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FAX: (904) 922-4000

FROM: ACE INDUSTRIES, INC.
54 NW 11TH ST

MIAMI FL 33136-2890- 010
CONTACT: LYNN FRIEDMAN
PHONE: (305) 358-2871
FAX: (305) 358-7832

(((H96000005763))) DOCUMENT TYPE: FLORIDA PROFIT CORPORATION OR P.A.
NAME: COLONIAL TOWNHOMES, INC.

FAX AUDIT NUMBER: H96000005763
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H96-05763

ARTICLES OF INCORPORATION

of COLONIAL TOWNHOMES, INC.

a CORPORATION FOR PROFIT formed under the Florida General Corporation Act.

Article 1: Name of the Corporation: COLONIAL TOWNHOMES, INC.
Address of the Corporation: 717 PONCE DE LEON BLVD. Suite 322
CORAL GABLES, FL 33134

Article 2: DURATION: Term of existence of the corporation is perpetual.

Article 3: PURPOSE: The Corporation may transact any and all lawful business for which corporations may be incorporated under the Laws of the UNITED STATES and the STATE OF FLORIDA.

Article 4: CAPITAL STOCK: The number of shares which the corporation has authorized to be outstanding at any one time is 6,000.
PAR VALUE $1.00 (Information about PAR VALUE is not required but may be included).

Article 5: REGISTERED OFFICE: The street address of the initial registered office of the corporation shall be:
717 PONCE DE LEON BLVD. Suite 322, CORAL GABLES, FL 33134,
and the name of the initial registered agent at such address is EDDY GARCIA.

I am familiar with and hereby accept the duties and responsibilities as registered agent for said corporation. 4/23/96

Signature of Registered Agent — Date
EDDY GARCIA

Article 6: The board of directors are as follows:
The name and address of the Initial Director : (All persons listed after the first are additional directors)

1. EDDY GARCIA
518 EAST 54th STREET
HIALEAH, FL 33013

MARTY CAPARROS
9101 E. BAY HARBOR DRIVE
BAY HARBOR, FL 33156

Article 7: The Name and address of the incorporator is:

EDDY GARCIA
518 EAST 54th STREET
HIALEAH, FL 33013

MARTY CAPARROS
9101 E. BAY HARBOR DRIVE
BAY HARBOR, FL 33156

In witness whereof I have subscribed my name

Signature of Incorporator
EDDY GARCIA/MARTY CAPARROS

H96-05763

ace INDUSTRIES, INC.
54 NW 11th Street
Miami, FL 33136
305-358-2571