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SECRETARY OF STATE
TALLAHASSEE, FLORIDA

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CORPORATION NAME(S) & DOCUMENT NUMBER(S), (if known):

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- ☐ Walk in ☐ Pick up time _____ ☐ Certified Copy
☐ Mail out ☐ Will wait ☐ Photocopy ☐ Certificate of Status

| NEW FILINGS | | AMENDMENTS | |
|--------------------------|-------------------|--------------------------|--|
| <input type="checkbox"/> | Profit | <input type="checkbox"/> | Amendment |
| <input type="checkbox"/> | NonProfit | <input type="checkbox"/> | Resignation of R.A., Officer/ Director |
| <input type="checkbox"/> | Limited Liability | <input type="checkbox"/> | Change of Registered Agent |
| <input type="checkbox"/> | Domestication | <input type="checkbox"/> | Dissolution/Withdrawal |
| <input type="checkbox"/> | Other | <input type="checkbox"/> | Merger |

6-19-96
TB

| OTHER FILINGS | | REGISTRATION/ QUALIFICATION | |
|--------------------------|------------------|--------------------------------|---------------------|
| <input type="checkbox"/> | Annual Report | <input type="checkbox"/> | Foreign |
| <input type="checkbox"/> | Fictitious Name | <input type="checkbox"/> | Limited Partnership |
| <input type="checkbox"/> | Name Reservation | <input type="checkbox"/> | Reinstatement |
| | | <input type="checkbox"/> | Trademark |
| | | <input type="checkbox"/> | Other |

**ARTICLES OF INCORPORATION
OF
JVB REAL ESTATE SERVICES, INC.**

The undersigned, acting as incorporator of JVB Real Estate Services, Inc. under the Florida Business Corporation Act, adopts the following Articles of Incorporation.

ARTICLE I. NAME

The name of the corporation is:

JVB REAL ESTATE SERVICES, INC.

ARTICLE II. ADDRESS

The mailing address of the corporation is:

Post Office Box 897
Winter Park, Florida 32790

ARTICLE III. COMMENCEMENT OF EXISTENCE

The existence of the corporation will commence upon the filing date of these Articles of Incorporation.

ARTICLE IV. PURPOSE

The corporation is organized to engage in any activity or business permitted under the laws of the United States and Florida.

ARTICLE V. AUTHORIZED SHARES

The maximum number of shares that the corporation is authorized to have outstanding at any time is 1,000 shares of common stock having a par value of \$.01 per share.

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ARTICLE VI. INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the corporation is 1656 Palm Beach Drive, Apopka, Florida 32712, and the name of the corporation's initial registered agent at that address is Johannes V. Bruun.

ARTICLE VII. INITIAL BOARD OF DIRECTORS

The corporation shall have one (1) director initially. The number of directors may be increased from time to time, as provided by the bylaws, but shall never be less than one. The name and street address of the initial director is:

| Name | Address |
|-------------------|--|
| Johannes V. Bruun | 1656 Palm Beach Drive Apopka, Florida 32712 |

ARTICLE VIII. INCORPORATOR

The name and address of the incorporator is:

| Name | Address |
|-------------------|--|
| Johannes V. Bruun | 1656 Palm Beach Drive Apopka, Florida 32712 |

The incorporator of the corporation assigns to this corporation his rights under Section 607.0201, Florida Statutes, to constitute a corporation, and he assigns to those persons designated by the board of directors any rights he may have as incorporator to acquire any of the capital stock of this corporation, this assignment becoming effective on the date corporate existence begins.

ARTICLE IX. INDEMNIFICATION

The person who now is or hereafter shall be a Director or Officer of the corporation shall be indemnified by the corporation against all costs and expenses (including counsel fees) hereafter reasonably incurred by or imposed upon him in connection with, or resulting from, any action, suit or proceedings of whatever nature, to which he is or shall be made a party by reason

of his being or having been a Director or Officer of the corporation (whether or not he is a Director or Officer of the corporation at the time he is made a party to such action, suit or proceeding, or at the time such cost or expense is incurred by or imposed upon him) except in relation to matters as to which he shall be finally adjudged in such action, suit or proceeding to have been derelict in the performance of his duties as such Director or Officer. The right of indemnification herein provided shall not be exclusive of other rights to which any such person may now or hereafter be entitled as a matter of law.

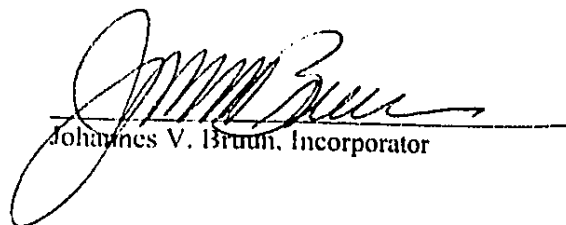
ARTICLE X. BYLAWS

The power to adopt, alter, amend, or repeal bylaws shall be vested in the board of directors and the shareholders, except that the board of directors may not amend or repeal any bylaw adopted by the shareholders if the shareholders specifically provide that the bylaw is not subject to amendment or repeal by the directors.

ARTICLE XI. AMENDMENTS

The corporation reserves the right to amend, alter, change, or repeal any provision contained in these Articles of Incorporation in the manner prescribed by law, and all rights herein conferred on shareholders are subject to this reservation.

The undersigned incorporator, for the purpose of forming a corporation under the laws of the State of Florida, has executed these Articles of Incorporation this 14th day of June, 1996.


Johannes V. Bruhn, Incorporator

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

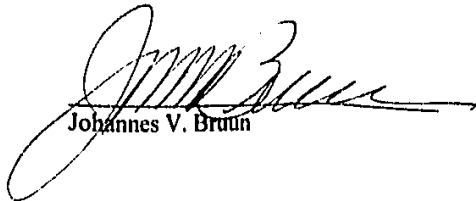
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SECRETARY OF STATE

Pursuant to Chapter 48.091, Florida Statutes, the following is submitted:

That JVB Real Estate Services, Inc. desiring to organize under the laws of the State of Florida with its initial registered office as indicated in the Articles of Incorporation, at Orange County, State of Florida, has named Johannes V. Bruun as its agent to accept service of process within this state.

ACKNOWLEDGMENT:

Having been named to accept service of process for the corporation named above, at the place designated in this certificate, the undersigned agrees to act in that capacity, to comply with the provisions of the Florida Business Corporation Act, and am familiar with, and accept, the obligations of that position.


Johannes V. Bruun