

P97000017168

Chart Number 0148

2-21-97

Soyla

Hugo Costa

Requestor's Name

501 Brickell Key Drive 3rd Floor

Address

Miami, FL 33131

City

State

ZIP

Phone

377-2100

VALIDATION ONLY

200002095042--2  
-02/24/97--01018--008  
\*\*\*\*122.50 \*\*\*\*122.50

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-02/24/97--01018--008  
\*\*\*\*122.50 \*\*\*\*122.50

CORPORATION(S) NAME

Creative Realty + Investments, Inc.

☒ Profit

☐ NonProfit

☐ Amendment

☐ Merger

☐ Foreign

☐ Dissolution

☐ Mark

☐ Limited Partnership

☐ Annual Report

☐ Other

☐ Reinstatement

☐ Reservation

☐ Change of Registered Agent

☒ Certified Copy

☐ Photo Copies

☐ Certificate Under Seal

☐ Call When Ready

☐ Call If Problem

☐ After 4:30

☒ Walk In

☐ Will Wait

☒ Pick Up

☐ Mail Out

Name
Availability
Document
Examiner
Updater
Verifier
Acknowledgment
W.P. Verifier

AL FEB 24 1997

CERTIFIED COPY

RECEIVED  
FEB 24 AM 10:42  
\$5

Empire Toll Free: 1-800-432-3028

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FILED  
97 FEB 24 PM 2:27  
REC. CLERK OF STATE  
TALLAHASSEE, FLORIDA

ARTICLES OF INCORPORATION  
OF  
CREATIVE REALTY & INVESTMENTS, INC.

The undersigned subscriber(s) to these Articles of Incorporation, the natural persons which are competent to contract, hereby form a corporation under the laws of the State of Florida.

ARTICLE I  
NAME OF THE CORPORATION

The name of this corporation shall be:

CREATIVE REALTY & INVESTMENTS, INC.

ARTICLE II  
PURPOSES/NATURE OF BUSINESS

The general nature of the business to be transacted by this corporation is: Any activity and/or business permitted under the laws of the United States and of the State of Florida.

ARTICLE III  
CAPITAL STOCK OF CORPORATION

The maximum number of shares that this corporation is to have outstanding at any one time is One Hundred (100) shares of common stock, having no par value per share. The amount to be paid for each share shall be fixed by the Board of Directors, but in no event shall be less than One Dollar (\$1.00). In all events, the corporation may be paid in dollars, goods or services.

ARTICLE IV  
TERM OF EXISTENCE

This corporation shall have perpetual existence.

ARTICLE V  
INITIAL CAPITAL

The amount of capital with which this corporation will begin business is more than Ten Dollars (\$10.00).

**ARTICLE VI**  
**ADDRESS OF CORPORATION**

The initial address of the principal place of business of this corporation in the State of Florida is:

2600 NATOMA STREET  
COCONUT GROVE, FLORIDA 33133

The Board of Directors may from time to time move the principal office(s) and/or principal place of business to any other address.

**ARTICLE VII**  
**SUBSCRIBER(S) OF THE CORPORATION**

The name and street address of the subscriber(s) of these Articles of Incorporation is:

<b><u>NAME</u></b>	<b><u>ADDRESS</u></b>
1. OMER S. BADER	2600 NATOMA STREET COCONUT GROVE, FLORIDA 33133

**ARTICLE VIII**  
**DIRECTOR(S) OF THE CORPORATION**

This corporation shall have not less than one director. The names and street addresses of the first members of the Board of Directors of this corporation, who, subject to this Articles of Incorporation, and the laws of the State of Florida, shall hold office until their successors have been elected and qualified, is/are:

<b><u>NAME</u></b>	<b><u>ADDRESS</u></b>
1. OMER S. BADER	2600 NATOMA STREET COCONUT GROVE, FLORIDA 33133
2.	
3. WAYNE WAGIE	2600 NATOMA STREET COCONUT GROVE, FLORIDA 33133

**ARTICLE IX**  
**AUTHORITY OF DIRECTOR(S)**

The first member(s) of the Board of Directors, of this corporation, shall be OMER S. BADER, WAYNE WAGIE, acting in the capacity as Director of the corporation, and shall have the power and authority to sign and execute any: contract(s), agreement(s), pledge(s), draft(s) and/or any instrument(s) with such third-parties to obligate and compel CREATIVE REALTY & INVESTMENTS, INC. to perform according to the terms and conditions of such agreement.

**ARTICLE X**  
**INSPECTION OF BOOKS AND RECORDS**

The corporation shall from time to time determine the time, place, manner, under what conditions and regulations the accounts and books of the corporation (other than the stock book) or any of them shall be open to inspection of shareholders; and no shareholder shall have the right to inspect any account, book or documents of this corporation except as conferred by statute, unless authorized by a resolution of the shareholders or the Board of Directors.

**ARTICLE XI**  
**INDEMNIFICATION OF OFFICER(S) AND/OR DIRECTOR(S)**

Every Officer and Director of the corporation shall be indemnified by the corporation, as permitted by law, against all expenses and liability, including but not limited to, attorneys' fees, court costs and expenses reasonably incurred by or imposed upon him/her in connection with any proceeding to which he/she may be a party or in which he/she may become involved by reason of his/her being or having been an Officer or Director of the corporation; and whether or not he/she is an Officer or Director at the time such expenses are incurred. The foregoing rights of indemnification shall be in addition to and not exclusive of all other rights to which such Officer(s) may be entitled.

**ARTICLE XII**  
**AMENDMENT(S) AND/OR MODIFICATION(S)**

These Articles of Incorporation may be amended, modified and/or changed in the manner provided for in the By-Laws of this corporation.

**ARTICLE XIII**  
**REGISTERED AGENT AND REGISTERED OFFICE**

The Registered Agent for the said is corporation shall be the following and the registered office shall be located at:

LAW OFFICES OF HUGO E. DORTA, P.A.,  
Attorneys & Counselors At Law  
Courvoisier Centre in Brickell Key Island  
501 Brickell Key Drive, 3rd Floor  
Miami, Florida 33131  
Attention: Hugo E. Dorta, Esquire

or such other place as the Board of Directors shall from time to time designate, with appropriate notice being given to the Secretary of State.

**ACKNOWLEDGMENT OF  
ACCEPTANCE OF REGISTERED AGENT**

The undersigned agrees to act in the capacity of registered agent and to accept the service of process for the above-stated corporation at the place designated in the Articles of Incorporation. The undersigned further agrees to fully comply with the provisions of all applicable statutes and laws of the State of Florida relating to the proper and complete discharge of its duties.

(Sign) \_\_\_\_\_

Registered Agent

Print Name: HUGO E. DORTA

STATE OF FLORIDA     )  
                              ) ss  
COUNTY OF DADE     )

BEFORE ME, the undersigned authority, duly authorized to administer oaths and take acknowledgments, personally appeared  
HUGO E. DORTA

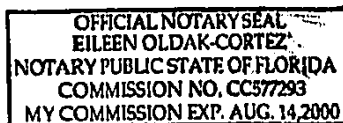
who acknowledges to having executed the foregoing instrument  
( ☒ ) who is personally known to me and/or (    ) who has produced  
\_\_\_\_\_ as identification  
and who did take an oath.

Witness my hand and seal in the County and State last  
aforesaid this 14 day of JANUARY, 1997.

(Sign) \_\_\_\_\_


Notary Public-State of Florida

( Affix Notary Public's Seal )



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97 FEB 24 PM 2:27  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

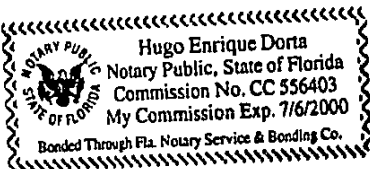
IN WITNESS WHEREOF, I have set our hands/seals at Miami, Dade  
County, Florida this 14 day of JANUARY, 1997.

  
OMER S. BADER, Subscriber

STATE OF FLORIDA )  
COUNTY OF DADE ) ss

BEFORE ME, the undersigned authority, duly authorized to  
administer oaths and take acknowledgments, personally appeared  
OMER S. BADER  
who acknowledges to having executed the foregoing instrument  
( ☒ ) who is personally known to me and/or ( ☐ ) who has produced  
as identification  
and who did take an oath.

Witness my hand and seal in the County and State last  
aforesaid this 14 day of JANUARY, 1997.



(Sign)  
  
Notary Public-State of Florida  
( Affix Notary Public's Seal )