061A

AUTHORIZATION : *Patricia P. Pyzdek*

COST LIMIT : \$ 122.50

FILED  
SECRETARY OF STATE  
DIVISION OF CORPORATIONS  
96 APR - 1 AM 11:34

ORDER DATE : April 1, 1996

ORDER TIME : 11:27 AM

ORDER NO. : 902718

CUSTOMER NO: 168061A

CUSTOMER: Robert C. Stone, Esq  
ROBERT C. STONE, P.A.

411000017651284

Suite 202b  
4330 Sheridan Street  
Hollywood, FL 33021

DOMESTIC FILING

NAME: TERRACE REAL ESTATE INC.

EFFECTIVE DATE:

ARTICLES OF INCORPORATION  
 CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

CERTIFIED COPY  
 PLAIN STAMPED COPY  
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: Victoria L. Perez

EXAMINER'S INITIALS: 5/4/3

ARTICLES OF INCORPORATION  
OF  
TERRACE REAL ESTATE INC.

RECORDED  
DIVISION OF CORPORATIONS  
MAR 11 1966

The undersigned, for the purposes of forming a Corporation for Profit under the laws of the State of Florida, hereby adopts the following Articles of Incorporation for such corporation:

Article I - Name

The name of the Corporation is Terrace Real Estate Inc.

Article II - Principal Office

The principal office of the Corporation is 4330 Sheridan Street, Suite 202B, Hollywood, Florida 33021.

Article III - Duration

The Corporation shall have perpetual existence unless dissolved pursuant to law.

Article IV - Nature of Business

The Corporation may engage in any activity or business permitted under the laws of the United States or the State of Florida.

Article V - Capital Stock

The Corporation is authorized to issue Five Hundred (500) shares of One dollar (\$1.00) per share par value common stock.

Article VI - Initial Registered Office and Agent

The street address of the initial registered office of the Corporation is 4330 Sheridan Street, Suite 202B, Hollywood, Florida 33021, and the name of the initial registered agent of the Corporation at that address is Robert C. Stone. The Board of Directors of the Corporation may from time to time move its principal office in the State of Florida to any other place in this State.

Article VII- Initial Board of Directors

The Corporation shall initially have one (1) director(s) to hold office until the first annual meeting of shareholders and his\their successor(s) shall have been duly elected and qualified, or until his\their earlier resignation, removal from office or death. The number of directors may be either increased or decreased from time to time in accordance with the Bylaws of the Corporation. The name and address of the initial director(s) of

the Corporation is as follows:

Name	Address
Joseph Muraskin	4330 Sheridan Street Suite 202B Hollywood, Florida 33021

ARTICLE VIII - Officers

The names and addresses of the original officers are as follows:

President:	Joseph Muraskin
Secretary\Treasurer:	Robert C. Stone

Article IX - Incorporator

The name and address of the incorporator is as follows:

Robert C. Stone  
4330 Sheridan Street  
Suite 202B  
Hollywood, Florida 33021

Article X - Amendments

The power to amend these Articles of Incorporation in accordance with law is reserved to the shareholders. Any right conferred upon any shareholder by these Articles of Incorporation is subject to this reservation.

IN WITNESS WHEREOF, the undersigned has executed these Articles of Incorporation this 15 day of March, 1996.

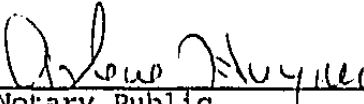
  
\_\_\_\_\_  
INCORPORATOR

STATE OF FLORIDA     )  
                                  ) SS  
COUNTY OF BROWARD    )

BEFORE ME, the undersigned authority, authorized to take acknowledgements in the state and county set forth above, personally appeared ROBERT C. STONE, known to be and known by me to be the person who executed the foregoing Articles of Incorporation, and he acknowledged before me that he executed these Articles of

Incorporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the state and county aforesaid this 25 day of March, 1996.

  
\_\_\_\_\_  
Notary Public  
My Commission Expires

(Notarial Seal)

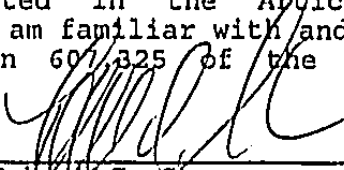


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SECRETARY OF CORPORATIONS  
DIVISION OF CORPORATIONS  
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**ACCEPTANCE OF DESIGNATION AS REGISTERED AGENT**

I hereby certify that I have accepted the appointment as the initial registered agent of TERRACE REAL ESTATE INC., and agree to serve as its agent to accept service of process within this State at the Registered Office designated in the Articles of Incorporation, and acknowledge that I am familiar with and accept the obligations pursuant to Section 607.325 of the Florida Statutes.

Dated this 25th day of March, 1996

  
\_\_\_\_\_  
Robert C. Stone