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MASSARI & BELL, P.A.
ATTORNEYS AT LAW

FILED
SEP 12 1996
TALLAHASSEE, FLORIDA

September 10, 1996

Secretary of State,
State of Florida
Division of Corporations
409 East Gaines Street
Tallahassee, Florida 32314

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****122.50 ****122.50

RE: RUSSELL SAGE PROPERTIES, INC.

Dear Sir or Madam:

Enclosed please find the original and one (1) copy of the Articles of Incorporation for the above referenced corporation. Additionally, our client's check in the amount of \$122.50 which represents your fee for filing same. Please file the Articles and return the date stamped copy to our office.

Thank you for your courtesy and cooperation regarding the above, should you require anything further, please do not hesitate to contact me.

Sincerely yours,

MASSARI & BELL, P.A.

By: Stephen O. Barlow
Stephen O. Barlow
his absence to avoid delay

SB/dsk

Enclosure

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**ARTICLES OF INCORPORATION
OF
RUSSELL SAGE PROPERTIES, INC.**

The undersigned incorporator hereby forms a corporation under Chapter 607 of the laws of the State of Florida

ARTICLE I. NAME

The name of the corporation shall be:

RUSSELL SAGE PROPERTIES, INC.

The address of the principal office of this corporation shall be 109 N. Brush Street, Ste. 400, Tampa, Florida 33602, and the mailing address shall be the same.

ARTICLE I. NATURE OF BUSINESS

This corporation may engage or transact in any or all lawful activities or businesses permitted under the laws of the United States, the State of Florida or any other state, country, territory or nation.

ARTICLE III. CAPITAL STOCK

The maximum number of shares of stock that this corporation is authorized to have outstanding at any one time is 10,000 shares of common stock having \$1.00 par value per share.

ARTICLE IV. ADDRESS

The street address of the initial registered office of the corporation shall be 3110 Chapin Avenue, Tampa, Florida, 33611, and

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the name of the initial registered agent of the corporation at that address is Russell Sampson.

ARTICLE V. TERM OF EXISTENCE

This corporation is to exist perpetually.

ARTICLE VI. OFFICERS AND DIRECTORS

This corporation shall have one officer and two directors initially. The name of the street address of the initial officers and directors who shall hold office for the first year of the corporation, or until their successors are elected or appointed are:

Russell Sampson Pres./Treas./Dir.	3110 Chapin Ave., Tampa, Florida 33611
Robert Sampson Director	3110 Chapin Ave., Tampa, Florida 33611

ARTICLE VII. INCORPORATOR

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

Russell Sampson
3110 Chapin Ave.
Tampa, Florida 33611

IN WITNESS WHEREOF, the undersigned has hereunto set his hand on this 10th day of September, 1996.

Russell Sampson
Russell Sampson

ACCEPTANCE OF REGISTERED AGENT DESIGNATED
DESIGNATED IN ARTICLES OF INCORPORATION

Russell Sampson, having a business office located at 3110 Chapin Ave., Tampa, Florida 33611 and having been designated as the Registered Agent in the above and forgoing Articles, is familiar with and accepts the obligations of the position of Registered Agent under Section 607.0505, Florida Statutes.

Russell Sampson
Russell Sampson

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