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TO: DIVISION OF CORPORATIONS

→ FAX #: (850) 922-4001

FROM: THOMSON MURARO RAZOOK & HUNT, P.A.

ACCT#: 102556003002

CONTACT: ANA COZ

PHONE: (305) 350-7200

FAX #: (305) 374-1005

NAME: BEST APPRAISALS CO.

AUDIT NUMBER.....H97000013852

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

CERT. OF STATUS..0

PAGES..... 2

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**ARTICLES OF INCORPORATION
OF
BEST APPRAISALS CO.**

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ARTICLE I - NAME

The name of this Corporation is BEST Appraisals Co.

ARTICLE II - ADDRESS

The initial street address of the principal office and the mailing address of the Corporation shall be 9700 SW 1st Street, Miami, Florida 33174.

ARTICLE III - DURATION

The Corporation shall have perpetual existence.

ARTICLE IV - PURPOSE

The purpose of the Corporation is to engage in any activities or business permitted under the laws of the United States and the State of Florida.

ARTICLE V - CAPITAL STOCK

The maximum number of shares which the Corporation is authorized to have outstanding at any time is 100 shares of common stock having a par value of \$1.00 per share.

ARTICLE VI - INITIAL REGISTERED
OFFICE AND AGENT

The initial registered office of the Corporation shall be 1700 SunTrust International Center, One Southeast Third Avenue, Miami, Florida 33131 and the initial registered agent of the Corporation at such office shall be Ana Cosculluela, who upon accepting this designation agrees to comply with the provisions of Sections 48.091 and 607.0501, Florida Statutes, with respect to maintaining a registered agent and a registered office for service of process.

Ana Cosculluela
1700 Sun Bank International Centre
One Southeast Third Avenue
Miami, Florida 33131
(305) 350-7200

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ARTICLE VII - INITIAL BOARD OF DIRECTORS

The Initial Board of Directors shall consist of one member. The number of directors may be increased or decreased from time to time as provided in the Bylaws but in no case shall the number of directors be less than one. The name(s) and address(es) of the director(s) constituting the Initial Board of Directors is/are:

<u>Name</u>	<u>Address</u>
Antonio Pimentel	9700 SW 1 st Street Miami, Florida 33174

ARTICLE VIII - INCORPORATOR

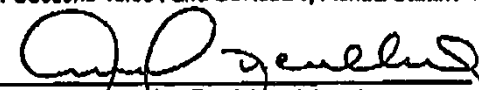
The name and street address of the person signing these Articles of Incorporation is:

<u>Name</u>	<u>Address</u>
Ana Cosculluela	1700 SunTrust International Center One Southeast Third Avenue Miami, Florida 33131



Ana Cosculluela - IncorporatorACCEPTANCE OF REGISTERED AGENT

The undersigned, having been appointed as registered agent to accept service of process for BEST Appraisals Co., hereby agrees to act in that capacity and further states that he is familiar with and accepts the obligations, and agree to comply with the provisions, of Sections 48.091 and 607.0601, Florida Statutes.



Ana Cosculluela - Registered Agent

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