

P97000076121

DATE 8-20-97

Florida Department of State
Division of Corporations
P.O. Box 6327
Tallahassee, FL 32314

FILED
SECRETARY OF STATE
DIVISION OF CORPORATIONS
97 SEP -3 PM 12:47

Re: AAA Real Estate Advisors, Inc.
(Name of Corporation)

700002284977--5
-09/04/97--01086--007
****122.50 ****122.50

Gentlemen:

Enclosed please find the original and one copy of the Articles of Incorporation, together with my check in the amount of \$122.50.

This represents the cost of the Filing Fees, Certified Copy of Articles of Incorporation and Fee for Registered Agent Designation for the above named corporation.

Very truly yours.

Stephen J. Burns
(Individual's Name)

AAA Real Estate Advisors, Inc.
(Name of Corporation)

MAILING ADDRESS OF CORPORATION		
63 N. Bunkley Ave		
Orlando FL 32803		
PHONE		
(407)	897-6757	
Area Code	Number	Ext.

5/9/3

ARTICLES OF INCORPORATION

of

AAA Real Estate Advisors, Inc.

(name of corporation)

The undersigned acting as the incorporators of a corporation under the Florida Business Corporation Act, adopt(s) the following articles of incorporation for such corporation:

ARTICLE I - CORPORATE NAME

The name of the corporation is:

AAA Real Estate Advisors, Inc.

ARTICLE II - DURATION

This corporation shall exist perpetually unless dissolved according to Florida law.

ARTICLE III - PURPOSE

The corporation is organized for the purpose of engaging in any activities or business permitted under the laws of the United States and the State of Florida.

ARTICLE IV - CAPITAL STOCK

The corporation is authorized to issue 500 shares of common stock, par value \$ 1.00 per share.

ARTICLE V - INITIAL PRINCIPAL OFFICE

The street address of the initial principal office and, if different, the mailing address is:

STREET ADDRESS <u>63 N. Bumby Ave</u>		
CITY <u>Orlando</u> FLORIDA ZIP <u>32803</u>		
Mailing address, if different		
STREET ADDRESS		
CITY FLORIDA ZIP		

ARTICLE VI - INITIAL REGISTERED OFFICE AND AGENT

The street address of the initial registered office and the name of the initial registered agent at the office is:

NAME <u>Stephen Jonathan Burns</u>		
ADDRESS <u>63 N. Bumby Ave</u>		
CITY <u>Orlando</u> FLORIDA ZIP <u>32803</u>		

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ARTICLE VII - INITIAL BOARD OF DIRECTORS

This corporation shall have two (2) directors initially. The number of directors may be either increased or diminished from time to time by the By-Laws, but shall never be less than one (1). The names and addresses of the initial director(s) of the corporation are as follows:

NAME	Stephen Jonathan Burns		
ADDRESS	63 N. Burnby Ave		
CITY	Orlando	STATE	FL ZIP 32803
NAME	Kim Denise Moody		
ADDRESS	63 N. Burnby Ave		
CITY	Orlando	STATE	FL ZIP 32803
NAME			
ADDRESS			
CITY		STATE	ZIP

ARTICLE VIII - INCORPORATORS

The names and addresses of the incorporators signing these Articles of Incorporation are as follows:

NAME	Stephen Jonathan Burns		
ADDRESS	63 N. Burnby Ave		
CITY	Orlando	STATE	FL ZIP 32803
NAME	Kim Woody		
ADDRESS	63 N. Burnby		
CITY	Orlando	STATE	FL ZIP 32803
NAME			
ADDRESS			
CITY		STATE	ZIP

The undersigned incorporator(s) have executed these Articles of Incorporation this 20th day of August, 1997.

Stephen Burns (Signature)

Kim Denise Moody (Signature)

____ (Signature)

CERTIFICATE OF DESIGNATION
REGISTERED AGENT/ REGISTERED OFFICE

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AAA ~~Real Estate~~ Real Estate Advisors, Inc.
(name of corporation)

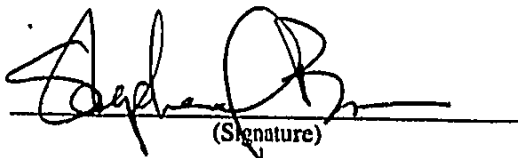
Pursuant to Florida Statutes Sections 48.091 and 607.0501, the following is submitted:

The above corporation, organized under the laws of the State of Florida with its registered office as indicated in the Articles of Incorporation

at 103 N. Burnby Ave
Orlando FL 32803
has named Stephen J Burns

located at the aforesaid address, as its registered agent to accept service of process within this state.

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.


(Signature)

8-20-97
(Date)