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CORPORATION NAME(S) & DOCUMENT NUMBER(S) (if known):

1 Boca-Scarsdale Realty, Inc. (Document #)
(Corporation Name)
2 _____ (Document #)
(Corporation Name)
3 _____ (Document #)
(Corporation Name)
4 _____ (Document #)
(Corporation Name)

☒ Walk In

☐ Pick Up Time

☐ Mail Out

☐ Will Wait

☐ Photocopy

☒ Certified Copy

☐ Certificate of Status

☐ Certificate of Good Standing

☐ ARTICLES ONLY

☐ ALL CHARTER DOCS

☐ Certificate of FICTITIOUS NAME

☐ FICTITIOUS NAME SEARCH

☐ CORP SEARCH

EFFECTIVE DATE
2-4-97

NEW FILINGS	
<input checked="" type="checkbox"/>	Profit
<input type="checkbox"/>	NonProfit
<input type="checkbox"/>	Limited Liability
<input type="checkbox"/>	Domestication
<input type="checkbox"/>	Other

AMENDMENTS	
<input type="checkbox"/>	Amendment
<input type="checkbox"/>	Resignation of R A, Officer/Director
<input type="checkbox"/>	Change of Registered Agent
<input type="checkbox"/>	Dissolution/Withdrawal
<input type="checkbox"/>	Merger

OTHER FILINGS	
<input type="checkbox"/>	Annual Report
<input type="checkbox"/>	Fictitious Name
<input type="checkbox"/>	Name Reservation

REGISTRATION/QUALIFICATION	
<input type="checkbox"/>	Foreign
<input type="checkbox"/>	Limited Partnership
<input type="checkbox"/>	Reinstatement
<input type="checkbox"/>	Trademark
<input type="checkbox"/>	Other

FILED
97 FEB -5 PM 3:24
RECEIVED
97 FEB -5 PM 1:57
TALLAHASSEE, FLORIDA
SECRETARY OF STATE
DIVISION OF CORPORATIONS

**HOLD FOR
PICKUP BY
UCC SERVICES**

Examiner's Initials

EFFECTIVE DATE

2-4-91

ARTICLES OF INCORPORATION
OF
BOCA-SCARSDALE REALTY, INC.

FILED
97 FEB -5 PM 3:24
SECRETARY OF STATE
TALLAHASSEE, FLORIDA

The undersigned hereby adopts the following Articles of Incorporation for the purpose of forming a corporation under the laws of the State of Florida:

ARTICLE I

The name of the corporation is BOCA-SCARSDALE REALTY, INC.

ARTICLE II

The corporation is to commence its corporate existence on the date of subscription and acknowledgment of these Articles of Incorporation and shall exist perpetually thereafter until dissolved according to law.

ARTICLE III

The corporation is organized for the purpose of transacting any and all lawful business.

ARTICLE IV

The corporation is authorized to issue one thousand (1,000) shares of one cent (\$.01) par value stock. Each outstanding share shall be entitled to one vote on each matter submitted to a vote at a meeting of the Shareholders.

The shares of stock may be issued for such consideration having a value not less than par value of the share issued therefor as is determined from time to time by the Board of Directors to be paid in whole or in part, in cash or in property, tangible or intangible, or in labor or services performed for the corporation. Shares may be issued in exchange for written promises to perform services in the future. If shares are issued without full consideration being paid prior to issuance, notice shall be given to all stockholders ten (10) days prior to such issuance.

ARTICLE V

The principal address of the corporation shall be:

14095 State Road 7
Delray Beach, Florida 33446

ARTICLE VI

All corporate powers shall be executed by and under the authority of, and the business and affairs of the corporation shall be managed under the direction of the Board of Directors.

The corporation shall have one (1) director initially. The number of directors may thereafter be increased or decreased from time to time in accordance with the by-laws of the corporation.

The names and street addresses of the initial directors who shall hold office until their successors shall be chosen at the first meeting of the Stockholders who have qualified shall be:

Donald L. Summer, 14095 State Road 7, Delray Beach, FL 33446

ARTICLE VII

The corporation may indemnify any present or former officer or director or person exercising powers and duties of a director to the full extent now or hereafter permitted by law.

ARTICLE VIII

The power to adopt, alter, amend or repeal by-laws shall be vested in the Board of Directors and the shareholders, but the Board of Directors may not alter, amend or repeal any by-law adopted by the Shareholders if the Shareholders provide that the by-law shall not be altered, amended or repealed by the Board of Directors.

ARTICLE IX

These Articles of Incorporation may be amended at any time by a vote of the majority of the voting stock of the corporation outstanding at any regular meeting of the Stockholders or at any special meeting of the Stockholders called for that purpose.

ARTICLE X

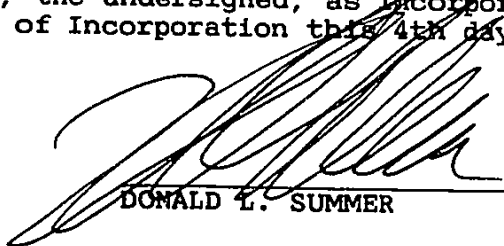
The name and address of the Incorporator to these Articles of Incorporation is:

DONALD L. SUMMER
14095 State Road 7
Delray Beach, Florida 33446

ARTICLE XI

The street address of the initial registered office of the corporation is 14095 State Road 7, Delray Beach, Florida 33446. The name of the initial registered agent of the corporation at that address is Donald L. Summer.

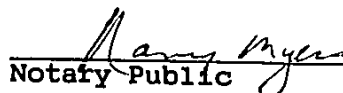
IN WITNESS WHEREOF, the undersigned, as Incorporator, hereby executes these Articles of Incorporation this 4th day of February, 1997.


DONALD L. SUMMER

STATE OF NEW YORK)
 : SS.:
COUNTY OF ERIE)

Before me, the undersigned authority, an officer duly authorized to administer oaths and take acknowledgments, personally appeared DONALD L. SUMMER known to me and known by me to be the person who executed the foregoing Articles of Incorporation and that he acknowledged before me that he executed the same freely and voluntarily for the purposes therein expressed.

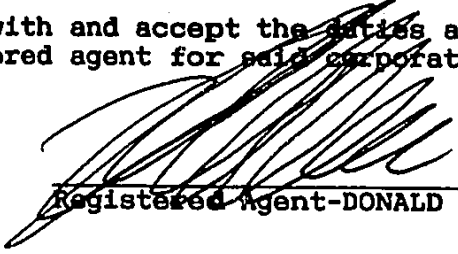
Witness my hand and official seal this 4th day of February, 1997, at Amherst, Erie County, New York.


Notary Public

NANCY MYERS
NOTARY PUBLIC, State of New York
Qualified in Erie County
My Commission Expires April 13, 1998

CERTIFICATE OF REGISTERED AGENT

I hereby am familiar with and accept the duties and responsibilities as registered agent for said corporation.



Registered Agent-DONALD L. SUMMER

Dated: February 4, 1997

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SECRETARY OF STATE
TALLAHASSEE, FLORIDA