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LAW OFFICES

COHEN, BERKE, BERNSTEIN, BRODIE & KONDELL

A PROFESSIONAL ASSOCIATION

Francisco J. Arbide
Extension 1330

TERREMARK CENTRE
19TH FLOOR
2601 SOUTH BAYSHORE DRIVE
MIAMI, FLORIDA 33133-5460

TELEPHONE (305) 854-5900
TELECOMER (305) 857-0857

DOCA RATON OFFICE
TELEPHONE (407) 395-0407
TELECOMER (407) 394-0371

EFFECTIVE DATE
9-11-96

September 12, 1996

DIVISION OF CORPORATIONS
P.O. Box 6327
Tallahassee, Florida 32314

RECEIVED
SEP 15 1996
01130-0113
000122.50 000122.50

Re: Casa Playa Management Company, Inc.

Gentlemen:

Enclosed herewith are the following:

1. Original and one copy of the Articles of Incorporation of the above-captioned corporation.
2. Our check, in the sum of \$122.50, payable to the Secretary of State, representing the following:

Filing Fee	\$35.00
Certified Copy Fee	52.50
Resident Agent Fee	35.00
	<hr/>
	\$122.50

Please certify and return to the undersigned the enclosed copy of the Articles of Incorporation. I have enclosed a stamped, self-addressed envelope for this purpose.

Thank you in advance for your usual courtesy.

Sincerely,

Peggy Marinelli

Peggy Marinelli, Legal Assistant
to Francisco J. Arbide

/pm
Encs.

09 SEP 1996 3:27
ENC
9-13-96
KR

9-11-96

ARTICLES OF INCORPORATION
OF
CASA PLAYA MANAGEMENT COMPANY, INC.

FILED
SEP 11 1996
CLERK OF CIRCUIT COURT
IN AND FOR THE COUNTY OF PALM BEACH, FLORIDA

The undersigned, acting as incorporator of **CASA PLAYA MANAGEMENT COMPANY, INC.** (the "Corporation") under the Florida Business Corporation Act, adopts the following Articles of Incorporation.

ARTICLE I

NAME

The name of the Corporation is: **CASA PLAYA MANAGEMENT COMPANY, INC.**

ARTICLE II

COMMENCEMENT OF EXISTENCE

The existence of the Corporation will commence on September 11, 1996.

ARTICLE III

DURATION

The duration of the Corporation will be perpetual.

ARTICLE IV

PURPOSE

The general purpose or purposes for which the Corporation is organized is to transact any and all lawful business for which a corporation may be incorporated under the Florida Business Corporation Act.

ARTICLE V

PRINCIPAL OFFICE

The principal office of the Corporation shall be:

2424 North Federal Highway, Suite 455
Boca Raton, Florida 33431

ARTICLE VI

AUTHORIZED SHARES

The maximum number of shares that the Corporation is authorized to issue is Ten Thousand (10,000) shares of Common Stock at \$.01 par value per share.

ARTICLE VII

INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office of the Corporation is 2601 South Bayshore Drive, 19th Floor, Miami, Florida 33133, and the name of the Corporation's initial registered agent at that address is COBER Corporate Agents, Inc.

ARTICLE VIII - INITIAL BOARD OF DIRECTORS

The corporation shall have three directors initially. The number of directors may be increased or diminished from time to time, as provided in the Bylaws. The names and addresses of the director are:

<u>Name</u>	<u>Address</u>
Remo Polselli	2424 North Federal Highway, Ste. 455 Boca Raton, Florida 33431
Larry A. Rothenberg	2424 North Federal Highway, Ste. 455 Boca Raton, Florida 33431
Mark D. Rothenberg	2424 North Federal Highway, Ste. 455 Boca Raton, Florida 33431

ARTICLE IX
INCORPORATOR

The name and street address of the incorporator is:

_____Name_____

Francisco J. Arbide

_____Address_____

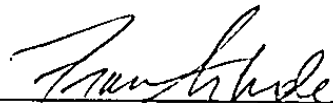
c/o Cohen, Berke, Bernstein,
Brodie, Kondell & Laszlo, P.A.
2601 So. Bayshore Drive
19th Floor
Miami, Florida 33133

ARTICLE X
INDEMNIFICATION

To the extent permitted by law, the Corporation shall indemnify any person who was or is a party to any proceeding by reason of the fact that he is or was a director, officer, employee, or agent of the Corporation or is or was serving at the request of the Corporation as a director, officer, employee, or agent of another corporation, partnership, joint venture, trust or other enterprise against liability incurred in connection with such proceeding, including any appeal thereof, if he acted in good faith and in a manner he reasonably believed to be in, or not opposed to, the best interests of the Corporation and, with respect to any criminal action or proceeding, had no reasonable cause to believe his conduct was unlawful. The Corporation shall reimburse each person for all costs and expenses, including attorneys' fees, reasonably incurred by him in connection with any such liability in the manner provided for by law or in accordance with the Corporation's Bylaws.

The rights accruing to any person under the foregoing provision shall not exclude any other right to which he may be lawfully entitled, nor shall anything therein contain or restrict the right of the Corporation to indemnify or reimburse such person in any proper case even though not specifically provided for herein.

IN WITNESS WHEREOF, the undersigned incorporator has executed these Articles of Incorporation this 11th day of September, 1996.



Francisco J. Arbide, Incorporator

ACCEPTANCE OF APPOINTMENT AS REGISTERED AGENT

Having been designated as registered agent for **CASA PLAYA MANAGEMENT COMPANY, INC.** in the foregoing Articles of Incorporation, I, on behalf of **COBER Corporate Agents, Inc.**, a Florida corporation, hereby agree to accept service of process for said corporation and to comply with all statutes relative to the complete and proper performance of the duties of a registered agent. I am familiar with and accept the obligations of that position.

COBER CORPORATE AGENTS, INC.

By: 

MICHAEL A. BERKE, VICE PRESIDENT

FILED
05 OCT 17 11 31 27
CLERK