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TEMS 96  
6:26 PM PUBLIC ACCESS SYSTEM (((H96000009154)))  
SHEET TO: DIVISION OF CORPORATIONS  
STATE  
PT LAUDERDALE FL 33311-  
ROMAN FAX: (904) 922-4000  
385-6761 (((H96000009154)))  
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TIME REQUESTED: 18:26:27  
STATUS: 0  
CHARGE: \$70.00  
FLORIDA DIVISION OF CORPORATIONS  
FROM: FILINGS, INC. DEPARTMENT OF  
3732 NW 16TH ST STATE OF FLORIDA 409 EAST GAINES STREET  
04 TALLAHASSEE, FL 32399  
CONTACT: TERESA  
PHONE: (904) 385-6735 FAX: (904)  
DOCUMENT TYPE: FLORIDA PROFIT CORPORATION  
NAME: WELLINGTON PROPERTY VENTURES, INC. FAX AUDIT NUMBER:  
CURRENT STATUS: REQUESTED DATE REQUESTED: 07/01/1996  
CERTIFIED COPIES: 0  
METHOD OF DELIVERY: MAIL ESTIMATED  
ACCOUNT NUMBER: 072720000101  
Note: Please print this page and use it as a cover sheet when submitting documents to the Division of Corporations. Your document cannot be processed without the information contained on this page. Remember to type the Fax Audit number on the top and bottom of all pages of the document. (((H96000009154))) \*\* ENTER 'M' FOR MENU.

*How for pick up*

*2/6/96*

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SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

DIVISION OF CORPORATIONS

56 JUL -2 AM 7:57

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ARTICLES OF INCORPORATION

OF

WELLINGTON PROPERTY VENTURES, INC.

THE UNDERSIGNED, John R. DeToma executed the following document as incorporator of the above named corporation, a corporation organized under the laws of the State of Florida, and all rights, duties and obligations of the undersigned as incorporator, and those of the corporation, are to be determined in accordance with the laws of the State of Florida.

ARTICLE I - NAME AND MAILING ADDRESS

- a. The name of this corporation shall be: WELLINGTON PROPERTY VENTURES, INC.
- b. The mailing address of this corporation shall be at:

2111 Lynx Place  
Loxahatchee, FL 33470

c. This corporation may have such other places of business in the State of Florida as the nature and progress of the business of the corporation shall, from time to time, render necessary and/or desirable. The Board of Directors may, from time to time, move the principal office to any other address or place in Florida. Said corporation shall have the power to conduct its business outside the State of Florida, or in any and all of the several States and Territories of the United States, including the District of Columbia, and any and all foreign countries and may have one or more offices in any of said places.

ARTICLE II - EXISTENCE

This corporation shall commence existence upon:

The filing of these Articles of Incorporation by the Department of State, State of Florida, and shall have perpetual existence.

ARTICLE III - NATURE OF BUSINESS

The general nature of the business to be transacted by the corporation and its objects and powers shall be as follows:

To transact any and all lawful business under the laws of the United States and of the State of Florida.

Stuart A. Lipson, Esq.  
Fla. Bar No. 885770  
28 W. Flagler St. #202  
Miami, FL 33130  
(305) 377-1464

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ARTICLE IV - CAPITAL STOCK

a. The aggregate number of shares which this corporation shall have authority to issue is the total sum of 1,000,000 shares, having an individual par value of \$.01 per share.

b. The capital stock may be paid for in property, labor, services or cash.

c. Unless otherwise stated in these articles, or in an amendment to these articles, there shall be only one (1) class of stock of this corporation.

ARTICLE V - INITIAL CAPITAL

The amount of capital with which this corporation will begin business shall not be less than \$1,000.00.

ARTICLE VI - INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office and the name of the initial Registered Agent of this corporation shall be:

Registered Office: 2111 Lynx Place  
Loxahatchee, FL 33470

Registered Agent: John R. DeToma

ARTICLE VII - INITIAL BOARD OF DIRECTORS

The initial Board of Directors shall consist of one (1) member(s). The number of directors may be increased or decreased from time to time by vote of the stockholders, but in no case shall the number of directors be less than one. The names and address of the directors constituting the initial Board of Directors is/are:

NAME: John R. DeToma

ADDRESS: 2111 Lynx Place  
Loxahatchee, FL 33470

ARTICLE VIII - INCORPORATOR

The name and address of the incorporator executing these Articles of Incorporation is:

NAME: John R. DeToma

ADDRESS: 2111 Lynx Place  
Loxahatchee, FL 33470


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**ARTICLE IX - INDEMNIFICATION**

The corporation shall indemnify any present or former officer or director, or person exercising powers and duties of a director, to the full extent of the law now or hereafter permitted.

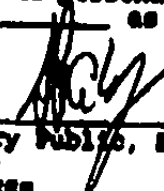
IN WITNESS WHEREOF, the undersigned incorporator has executed these Articles of Incorporation this 1ST day of July, 1996.

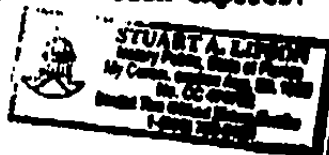
  
John R. DeToma, Incorporator

STATE OF FLORIDA )  
COUNTY OF PALM BEACH ) SS:

BEFORE ME, a notary public authorized to take acknowledgements in the state and county set forth above, personally appeared John R. DeToma, known to me and known by me to be the person who executed the foregoing Articles of Incorporation, and he acknowledged before me that he executed those Articles of Incorporation; and

THE FOREGOING INSTRUMENT was acknowledged before me this 1st day of July, 1996, by John R. DeToma who is personally known to me or who has produced \_\_\_\_\_ as identification and who did take an oath.

  
Notary Public, State of Florida  
NAME:  
ADDRESS:  
SUITE:  
Commission No.  
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 807.34, Florida Statutes, the following is submitted, in compliance with said Act:

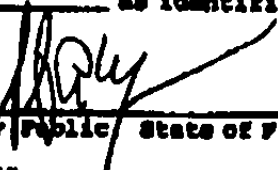
First, that WELLINGTON PROPERTY VENTURES, INC., desiring to organize under the laws of the State of Florida, with its principal office, as indicated in the Articles of Incorporation at City of Loxahatchee, Palm Beach County, State of Florida, has named John R. DeToma, located at 3111 Lynx Place, Loxahatchee, FL 33470 as its agent to accept service of process within this state.

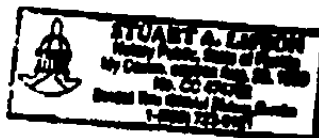
**ACKNOWLEDGEMENT:**

Having been named to accept service of process for the above stated corporation, at 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 office.

  
John R. DeToma, Registered Agent

THE FOREGOING INSTRUMENT was acknowledged before me this 1st day of July, 1996, by John R. DeToma who is personally known to me or who has produced \_\_\_\_\_ as identification and who did take an oath.

  
Notary Public, State of Florida  
NAME:  
ADDRESS  
SUITE  
Commission No.:  
My commission expires:



FILED  
96 JUL - 2 PM 12:42  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

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