

P96000060264  
GARY MANDEL P.A.  
ACCOUNTING • INCOME TAXES

(054) 431-0091

2501 E. Saratoga Drive  
Cooper City, FL 33026-5009

Secretary of State  
Corporations Record Bureau  
Department of State  
P. O. Box 6327  
Tallahassee, Florida 32314

8000001897129  
80717796-01103-003  
\*\*\*\*\*70.00 \*\*\*\*\*70.00

To Whom It May Concern:

Please see enclosed original and a copy of Articles of Corporation for: Wegmann Real Estate Corporation Inc

Also, please see enclosed a check for \$70.00 to cover the costs of incorporation fees of said corporation.

\$35.00 Filing Fee

\$35.00 Registered Agent Fee

If there are any questions regarding this corporation, please call the number listed above. Thank you.

Respectfully,

  
Gary Mandel

FILED  
JUL 17 AM 10:31  
TALLAHASSEE, FLORIDA

7/18/96  
TB

## ARTICLES OF INCORPORATION

We, the undersigned, hereby associate ourselves together for the purpose of becoming a corporation under the laws of the state of Florida providing for the formation, liability, rights, privileges and immunities of corporations for profit.

### ARTICLE I, NAME

The name of this corporation shall be as follows:

WEGMANN REAL ESTATE CORPORATION

### ARTICLE II, NATURE OF BUSINESS

This corporation may engage in any activity or business 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 time is five hundred (500) shares of common stock, of one dollar (\$1.00) par value.

### ARTICLE IV, INITIAL CAPITAL

The amount of capital with which this corporation will begin business will not be less than one hundred (\$100.00) dollars.

### ARTICLE V, TERM OF EXISTENCE

This corporation is to have perpetual existence.

### ARTICLE VI, ADDRESS

The initial street address in the state of Florida of the principal office shall be as follows:

13901 LURAY ROAD  
FT LAUDERDALE, FLORIDA 33330

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

ARTICLE VII, INITIAL BOARD OF DIRECTORS

This corporation shall have one Director initially. The number of Directors may be either increased or diminished by the by-laws adopted by the shareholders but shall never be less than one. The name and address of the initial Director of this Corporation is:

MARNETTE WEGMANN  
13901 LURAY ROAD  
FT LAUDERDALE, FLORIDA 33330

ARTICLE VIII, INCORPORATOR

The name and address of the incorporator:

MARNETTE WEGMANN  
13901 LURAY ROAD  
FT LAUDERDALE, FLORIDA 33330

ARTICLE IX, BY-LAWS

The power to adopt, alter, amend or repeal by-laws shall be vested in the Board of Directors and Shareholders.

ARTICLE X, AMENDMENT

This Corporation reserves the right to amend or repeal any provisions contained in these Articles of Incorporation, or any amendment to them, and any right conferred upon the shareholder is subject to this reservation.

ARTICLE XI, SUB CHAPTER S CORPORATION

This Corporation may be a Sub Chapter S Corporation as defined by the Internal Revenue Code.

ARTICLE XII, REGISTERED AGENT AND REGISTERED OFFICE

The Registered Agent, listed below, with address, accepts this position as signed below:

MARNETTE WEGMANN

The Registered Office will be located at the address below:

13901 LURAY ROAD  
FT LAUDERDALE, FLORIDA 33330

REGISTERED AGENT ACCEPTANCE

I hereby am familiar with and accept the duties and responsibilities as Registered Agent for Wegmann Real Estate Corporation.

Marnette Wegmann  
Registered Agent

SWORN TO AND SUBSCRIBED BEFORE ME THIS 1 DAY OF  
JULY 1996 .

GARY MANDEL  
NOTARY PUBLIC



IN WITNESS WHEREOF, the undersigned, as subscribing incorporators, have herinto sert our hands and seals on July 1, 1996 for the purpose of forming this Wegmann Real Estate Corporation under the laws of the State of Florida, and hereby make and file, in the Office of the Secretary of State of Florida, these Articles of Incorporation, and certify that the facts herein stated are true.

Marnette Wegmann

SWORN TO AND SUBSCRIBED BEFORE ME THIS 1 DAY OF JULY 1996.

[Signature]  
NOTARY PUBLIC

