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 NAME: SUNSHINE GARDEN APARTMENTS, INC.  
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**ARTICLES OF INCORPORATION  
OF**

**SUNSHINE GARDEN APARTMENTS, INC.**

The undersigned subscriber(s) to these Articles of Incorporation, each a natural person competent to contract, hereby associate themselves together to form a corporation under the laws of the State of Florida.

**ARTICLE I. NAME**

The name of this corporation is SUNSHINE GARDEN APARTMENTS, INC.

**ARTICLE II. NATURE OF BUSINESS**

The corporation may engage in any activity or business which is permitted under the laws of the United States and of the State of Florida.

**ARTICLE III. CAPITAL STOCK**

The maximum number of shares of stock that this corporation is authorized to have outstanding at any one time is one hundred (100) shares of common stock without nominal or par value. The consideration to be paid for each share shall be fixed by the Board of Directors. The stock so issued shall be fully paid and non-assessable.

**ARTICLE IV. INITIAL CAPITAL**

The amount of capital with which this corporation will begin business is Five Hundred and no/100 (\$500.00) Dollars.

**ARTICLE V. TERM OF EXISTENCE**

This corporation is to exist perpetually.

**ARTICLE VI. PRINCIPAL OFFICE**

The initial street address of the principal office of this corporation in the State of Florida is 3240 North 47th Avenue, Hollywood, Florida 33021.

This Instrument Prepared By:  
Douglas C. Kaplan, Esq.  
Florida Bar No. 041302  
Kaplan, Jaffe and Gatas, P.A.  
2435 Hollywood Boulevard  
Hollywood, Florida 33020  
Telephone: (954) 920-9110

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The Board of Directors may, from time to time, move the principal office to any other address in the State of Florida.

**ARTICLE VII. DIRECTORS**

This corporation shall have not less than one director.

**ARTICLE VIII. INITIAL DIRECTORS**

The names, titles and addresses of the first the Board of Directors are:

<b>NAME</b>	<b>TITLE</b>	<b>ADDRESS</b>
Abraham Levy	President	3240 North 47th Avenue Hollywood, Florida 33021

These officers shall hold office for the first year of existence of this corporation or until their successors are elected or appointed and have qualified.

**ARTICLE IX. SUBSCRIBERS**

The names and addresses of each subscriber to these Articles of Incorporation are:

<b>NAME</b>	<b>ADDRESS</b>
Abraham Levy	3240 North 47th Avenue Hollywood, Florida 33021

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

The street address of the initial Registered Office of this corporation is: 3240 North 47th Avenue, Hollywood, Florida 33021, and the name of the initial Registered Agent of this corporation is Abraham Levy.

**ARTICLE XI. AMENDMENTS**

These Articles of Incorporation may be amended in the manner provided by law. Every Amendment shall be approved by the Board of Directors, proposed by them to the Stockholders, and approved at a Stockholders' meeting by a majority of the Stockholders entitled to vote thereon.

**ARTICLE XII.**

The Board of Directors, from time to time, shall determine whether and to what extent and what time and place, and under what conditions and regulations, the accounts and books of the

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corporation, or any of them, shall be open to inspection of the stockholders, and no stockholder shall have the right to inspect any account or document of the corporation except as permitted by statute, or Board of Directors or by resolution of the stockholders.

IN WITNESS WHEREOF, the undersigned have made and subscribed to these Articles of Incorporation, at Hollywood, Broward County, Florida, this 5th day of May, 1996, for the uses and purposes aforesaid.

Abraham Levy (SEAL)  
ABRAHAM LEVY

STATE OF FLORIDA )  
COUNTY OF BROWARD )

SS:

I HEREBY CERTIFY that on this day before me, a Notary Public, duly authorized in the State and County named above to take acknowledgments, personally appeared, ABRAHAM LEVY, who is (X) personally known to me or who has ( ) produced a valid driver's license or passport as identification and who did not take an oath and who subscribed to the foregoing Articles of Incorporation and who acknowledged before me the execution thereof for the uses and purposes therein mentioned and set forth.

WITNESS my hand and official seal in the County and State above set forth this 5th day of May, 1996.

Synthia S. Leffert  
NOTARY PUBLIC, STATE OF FLORIDA

My Commission Expires:



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

In pursuance of Chapter 48.001, Florida Statutes, the following is submitted, in compliance with said act:

First--That **SUNSHINE GARDEN APARTMENTS, 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 Hollywood, County of Broward, State of Florida, has named **ABRAHAM LEVY**, located at 3240 North 47th Avenue, Hollywood, Broward County, Florida, as its agent to accept service of process within this state.

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

  
**ABRAHAM LEVY**  
Registered Agent

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TALLAHASSEE, FLORIDA

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