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SECRETARY OF STATE
DIVISION OF CORPORATIONS
96 DEC 13 PM 12:19

December 10, 1996

Return To
ASAP

The FUND - *Attorneys Ltr*
660 East Jefferson Street, Suite 200
Tallahassee, FL 32301

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-12/13/96--01003--002
****122.50 ****122.50

Re: BENCHMARK COMMERCIAL CONSTRUCTION, INC.
Our Account #: 18320

Enclosures:

1. Original and one copy of the Articles of Incorporation.
2. Check to The FUND in the amount of \$10.00.
3. Check to Secretary of State in the amount of \$122.50, for filing fees, charter tax, certified copy and registered agent fee.

PLEASE GIVE ME A CALL WHEN ARTICLES HAVE BEEN FILED, and as always, thanks for your help.

Sincerely,

Kathy

Katheryn S. Prosser
Legal Assistant

P.S. *Please*
note *Article XII*

RECEIVED
96 DEC 13 AM 8:23
DIVISION OF CORPORATION

ARTICLES OF INCORPORATION
OF
BENCHMARK COMMERCIAL CONSTRUCTION, INC.

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ARTICLE I: The name of this corporation is BENCHMARK COMMERCIAL CONSTRUCTION, INC.

ARTICLE II: This corporation shall have perpetual existence.

ARTICLE III: This corporation is organized for the purpose of engaging in any activity or business permitted under the laws of the United States or the State of Florida.

ARTICLE IV: The maximum number and class of shares of capital stock which this corporation is authorized to have outstanding is one hundred shares of common capital stock with a par value of One Dollar (\$1.00) per share.

ARTICLE V: The initial principal office of this corporation shall be at 1548 The Greens Way, Jacksonville Beach, Florida 32250, and the name of the corporation's initial registered agent is FRED L. AHERN, JR., at 2215 South Third Street, Suite 101, Jacksonville Beach, Florida 32250.

ARTICLE VI: Initially, this corporation shall have three (3) members on the Board of Directors, and the corporation shall have the authority to operate with not less than one member on the Board of Directors. The following are the names and addresses of the initial members of the Board of Directors:

WILLIAM K. JACKSON
1548 The Greens Way
Jacksonville Beach, Florida 32250

RICHARD G. MORRISON
1548 The Greens Way
Jacksonville Beach, Florida 32250

JONATHAN D. PLUMB
1548 The Greens Way
Jacksonville Beach, Florida 32250

ARTICLE VII: The name and street address of the person signing these Articles of Incorporation as a subscriber are as follows:

FRED L. AHERN, JR.
2215 South Third Street, Suite 101
Jacksonville Beach, Florida 32202

ARTICLE VIII: The power to adopt, alter, amend or repeal By-

Laws shall be vested in the Board of Directors and the shareholders.

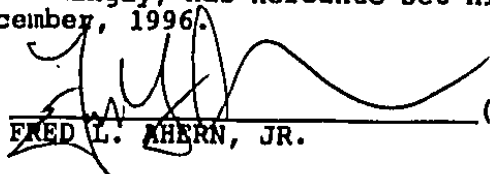
ARTICLE IX: The Directors of this corporation shall take action by written consent, as provided by law.

ARTICLE X: The Board of Directors is authorized, with the approval of the shareholders, to issue "Section 1244 Stock" as defined by Section 1244 of the Internal Revenue Code as the same may be amended from time-to-time.

ARTICLE XI: The Articles of Incorporation may be amended in the manner provided by law. Every amendment shall be approved by the Board of Directors, proposed by them to the shareholders and approved at a shareholders' meeting by a majority of the stock entitled to vote thereon unless all of the Directors and all of the shareholders sign a written statement manifesting their intention that a certain amendment of these Articles of Incorporation be made.

ARTICLE XII: This corporation will not become effective and begin doing business until January 1, 1997.

IN WITNESS WHEREOF, the undersigned, being the original subscriber hereinbefore named for the purpose of forming a corporation to do business both within and without the State of Florida, does make, subscribe, acknowledge and file these Articles of Incorporation, hereby declaring and certifying that the facts herein stated are true, and accordingly, has hereunto set his hand and seal this 10th day of December, 1996.

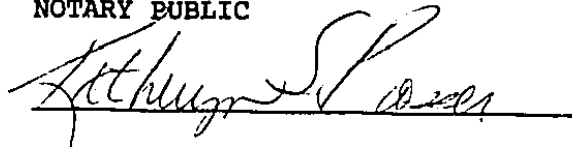

FRED L. AHERN, JR. (SEAL)

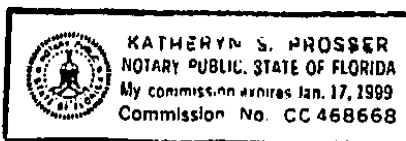
STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me by FRED L. AHERN, JR., who is personally known to me and acknowledged to and before me that he signed the foregoing Articles of Incorporation freely and voluntarily for the uses and purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, this 10th day of December, 1996.

NOTARY PUBLIC





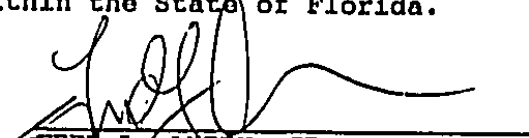
CERTIFICATE DESIGNATING PLACE OF BUSINESS OR DOMICILE
FOR THE SERVICE OF PROCESS WITHIN THIS STATE,
NAMING AGENT UPON WHOM PROCESS MAY BE SERVED
AND ACCEPTANCE AND ACKNOWLEDGMENT

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IN COMPLIANCE WITH SECTION 48-091, FLORIDA
STATUTES, THE FOLLOWING IS SUBMITTED:

FIRST, that BENCHMARK COMMERCIAL CONSTRUCTION, INC., desiring to organize or qualify under the Laws of the State of Florida as a corporation, with its principal place of business at 1548 The Greens Way, Jacksonville Beach, Florida 32250, County of Duval, State of Florida, as indicated in the Articles of Incorporation, has named FRED L. AHERN, JR., located at 2215 South Third Street, Suite 101, Jacksonville Beach, Florida 32250, as its agent to accept service of process within the State of Florida.


Dated December 10, 1996


FRED L. AHERN, JR.

ACKNOWLEDGMENT

Having been named to accept service of process for the above named corporation at the place designated in the Certificate, I hereby agree to act in this capacity, and I further agree to comply with the provisions of all statutes and acts relative to keeping open said office and with all provisions of all statutes and acts relative to the proper and complete performance of my duties.

Dated December 10, 1996


FRED L. AHERN, JR.