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FAX #: (904)922-4001

FROM: CORPORATE CREATIONS INTERNATIONAL INC.  
CONTACT: JOHNNY C RODRIQUEZ  
PHONE: (305)672-0686

ACCT#: 073171003004

FAX #: (305)672-9110

NAME: STUART MORTGAGE COMPANY

AUDIT NUMBER.....H96000017853

DOC TYPE.....FLORIDA PROFIT CORPORATION OR P.A.

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FLORIDA DEPARTMENT OF STATE  
Sandra B. Morham  
Secretary of State

December 20, 1996

CORPORATE CREATIONS INTL INC.

MIAMI,

SUBJECT: STUART MORTGAGE COMPANY  
REF: W96000026743

We received your electronically transmitted document. However, the document has not been filed and needs the following corrections:

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Terri Buckley  
Corporate Specialist

FAX Aud. #: H96000017853  
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## Articles of Incorporation of Harbor Mortgage Company

### Article I. Name

The name of this Florida corporation is:  
Harbor Mortgage Company

### Article II. Address

The mailing address of the Corporation is:  
Harbor Mortgage Company  
1525 South Andrews Avenue, Suite 216  
Ft. Lauderdale FL 33316

### Article III. Registered Agent

The name and address of the registered agent of the Corporation is:  
Corporate Creations Enterprises, Inc.  
4521 PGA Boulevard #211  
Palm Beach Gardens FL 33418

### Article IV. Board of Directors

The name of each initial member of the Corporation's Board of Directors is:  
Gerald A. Stone

The affairs of the Corporation shall be managed by a Board of Directors consisting of no less than one director. The number of directors may be increased or decreased from time to time in accordance with the Bylaws of the Corporation. The election of directors shall be done in accordance with the Bylaws. The directors shall be protected from personal liability to the fullest extent permitted by applicable law.

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TALLAHASSEE, FLORIDA

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Corporate Creations International Inc.  
401 Ocean Drive #312 (Door Code #125)  
Miami Beach FL 33139-6629  
(305) 672-0880

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Article V. Capital Stock

The Corporation shall have the authority to issue 2,000 shares of common stock, par value \$.01 per share.

Article VI. Incorporator

The name and address of the incorporator is:

Corporate Creations International Inc.  
401 Ocean Drive #312 (Door Code #125)  
Miami Beach FL 33139-6629

Article VII. Corporate Existence

The corporate existence of the Corporation shall begin effective December 20, 1996

The undersigned incorporator executed these Articles of Incorporation on December 20, 1996

Corporate Creations International Inc.

By:   
Brian R. Fons Vice President

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Corporate Creations International Inc.  
401 Ocean Drive #312 (Door Code #125)  
Miami Beach FL 33139-6629  
(305) 672-0688

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**CERTIFICATE OF DESIGNATION  
REGISTERED AGENT AND REGISTERED OFFICE**

**CORPORATION:**  
**Harbor Mortgage Company**

**REGISTERED AGENT:**  
**Corporate Creations Enterprises, Inc.**  
**4521 PGA Boulevard #211**  
**Palm Beach Gardens FL 33418**

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**TALLAHASSEE, FLORIDA**

I agree to act as registered agent to accept service of process for the corporation named above at the place designated in this Certificate. I agree to comply with the provisions of all statutes relating to the proper and complete performance of the registered agent duties. I am familiar with and accept the obligations of the registered agent position.

  
\_\_\_\_\_  
**Corporate Creations Enterprises, Inc.**  
**Brian R. Fons, Vice President**

**Date: December 20, 1996**

**Corporate Creations International Inc.**  
**401 Ocean Drive #312 (Door Code #125)**  
**Miami Beach FL 33139-6629**  
**(305) 672-0686**

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