



P970006 76503

REFERENCE : 517779 8782A

AUTHORIZATION :

COST LIMIT : \$70.00

ORDER TIME : 8:51 AM

ORDER NO. : 517779-005

CUSTOMER NO: 8782A

CUSTOMER: Ms. Wendy E. Vogel
EISEN & WILLITS

Suite 204
299 Camino Gardens Boulevard
Boca Raton, FL 33432

DOMESTIC FILING

NAME: RELATED PROPERTIES II, INC.

EFFECTIVE DATE:

XX ARTICLES OF INCORPORATION
CERTIFICATE OF LIMITED PARTNERSHIP

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

 CERTIFIED COPY
XX PLAIN STAMPED COPY
 CERTIFICATE OF GOOD STANDING

CONTACT PERSON: W. Charles Earnest

EXAMINER'S INITIALS:

SN SEP - 4 1997

**ARTICLES OF INCORPORATION
OF
RELATED PROPERTIES II, INC.**

FILED
97 SEP -4 AM 11:00
SEE
TALL
DATE
FLORIDA

The undersigned incorporator hereby forms a corporation under Chapter 607 of the laws of the State of Florida.

ARTICLE I

The name of this corporation is **RELATED PROPERTIES II, INC.**

ARTICLE II

This corporation shall have perpetual existence commencing on the date these Articles of Incorporation are filed with the Florida Department of State.

ARTICLE III

This corporation is organized for the purpose of transacting any and all lawful business.

ARTICLE IV

This corporation is authorized to issue 100 shares of \$1.00 par value common stock.

ARTICLE V

The street address of the initial registered office of this corporation is: 299 Camino Gardens Boulevard, Suite 204, Boca Raton, Florida 33432, and the name of the initial registered agent of this corporation at that address is Wendy E. Vogel, Esquire.

ARTICLE VI

This corporation shall have two (2) directors initially. The number of directors may be increased or diminished from time to time, as provided in the By-laws, but shall never be less than one (1). The names and addresses of the initial directors of this corporation are:

Zvi Levin	P. O. Box 4110 Boca Raton, Florida 33429-4110
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Michael Gortenburg	2917 West 112th Street Leawood, KS 66212
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ARTICLE VII

The initial officers of the corporation shall be:

President:	Zvi Levin
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Vice President:	Michael Gortenburg
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Secretary	Zvi Levin
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The name and address of the person signing these Articles of Incorporation is:

Zvi Levin	P. O. Box 4110 Boca Raton, Florida 33429-4110
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ARTICLE VIII

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

ARTICLE IX

The corporation shall indemnify the officers or directors, or any former officers or directors, to the full extent provided by law.

ARTICLE X

These Articles of Incorporation may be amended only by the shareholders.

IN WITNESS WHEREOF, the undersigned subscriber has executed these Articles of Incorporation on this 19 day of August, 1997.

Zvi Levin
Zvi Levin, Subscriber

STATE OF FLORIDA

COUNTY OF PALM BEACH

The foregoing instrument was sworn to, subscribed, and acknowledged before me this 19 day of August, 1997, by Zvi Levin, who is personally known to me and who did take an oath.



WENDY VOGEL
COMMISSION # CC592463
EXPIRES OCT 10, 2000
BONDED THROUGH
ATLANTIC BONDING CO., INC.

My commission expires:

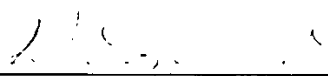
Wendy Vogel
Signature of Notary Public
Print Name: _____

REGISTERED AGENT CERTIFICATE AND ACCEPTANCE

Pursuant to Chapter 607, Florida Statutes, as amended, the following is submitted:

1. RELATED PROPERTIES II, INC. is desiring to organize under the laws of the State of Florida, with its principal office as indicated in the Articles of Incorporation, at 299 Camino Gardens Boulevard, Suite 204, and names Wendy E. Vogel, Esquire, as its agent to accept service of process within the State of Florida.

2. Having been named to accept service of process for the above-named corporation at the place designated in this Certificate, I hereby accept acting in this capacity and agree to comply with the provisions of Chapter 607, Florida Statutes, as amended, relative to keeping open said office.



WENDY E. VOGEL, ESQUIRE

Registered Agent

Dated: 5/18/77

FILED
97 SEP -4 PM 11:00
VGLA