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NAME: COMMERCIAL CAPITAL OF SOUTH FLORIDA, INC.

AUDIT NUMBER.....H97000004774

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

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ARTICLES OF INCORPORATION  
OF

COMMERCIAL CAPITAL OF SOUTH FLORIDA, INC.

The undersigned files these Articles of Incorporation in order to form a corporation under the laws of the State of Florida.

ARTICLE I

The name of this corporation shall be **COMMERCIAL CAPITAL OF SOUTH FLORIDA, INC.**. The existence of this corporation shall commence upon the filing of these Articles of Incorporation and shall continue perpetually unless dissolved according to law.

ARTICLE II

The corporation is being organized for the purpose of transacting any and all lawful business permitted under the laws of the State of Florida and the laws of the United States.

ARTICLE III

The authorized capital of this corporation shall consist of Ten Thousand Shares of common stock with par value of One (\$1.00) Dollar per share. All of the stock be payable in cash, real or personal property, or labor or services in lieu of cash, the valuation of any of the above to be fixed by the board of directors of this corporation.

ARTICLE IV

The street address of the initial principal office and the name and address of its registered agent shall be as follows:

**FRANK J. SEGREGO, ESQUIRE  
901 PONCE DE LEON BLVD.  
SUITE 701  
CORAL GABLES, FLORIDA 33134**

Frank J. Segredo, Esq.  
901 Ponce de Leon Blvd.  
Suite 701  
Tel. (305) 444-1741  
FL Bar No. 358010

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**ARTICLE V**

The initial board of directors of the corporation shall be composed of three persons. The names and addresses of this corporation's directors are as follows:

**ARTURO J. ABASCAL**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

**EDWARD ENGLISH**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

**AGUSTIN G. DE GOYTISOLO**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

**ARTICLE VI**

The names and addresses of the incorporators of this corporation are:

**ARTURO J. ABASCAL**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

**EDWARD ENGLISH**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

**AGUSTIN G. DE GOYTISOLO**  
801 PONCE DE LEON BLVD.  
SUITE 703  
CORAL GABLES, FLORIDA 33134

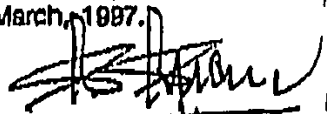
**ARTICLE VII**

The corporation, by duly adopted action of the board of directors, may indemnify and insure its officers and directors to the extent now or hereafter, permitted by law.

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IN WITNESS WHEREOF, the undersigned, being the original Incorporators of the above named corporation, for the purpose of forming a corporation to do business both within and without the State of Florida, pursuant to the laws of the State of Florida, does hereby execute and file these Articles, declares and certifies that the facts herein stated are true this 21st day of March, 1997.



ARTURO J. ABASCAL,  
Director and Incorporator



EDWARD ENGLISH  
Director and Incorporator



AGUSTIN G. DE GOYTISOLO  
Director and Incorporator

ACCEPTANCE OF APPOINTMENT OF REGISTERED AGENT

The undersigned hereby accepts the appointment of registered agent contained in the foregoing Articles of Incorporation.



FRANK J. SEGRE, ESQUIRE

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