

P97000039048

Requestor's Name  
Address  
City/State/Zip Phone #

FILED  
97 MAY -1 PH 2: 13  
OFFICE OF THE CLERK  
TALLAHASSEE, FLORIDA  
Office Use Only

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

- 1. Windsor Property Management, Inc. (Corporation Name) (Document #)
2. (Corporation Name) (Document #)
3. (Corporation Name) (Document #)
4. (Corporation Name) (Document #)

- Walk in, Mail out, Pick up time, Will wait, Certified Copy, Photocopy, Certificate of Status

Table with 2 columns: NEW FILINGS, Profit, NonProfit, Limited Liability, Domestication, Other

Table with 2 columns: AMENDMENTS, Amendment, Resignation of R.A., Officer/ Director, Change of Registered Agent, Dissolution/Withdrawal, Merger

Table with 2 columns: OTHER FILINGS, Annual Report, Fictitious Name, Name Reservation

Table with 2 columns: REGISTRATION/QUALIFICATION, Foreign, Limited Partnership, Reinstatement, Trademark, Other

300002147623--6
-04/18/97--01045--012
\*\*\*\*122.50 \*\*\*\*122.50

Handwritten notes: Mrs. Winkler, Corp suffix, PK, 5/14/97, WAF

Examiner's Initials



FLORIDA DEPARTMENT OF STATE  
Sandra B. Mortham  
Secretary of State

April 21, 1997

OLIVER WILDER  
1079 NW 122ND ST  
MIAMI, FL 33168

SUBJECT: WILDER PROPERTY MANAGEMENT, INC  
Ref. Number: W97000009164

We have received your document for WILDER PROPERTY MANAGEMENT, INC and your check(s) totaling \$122.50. However, the enclosed document has not been filed and is being returned for the following correction(s):

Section 607.0120(6)(b), or 617.0120(6)(b), Florida Statutes, requires that articles of incorporation be executed by an incorporator.

The registered agent must sign accepting the designation.

Please return your document, along with a copy of this letter, within 60 days or your filing will be considered abandoned.

If you have any questions concerning the filing of your document, please call (904) 487-6915.

Pamela Hall  
Document Specialist

Letter Number: 697A00020330

CERTIFICATE OF INCORPORATION  
FOR

WILDER PROPERTY MANAGEMENT, INC.

FILED

For the purpose of forming a corporation for profit under the general incorporation laws of the State of Florida, it is respectfully requested of the Secretary of State the approval of such incorporation under the following Articles.

97 MAY -1 PM 2:13  
STATE  
TALLAHASSEE, FLORIDA

ARTICLE 1

The name of this corporation shall be WILDER PROPERTY MANAGEMENT, and its principal place of business shall be in South Florida with the right to change and move said principal place of business and establish such other offices and places of business within or without the State of Florida as the Board of Directors may from time to time deem proper.

ARTICLE 11

The general purpose and nature of the business of this corporation is to engage in any activity or business with any or all powers for any or all purposes determined convenient or necessary by the Board of Directors as permitted under the laws of the United States and the State of Florida as may be restricted under these Articles and its By-Laws.

ARTICLE 111

The total authorized capital stock of this corporation shall be one hundred shares of Common Stock with no par value. All of such stock shall be issued fully paid and non-assessable at and for such consideration, whether the same cash, services fixed rendered, or otherwise and upon such terms and conditions as may be fixed by the Board of Directors of this corporation.

ARTICLE 1V

The amount of capital with which this corporation shall begin shall be not less than five hundred dollars (\$500.00).

ARTICLE V

The corporation shall have perpetual existence, unless earlier terminated by due and proper legal procedure.

ARTICLE V1

The initial address of the principal office of the corporation shall be 7690 NW 15th Ave Miami, Fl 33147

ARTICLE V11

The number of Directors of said corporation shall be provided in the By-Laws but in no event shall the number be less than one (1) nor more than five (5).

ARTICLE V111

The names and post office address of the members of the first Board of Directors who shall hold office for the first year of the existence of the corporation, or until their successors are elected and qualified, unless otherwise by the By-Laws:

OLIVER WILDER Jr - President 1079 NW 122 nd STREET  
 MIAMI, FL 33168

LINDA F WILDER - V/President 1079 NW 122 nd STREET  
 MIAMI, FL 33168

DONNY J WILDER -2nd V/President 1079 NW 122 nd STREET  
 MIAMI, FL 33168

ARTICLE 1X

In furtherance and not in limitation of powers conferred upon the Board of Directors, the Board of Directors are expressly authorized, and caused to be executed, mortgages and liens upon the real and personal property of the corporation for the purpose of furniture security for it's indebtedness or for any purpose. The Directors, if the By-Laws so provide, may hold their meetings within or without the State of Florida. The corporation may in it's By-Laws, confer powers additional to the power and authority expressly conferred upon them by statute to the Directors.

ARTICLE X

Amendment and revisions, including alteration of any provision, of these Articles, and the By-Laws, shall be by the shareholders or by a majority vote of shareholders voting, in the manner now or hereafter prescribed by the Statutes.

BY-LAWS  
 ~~~~~

The power to adopt, alter, amend or repeal By-Laws shall be vested in the shareholders

ARTICLE X1

Shares of capital stock of this corporation shall be vested in the following persons and in the amount set opposite his name:

| NAME<br>----- | NUMBER OF SHARES<br>----- |
|---------------|---------------------------|
| OLIVER WILDER | 50                        |
| LINDA WILDER  | 50                        |

Shares held by the initial shareholder listed above may not be resold or otherwise transferred to other person unless approved by the President of the corporation. The price and terms at which, and the time within which such shares may be offered and sold shall be further specified by written agreement

ARTICLE X11

Special meetings of shareholders may be called by Certified Mail, Return Receipt Requested, giving five (5) days written Notice.

ARTICLE X111

Fifty-one percent (51%) of the shares entitled to vote represented in person or by proxy, shall constitute a quorum at a meeting of the shareholders. If aquorum is present, the affirmative

vote of fifty-one percent (51%) of the share represented at the meeting and entitled to vote on the subject matter shall be the act of the shareholder.

ARTICLE XIV

RIGHT OF SHAREHOLDER DISSENT  
-----

The shareholders of this corporation shall have the right to dissent from any corporate actions from which shareholders are entitled to dissent under the Florida General Corporation Act, even though on the date fixed to determine the shareholders entitled to vote on such corporate actions, the shares of this corporation were registered on a national securities exchange or held by not less than 2,000 shareholders.

ARTICLE XV

SHAREHOLDERS MEETING REQUIRED  
-----

Any action of the shareholders of this corporation must be taken at a meeting of the shareholders of this corporation, duly called as provided by law, except as provided for in Article XII

ARTICLE XVI

MANAGEMENT OF CORPORATION BY SHAREHOLDERS  
-----

All corporate powers shall be exercised by or under the authority of, and the business and affairs of this corporation shall be managed under the direction of the President of this corporation.

ARTICLE XVII

POWERS  
-----

This corporation shall have all of the corporate powers enumerated in the Florida General Corporation Act.

ARTICLE XVII1

MEETING BY CONFERENCE TELEPHONE  
-----

Shareholders may participate in special meetings by means of conference telephone as provided.

ARTICLE XIX

DIVIDENDS  
-----

Dividends may be paid to shareholders only out of the unreserved and unrestricted earned surplus of the corporation.

ARTICLE XX

IDENTIFICATION  
-----

The corporation shall identify any Officer or Director, or any former Officer or Director. to the full extent permitted by law.

ARTICLE XX1



**CERTIFICATE OF DESIGNATION OF  
REGISTERED AGENT/REGISTERED OFFICE**

PURSUANT TO THE PROVISIONS OF SECTION 607.0501, FLORIDA STATUTES, THE UNDERSIGNED CORPORATION, ORGANIZED UNDER THE LAWS OF THE STATE OF FLORIDA, SUBMITS THE FOLLOWING STATEMENT IN DESIGNATING THE REGISTERED OFFICE/REGISTERED AGENT, IN THE STATE OF FLORIDA.

1. The name of the corporation is WILDER PROPERTY MANAGEMENT, Inc.

2. The name and address of the registered agent and office is:

Oliver L. Wilder Jr.  
(NAME)

1079 N.W. 122<sup>ST</sup>  
(P. O. Box or Mail Drop Box **NOT** ACCEPTABLE)

Miami, FL 33168  
(CITY/STATE/ZIP)

FILED  
97 MAY - 1 PM 2:14  
TALLAHASSEE, FLORIDA

*Having been named as registered agent and to accept service of process for the above stated corporation at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.*

Oliver L. Wilder Jr.  
(SIGNATURE)

4-27-97  
(DATE)